

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : BATTALION ENG. CO.45/ LAD CO.58  
**Address** : 925 EAST TREMONT AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.045 / 13033 **Yr Built/Renovated** : 1931 / 1975  
**Area Sq Ft** : 15,225 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Mar-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3126 **Lot** : 12 **BIN** : 2013192

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$332,500
Interior Architecture	\$164,100	\$80,800
Electrical		\$182,700
<b>Total</b>	<b>\$164,100</b>	<b>\$596,100</b>
Importance Code A		\$332,500
Importance Code B	\$164,100	\$263,500
<b>Total</b>	<b>\$164,100</b>	<b>\$596,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$95,600			
Interior Architecture	\$41,600		\$600	\$4,400
Electrical	\$11,300	\$1,100	\$1,400	\$2,700
Mechanical	\$3,300	\$2,000	\$5,000	\$2,000
Site Enclosure	\$16,300			
Site Pavements	\$2,100			
<b>Total</b>	<b>\$170,200</b>	<b>\$3,100</b>	<b>\$7,000</b>	<b>\$9,100</b>
Importance Code A	\$96,700	\$1,100	\$1,100	\$1,100
Importance Code B	\$24,400	\$1,900	\$5,800	\$6,500
Importance Code C	\$49,000			\$1,600
<b>Total</b>	<b>\$170,200</b>	<b>\$3,100</b>	<b>\$7,000</b>	<b>\$9,100</b>



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.

**FIRE DEPARTMENT - 057**  
**BATTALION ENG. CO.45/ LAD CO.58**  
**Asset # : 13033**

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									
Alum/Vinyl Siding	20%	Now	\$4,800	2050	**				
	Broken/Missing Elements, Extent : Light, Area Affected : 2%								
	Location : Vinyl Vent Soffit At Roof Level								
Masonry: Brick	55%	Now	\$30,000	LIFE	**	5	\$19,100		
	Spalling, Extent : Light, Area Affected : 10%								
	Location : Rear Facade								
	Vertical Cracks, Extent : Light, Area Affected : 5%								
	Location : Rear Facade								
Masonry: Brick	13%			LIFE	**	5	\$9,000		
Masonry: Granite	2%			LIFE	**	5	\$1,000		
Metal Sect. OHD	5%			2035	**	5	\$5,400		
Stucco Cement	5%	Now	\$5,200	2035	**	5	\$2,200		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : East Roof Wall								
	Paint Peeling, Extent : Moderate, Area Affected : 15%								
	Location : East Roof Wall								
Windows									
Aluminum	100%	4+	\$25,900	2046	**	5	\$1,500		
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 2%								
	Location : Throughout								
Parapets									
Masonry: Brick	85%	4+	\$10,800	LIFE	**	5	\$3,600		
	Efflorescence, Extent : Light, Area Affected : 15%								
	Location : Main Roofs								
	Horizontal Cracks, Extent : Moderate, Area Affected : 2%								
	Location : Parapet Wall								
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 2%								
	Location : Parapet Wall								
	Staining/Discoloring, Extent : Moderate, Area Affected : 10%								
	Location : Parapet Wall								
Masonry: Granite	5%			LIFE	**	5-10	\$2,900		
Masonry: Limestone	10%			LIFE	**	5-10	\$5,100		
Roof									
Modified Bitumen	100%	Now	\$6,700	2030	\$332,500				
	Water Penetration, Extent : Moderate, Area Affected : 2%								
	Location : South-east Stairway								

## 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.

**FIRE DEPARTMENT - 057**  
**BATTALION ENG. CO.45/ LAD CO.58**  
**Asset # : 13033**

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	40%	Now	\$49,400	LIFE	**	5	\$19,900		
Horizontal Cracks, Extent : Light, Area Affected : 5%									
Location : Both Building Apparatus Floors									
Water Penetration, Extent : Moderate, Area Affected : 25%									
Location : Basement 1932 Section									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : 1932 Section									
Explanation : Apparatus Floor Slab Is Old And Does Not Carry Current Loads - Needs Replacement On 1932 Side									
Ceramic Tile	15%			2039	**	5	\$3,400		
Quarry Tile	5%	Now	\$700	2035	**	5	\$900		
Broken/Missing Elements, Extent : Light, Area Affected : 2%									
Location : Kitchen									
Vinyl Tile	40%			2025	\$80,800	3	\$4,600		
Worn/Eroded, Extent : Light, Area Affected : 50%									
Location : House Watch Room									
Interior Walls									
Ceramic Tile	10%			2039	**	5	\$3,100		
Concrete Masonry Unit	50%	Now	\$7,300	LIFE	**	5	\$6,300		
Vertical Cracks, Extent : Light, Area Affected : 50%									
Location : Engine Side Stair Shaft									
Plaster	25%	Now	\$6,600	LIFE	**	5	\$2,400		
Paint Peeling, Extent : Moderate, Area Affected : 2%									
Location : Roof Ladder Shaft At Second Floor									
Water Penetration, Extent : Light, Area Affected : 5%									
Location : Apparatus Floor Both Houses.									
SGFT/Glazed Masonry	15%	Now	\$19,000	LIFE	**				
Diagonal Cracks, Extent : Severe, Area Affected : 40%									
Location : Spider Cracking Throughout Engine Side Apparatus Floor.									
Ceilings									
AcousTileSusp.Lay-In	5%			2043	**	5	\$1,100		
Exposed Concrete	50%	Now	\$114,700	LIFE	**	5	\$1,800		
Corrosion/Rusting, Extent : Severe, Area Affected : 30%									
Location : Engine Side Basement Steel At Ceiling.									
Spalling, Extent : Severe, Area Affected : 10%									
Location : Basement									
Water Penetration, Extent : Severe, Area Affected : 30%									
Location : Engine Side Basement.									
Plaster	45%	Now	\$7,000	LIFE	**	5	\$6,400		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Apparatus Floor Both Houses.									
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Engine Side Of 1st Floor, 2nd Floor Locker Room									

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.

**FIRE DEPARTMENT - 057**  
**BATTALION ENG. CO.45/ LAD CO.58**  
**Asset # : 13033**

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

## Site Enclosure

## Fence/Gates

## Chain Link

100% Now \$16,300 2050 \* \*

*Broken/Missing Elements, Extent : Severe, Area Affected : 5%*  
*Location : Rear Yard*  
*Corrosion/Rusting, Extent : Moderate, Area Affected : 80%*  
*Location : Rear Yard*  
*Impact Damage, Extent : Severe, Area Affected : 10%*  
*Location : Rear Yard Parking Area*

## Site Pavements

## Public Sidewalk

## Cast in Place Concrete

100% 4+ \$2,100 2043 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%*  
*Location : Apparatus Entrance*

## Parking/Driveway

## Asphalt

100% 2039 \* \*

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

## Molded Case Bkrs

100% 2030 \$5,000 5 \$400

*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*  
*Explanation : Main Service Disconnect Switch Rated At 300 Amperes*

## Switchgear / Switchboard

## Molded Case Bkrs

100% 2030 \$50,900 5 \$400

## Raceway

## Conduit

100% 2030 \$32,700 1

## Panelboards

## Molded Case Bkrs

50% 2029 \$20,100 5 \$200

## Molded Case Bkrs

50% 2038 \* \* 5 \$200

## Wiring

## Thermoplastic

50% 2030 \$14,500 1

## Thermoplastic

50% 2040 \* \* 1

## Motor Controllers

## Locally Mounted

100% 2035 \* \* 5 \$100

## Ground

## Grounding Devices

## Generic

100% 0-2 \$9,900 LIFE \* \* 5 \$200

*Corroded, Extent : Moderate, Area Affected : 100%*  
*Location : Basement*

## Stand-by Power

## Transfer Switches

## Automatic

100% 2028 \$5,000 1 \$4,700

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.



**FIRE DEPARTMENT - 057**  
**BATTALION ENG. CO.45/ LAD CO.58**  
**Asset # : 13033**

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
Stand-by Power									
	Generators								
	Diesel	100%			2026	\$68,600	1	\$5,900	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Emergency Generator Rated At 17.5 Kilowatts						
Batteries									
	Lead/Acid	100%			2024	\$1,600	5	\$600	
Fuel Storage									
	Main Tank	100%			2058	* *	5	\$400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 275 Gallon Rated Capacity						
Lighting									
	Interior Lighting								
	Fluorescent	100%			2030	\$43,100	10	\$14,000	
			T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%						
			Location : Throughout The Building						
Egress Lighting									
	Emergency, Service	100%			2030	\$7,800	1		
Exterior Lighting									
	HID	20%			2030	\$12,000	10		
	No Component	80%							
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%			2050	* *	1		
Conversion Equipment									
	Hot Water Boiler	50%			2043	* *	1	\$3,800	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 1 Unit						
	Steam Boiler	50%			2043	* *	1	\$7,500	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 1 Unit						
Distribution									
	Hot Wtr Piping/Pump	50%			2038	* *	4	\$600	
	Central Plant Steam Piping/Pmp	50%			2040	* *	4	\$400	
Terminal Devices									
	Convactor/Radiator	100%			2035	* *	1	\$4,900	

*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.*

**FIRE DEPARTMENT - 057**  
**BATTALION ENG. CO.45/ LAD CO.58**  
**Asset # : 13033**

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
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		
Conversion Equipment								
Exterior Pkg Unit - Cooling	10%			2038	**	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Roof							
	Explanation : 1 Unit, R-410a							
Split Unit	5%			2038	**			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 2nd Floor							
	Explanation : 1 Unit, R-410a							
Window/Wall Unit	45%			2028	\$13,900	1		
Window/Wall Unit	10%			2023	\$3,100	1		
No Component	30%							
Terminal Devices								
Fan Coil - 2 Pipe	5%			2038	**	1	\$300	
No Component	95%							
Heat Rejection								
Air Cooled Condenser Unit	5%			2038	**	2	\$500	
No Component	95%							
Ventilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	**	2-5	\$2,700	
No Component	80%							
Exhaust Fans								
Roof	20%			2035	**	2	\$100	
Wall Unit	15%			2025	\$800	2	\$100	
No Component	65%							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2040	**	1		
Water Heater								
Gas Fired	100%			2028	\$9,100	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : Two 75 Gallon Units							
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Sump Pump(s)								
Submersible	100%			2021	\$500	4	\$500	
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : BRONX COMMUNICATION DIVISION BRONX BORO. COMMAND/DIST OFFICE  
**Address** : 451-453 EAST 176TH ST.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSCOM.000 / 13383 **Yr Built/Renovated** : 1894 / 2010  
**Area Sq Ft** : 12,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 04-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2909 **Lot** : 40 **BIN** : 2009541

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$123,200	
Interior Architecture	\$265,700	\$71,100
<b>Total</b>	<b>\$388,900</b>	<b>\$71,100</b>
Importance Code A	\$123,200	
Importance Code B	\$265,700	
Importance Code C		\$71,100
<b>Total</b>	<b>\$388,900</b>	<b>\$71,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$58,100	\$12,100	\$900	
Interior Architecture	\$64,500		\$1,000	
Electrical	\$2,600	\$12,300	\$1,500	\$800
Mechanical	\$30,100	\$1,400	\$2,300	\$1,900
<b>Total</b>	<b>\$155,300</b>	<b>\$25,900</b>	<b>\$5,700</b>	<b>\$2,700</b>
Importance Code A	\$58,700	\$12,800	\$1,400	\$600
Importance Code B	\$58,800	\$13,100	\$4,300	\$2,100
Importance Code C	\$37,800			
<b>Total</b>	<b>\$155,300</b>	<b>\$25,900</b>	<b>\$5,700</b>	<b>\$2,700</b>



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.

**FIRE DEPARTMENT - 057**  
**BRONX COMMUNICATION DIVISION BRONX BORO. COMMAND/DIST OFFICE**  
**Asset # : 13383**

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	5%	2-4	\$13,700	LIFE	**	5	\$12,700		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%									
Location : Front Facade									
Masonry: Brick	70%	Now	\$71,300	LIFE	**	5	\$22,700		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : Front Facade									
Masonry: Brownstone	10%	Now	\$32,000	LIFE	**	5	\$2,400		
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : At Overhead Door Frames									
Worn/Eroded, Extent : Severe, Area Affected : 10%									
Location : At Overhead Door Frames									
Wood Overhead Doors	15%			2032	**	5	\$24,300		
Windows									
Aluminum	100%			2043	**	5	\$1,700		
Parapets									
Cast Stone/Terra Cotta	20%			LIFE	**	5	\$6,300		
Copper/Terne	20%			2071	**	5	\$3,900		
Masonry: Brick	60%			LIFE	**	5	\$2,400		
Roof									
Roll Roofing	90%	Now	\$10,400	2023	\$51,900	5	\$10,100		
Blisters, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Seams Open/Split, Extent : Moderate, Area Affected : 25%									
Location : Various Locations Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Skylight, Metal/Glass	5%			2047	**	10	\$2,200		
Skylight, Plastic	5%			2040	**	1			
Interior									
Floors									
Cast in Place Concrete	25%	2-4	\$9,700	LIFE	**	5	\$9,800		
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%									
Location : Apparatus Room									
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Room									
Ceramic Tile	5%			2036	**	5	\$900		
Panel/Paver: Cer/Brk	15%	4+	\$16,500	2035	**	5	\$3,000		
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%									
Location : First Floor - Bronx Boro Command									
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : Various Locations - 1st Floor									
Quarry Tile	10%			2040	**	5	\$2,700		
Vinyl Tile	45%			2032	**	3	\$3,000		

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.

**FIRE DEPARTMENT - 057**  
**BRONX COMMUNICATION DIVISION BRONX BORO. COMMAND/DIST OFFICE**  
**Asset # : 13383**

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								
Interior Walls								
Ceramic Tile	5%			2036	**	5	\$1,200	
Ceramic Tile	10%	Now	\$7,100	2030	\$71,100	5	\$1,200	
Vertical Cracks, Extent : Moderate, Area Affected : 15%								
Location : Communications - Aparatus Floor								
Gypsum Board	75%			LIFE	**	5	\$11,100	
Recent Installation, Extent : Light, Area Affected : 100%								
Location : Second And Third Floors								
Masonry: Brick	10%	Now	\$30,100	LIFE	**			
Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
Location : Basement								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
Location : Basement								
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : Sidewalk Vault								
Ceilings								
AcousTileSusp.Lay-In	50%			2040	**	5	\$9,000	
Embossed Metal	25%			LIFE	**	5	\$2,000	
Exposed Struc: Steel	5%	0-2	\$197,100	LIFE	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 30%								
Location : Basement								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Basement								
Explanation : Beams Supported By Lolly Columns								
Gypsum Board	10%			LIFE	**	5	\$2,200	
Masonry:Vault Struct	10%	Now	\$68,600	LIFE	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 15%								
Location : Basement								
Loose Units, Extent : Moderate, Area Affected : 5%								
Location : Basement								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Sidewalk Vault - Communications Side Of Building								
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

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.

**FIRE DEPARTMENT - 057**  
**BRONX COMMUNICATION DIVISION BRONX BORO. COMMAND/DIST OFFICE**  
**Asset # : 13383**

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%			2043	* *	5		
	Molded Case Bkrs	95%			2043	* *	5	\$300	
Wiring									
	Thermoplastic	100%			2047	* *	1		
Stand-by Power									
Transfer Switches									
	Automatic	100%			2040	* *	1	\$3,700	
Generators									
	Diesel	100%			2036	* *	1	\$4,700	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : Emergency Generator Rated At 80 Kilovolt-ampere									
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$400	
Fuel Storage									
	Day Tank	50%			2043	* *	5	\$1,100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : No Available Nameplate Rating Capacity									
	Main Tank	50%			2030	\$800	5	\$200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : No Available Nameplate Rating Capacity									
Lighting									
Interior Lighting									
	Fluorescent	100%			2032	* *	10	\$11,000	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
Egress Lighting									
	Emergency, Service	40%			2032	* *	1		
	Emergency, Battery	10%			2032	* *	10	\$300	
	Exit, Service	50%			2032	* *	1		
Exterior Lighting									
	LED	10%			2032	* *			
	No Component	90%							

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%			2053	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2044	* *	1	\$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.

**FIRE DEPARTMENT - 057**  
**BRONX COMMUNICATION DIVISION BRONX BORO. COMMAND/DIST OFFICE**  
**Asset # : 13383**

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									
	Distribution								
	Hot Wtr Piping/Pump	100%			2049	**	4	\$900	
	Terminal Devices								
	Convactor/Radiator	75%			2044	**	1	\$2,900	
	Unit Heater - Steam	25%			2032	**	4	\$300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2049	**	1		
	Conversion Equipment								
	Split Unit	50%			2035	**			
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Roof							
		Explanation : 16 Split Units Using R-410 A							
	No Component	50%							
	Terminal Devices								
	Fan Coil - 2 Pipe	50%			2035	**	1	\$1,900	
	No Component	50%							
	Heat Rejection								
	Dry Cooler	50%			2035	**	2	\$4,200	
	No Component	50%							
Ventilation									
	Exhaust Fans								
	Wall Unit	30%			2032	**	2	\$100	
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2053	**	1		
		No Water Meter, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Water Heater								
	Gas Fired	100%			2026	\$7,100	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1-75 Gallon Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%			2027	\$1,800	4	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units - One Serves Each Side							
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**BRONX COMMUNICATION DIVISION BRONX BORO. COMMAND/DIST OFFICE**  
**Asset # : 13383**

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								
	Generic	100%			2021	\$27,200	1-3	\$4,000	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Kitchen, 1st Floor									
Explanation : 1 Set									

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



Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : COMMUNICATIONS CENTER - S.I.  
**Address** : 65 SLOSSON AVENUE @ CLOVE LAKES PARK  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIR0008.010 / 1997 **Yr Built/Renovated** : 1962 / 2012  
**Area Sq Ft** : 11,550 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 09-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Sub Basement, Roof, Floors 1  
**Block** : 319 **Lot** : 1 **BIN** : 5112428

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Mechanical		\$102,100
<b>Total</b>		<b>\$102,100</b>
Importance Code B		\$102,100
<b>Total</b>		<b>\$102,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture		\$13,000		\$1,300
Interior Architecture		\$2,100		\$2,500
Electrical	\$1,900	\$3,700	\$2,100	\$2,600
Mechanical	\$5,100	\$3,100	\$7,700	\$3,100
<b>Total</b>	<b>\$6,900</b>	<b>\$21,900</b>	<b>\$9,900</b>	<b>\$9,500</b>
Importance Code A	\$600	\$13,600	\$600	\$1,900
Importance Code B	\$6,400	\$8,300	\$9,300	\$7,600
Importance Code C				
<b>Total</b>	<b>\$6,900</b>	<b>\$21,900</b>	<b>\$9,900</b>	<b>\$9,500</b>



*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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER - S.I.**  
**Asset # : 1997**

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	3%			LIFE	**	5	\$1,400	
	Masonry: Brick	80%			LIFE	**	5	\$7,600	
	Metal Panel	5%			2047	**	5-10	\$3,300	
	Metal Panel	10%			2047	**	5-10	\$6,600	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Service Room And Sun Shelves									
Explanation : Ancillary Structure									
	Window Wall	2%			2047	**	5	\$700	
Windows									
	Aluminum	95%			2049	**	5	\$2,600	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Bullet Proof Glass									
	Glass Block	5%			LIFE	**	5	\$100	
Roof									
	Modified Bitumen	90%			2032	**	10	\$9,000	
	Modified Bitumen	10%			2032	**	10	\$1,000	
Interior									
Floors									
	Carpet	25%			2028	\$55,400	3	\$6,200	
	Cast in Place Concrete	25%			LIFE	**	5	\$9,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Topped With Epoxy Coating									
	Ceramic Tile	5%			2040	**	5	\$800	
	Raised Access Floor	30%			2040	**	5	\$18,700	
	Sheet Vinyl/Rubber	15%			2035	**	5	\$3,700	
Interior Walls									
	Ceramic Tile	10%			2040	**	5	\$1,300	
	Concrete Masonry Unit	40%			LIFE	**	5	\$2,100	
	Gypsum Board	40%			LIFE	**	5	\$3,100	
	Plaster	10%			LIFE	**	5	\$400	
Ceilings									
	AcousTileSusp.Lay-In	30%			2044	**	5	\$5,000	
	Exposed Concrete	45%			LIFE	**	5	\$1,200	
	Exposed Struc: Steel	10%			LIFE	**			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Material Actually Concrete Metal Decking									
	Gypsum Board	15%			LIFE	**	5	\$3,100	

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

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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER - S.I.**  
**Asset # : 1997**

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%			2053	**	5	\$100	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Electrical Room						
			Explanation : Main Service Disconnect Switch Rated At 2000 Amperes.						
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2053	**	5	\$100	
	Raceway								
	Conduit	100%			2053	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2049	**	5	\$300	
	Wiring								
	Thermoplastic	100%			2053	**	1		
	Motor Controllers								
	Locally Mounted	10%			2044	**	5		
	Variable Frequency Drive	90%			2044	**			
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2044	**	1	\$3,600	
	Generators								
	Diesel	100%			2040	**	1	\$4,500	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Generator Room						
			Explanation : 2- 638 Kilovolt-ampere Emergency Generator						
	Batteries								
	Lead/Acid	100%			2022	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	50%			2049	**	5	\$1,100	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Generator Room						
			Explanation : 275 Gallons Rated Capacity						
	Underground Storage	50%			LIFE	**	5	\$400	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Underground						
			Explanation : No Available Nameplate Rating Capacity						
Lighting									
	Interior Lighting								
	Fluorescent	95%			2035	**	10	\$10,100	
			T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%						
			Location : Throughout The Building						
	Fluorescent	5%			2035	**	10	\$500	
			Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%						
			Location : Hallways						

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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER - S.I.**  
**Asset # : 1997**

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									
	Egress Lighting								
	Emergency, Service	45%			2035	**	1		
	Emergency, Battery	5%			2035	**	10	\$100	
	Exit, LED	50%			2062	**	1		
	Exterior Lighting								
	Fluorescent	20%			2035	**	10	\$200	
		Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
	No Component	80%							
Alarm									
	Security System								
	Generic	100%			2032	**	1	\$4,300	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : CCTV Surveillance System							
	Fire/Smoke Detection								
	Generic, Digital	100%			2032	**	1-3	\$7,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : Smoke Detectors, Alarm Bells, Manual Pull Stations, Horns, Strobe Lights							
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								
	Fuel Oil No 2	100%			2053	**	5	\$3,600	
	Conversion Equipment								
	Hot Water Boiler	100%			2044	**	1	\$5,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Boiler Room							
		Explanation : 1 Unit							
	Distribution								
	Hot Wtr Piping/Pump	100%			2049	**	4	\$900	
	Terminal Devices								
	Air Handler	85%			2035	**	1	\$6,100	
	Convactor/Radiator	15%			2044	**	1	\$600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Centrifugal, Elec Chiller	80%			2030	\$102,100	1	\$10,000	
		R-22 Refrigerant, Extent : Light, Area Affected : 80%							
		Location : Chiller, Back Yard							
	No Component	20%							

*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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER - S.I.**  
**Asset # : 1997**

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
Air Conditioning									
Distribution									
	CW & CHW Wtr	80%			2037	**	4	\$700	
	Pipe/Pump								
	No Component	20%							
Terminal Devices									
	Air Handler/Cool/Ht	60%			2035	**	1	\$4,300	
	Fan Coil - 2 Pipe	20%			2035	**	1	\$800	
	No Component	20%							
Heat Rejection									
	Air Cooled Condenser Unit	80%			2027	\$14,600	2	\$6,400	
	No Component	20%							
Ventilation									
Distribution									
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,400	
Exhaust Fans									
	Roof	100%			2035	**	2	\$400	
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2047	**	1		
Water Heater									
	Electric	100%			2025	\$9,900	4	\$100	
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sewage Ejector(s)									
	Electric	100%			2035	**	4	\$500	
Backflow Preventer									
	Generic	100%			2032	**	1	\$700	
Fixtures									
	Generic	100%							
Fire Suppression									
Sprinkler									
	No Component	85%							
	Generic	15%			2053	**	1-2	\$500	
Chemical System									
	Generic	100%			2026	\$27,200	1-3	\$3,700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1 Wet Set In Kitchen, 2 Dry Sets (Fm-200) In Communication Room									
Explanation : 3 Sets									

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : COMMUNICATIONS CENTER-BRONX  
**Address** : 1129 EAST 180TH STREET @ BRONX PARK  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIR0007.010 / 1996 **Yr Built/Renovated** : 1915 / 2007  
**Area Sq Ft** : 10,860 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 04-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,ATT  
**Block** : 4333 **Lot** : 1 **BIN** : 2101003

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$50,600	
Interior Architecture		\$683,100
<b>Total</b>	<b>\$50,600</b>	<b>\$683,100</b>
Importance Code A	\$50,600	
Importance Code C		\$683,100
<b>Total</b>	<b>\$50,600</b>	<b>\$683,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$51,100	\$3,500	\$1,400	\$2,200
Interior Architecture	\$5,200	\$300	\$4,400	
Electrical	\$3,500	\$11,800	\$2,600	\$1,800
Mechanical	\$3,300	\$6,600	\$4,600	\$4,600
<b>Total</b>	<b>\$63,200</b>	<b>\$22,100</b>	<b>\$13,000</b>	<b>\$8,500</b>
Importance Code A	\$51,700	\$4,000	\$2,000	\$2,700
Importance Code B	\$11,300	\$18,100	\$9,500	\$5,800
Importance Code C	\$200		\$1,600	
<b>Total</b>	<b>\$63,200</b>	<b>\$22,100</b>	<b>\$13,000</b>	<b>\$8,500</b>



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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BRONX**  
**Asset # : 1996**

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	7%	4+	\$30,100	LIFE	**	5	\$13,800		
	Staining/Discoloring, Extent : Moderate, Area Affected : 15%								
	Location : Window Sill And Door Openings								
Masonry: Brick	82%	4+	\$13,100	LIFE	**	5	\$20,800		
	Staining/Discoloring, Extent : Moderate, Area Affected : 10%								
	Location : Rear Facade								
Masonry: Limestone	5%	Now	\$8,000	LIFE	**	5	\$1,000		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : Balustrade								
	Staining/Discoloring, Extent : Moderate, Area Affected : 15%								
	Location : Balustrade Throughout								
Metal: Cage/Fence	1%			2044	**	5	\$1,100		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Decorative Grilles At Window Openings								
Stucco Cement	2%			2032	**	5	\$1,300		
Window Wall	3%			2053	**	5	\$2,800		
Windows									
Aluminum	97%			2049	**	5	\$3,300		
Metal Louvers	3%			2036	**	10	\$600		
Roof									
Clay Tile	90%	Now	\$50,600	2047	**				
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Explanation : Ice Breakers Missing								
Copper/Terne	7%			2062	**	10	\$2,800		
Panel/Paver: Cer/Brk	3%			2037	**	10	\$600		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Entry Portico								
	Explanation : Walking Surface Over Vault								
Interior									
Floors									
Carpet	27%			2026	\$60,900	3	\$6,900		
Cast in Place Concrete	25%			LIFE	**	5	\$9,300		
Ceramic Tile	3%			2036	**	5	\$500		
Quarry Tile	2%			2032	**	5	\$500		
Raised Access Floor	15%			2036	**	5	\$9,500		
Terrazzo	5%			LIFE	**	5	\$700		
Vinyl Tile	23%			2032	**	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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BRONX**  
**Asset # : 1996**

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	3%			2036	**	5	\$400	
Concrete Masonry Unit	5%			LIFE	**	5	\$300	
Fabric on Framing	45%			2028	\$683,100	5	\$3,200	
Gypsum Board	15%			LIFE	**	5	\$1,300	
Masonry: Brick	10%			LIFE	**			
Plaster	20%			LIFE	**	5	\$900	
Wood	2%			LIFE	**	5	\$1,100	

## Ceilings

AcousTileSusp.Lay-In	15%			2040	**	5	\$2,500	
Exposed Concrete	20%			LIFE	**	5	\$500	
Gypsum Board	15%			LIFE	**	5	\$3,200	
Plaster	50%			LIFE	**	5	\$5,300	

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	

## Under 600 Volts

## Service Equipment

Fused Disc Sw	100%			2047	**	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated At 2000 Amperes</i>								

## Transformers

Dry Type	100%			2040	**	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 225 Kilovolt-ampere, 480/208/120 Volts</i>								

## Switchgear / Switchboard

Fused Disc Sw	100%			2047	**	5		
---------------	------	--	--	------	----	---	--	--

## Raceway

Conduit	100%			2047	**	1		
---------	------	--	--	------	----	---	--	--

## Panelboards

Molded Case Bkrs	100%			2043	**	5	\$300	
------------------	------	--	--	------	----	---	-------	--

## Wiring

Thermoplastic	100%			2047	**	1		
---------------	------	--	--	------	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2040	**	5	\$100	
-----------------	------	--	--	------	----	---	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$200	
---------	------	--	--	------	----	---	-------	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2040	**	1	\$3,300	
-----------	------	--	--	------	----	---	---------	--

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.



**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BRONX**  
**Asset # : 1996**

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
Stand-by Power									
Generators									
	Diesel	50%			2036	**	1	\$2,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : 2 Emergency Generator Rated At 125 Kilovolt-ampere Each							
	Diesel	50%			2036	**	1	\$2,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Generator Room							
		Explanation : 2 Emergency Generator Rated At 638 Kilovolt-ampereEach							
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$400	
Fuel Storage									
	Day Tank	50%			2043	**	5	\$1,000	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Generator Room							
		Explanation : 247 Gallons Rated Capacity							
	Underground Storage	50%			LIFE	**	5	\$300	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Underground							
		Explanation : 5000 Gallons Rated Capacity							
Lighting									
Interior Lighting									
	Fluorescent	90%			2032	**	10	\$9,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Lamps							
	Fluorescent	8%			2032	**	10	\$800	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Corridors							
		Explanation : Compact Fluorescent Lamps							
	Incandescent	2%			2032	**	2		
Egress Lighting									
	Emergency, Service	50%			2032	**	1		
	Emergency, Battery	10%			2032	**	10	\$300	
	Exit, Service	40%			2032	**	1		
Exterior Lighting									
	HID	20%			2032	**	10		
	No Component	80%							
Lightning Protection									
Arresters/Cabling									
	Generic	100%			2055	**	5	\$300	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Tower And Roof							
		Explanation : Steel Lightning Rods							

*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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BRONX**  
**Asset # : 1996**

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

**Alarm**

Security System  
Generic

100% 2032 \* \* 1 \$4,100  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Inside And Outside The Building*  
*Explanation : CCTV Surveillance System And Intrusion Alarm System*

Fire/Smoke Detection  
Generic, Digital

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

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  
Fuel Oil No 2

100% 2047 \* \* 5 \$3,400

Conversion Equipment  
Hot Water Boiler

100% 2040 \* \* 1 \$5,400  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement Boiler Room*  
*Explanation : 2 Units*

Distribution

Hot Wtr Piping/Pump

100% 2043 \* \* 4 \$500

Terminal Devices

Air Handler

60% 2032 \* \* 1 \$4,000

Convactor/Radiator

40% 2040 \* \* 1 \$1,400

**Air Conditioning**

Energy Source  
Electricity

100% 2043 \* \* 1

Conversion Equipment

Centrifugal, Elec Chiller

90% 2036 \* \* 1 \$10,600  
*R-22 Refrigerant, Extent : Light, Area Affected : 90%*  
*Location : Outside In The Yard*

No Component

10%

Distribution

CW & CHW Wtr  
Pipe/Pump

90% 2047 \* \* 4 \$500

No Component

10%

Terminal Devices

Air Handler/Cool/Ht

70% 2032 \* \* 1 \$4,700

Fan Coil - 2 Pipe

20% 2032 \* \* 1 \$700

No Component

10%

*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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BRONX**  
**Asset # : 1996**

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
Air Conditioning									
	Heat Rejection								
	Air Cooled Condenser Unit	90%			2032	* *	2	\$6,800	
	No Component	10%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,100	
	Exhaust Fans								
	Interior	100%			2032	* *	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	* *	1		
	Water Heater								
	Oil Fired	100%			2025	\$8,800	1	\$300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	30%							
	Generic	70%			2047	* *	1-2	\$2,100	
	Chemical System								
	Generic	100%			2025	\$27,200	1-3	\$3,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1 Wet Set In Kitchen, 1 Dry Set (Fm-200) In Communication Room								
	Explanation : 2 Sets								

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : COMMUNICATIONS CENTER-BROOKLYN  
**Address** : 35 EMPIRE BLVD @ WASHINGTON AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIR0005.010 / 1994 **Yr Built/Renovated** : 1916 / 2016  
**Area Sq Ft** : 10,826 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 28-Apr-2016 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1  
**Block** : 1183 **Lot** : 51 **BIN** : 3029669

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$56,100	
<b>Total</b>	<b>\$56,100</b>	
Importance Code A	\$56,100	
<b>Total</b>	<b>\$56,100</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,000			\$1,300
Interior Architecture	\$400	\$3,800		\$2,300
Electrical	\$1,600	\$3,600	\$2,000	\$2,200
Mechanical	\$5,800	\$4,900	\$6,200	\$3,500
<b>Total</b>	<b>\$19,900</b>	<b>\$12,300</b>	<b>\$8,200</b>	<b>\$9,400</b>
Importance Code A	\$12,600	\$500	\$600	\$1,800
Importance Code B	\$7,300	\$11,800	\$7,600	\$7,600
Importance Code C				
<b>Total</b>	<b>\$19,900</b>	<b>\$12,300</b>	<b>\$8,200</b>	<b>\$9,400</b>



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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BROOKLYN**  
**Asset # : 1994**

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	12%	4+	\$56,100	LIFE	**	5	\$23,700	
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%							
	Location : Cornices And Decorative Elements							
Masonry: Brick	80%			LIFE	**	5	\$20,300	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%							
	Location : Rear Facade							
	Patching Evident, Extent : Light, Area Affected : 35%							
	Location : All Facades							
Masonry: Limestone	8%			LIFE	**	5	\$1,500	
	Staining/Discoloring, Extent : Moderate, Area Affected : 15%							
	Location : Sills And Lintels							
Windows								
Aluminum	75%			2049	**	5	\$2,500	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Bullet Resistant Glass And/or Protective Metal Grilles							
Aluminum	25%	Now	\$12,000	2035	**	5	\$400	
	Misaligned/Bulging, Extent : Moderate, Area Affected : 25%							
	Location : Basement Windows							
	Unit Inoperable, Extent : Moderate, Area Affected : 25%							
	Location : Basement Windows							
Roof								
Clay Tile	95%			2047	**	10	\$15,400	
Panel/Paver: Cer/Brk	5%			2037	**	10	\$1,100	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
	Location : Entry Portico							
Interior								
Floors								
Carpet	45%			2028	\$110,500	3	\$11,400	
Cast in Place Concrete	25%			LIFE	**	5	\$9,300	
Ceramic Tile	5%			2036	**	5	\$800	
Quarry Tile	5%			2044	**	5	\$1,300	
Raised Access Floor	10%			2040	**	5	\$6,400	
Sheet Vinyl/Rubber	10%			2035	**	5	\$2,500	
Interior Walls								
Gypsum Board	85%			LIFE	**	5	\$7,300	
Masonry: Brick	15%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	20%			2044	**	5	\$3,400	
Exposed Concrete	40%			LIFE	**	5	\$1,100	
Plaster	40%			LIFE	**	5	\$4,200	

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

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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BROOKLYN**  
**Asset # : 1994**

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									
Air Circuit Breaker		100%			2053	**	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room									
Explanation : Low Voltage Power Circuit Breaker Rated At 1600 Amperes.									
Switchgear / Switchboard									
Molded Case Bkrs		100%			2053	**	5	\$300	
Raceway									
Conduit		100%			2053	**	1		
Panelboards									
Fused Disc Sw		5%			2049	**	5		
Molded Case Bkrs		95%			2049	**	5	\$300	
Wiring									
Thermoplastic		100%			2053	**	1		
Motor Controllers									
Variable Frequency Drive		100%			2044	**			
Ground									
Grounding Devices									
Generic		100%			LIFE	**	5	\$200	
Stand-by Power									
Transfer Switches									
Automatic		100%			2044	**	1	\$3,300	
Generators									
Diesel		100%			2040	**	1	\$4,200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : 2- Diesel Generators Rated At 450 Kilowatts Each.									
Batteries									
Lead/Acid		100%			2022	\$1,700	5	\$400	
Fuel Storage									
Day Tank		50%			2049	**	5	\$1,000	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : 2 Day Tanks Rated Capacity 275 Gallons Each.									
Main Tank		50%			2062	**	5	\$200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Underground									
Explanation : Main Tank Rated Capacity 3000 Gallons									
Lighting									
Interior Lighting									
LED		100%			2035	**			
Egress Lighting									
Emergency, Service		45%			2035	**	1		
Emergency, Battery		5%			2035	**	10	\$100	
Exit, LED		50%			2062	**	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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BROOKLYN**  
**Asset # : 1994**

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

## Exterior Lighting

LED

20%

2035

\* \*

No Component

80%

## Alarm

## Security System

No Component

40%

Generic

60%

2035

\* \*

1

\$2,400

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Hallways And Outside**Explanation : CCTV Surveillance Camera System*

## Fire/Smoke Detection

Generic, Digital

100%

2035

\* \*

1-3

\$6,700

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout The Building**Explanation : Strobe Lights, Manual Pull Stations, Alarm Bells, Smoke Detectors And Horns*

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

Fuel Oil No 2

100%

2057

\* \*

5

\$3,400

## Conversion Equipment

Hot Water Boiler

100%

2047

\* \*

1

\$5,400

*Recent Replace Evident, Extent : Light, Area Affected : 100%**Location : Basement Boiler Room*

## Distribution

Hot Wtr Piping/Pump

100%

2052

\* \*

4

\$500

## Terminal Devices

Air Handler

40%

2037

\* \*

1

\$2,700

Convactor/Radiator

60%

2047

\* \*

1

\$2,100

## Air Conditioning

## Energy Source

Electricity

100%

2049

\* \*

1

## Conversion Equipment

Centrifugal, Elec Chiller

100%

2042

\* \*

1

\$11,700

*Other Observation, Extent : Light, Area Affected : 100%**Location : Backyard**Explanation : 1 Unit. R-410a*

## Distribution

CW & CHW Wtr  
Pipe/Pump

100%

2057

\* \*

4

\$800

## Terminal Devices

Air Handler/Cool/Ht

60%

2037

\* \*

1

\$4,000

Fan Coil - 2 Pipe

40%

2037

\* \*

1

\$1,400

*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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-BROOKLYN**  
**Asset # : 1994**

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
Air Conditioning									
	Heat Rejection								
	Evaporative Condenser	100%			2037	* *	2	\$7,500	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,000	
	Exhaust Fans								
	Interior	100%			2037	* *	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2057	* *	1		
	HW Heat Exchanger								
	Steam Fired	100%			2057	* *	4	\$1,600	
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	Generic	100%			2037	* *	1	\$700	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2057	* *	1-2	\$3,000	
	Chemical System								
	Dry	100%			2026	\$29,700	1-3	\$3,600	
	Dry System, Extent : Light, Area Affected : 100%								
	Location : 2 Sets (Fm-200) In Communication Room								

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : COMMUNICATIONS CENTER-MANHATTAN  
**Address** : 79TH STREET TRANSVERSE ROAD CENTRAL PARK  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0004.010 / 1993 **Yr Built/Renovated** : 1915 / 2012  
**Area Sq Ft** : 6,381 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 11-May-2016 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1  
**Block** : 1111 **Lot** : 1 **BIN** : 1083814

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$263,100	
Electrical	\$12,400	\$55,200
<b>Total</b>	<b>\$275,500</b>	<b>\$55,200</b>
Importance Code A	\$263,100	
Importance Code B	\$12,400	\$55,200
<b>Total</b>	<b>\$275,500</b>	<b>\$55,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$30,100			\$1,200
Interior Architecture	\$3,500		\$100	\$500
Electrical	\$13,700	\$7,000	\$1,500	\$1,000
Mechanical	\$1,300	\$11,600	\$1,800	\$1,400
<b>Total</b>	<b>\$48,600</b>	<b>\$18,600</b>	<b>\$3,400</b>	<b>\$4,200</b>
Importance Code A	\$30,400	\$400	\$300	\$1,500
Importance Code B	\$18,200	\$18,200	\$3,000	\$2,700
Importance Code C				
<b>Total</b>	<b>\$48,600</b>	<b>\$18,600</b>	<b>\$3,400</b>	<b>\$4,200</b>



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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-MANHATTAN**  
**Asset # : 1993**

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	30%	Now	\$119,800	LIFE	**	5	\$25,300	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 30%							
	Location : All Facades							
	Staining/Discoloring, Extent : Severe, Area Affected : 35%							
	Location : Rear Facade							
	Vegetation Growth, Extent : Severe, Area Affected : 25%							
	Location : Rear Facade							
	Worn/Eroded, Extent : Moderate, Area Affected : 25%							
	Location : Cornice Trim							
Masonry: Brick	2%			LIFE	**	5	\$200	
	Recent Repair Evident, Extent : Light, Area Affected : 100%							
	Location : Chimney							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Chimney							
	Explanation : Stucco On Brick							
Masonry: Granite	68%	0-2	\$98,600	LIFE	**	5	\$5,500	
	Worn/Eroded, Extent : Moderate, Area Affected : 20%							
	Location : Rear Facade							
Windows								
Aluminum	90%			2049	**	5	\$2,400	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Metal Louvers	10%			2030	\$9,100	10	\$1,700	
Parapets								
Cast Stone/Terra Cotta	100%	Now	\$30,100	LIFE	**	5	\$26,300	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
	Location : Sout East Corner							
Roof								
Copper/Terne	90%			2042	**	10	\$40,200	
Copper/Terne	10%			2062	**	10	\$4,500	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : At Roof Penetrations And Eastern Step Down Roof							
Interior								
Floors								
Cast in Place Concrete	40%			LIFE	**	5	\$8,400	
Ceramic Tile	10%			2040	**	5	\$1,000	
Vinyl Tile	10%			2035	**	3	\$400	
Under Construction	40%							
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$1,100	
Gypsum Board	10%			LIFE	**	5	\$700	
Masonry: Brick	15%			LIFE	**			
Plaster	10%			LIFE	**	5	\$300	
Under Construction	40%							

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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-MANHATTAN**  
**Asset # : 1993**

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									
	Ceilings								
	AcousTileSusp.Lay-In	10%			2044	* *	5	\$1,000	
	Exposed Concrete	50%	4+	\$3,500	LIFE	* *	5	\$700	
		Cracking/Crumbling, Extent : Light, Area Affected : 15%							
		Location : Basement							
	Under Construction	40%							
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								
	Molded Case Bkrs	100%			2047	* *	5	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : 2- Main Service Disconnect Switches Rated At 1200 Amperes And 700 Amperes							
	Transformers								
	Dry Type	100%			2025	\$17,900	5		
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : 75 Kilovolt-ampere, 208/120 Volts							
	Switchgear / Switchboard								
	Fused Disc Sw	60%			2027	\$55,200	5		
	Molded Case Bkrs	40%			2047	* *	5	\$100	
	Raceway								
	Conduit	60%			2027	\$9,500	1		
	Conduit	40%			2047	* *	1		
	Panelboards								
	Molded Case Bkrs	60%			2026	\$10,200	5	\$100	
	Molded Case Bkrs	40%			2043	* *	5	\$100	
	Wiring								
	Thermoplastic	50%			2027	\$10,400	1		
	Thermoplastic	50%			2047	* *	1		
	Motor Controllers								
	Locally Mounted	70%			2025	\$23,400	5		
	Locally Mounted	30%			2040	* *	5		
Ground									
	Grounding Devices								
	Generic	100%	2-4	\$10,800	LIFE	* *	5	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Boiler Room							
		Explanation : Corroded							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	* *	1	\$2,000	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-MANHATTAN**  
**Asset # : 1993**

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
Stand-by Power									
Generators									
	Diesel	100%			2036	**	1	\$2,500	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room									
Explanation : Two 300 Kilowatt Diesel Generators									
Batteries									
	Lead/Acid	100%			2021	\$1,700	5	\$200	
Fuel Storage									
	Day Tank	50%			2043	**	5	\$600	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room									
Explanation : 275 Gallons Capacity									
	Underground Storage	50%			LIFE	**	5	\$200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Underground									
Explanation : 5000 Gallons Rated Capacity									
Lighting									
Interior Lighting									
	Fluorescent	30%			2022	\$12,400	10	\$1,800	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout The Building									
Explanation : T-12 Lamps									
	Fluorescent	70%			2032	**	10	\$4,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout The Building									
Explanation : T-8 Lamps									
Egress Lighting									
	Emergency, Service	48%			2032	**	1		
	Emergency, Battery	2%			2032	**	10		
	Exit, LED	50%			2055	**	1		
Exterior Lighting									
	LED	20%			2035	**			
	No Component	80%							
Lightning Protection									
Arresters/Cabling									
	Generic	100%			2030	\$15,500	5	\$200	
Alarm									
Security System									
	Generic	100%			2027	\$21,900	1	\$2,400	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
Explanation : CCTV Surveillance System And Intrusion Alarm System									
Fire/Smoke Detection									
	Generic, Digital	100%			2035	**	1-3	\$3,900	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
Explanation : Strobe Lights, Manual Pull Stations, Alarm Bells, Horns And Smoke Detectors									

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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-MANHATTAN**  
**Asset # : 1993**

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								
Electricity	10%			2037	**	1		
Fuel Oil No 2	90%			2037	**	5	\$1,800	
Conversion Equipment								
Hot Water Boiler	90%			2044	**	1	\$2,800	
	Other Observation, Extent : Light, Area Affected : 90%							
	Location : Basement Boiler Room							
	Explanation : 2 Units							
Radiant Heater	10%			2035	**	2	\$300	
Distribution								
Hot Wtr Piping/Pump	90%			2049	**	4	\$400	
No Component	10%							
Terminal Devices								
Convactor/Radiator	90%			2044	**	1	\$1,900	
No Component	10%							
Air Conditioning								
Energy Source								
Electricity	100%			2043	**	1		
Conversion Equipment								
Centrifugal, Elec Chiller	30%			2036	**	1	\$2,100	
	R-22 Refrigerant, Extent : Light, Area Affected : 30%							
	Location : Back Yard							
Split Unit	10%			2035	**			
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Back Yard							
	Explanation : 2 Units. R-410a							
No Component	60%							
Distribution								
CW & CHW Wtr Pipe/Pump	30%			2047	**	4	\$100	
No Component	70%							
Terminal Devices								
Fan Coil - 2 Pipe	40%			2035	**	1	\$800	
No Component	60%							
Heat Rejection								
Air Cooled Condenser Unit	30%			2032	**	2	\$1,300	
Dry Cooler	10%			2035	**	2	\$400	
No Component	60%							
Ventilation								
Distribution								
Ductwork/Diffusers	30%			LIFE	**	2-5	\$1,100	
	Other Observation, Extent : Light, Area Affected : 30%							
	Location : Communication Equipment Room, Basement							
	Explanation : New Ductwork							
No Component	70%							

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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-MANHATTAN**  
**Asset # : 1993**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Ventilation								
	Exhaust Fans							
	Roof	30%		2022	\$3,400	2	\$100	
	No Component	70%						
Plumbing								
	H/C Water Piping							
	Brass/Copper	100%		2047	* *	1		
	Water Heater							
	Electric	100%		2022	\$6,000	4	\$100	
	Sanitary Piping							
	Cast Iron	50%		LIFE	* *	1		
	Cast Iron	50%		LIFE	* *	1		
	Sump Pump(s)							
	Non-Submersible	100%		2027	\$1,000	4	\$100	
	Sewage Ejector(s)							
	Electric	100%		2032	* *	4	\$300	
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Dry	100%		2026	\$29,700	1-3	\$3,600	
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Basement Communication Room</i> <i>Explanation : Fm-200</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.*

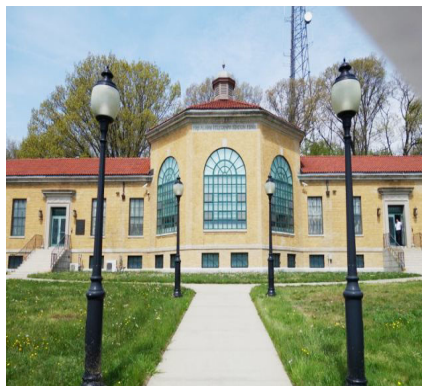
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : COMMUNICATIONS CENTER-QUEENS  
**Address** : 83-98 WOODHAVEN BOULEVARD @ PARK LANE SOUTH  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0006.010 / 1995 **Yr Built/Renovated** : 1925 / 2006  
**Area Sq Ft** : 9,804 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1  
**Block** : 3866 **Lot** : 70 **BIN** : 4439147

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$40,200	
Interior Architecture		\$561,600
Mechanical		\$345,500
<b>Total</b>	<b>\$40,200</b>	<b>\$907,000</b>
Importance Code A	\$40,200	
Importance Code B		\$345,500
Importance Code C		\$561,600
<b>Total</b>	<b>\$40,200</b>	<b>\$907,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$30,300	\$700	\$2,000	
Interior Architecture	\$10,500		\$3,300	
Electrical	\$3,400	\$10,300	\$2,300	\$1,600
Mechanical	\$2,700	\$5,700	\$3,900	\$3,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$50,900</b>	<b>\$20,600</b>	<b>\$15,500</b>	<b>\$9,500</b>
Importance Code A	\$30,800	\$1,200	\$2,500	\$500
Importance Code B	\$18,400	\$19,400	\$12,100	\$9,000
Importance Code C	\$1,700		\$900	
<b>Total</b>	<b>\$50,900</b>	<b>\$20,600</b>	<b>\$15,500</b>	<b>\$9,500</b>



*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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-QUEENS**  
**Asset # : 1995**

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	85%			LIFE	**	5	\$20,400		
Masonry: Granite	3%			LIFE	**	5	\$500		
Masonry: Limestone	10%	Now	\$30,300	LIFE	**	5	\$1,800		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : Cornices									
Staining/Discoloring, Extent : Moderate, Area Affected : 10%									
Location : Cornices									
Worn/Eroded, Extent : Moderate, Area Affected : 10%									
Location : Drip Edges Under Window Sills									
Metal Coiling Doors	2%			2032	**	5	\$1,500		
Windows									
Aluminum	10%			2043	**	5	\$400		
Aluminum	90%			2043	**	5	\$3,700		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Bullet Resistant Glass									
Roof									
Clay Tile	95%	Now	\$40,200	2047	**				
Broken/Missing Elements, Extent : Light, Area Affected : 5%									
Location : Throughout									
Recent Repair Evident, Extent : Light, Area Affected : 20%									
Location : At Dome									
Copper/Terne	5%			2055	**	10	\$4,900		
Interior									
Floors									
Carpet	30%			2026	\$54,800	3	\$6,200		
Cast in Place Concrete	20%	Now	\$1,500	LIFE	**	5	\$6,000		
Water Penetration, Extent : Light, Area Affected : 10%									
Location : East Facade - Boiler Room									
Ceramic Tile	5%			2036	**	5	\$700		
Raised Access Floor	20%			2036	**	5	\$10,300		
Terrazzo	5%			LIFE	**	5	\$500		
Vinyl Tile	20%			2035	**	3	\$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.



**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-QUEENS**  
**Asset # : 1995**

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	**			
Ceramic Tile	5%			2036	**	5	\$900	
Fabric on Framing	20%			2028	\$561,600	5	\$1,800	
Gypsum Board	35%			LIFE	**	5	\$3,700	
Masonry: Brick	10%			LIFE	**			
Plaster	5%	Now	\$1,200	LIFE	**	5	\$300	

Cracking/Crumbling, Extent : Moderate, Area Affected : 5%

Location : Communication Room

Water Penetration, Extent : Moderate, Area Affected : 10%

Location : Communication Room - Leak Repaired At Roof But Interior Damage Not Resolved

Plaster	15%			LIFE	**	5	\$800	
---------	-----	--	--	------	----	---	-------	--

## Ceilings

AcousTileSusp.Lay-In	50%			2040	**	5	\$6,900	
----------------------	-----	--	--	------	----	---	---------	--

Misaligned/Bulging, Extent : Light, Area Affected : 25%

Location : Various Locations

Exposed Concrete	20%			LIFE	**	5	\$400	
Gypsum Board	10%			LIFE	**	5	\$1,700	
Plaster	5%	Now	\$1,900	LIFE	**	5	\$400	

Cracking/Crumbling, Extent : Moderate, Area Affected : 5%

Location : Communication Room

Water Penetration, Extent : Moderate, Area Affected : 10%

Location : Communication Room - Leak Repaired At Roof But Interior Damage Not Resolved

Plaster	15%			LIFE	**	5	\$1,300	
---------	-----	--	--	------	----	---	---------	--

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	

## Under 600 Volts

## Service Equipment

Fused Disc Sw	100%			2047	**	5		
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : Main Service Disconnect Switch Rated At 2000 Amperes								

## Transformers

Dry Type	100%			2040	**	5		
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : 225 Kilovolt-ampere, 480/208/120 Volts								

## Switchgear / Switchboard

Fused Disc Sw	100%			2047	**	5		
---------------	------	--	--	------	----	---	--	--

## Raceway

Conduit	100%			2047	**	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.

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-QUEENS**  
**Asset # : 1995**

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								
	Molded Case Bkrs	100%			2043	**	5	\$300	
	Wiring								
	Thermoplastic	100%			2047	**	1		
	Motor Controllers								
	Locally Mounted	100%			2040	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Water Meter Room							
		Explanation : Connected To Main Water Pipe.							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	**	1	\$3,000	
	Generators								
	Diesel	50%			2036	**	1	\$1,900	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Generator Room							
		Explanation : 2 - 638 Kilovolt-ampere, Power System							
	Diesel	50%			2036	**	1	\$1,900	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside The Building							
		Explanation : 2 - 125 Kilovolt-ampere							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	50%			2043	**	5	\$900	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : 2-265 Gallons Rated Capacity							
	Underground Storage	50%			LIFE	**	5	\$300	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Underground							
		Explanation : 5000 Gallons Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	70%			2032	**	10	\$5,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Lamps							
	Fluorescent	30%			2032	**	10	\$2,500	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Corridors And Offices							
		Explanation : Compact Fluorescent Lamps							

*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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-QUEENS**  
**Asset # : 1995**

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									
	Egress Lighting								
	Emergency, Service	50%			2032	**	1		
	Emergency, Battery	10%			2032	**	10	\$200	
	Exit, Service	40%			2032	**	1		
	Exterior Lighting								
	HID	20%			2032	**	10		
	No Component	80%							
Alarm									
	Security System								
	Generic	100%			2032	**	1	\$3,700	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Inside And Outside The Building								
	Explanation : CCTV Surveillance System And Intrusion Alarm System								
	Fire/Smoke Detection								
	Generic, Digital	100%			2032	**	1-3	\$6,000	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : Strobe Lights, Manual Pull Stations, Alarm Bells, Smoke Detectors, Horns								
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								
	Fuel Oil No 2	100%			2037	**	5	\$2,800	
	Conversion Equipment								
	Hot Water Boiler	100%			2032	**	1	\$4,500	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units								
	Distribution								
	Hot Wtr Piping/Pump	100%			2043	**	4	\$500	
	Terminal Devices								
	Air Handler	55%			2027	\$69,200	1	\$3,100	
	Convactor/Radiator	20%			2040	**	1	\$600	
	Fan Coil Unit/Heat	25%			2027	\$33,500	1	\$700	
Air Conditioning									
	Energy Source								
	Electricity	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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-QUEENS**  
**Asset # : 1995**

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
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	85%			2030	\$86,100	1	\$8,400	
	R-22 Refrigerant, Extent : Light, Area Affected : 85%							
	Location : Chiller, Side Yard							
Interior Pkg Unit - Cooling	15%			2028	\$50,200	2	\$100	
	R-22 Refrigerant, Extent : Light, Area Affected : 15%							
	Location : 4 Units, Communication Room							
Distribution								
CW & CHW Wtr Pipe/Pump	85%			2047	* *	4	\$400	
No Component	15%							
Terminal Devices								
Air Handler/Cool/Ht	35%			2027	\$35,100	1	\$2,000	
Fan Coil - 4 Pipe	50%			2027	\$104,800	1	\$1,500	
No Component	15%							
Heat Rejection								
Air Cooled Condenser Unit	85%			2032	* *	2	\$5,400	
Dry Cooler	15%			2032	* *	2	\$1,000	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,100	
Exhaust Fans								
Interior	100%			2032	* *	2	\$300	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2047	* *	1		
Water Heater								
Oil Fired	100%			2025	\$7,400	1	\$300	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : 2 Units							
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement To 1st Floor							
	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.*

**FIRE DEPARTMENT - 057**  
**COMMUNICATIONS CENTER-QUEENS**  
**Asset # : 1995**

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									
	Sprinkler								
	Generic	100%			2047	* *	1-2	\$2,600	
Chemical System									
	Generic	100%			2025	\$27,200	1-3	\$3,700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1 Wet Set In Kitchen, 2 Dry Sets (Fm-200) In Communication Room									
Explanation : 3 Sets									

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS 22 AND FDNY FLEET SERVICES, BUILDING 50 -INTEGRATED FACILITY  
**Address** : SEAVIEW HOSPITAL 460 BRIELLE AVE.  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.022 / 14007 **Yr Built/Renovated** : 1999 /  
**Area Sq Ft** : 10,515 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Dec-2016 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 955 **Lot** : 1 **BIN** : 5113197

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$538,700	
Interior Architecture	\$205,300	
Mechanical		\$139,900
Site Pavements	\$68,200	
<b>Total</b>	<b>\$812,200</b>	<b>\$139,900</b>
Importance Code A	\$538,700	
Importance Code B	\$205,300	\$139,900
Importance Code C	\$68,200	
<b>Total</b>	<b>\$812,200</b>	<b>\$139,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$30,500		\$600	\$700
Interior Architecture	\$5,200	\$700		\$500
Electrical	\$1,700	\$3,200	\$11,400	\$1,700
Mechanical	\$1,400	\$1,200	\$5,300	\$1,200
Site Enclosure	\$25,800			
Site Pavements	\$13,400			
<b>Total</b>	<b>\$78,000</b>	<b>\$5,100</b>	<b>\$17,300</b>	<b>\$4,000</b>
Importance Code A	\$31,000	\$500	\$1,200	\$1,200
Importance Code B	\$25,000	\$3,900	\$16,200	\$2,800
Importance Code C	\$21,900	\$700		
<b>Total</b>	<b>\$78,000</b>	<b>\$5,100</b>	<b>\$17,300</b>	<b>\$4,000</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS 22 AND FDNY FLEET SERVICES, BUILDING 50 -INTEGRATED FACILITY**  
**Asset # : 14007**

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	10%	Now	\$44,000	LIFE	**	5	\$17,200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Column Supports At Covered Walkway									
Diagonal Cracks, Extent : Moderate, Area Affected : 10%									
Location : Column Supports At Covered Walkway									
Efflorescence, Extent : Moderate, Area Affected : 15%									
Location : Column Supports At Covered Walkway									
Spalling, Extent : Moderate, Area Affected : 10%									
Location : Column Supports At Covered Walkway									
Staining/Discoloring, Extent : Light, Area Affected : 20%									
Location : FDNY Garage - Perimeter Walls									
Vegetation Growth, Extent : Moderate, Area Affected : 10%									
Location : Base Of Building									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Building 50 - Integrated Facility									
Explanation : EMS Station / FDNY Garage Contained Within Larger Seaview Hospital Building That Includes Asset 13433									
	Masonry: Brick Cavity	29%			LIFE	**	5	\$10,000	
	Metal, Corrugated	20%			2048	**	1		
	Metal Panel	20%	0-2	\$11,200	2048	**	5	\$12,900	
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%									
Location : Bulkhead Stair And Rooftop Mechanical Enclosure - EMS Roof									
	Metal Sect. OHD	10%	4+	\$2,400	2041	**	5	\$5,400	
Corrosion/Rusting, Extent : Light, Area Affected : 15%									
Location : FDNY Garage Doors - At Frames									
	Pre-Cast Concrete	5%			LIFE	**	5	\$5,600	
	Weathering Steel	5%	Now	\$13,100	LIFE	**	1		
Staining/Discoloring, Extent : Moderate, Area Affected : 15%									
Location : Scuppers At Roof									
Other Observation, Extent : Moderate, Area Affected : 15%									
Location : Column Supports At Covered Walkway									
Explanation : Corrosion / Rusting									
	Window Wall	1%			2048	**	5	\$1,300	
Windows									
	Aluminum	100%			2044	**	5	\$1,300	
Parapets									
	Metal Rail	3%	2-4		2041	**	5	\$100	
Deteriorated Finish, Extent : Moderate, Area Affected : 15%									
Location : Railing Atop Bulkhead Stair									
	Pre-Cast Concrete	57%			LIFE	**	5	\$2,400	
	No Component	10%							
	Not Accessible	30%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Rooftop Of Fdny Maintenance Garage									
Explanation : No Access									

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.

**FIRE DEPARTMENT - 057**  
**EMS 22 AND FDNY FLEET SERVICES, BUILDING 50 -INTEGRATED FACILITY**  
**Asset # : 14007**

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								
Roof								
Single Ply Membrane	70%	0-2	\$494,700	2038	**			1
Blisters, Extent : Moderate, Area Affected : 30%								
Location : EMS - Main Roof								
Drains Clogged, Extent : Moderate, Area Affected : 15%								
Location : EMS Main Roof - From Accumulated Residue On Roof Surface								
Drains Inad/Misposn, Extent : Moderate, Area Affected : 40%								
Location : EMS Main Roof And Walkway Roof								
Ponding, Extent : Severe, Area Affected : 35%								
Location : All Roofs								
Scupper Non-Func/Miss, Extent : Moderate, Area Affected : 10%								
Location : Covered Walkway (East Side) And West Wall (EMS)								
Vegetation Growth, Extent : Moderate, Area Affected : 35%								
Location : Surrounding Rooftop Mechanical Equipment								
Walk Pads Miss/Displ, Extent : Moderate, Area Affected : 15%								
Location : Existing Walk Pads Very Slippery - EMS Roof								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Above EMS Wheelchair Lift Shaftway And At Roof Penetration For Nederman Exhaust In Apparatus Floor								
Other Observation, Extent : Moderate, Area Affected : 25%								
Location : EMS Main Roof								
Explanation : Soft Spots Evident When Walking On Surface								
Not Accessible	30%							
Other Observation, Extent : Light, Area Affected : 0%								
Location : Rooftop Of Fdny Maintenance Garage								
Explanation : No Access								
Soffits								
Metal Panel	100%	Now	\$3,700	2048	**	5	\$8,500	
Staining/Discoloring, Extent : Moderate, Area Affected : 20%								
Location : Underside Perimeter Of Covered Walkway								
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : Underside Perimeter Of Covered Walkway								

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.



**FIRE DEPARTMENT - 057**  
**EMS 22 AND FDNY FLEET SERVICES, BUILDING 50 -INTEGRATED FACILITY**  
**Asset # : 14007**

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	70%	Now	\$130,000	LIFE	**	5	\$24,100	
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : Fdny Apparatus Floor							
		Misaligned/Bulging, Extent : Severe, Area Affected : 20%							
		Location : Fdny Apparatus Floor							
		Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 20%							
		Location : Repair Failure - Ems Apparatus Floor							
		Other Observation, Extent : Severe, Area Affected : 30%							
		Location : EMS Apparatus Floor - Wash Bay Area And Fdny Apparatus Floor							
		Explanation : Surface Becomes A Slip Hazard When Condensation Or Water Is Present							
	Ceramic Tile	5%	0-2	\$900	2037	**	5	\$400	
		Worn/Eroded, Extent : Moderate, Area Affected : 15%							
		Location : Locker Rooms							
	Vinyl Tile	25%			2033	**	3	\$2,000	
Interior Walls									
	Ceramic Tile	10%			2037	**	5	\$1,400	
	Concrete Masonry Unit	30%			LIFE	**	5	\$1,700	
	Gypsum Board	60%	Now	\$800	LIFE	**	5	\$5,200	
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : Hallwy Corridor Between Offices And Apparatus Floor							
Ceilings									
	AcousTileSusp.Lay-In	20%			2041	**	5	\$3,100	
	Exposed Struc: Steel	40%	0-2	\$75,200	LIFE	**			
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : At Roof Penetrations Within Ems And FDNY Apparatus Floors							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Apparatus Floor							
		Explanation : Components Are Decking And Steel Beams							
	Gypsum Board	40%	4+	\$1,400	LIFE	**	5	\$7,900	
		Water Penetration, Extent : Light, Area Affected : 15%							
		Location : Locker Rooms							
Site Enclosure									
Free Standing Walls									
	Cast in Place Concrete	100%	Now	\$7,800	2048	**			
		Exposed Reinforcement, Extent : Light, Area Affected : 30%							
		Location : Parking Lot Walls							
		Spalling, Extent : Moderate, Area Affected : 35%							
		Location : Parking Lot Walls							

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.

**FIRE DEPARTMENT - 057**  
**EMS 22 AND FDNY FLEET SERVICES, BUILDING 50 -INTEGRATED FACILITY**  
**Asset # : 14007**

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	
Site Enclosure								
Retaining Walls								
Masonry: Brick	100%	Now	\$18,100	2038		**		
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : East Side Planter Adjacent To EMS Entrance</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Side Planter Adjacent To EMS Entrance</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Evident On Exterior Wall Of EMS Planter Bed</i>								
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	70%	4+	\$13,400	2033		**		
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Curbs In Parking Area</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Entry Aprons For All Overhead Doors</i>								
Pavers/Stone	30%			2037		**		
Parking/Driveway								
Asphalt	100%	Now	\$68,200	2037		**		
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations - Driveway And Parking Lot</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%			2048		**	5	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated At 1200 Amperes</i>								
Transformers								
Liquid Filled	100%			2033		**	5	\$100
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : No Available Nameplate Ratings</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2048		**	5	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2 - Vertical Sections</i>								
Raceway								
Conduit	100%			2048		**	1	
Panelboards								
Fused Disc Sw	5%			2044		**	5	
Molded Case Bkrs	95%			2044		**	5	\$300

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

**FIRE DEPARTMENT - 057**  
**EMS 22 AND FDNY FLEET SERVICES, BUILDING 50 -INTEGRATED FACILITY**  
**Asset # : 14007**

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									
Wiring									
	Thermoplastic	100%			2048	**	1		
Motor Controllers									
	Locally Mounted	50%			2041	**	5		
	Locally Mounted	50%			2033	**	5		
Ground									
Grounding Devices									
	Not Accessible	100%							
Stand-by Power									
Transfer Switches									
	Automatic	100%			2041	**	1	\$3,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : Three Automatic Transfer Switches No Available Nameplate Ratings									
Generators									
	Diesel	100%			2037	**	1	\$4,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside Of The Building									
Explanation : Emergency Generator Rated At 80 Kilowatts									
Batteries									
	Lead/Acid	100%			2022	\$1,700	5	\$400	
Fuel Storage									
	Main Tank	100%			2056	**	5	\$300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : 275 Gallons Rated Capacity									
Lighting									
Interior Lighting									
	Fluorescent	85%			2033	**	10	\$8,200	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : 1st Floor									
	Fluorescent	10%			2033	**	10	\$1,000	
Compact Fluorescent Light, Extent : Light, Area Affected : 100%									
Location : Lobby									
	Fluorescent	2%			2023	\$600	10	\$200	
T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Boiler Rooms									
	HID	3%			2033	**	10		
Other Observation, Extent : Light, Area Affected : 100%									
Location : FDNY Repair Shops									
Explanation : 9 - HID Light Fixtures									
Egress Lighting									
	Emergency, Service	50%			2033	**	1		
	Exit, Service	50%			2033	**	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.

**FIRE DEPARTMENT - 057**  
**EMS 22 AND FDNY FLEET SERVICES, BUILDING 50 -INTEGRATED FACILITY**  
**Asset # : 14007**

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**

Exterior Lighting  
Fluorescent

80%  
2028 \$30,600 10 \$800  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Outside*  
*Explanation : 20 Compact Fluorescent Lights.*

HID

20%  
2028 \$9,000 10  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Outside*  
*Explanation : 5 - HID Light Fixtures*

**Alarm**

Fire/Smoke Detection  
Generic, Digital

100%  
2033 \* \* 1-3 \$6,700  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : EMS 22 Only*  
*Explanation : Smoke Detectors, Manual Pull Stations, Alarm Bells And Horns*

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%  
2048 \* \* 1

Conversion Equipment  
Furnace

50%  
2033 \* \* 1 \$2,600  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Roof, EMS And Fire Department Garages*  
*Explanation : 2 Packaged Rooftop Units With Gas Heat And 5 Gas Fired Space Heaters*

Hot Water Boiler

50%  
2041 \* \* 1 \$2,600  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : EMS And Fire Department Boiler Rooms*  
*Explanation : 4 Gas Fired Hot Water Boilers*

**Distribution**

Hot Wtr Piping/Pump

100% Now \$300 2044 \* \* 4 \$500  
*Insul. Deteriorating, Extent : Severe, Area Affected : 100%*  
*Location : Throughout*

**Terminal Devices**

Convactor/Radiator

100%  
2041 \* \* 1 \$3,400

**Air Conditioning**

Energy Source  
Electricity

100%  
2044 \* \* 1

Conversion Equipment  
Ext Pkg Unit -  
Heating/Cooling

100%  
2028 \$139,900 2 \$600  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Roof*  
*Explanation : 2 Package Rooftop Units*

*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.*

**FIRE DEPARTMENT - 057**  
**EMS 22 AND FDNY FLEET SERVICES, BUILDING 50 -INTEGRATED FACILITY**  
**Asset # : 14007**

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
Air Conditioning									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$13,700	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$5,900	
	Exhaust Fans								
	Roof	100%			2033	**	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2054	**	1		
	Water Heater								
	Gas Fired	100%			2026	\$6,800	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor								
	Explanation : 1 - 250 Gallon Unit								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Backflow Preventer								
	Generic	100%			2033	**	1	\$600	
	Fixtures								
	Generic	100%							
Vertical Transport									
	Elevators								
	Geared Traction	100%			LIFE	**			
Fire Suppression									
	Sprinkler								
	No Component	75%							
	Generic	25%			2048	**	1-2	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS BATTALION 40  
**Address** : 5011 7th AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.278 / 13164  
**Area Sq Ft** : 5,478  
**Date of Survey** : 02-Jul-2019  
**Areas Surveyed** : Floors 1,2,3  
**Block** : 794      **Lot** : 5      **BIN** : 3013389  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1912 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$118,600	
Interior Architecture	\$127,000	\$46,300
Electrical		\$91,100
<b>Total</b>	<b>\$245,600</b>	<b>\$137,400</b>
Importance Code A	\$118,600	
Importance Code B	\$127,000	\$137,400
<b>Total</b>	<b>\$245,600</b>	<b>\$137,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,200		\$300	
Interior Architecture	\$37,100		\$3,700	\$1,000
Electrical	\$11,000			\$100
Mechanical	\$4,500	\$700	\$1,300	\$700
<b>Total</b>	<b>\$81,900</b>	<b>\$700</b>	<b>\$5,300</b>	<b>\$1,800</b>
Importance Code A	\$34,800	\$500	\$900	\$500
Importance Code B	\$20,400	\$200	\$4,400	\$900
Importance Code C	\$26,700			\$300
<b>Total</b>	<b>\$81,900</b>	<b>\$700</b>	<b>\$5,300</b>	<b>\$1,800</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS BATTALION 40**  
**Asset # : 13164**

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	65%	Now	\$118,600	LIFE	**	5	\$18,900		
	Horizontal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : South Facade								
	Spalling, Extent : Moderate, Area Affected : 10%								
	Location : South Facade								
	Vertical Cracks, Extent : Moderate, Area Affected : 5%								
	Location : South Facade								
Masonry: Granite	5%			LIFE	**	5	\$2,200		
Masonry: Limestone	15%			LIFE	**	5	\$6,500		
Wood Overhead Doors	15%			2035	**	5	\$21,800		
Windows									
Aluminum	100%	Now	\$11,900	2046	**	5	\$700		
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
	Location : Various Lintel Locations Throughout Building.								
Parapets									
Masonry: Brick	75%			LIFE	**	5-10	\$12,200		
Masonry: Sandstone	5%	Now	\$2,200	LIFE	**	5	\$200		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 15%								
	Location : Coping At Front Façade								
Metal Panel	10%	Now	\$400	2040	**	5	\$500		
	Broken/Missing Elements, Extent : Light, Area Affected : 15%								
	Location : Missing Coping Enclosure Over Front Facade.								
Stucco Cement	10%			2043	**	5	\$600		
Roof									
Built-Up (BUR)	100%			2035	**	10	\$11,000		
Interior									
Floors									
Cast in Place Concrete	35%	Now	\$7,200	LIFE	**	5	\$7,300		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 50%								
	Location : Throughout Basement								
	Horizontal Cracks, Extent : Moderate, Area Affected : 10%								
	Location : Throughout Basement								
Ceramic Tile	5%	Now	\$200	2039	**	5	\$200		
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : 1st And 2nd Floor Bathroom								
Quarry Tile	5%			2043	**	5	\$700		
Vinyl Tile	55%			2030	\$46,300	3	\$2,600		

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.

## FIRE DEPARTMENT - 057

## EMS BATTALION 40

Asset # : 13164

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									
Interior Walls									
	Ceramic Tile	5%			2039	**	5	\$700	
	Gypsum Board	20%			LIFE	**	5-10	\$4,400	
	Masonry: Brick	15%	Now	\$15,900	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Bulkhead									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : Throughout Basement									
Water Penetration, Extent : Severe, Area Affected : 25%									
Location : Front And Rear Of Basement									
	Plaster	50%	Now	\$2,700	LIFE	**	5	\$2,000	
Water Penetration, Extent : Light, Area Affected : 10%									
Location : 2nd Floor Bathroom And Weight Room									
	Wood	10%			LIFE	**	5	\$10,400	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : 2nd Floor Locker Room Area									
Explanation : Wood Paneling Finish									
Ceilings									
	AcousTileSusp.Lay-In	53%			2043	**	5	\$6,700	
	Exposed Concrete	30%	Now	\$127,000	LIFE	**	5	\$600	
Broken/Missing Elements, Extent : Moderate, Area Affected : 30%									
Location : Throughout Basement Ceiling									
Exposed Reinforcement, Extent : Moderate, Area Affected : 30%									
Location : Throughout Basement									
Water Penetration, Extent : Severe, Area Affected : 40%									
Location : Rusted Metal Sidewalk Hatch Allows Water Infiltration									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : North Side Of Basement									
Explanation : Lolly Columns Supporting The Truck Floor Above Are Severely Rusted.									
Concrete Cover Of Steel Members Has Fallen Off And Exposed Horizontal Steel Member Appears Severely Rusted.									
	Plaster	17%			LIFE	**	5-10	\$3,700	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2040	**			
Free Standing Walls									
	Cast in Place Concrete	100%			2050	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2035	**			
On-Site Walkways									
	Cast in Place Concrete	100%			2035	**			
Parking/Driveway									
	Cast in Place Concrete	100%			2035	**			

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.



**FIRE DEPARTMENT - 057**  
**EMS BATTALION 40**  
**Asset # : 13164**

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								
	Molded Case Bkrs	100%	0-2	\$5,000	2060	* *	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : The Service Equipment Is Old And In Bad Condition. The Service End Box Is Rusted And Missing Its Cover.								
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2030	\$50,900	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 350 Amperes Main Circuit Breaker								
	Raceway								
	Conduit	100%			2030	\$32,700	1		
	Panelboards								
	Molded Case Bkrs	100%			2029	\$40,200	5	\$100	
	Wiring								
	Thermoplastic	100%			2030	\$28,900	1		
Ground									
	Grounding Devices								
	Generic	100%	Now	\$6,000	LIFE	* *	5	\$100	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Basement								
	Explanation : Ground Is Disconnected From The Water Pipe.								
Lighting									
	Interior Lighting								
	Fluorescent	40%			2030	\$6,200	10	\$2,000	
	Fluorescent	60%			2038	* *	10	\$3,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 2nd And 3rd Floor								
	Explanation : New T-8 Lamp Type Fixtures Recently Installed.								
	Exterior Lighting								
	HID	30%			2030	\$6,500	10		
	No Component	70%							

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%			2050	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2043	* *	1	\$5,400	
	Distribution								
	Steam Piping/Pump	100%			2040	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2035	* *	1	\$1,800	

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.

**FIRE DEPARTMENT - 057**  
**EMS BATTALION 40**  
**Asset # : 13164**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Split Unit	10%			2035	**			
	Window/Wall Unit	80%			2028	\$8,900	1		
	No Component	10%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,800	
	Exhaust Fans								
	Roof	50%			2035	**	2	\$100	
	Wall Unit	50%			2035	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	0-2	\$2,000	2050	**	1		
		Corroded, Extent : Severe, Area Affected : 10%							
		Location : Piping In Basement Near Meter							
		No Water Meter, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Water Heater								
	Gas Fired	100%			2025	\$3,300	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 75 Gallons							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%			2035	**	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Duplex Unit							
Fixtures									
	Generic	100%							
		Leaking Faucets/Valves/Heads, Extent : Moderate, Area Affected : 10%							
		Location : Bathroom 2nd Floor							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS BATTALION 45/RADIO REPAIR/ TELEMETRY  
**Address** : 58-65 52ND ROAD @ E.106 STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0016.000 / 4438 **Yr Built/Renovated** : 1956 / 1998  
**Area Sq Ft** : 27,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 18-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2351 **Lot** : 23 **BIN** : 4054172

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$312,700	
Interior Architecture	\$322,300	\$36,500
Electrical		\$78,900
Mechanical		\$128,000
Site Pavements	\$59,200	
<b>Total</b>	<b>\$694,200</b>	<b>\$243,400</b>
Importance Code A	\$312,700	\$37,100
Importance Code B	\$322,300	\$206,400
Importance Code C	\$59,200	
<b>Total</b>	<b>\$694,200</b>	<b>\$243,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$36,700	\$3,900		\$2,300
Interior Architecture	\$35,500	\$6,700	\$5,000	\$2,600
Electrical	\$2,200	\$2,700	\$4,500	\$47,900
Mechanical	\$18,000	\$2,000	\$4,500	\$28,800
<b>Total</b>	<b>\$92,300</b>	<b>\$15,200</b>	<b>\$13,900</b>	<b>\$81,500</b>
Importance Code A	\$43,500	\$5,000	\$1,300	\$3,500
Importance Code B	\$40,700	\$10,200	\$11,700	\$78,000
Importance Code C	\$8,200		\$900	
<b>Total</b>	<b>\$92,300</b>	<b>\$15,200</b>	<b>\$13,900</b>	<b>\$81,500</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS BATTALION 45/RADIO REPAIR/ TELEMETRY**  
**Asset # : 4438**

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									
	Concrete Masonry Unit	10%	Now	\$21,200	LIFE	**	5	\$1,500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : East And West Facades								
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
	Location : East Facade, West Facade								
	Vertical Cracks, Extent : Moderate, Area Affected : 10%								
	Location : East Facade								
	Masonry: Brick	10%	4+	\$15,500	LIFE	**	5	\$2,500	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Metal Panel	5%			2049	**	5-10	\$8,500	
	Metal Coiling Doors	10%			2042	**	5	\$7,700	
	Stucco Cement	65%	Now	\$145,100	2034	**	5	\$20,000	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
	Location : At Northeast Corner								
	Cracking/Crumbling, Extent : Severe, Area Affected : 30%								
	Location : Corners, North And West Facades								
Windows									
	Aluminum	75%	4+	\$70,200	2045	**	5	\$2,700	
	Hardware Missing, Extent : Severe, Area Affected : 60%								
	Location : Various Windows In Telemetry Unit								
	Unit Inoperable, Extent : Severe, Area Affected : 60%								
	Location : Telemetry Unit								
	Steel	25%	Now	\$97,300	2054	**	5	\$11,200	
	Air Infiltration, Extent : Severe, Area Affected : 50%								
	Location : Garage								
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
	Location : Garage								
	Corrosion/Rusting, Extent : Severe, Area Affected : 50%								
	Location : Garage								
Parapets									
	Under Construction	100%							
Roof									
	Under Construction	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.

**FIRE DEPARTMENT - 057**  
**EMS BATTALION 45/RADIO REPAIR/ TELEMETRY**  
**Asset # : 4438**

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	45%	Now	\$181,100	LIFE	**	5	\$36,500		
Cracking/Crumbling, Extent : Severe, Area Affected : 50%									
Location : Emergency Response Area - Garage									
Loose/Delam Surface, Extent : Severe, Area Affected : 50%									
Location : Emergency Response Area									
Uneven Surface, Extent : Severe, Area Affected : 50%									
Location : Emergency Response Area - Garage									
Ceramic Tile	3%			2038	**	5	\$1,100		
Panel/Paver: Cer/Brk	5%			2037	**	5	\$4,200		
Quarry Tile	3%			2034	**	5	\$1,700		
Raised Access Floor	5%			2038	**	5	\$7,000		
Steel Plate	1%	Now	\$35,300	LIFE	**	1			
Broken/Missing Elements, Extent : Severe, Area Affected : 25%									
Location : Emergency Response Area									
Deformed/Dented, Extent : Moderate, Area Affected : 25%									
Location : Emergency Response Area									
Uneven Surface, Extent : Moderate, Area Affected : 50%									
Location : Emergency Response Area									
Vinyl Tile	38%	4+	\$25,000	2034	**	3	\$5,300		
Cracking/Crumbling, Extent : Severe, Area Affected : 20%									
Location : Throughout									
Interior Walls									
Ceramic Tile	5%			2038	**	5	\$1,900		
Concrete Masonry Unit	70%			LIFE	**	5	\$10,600		
Gypsum Board	25%	0-2	\$8,200	LIFE	**	5	\$5,700		
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : Toilet Rooms									
Ceilings									
AcousTileConcealSpLn	20%			2042	**	5	\$9,300		
AcousTileSusp.Lay-In	15%	Now	\$2,300	2034	**	5	\$2,800		
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Office									
Exposed Struc: Steel	65%	Now	\$105,900	LIFE	**				
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Emergency Response Area									
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2042	**				
On-Site Walkways									
Cast in Place Concrete	100%			2042	**				

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.

**FIRE DEPARTMENT - 057**  
**EMS BATTALION 45/RADIO REPAIR/ TELEMETRY**  
**Asset # : 4438**

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

## Site Pavements

## Parking/Driveway

## Asphalt

100% 0-2 \$59,200 2038 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%**Location : Parking Area**Misaligned/Bulging, Extent : Moderate, Area Affected : 20%**Location : Parking Area*

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% 2029 \$5,000 5 \$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : Main Service Disconnect Switch Rated At 400 Amperes.*

## Switchgear / Switchboard

## Fused Disc Sw

80% 2029 \$40,800 5 \$100

## Fused Disc Sw

20% 2049 \* \* 5

## Raceway

## Conduit

80% 2029 \$26,100 1

## Conduit

20% 2049 \* \* 1

## Panelboards

## Fused Disc Sw

10% 2037 \* \* 5 \$100

## Molded Case Bkrs

60% 2028 \$24,100 5 \$400

## Molded Case Bkrs

20% 2045 \* \* 5 \$100

## Molded Case Bkrs

10% 2037 \* \* 5 \$100

## Wiring

## Thermoplastic

80% 2029 \$23,100 1

## Thermoplastic

20% 2049 \* \* 1

## Motor Controllers

## Locally Mounted

100% 2042 \* \* 5 \$200

## Ground

## Grounding Devices

## Generic

100% LIFE \* \* 5 \$400

## Stand-by Power

## Transfer Switches

## Automatic

100% 2042 \* \* 1 \$8,300

*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.*

**FIRE DEPARTMENT - 057**  
**EMS BATTALION 45/RADIO REPAIR/ TELEMETRY**  
**Asset # : 4438**

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
Stand-by Power									
Generators									
	Diesel	50%			2038	* *	1	\$5,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Rear Of The Building									
Explanation : Emergency Generator Rated At 81 Kilovolt-ampere									
	Diesel	50%			2038	* *	1	\$5,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Right Side Of The Building									
Explanation : Emergency Generator Rated At 83 Kilowatts									
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$1,000	
Fuel Storage									
	Main Tank	50%			2057	* *	5	\$400	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Rear Of The Building									
Explanation : 60 Gallon Rated Capacity									
	Main Tank	50%			2057	* *	5	\$400	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Right Side Of The Building									
Explanation : 250 Gallon Rated Capacity									
Lighting									
Interior Lighting									
	Fluorescent	20%			2029	\$14,000	10	\$4,500	
T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Telemetry Section									
	Fluorescent	60%			2034	* *	10	\$13,600	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Shops, Offices									
	HID	10%			2029	\$2,600	10	\$100	
	LED	10%			2037	* *			
Egress Lighting									
	Emergency, Service	50%			2029	\$6,400	1		
	Exit, Service	50%			2029	\$1,400	1		
Exterior Lighting									
	HID	30%			2024	\$31,900	10		
	No Component	70%							
Alarm									
Security System									
	No Component	70%							
	Generic	30%			2029	\$25,500	1	\$3,000	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Perimeter Of The Building									
Explanation : CCTV Surveillance Cameras									

*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.*

**FIRE DEPARTMENT - 057**  
**EMS BATTALION 45/RADIO REPAIR/ TELEMETRY**  
**Asset # : 4438**

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								
Electricity	5%			2039	**	1		
Natural Gas	95%			2039	**	1		
Conversion Equipment								
Furnace	10%	0-2	\$5,700	2039	**	1	\$1,100	
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Roof							
	Explanation : Total Five Rooftop Units. One Abandoned Package Unit							
Furnace	20%			2029	\$11,400	1	\$2,500	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Roof							
	Explanation : 2 Rooftop Units							
Furnace	20%			2034	**	1	\$2,500	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Roof							
	Explanation : 2 Rooftop Package Units							
Furnace	45%			2029	\$25,700	1	\$5,500	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Apparatus Floor And Radio Shop Ceiling							
	Explanation : 4 Gas Fired Modine Heaters							
Radiant Heater	5%			2029	\$21,500	2	\$600	
Air Conditioning								
Energy Source								
Electricity	100%			2037	**	1		
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	30%			2029	\$90,900	2	\$500	
	R-22 Refrigerant, Extent : Light, Area Affected : 100%							
	Location : Roof							
	Other Observation, Extent : Light, Area Affected : 30%							
	Location : Roof							
	Explanation : 2 Units							
Ext Pkg Unit - Heating/Cooling	30%			2034	**	2	\$500	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Roof							
	Explanation : 2 Units Using Refrigerant R-410a							
Window/Wall Unit	10%			2024	\$5,000	1		
No Component	30%							
Dehumidifier								
No Component	80%							
Generic	20%			2030				
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Radio Shop							
	Explanation : 2 Units							

*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.*



**FIRE DEPARTMENT - 057**  
**EMS BATTALION 45/RADIO REPAIR/ TELEMETRY**  
**Asset # : 4438**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	80%			LIFE	**	2-5	\$11,100	
	Ductwork/Diffusers	20%			LIFE	**	2-5	\$2,800	
Exhaust Fans									
	Roof	60%			2029	\$24,100	2	\$500	
	Wall Unit	10%			2024	\$900	2	\$100	
	No Component	30%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2039	**	1		
Water Heater									
	Gas Fired	100%			2024	\$14,800	2	\$400	
Sanitary Piping									
	Cast Iron	100%	0-2	\$8,900	LIFE	**	1		
Blockage /Clogged, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Floor									
Storm Drain Piping									
	Cast Iron	100%	0-2	\$1,000	LIFE	**	1		
Blockage /Clogged, Extent : Moderate, Area Affected : 10%									
Location : Roof									
Backflow Preventer									
	Generic	100%			2024	\$6,200	1	\$1,500	
Fixtures									
	Generic	100%							
Fire Suppression									
Sprinkler									
	Generic	100%			2039	**	1-2	\$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.

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS BUILDING BATTALION 4  
**Address** : PIERS 35 AND 36, EAST RIVER 271 MARGINAL STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP005.000 / 2405 **Yr Built/Renovated** : 1963 / 2000  
**Area Sq Ft** : 12,322 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2,3  
**Block** : 241 **Lot** : 13 **BIN** : 1079601

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$629,300	\$125,700
Interior Architecture		\$45,800
Electrical	\$117,100	\$70,100
<b>Total</b>	<b>\$746,400</b>	<b>\$241,500</b>
Importance Code A	\$629,300	\$125,700
Importance Code B	\$117,100	\$115,800
<b>Total</b>	<b>\$746,400</b>	<b>\$241,500</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$51,800	\$4,800		\$200
Interior Architecture	\$27,900			\$2,800
Electrical	\$600	\$4,100	\$1,300	\$1,200
Mechanical	\$3,300	\$2,300	\$3,700	\$45,900
Site Enclosure	\$9,900			
Site Pavements	\$29,300			
<b>Total</b>	<b>\$122,800</b>	<b>\$11,200</b>	<b>\$5,000</b>	<b>\$50,100</b>
Importance Code A	\$52,900	\$6,000	\$1,200	\$1,400
Importance Code B	\$9,100	\$5,200	\$3,800	\$48,700
Importance Code C	\$60,800			
<b>Total</b>	<b>\$122,800</b>	<b>\$11,200</b>	<b>\$5,000</b>	<b>\$50,100</b>



*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.*

**FIRE DEPARTMENT - 057**  
**EMS BUILDING BATTALION 4**  
**Asset # : 2405**

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	5%	Now	\$18,200	LIFE	* *	5	\$7,800	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Around Ledge Below Parapets							
	Masonry: Brick Cavity	70%	Now	\$42,400	LIFE	* *	5	\$21,700	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
		Loose Units, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Perimeter Of Building							
		Explanation : Protection Net Attached To Building Due To Loose Units							
	Metal Panel	5%	Now	\$2,300	2039	* *	5	\$2,900	
		Deformed/Dented, Extent : Moderate, Area Affected : 20%							
		Location : East Stairway							
		Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 20%							
		Location : East Stairway							
	Metal Coiling Doors	10%			2042	* *	5	\$9,700	
		Paint Peeling, Extent : Light, Area Affected : 25%							
		Location : East Doors							
	Pre-Cast Concrete	10%			LIFE	* *	5	\$10,100	
Windows									
	Aluminum	10%			2045	* *	5	\$1,200	
	Steel	90%	Now	\$586,900	2054	* *	5	\$67,400	
		Air Infiltration, Extent : Moderate, Area Affected : 65%							
		Location : Throughout							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Deteriorated Finish, Extent : Moderate, Area Affected : 65%							
		Location : Throughout							
Parapets									
	Metal Panel	5%			2049	* *	5	\$400	
	Pre-Cast Concrete	95%			LIFE	* *	5	\$11,400	
		Other Observation, Extent : Moderate, Area Affected : 90%							
		Location : Throughout							
		Explanation : Covered By Safety Mesh/ Netting							

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.

**FIRE DEPARTMENT - 057**  
**EMS BUILDING BATTALION 4**  
**Asset # : 2405**

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									
	Roof								
	Built-Up (BUR)	92%	Now	\$16,400	2034		* *		
		Blisters, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
		Gravel/Slag Surface, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
	Modified Bitumen	5%	Now	\$8,900	2039		* *		
		Blisters, Extent : Moderate, Area Affected : 25%							
		Location : Over East Stairway							
		Seams Open/Split, Extent : Moderate, Area Affected : 25%							
		Location : Over East Stairway							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Over East Stairway							
	Skylight, Metal/Glass	3%	Now	\$5,800	2029	\$58,400			
		Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
		Location : Over Stair							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Stair							
Interior									
	Floors								
	Cast in Place Concrete	65%			LIFE		* *	5	\$24,500
	Ceramic Tile	5%	0-2	\$1,700	2038		* *	5	\$400
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : Toilets							
	Vinyl Tile	30%	Now	\$4,600	2029	\$45,800	3		\$1,900
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Patching Evident, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**EMS BUILDING BATTALION 4**  
**Asset # : 2405**

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								
Interior Walls								
Ceramic Tile	10%	2-4	\$3,400	2038	* *	5	\$1,200	
Broken/Missing Elements, Extent : Light, Area Affected : 5%								
Location : Shower/ Toilets								
Concrete Masonry Unit	65%	Now	\$17,800	LIFE	* *	5	\$6,200	
Diagonal Cracks, Extent : Moderate, Area Affected : 2%								
Location : West Stair, Mechanical Room, Throughout								
Vertical Cracks, Extent : Moderate, Area Affected : 10%								
Location : Ambulance Bay, Locker Room, Throughout								
Gypsum Board	20%	Now	\$400	LIFE	* *	5	\$2,800	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Lounge, Stodge, Kitchen								
Masonry: Brick	5%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	25%			2034	* *	5	\$4,300	
Cracking/Crumbling, Extent : Light, Area Affected : 2%								
Location : Throughout								
Staining/Discoloring, Extent : Light, Area Affected : 5%								
Location : Throughout								
Exposed Concrete	70%			LIFE	* *	5	\$1,900	
Exposed Struc: Steel	5%			LIFE	* *			
Site Enclosure								
Fence/Gates								
Chain Link	100%	4+	\$9,900	2049	* *			
Corrosion/Rusting, Extent : Light, Area Affected : 10%								
Location : Throughout								
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$1,500	2042	* *			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Parking/Driveway								
Asphalt	100%	4+	\$27,800	2038	* *			
Cracking/Crumbling, Extent : Light, Area Affected : 15%								
Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**EMS BUILDING BATTALION 4**  
**Asset # : 2405**

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	90%			2029	\$4,500	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : One 3000 Ampere									
	Fused Disc Sw	10%			2039	**	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : One 400 Ampere Main Disconnect Switch For Emergency									
Switchgear / Switchboard									
	Fused Disc Sw	100%			2039	**	5	\$100	
Raceway									
	Conduit	90%			2029	\$29,400	1		
	Conduit	10%			2039	**	1		
Panelboards									
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	75%			2028	\$30,100	5	\$200	
	Molded Case Bkrs	20%			2037	**	5	\$100	
Wiring									
	Thermoplastic	80%			2029	\$23,100	1		
	Thermoplastic	20%			2039	**	1		
Motor Controllers									
	Locally Mounted	70%			2027	\$10,500	5	\$100	
	Locally Mounted	30%			2034	**	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2034	**	1	\$3,800	
Generators									
	Diesel	100%	Now	\$68,600	2044	**	1	\$4,300	
Not in Service, Extent : Light, Area Affected : 100%									
Location : Generator Room Outside									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Generator Room Outside									
Explanation : One 80 Kilovolt-ampere									
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$500	
Fuel Storage									
	Day Tank	100%			2037	**	5	\$2,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Generator Room Outside									
Explanation : One 75 Gallons									

**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.*

**FIRE DEPARTMENT - 057**  
**EMS BUILDING BATTALION 4**  
**Asset # : 2405**

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	90%			2029	\$31,400	10	\$10,200	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	LED	10%			2037	* *			
Egress Lighting									
	Emergency, Battery	50%			2029	\$8,700	10	\$1,500	
	Exit, Service	50%			2029	\$700	1		
Exterior Lighting									
	HID	100%			2024	\$48,500	10		
Alarm									
	Security System								
	No Component	90%							
	Generic	10%			2029	\$3,900	1	\$500	
Fire/Smoke Detection									
	No Component	70%							
	Generic, Digital	30%			2029	\$39,900	1-3	\$2,300	
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%			2039	* *	1		
Conversion Equipment									
	Furnace	10%			2029	\$2,800	1	\$600	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Roof							
		Explanation : 1 Package Unit							
	Steam Boiler	90%			2042	* *	1	\$11,000	
		Other Observation, Extent : Light, Area Affected : 90%							
		Location : 1st Floor Boiler Room							
		Explanation : 1 Unit							
Distribution									
	Central Plant Steam	90%			2039	* *	4	\$500	
	Piping/Pmp								
	No Component	10%							
Terminal Devices									
	Convactor/Radiator	50%			2027	\$32,200	1	\$2,000	
	Unit Heater - Steam	30%			2034	* *	4	\$500	
	Unit Heater - Steam	10%			2024	\$4,300	4	\$100	
	No Component	10%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**EMS BUILDING BATTALION 4**  
**Asset # : 2405**

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
Air Conditioning									
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	20%			2029	\$30,100	2	\$200	
		R-22 Refrigerant, Extent : Light, Area Affected : 20%							
		Location : Roof							
	Window/Wall Unit	40%			2024	\$10,000	1		
	No Component	40%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : There Is No Ventilation For 2nd Floor Electrical Room							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,900	
	Exhaust Fans								
	Roof	100%			2029	\$20,000	2	\$400	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$7,300	2	\$200	
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sewage Ejector(s)								
	Electric	100%			2029	\$3,500	4	\$700	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Standpipe								
	Generic	100%			2039	* *	1-5	\$6,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside Wall							
		Explanation : Combination Connection							
	Sprinkler								
	Generic	100%			2039	* *	1-2	\$3,500	
	Chemical System								
	Generic	100%			2024	\$27,200	1-3	\$4,000	

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



Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 10 YORKVILLE STATION  
**Address** : 1918 1ST AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.010 / 13984 **Yr Built/Renovated** :  
**Area Sq Ft** : 2,900 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1  
**Block** : 1691 **Lot** : 1 **BIN** : 1052997

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Mechanical		\$60,400
<b>Total</b>		<b>\$60,400</b>
Importance Code B		\$60,400
<b>Total</b>		<b>\$60,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$7,100			
Interior Architecture	\$19,600			\$700
Electrical	\$6,200	\$100	\$100	\$100
Mechanical	\$1,200	\$200	\$1,100	\$200
Site Enclosure	\$6,400			
Site Pavements	\$25,200			
<b>Total</b>	<b>\$65,800</b>	<b>\$300</b>	<b>\$1,300</b>	<b>\$1,000</b>
Importance Code A	\$7,100			
Importance Code B	\$18,900	\$300	\$1,300	\$500
Importance Code C	\$39,800			\$500
<b>Total</b>	<b>\$65,800</b>	<b>\$300</b>	<b>\$1,300</b>	<b>\$1,000</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 10 YORKVILLE STATION**  
**Asset # : 13984**

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	100%			LIFE	**	5	\$13,300		
Windows									
Aluminum	100%			2046	**	5	\$900		
Roof									
Not Accessible	100%								
Interior									
Floors									
Cast in Place Concrete	10%			LIFE	**	5	\$900		
		Paint Peeling, Extent : Light, Area Affected : 25%							
		Location : Storage Room							
Vinyl Tile	90%	Now	\$7,800	2035	**	3	\$700		
		Broken/Missing Elements, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Worn/Eroded, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Interior Walls									
Ceramic Tile	10%			2039	**	5	\$1,000		
Gypsum Board	80%			LIFE	**	5-10	\$13,500		
SGFT/Glazed Masonry	10%			LIFE	**	10	\$500		
Ceilings									
Plaster	100%			LIFE	**	5-10	\$3,400		
Site Enclosure									
Fence/Gates									
Chain Link	100%	Now	\$6,400	2050	**				
		Impact Damage, Extent : Moderate, Area Affected : 25%							
		Location : East Side							
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%	Now	\$1,000	2043	**				
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : 99th Street							
On-Site Walkways									
Cast in Place Concrete	100%			2043	**				
Parking/Driveway									
Asphalt	90%	Now	\$17,700	2039	**				
		Ponding, Extent : Moderate, Area Affected : 15%							
		Location : Northeast Corner							
Cast in Place Concrete	10%	Now	\$6,500	2035	**				
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : 99th Street Driveway							

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 10 YORKVILLE STATION**  
**Asset # : 13984**

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								
	Under Construction	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : North Edge Of Parking Lot							
		Explanation : Presently Served By Hospital							
	Raceway								
	Conduit	100%			2040	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2038	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2040	* *	1		
	Motor Controllers								
	Locally Mounted	100%	Now	\$3,000	2047	* *	5		
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Storage Room							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Storage Room							
		Explanation : Locked Out / Tagged Out							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2035	* *	1	\$900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Access Obstructed By Vending Machine And Connected To Portable Generator Receptacle							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2030	\$8,200	10	\$2,700	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Egress Lighting								
	Emergency, Battery	50%			2030	\$2,000	10	\$400	
	Exit, LED	50%			2045	* *	1		
	Exterior Lighting								
	HID	50%			2030	\$5,700	10		
	No Component	50%							
Alarm									
	Fire/Smoke Detection								
	No Component	90%							
	Generic, Analog	10%	0-2	\$3,100	2040	* *	1-3	\$200	
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : Throughout							

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

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 10 YORKVILLE STATION**  
**Asset # : 13984**

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								
	Electricity	30%			2050	**	1		
	HTHW/HW	70%			2050	**	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Adjacent Space								
	Explanation : Hot Water Is Provided By The Adjacent Space								
	Terminal Devices								
	Convactor/Radiator	100%			2043	**	1	\$900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Split Unit	100%			2030	\$60,400			
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$4,700	
Ventilation									
	Distribution								
	Ductwork/Diffusers	15%			LIFE	**	2-5	\$400	
	No Component	85%							
	Exhaust Fans								
	No Component	85%							
	Not Accessible	15%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
	Water Heater								
	Electric	100%			2028	\$2,500	4		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Closet								
	Explanation : 50 Gallons								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2050	**	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.

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 14 SOUTH BRONX STATION  
**Address** : LINCOLN HOSPITAL 234 EAST 149TH STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.014 / 13986 **Yr Built/Renovated** : 1976 / 2012  
**Area Sq Ft** : 3,500 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Jan-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1  
**Block** : 2335 **Lot** : 16 **BIN** : 2097050

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$16,600		\$1,200	
Interior Architecture	\$9,900			\$200
Electrical	\$100	\$100	\$100	\$100
Mechanical	\$1,400	\$300	\$4,900	\$300
Site Pavements	\$18,300			
<b>Total</b>	<b>\$46,300</b>	<b>\$400</b>	<b>\$6,200</b>	<b>\$500</b>
Importance Code A	\$16,600		\$1,200	
Importance Code B	\$28,700	\$400	\$5,100	\$500
Importance Code C	\$900			
<b>Total</b>	<b>\$46,300</b>	<b>\$400</b>	<b>\$6,200</b>	<b>\$500</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 14 SOUTH BRONX STATION**  
**Asset # : 13986**

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	90%			LIFE	**	5	\$13,500		
Metal Coiling Doors	10%			2043	**	5	\$2,300		
Windows									
Aluminum	100%	Now	\$9,800	2038	**	5	\$300		
Air Infiltration, Extent : Severe, Area Affected : 40%									
Location : Throughout									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Single Pane									
Interior									
Floors									
Cast in Place Concrete	30%			LIFE	**	5	\$5,200		
Ceramic Tile	5%			2039	**	5	\$200		
Sheet Vinyl/Rubber	50%			2035	**	5	\$3,000		
Vinyl Tile	15%	4+	\$2,100	2030	\$5,300	3	\$200		
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%									
Location : Rest Area									
Interior Walls									
Ceramic Tile	2%			2039	**	5			
Concrete Masonry Unit	88%			LIFE	**	5	\$1,400		
Gypsum Board	10%			LIFE	**	5-10	\$300		
Ceilings									
AcousTileConcealSpLn	3%	Now	\$100	2035	**	5	\$100		
Broken/Missing Elements, Extent : Severe, Area Affected : 5%									
Location : Offices									
AcousTileSusp.Lay-In	2%			2043	**	5	\$100		
Exposed Concrete	95%			LIFE	**	5-10	\$4,700		
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%	4+	\$18,300	2043	**				
Misaligned/Bulging, Extent : Moderate, Area Affected : 10%									
Location : 149th Street									
Parking/Driveway									
Cast in Place Concrete	100%			2043	**				

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%			2043	**	5			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : 45 Kilovolt-amperes Transformer 480-208/120 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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 14 SOUTH BRONX STATION**  
**Asset # : 13986**

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									
	Raceway								
	Conduit	100%			2050	* *	1		
	Panelboards								
	Fused Disc Sw	5%			2046	* *	5		
	Molded Case Bkrs	95%			2046	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2050	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2043	* *	5		
Ground									
	Grounding Devices								
	Not Accessible	100%							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2035	* *	10	\$3,200	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Egress Lighting								
	Emergency, Service	50%			2035	* *	1		
	Exit, Service	50%			2035	* *	1		
	Exterior Lighting								
	HID	100%			2035	* *	10		
Alarm									
	Security System								
	No Component	90%							
	Generic	10%			2035	* *	1	\$100	
	Fire/Smoke Detection								
	No Component	70%							
	Generic, Digital	30%			2035	* *	1-3	\$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									
	Distribution								
	Steam Piping/Pump	100%			2030	\$15,100			
	Terminal Devices								
	Convactor/Radiator	30%			2028	\$5,500	1	\$300	
	Fan Coil Unit/Heat	50%			2025	\$25,600	1	\$600	
	Unit Heater - Steam	20%			2030	\$2,400	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 14 SOUTH BRONX STATION**  
**Asset # : 13986**

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
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	50%			2023	\$3,600	1		
	No Component	50%							
	Other Observation, Extent : Light, Area Affected : 0%								
	Location :								
	Explanation : Chilled Water Supplied From Hospital								
Distribution									
	Ductwork/Diffusers	100%			LIFE	* *	2	\$5,700	
Terminal Devices									
	Fan Coil - 4 Pipe	50%			2025	\$20,000	1	\$600	
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Backflow Preventer									
	Not Accessible	100%							
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2040	* *	1-2	\$1,000	
Fire Pump									
	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.*



Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 15 WILLIAMS BRIDGE STATION  
**Address** : 4109 WHITE PLAINS ROAD BTWN E.229 ST. - E.230 ST.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.015 / 13987 **Yr Built/Renovated** : 1907 / 1998  
**Area Sq Ft** : 5,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 03-May-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 4832 **Lot** : 6 **BIN** : 2087346

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$115,100
<b>Total</b>		<b>\$115,100</b>
Importance Code A		\$115,100
<b>Total</b>		<b>\$115,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$74,900			
Interior Architecture	\$68,200		\$100	\$700
Electrical	\$12,500	\$400	\$500	\$2,000
Mechanical	\$7,000	\$500	\$400	\$500
Site Enclosure	\$400			
Site Pavements	\$6,600			
<b>Total</b>	<b>\$169,700</b>	<b>\$900</b>	<b>\$1,000</b>	<b>\$3,200</b>
Importance Code A	\$75,200	\$200	\$200	\$200
Importance Code B	\$66,700	\$700	\$700	\$2,700
Importance Code C	\$27,800			\$300
<b>Total</b>	<b>\$169,700</b>	<b>\$900</b>	<b>\$1,000</b>	<b>\$3,200</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 15 WILLIAMS BRIDGE STATION**  
**Asset # : 13987**

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	85%	4+	\$23,400	LIFE	**	5	\$14,900	
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 80%								
Location : All Facades								
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : Side Driveway To Basement								
Masonry: Limestone	10%			LIFE	**	5	\$2,600	
Wood Overhead Doors	5%	2-4	\$2,900	2043	**	5	\$2,200	
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Windows								
Aluminum	10%			2046	**	5	\$200	
Aluminum	10%	Now	\$8,100	2055	**	5	\$100	
Ctrwt/Balnc Not Funct, Extent : Severe, Area Affected : 2%								
Location : 3rd Floor Dormitory And Locker Room								
Wood	80%	Now	\$13,000	2046	**	5	\$7,400	
Air Infiltration, Extent : Severe, Area Affected : 2%								
Location : Throughout								
Deteriorated Finish, Extent : Severe, Area Affected : 2%								
Location : Throughout								
Water Penetration, Extent : Severe, Area Affected : 50%								
Location : Front Facade Windows								
Parapets								
Cast Stone/Terra Cotta	15%			LIFE	**	5-10	\$7,200	
Masonry: Brick	80%	Now	\$16,300	LIFE	**	5	\$1,400	
Loose/Delam Surface, Extent : Severe, Area Affected : 10%								
Location : Parapet Wall								
Spalling, Extent : Severe, Area Affected : 10%								
Location : Parapet Wall								
Other Observation, Extent : Severe, Area Affected : 50%								
Location : All Faces Of Parapet Wall								
Explanation : Roof Side Of Brick Parapet Walls Coated With Bituminous Tar Which Is Damaging The Brick Units								
Masonry: Brownstone	5%			LIFE	**	5-10	\$1,100	
Other Observation, Extent : Light, Area Affected : 5%								
Location : Parapet Coping								
Explanation : Actually Slate Coping Stones								
Roof								
Built-Up (BUR)	95%	0-2	\$3,700	2025	\$73,200			
Patching Evident, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Skylight, Metal/Glass	5%			2030	\$41,900	10	\$900	

## 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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 15 WILLIAMS BRIDGE STATION**  
**Asset # : 13987**

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	50%	Now	\$26,500	LIFE	**	5	\$8,900	
		Horizontal Cracks, Extent : Severe, Area Affected : 100%							
		Location : Throughout Basement							
	Vinyl Tile	40%	Now	\$5,800	2035	**	3	\$1,200	
		Cracking/Crumbling, Extent : Severe, Area Affected : 10%							
		Location : 2nd Floor							
		Worn/Eroded, Extent : Severe, Area Affected : 20%							
		Location : 2nd Floor							
	Vinyl Tile	10%			2035	**	3	\$300	
Interior Walls									
	Cast in Place Concrete	2%			LIFE	**	10	\$700	
	Ceramic Tile	4%			2039	**	5	\$500	
	Concrete Masonry Unit	20%			LIFE	**	5	\$2,200	
	Gypsum Board	20%	Now	\$1,200	LIFE	**	5	\$1,600	
		Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
		Location : Throughout							
	Masonry: Brick	20%	2-4	\$11,000	LIFE	**			
		Efflorescence, Extent : Moderate, Area Affected : 10%							
		Location : Throughout Basement							
		Worn/Eroded, Extent : Moderate, Area Affected : 5%							
		Location : Throughout Basement							
	Plaster	20%	Now	\$4,500	LIFE	**	5	\$800	
		Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
		Location : Basement							
		Paint Peeling, Extent : Severe, Area Affected : 20%							
		Location : Throughout Basement							
	SGFT/Glazed Masonry	12%	4+	\$1,300	LIFE	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 2%							
		Location : Throughout							
	Wood	2%			LIFE	**	5	\$2,200	
Ceilings									
	Embossed Metal	5%	4+	\$100	LIFE	**	5	\$200	
		Paint Peeling, Extent : Moderate, Area Affected : 2%							
		Location : Throughout							
	Gypsum Board	40%	Now	\$1,700	LIFE	**	5	\$4,100	
		Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
		Location : Throughout							
	Plaster	40%	Now	\$13,400	LIFE	**	5	\$2,000	
		Broken/Missing Elements, Extent : Severe, Area Affected : 30%							
		Location : 3rd Floor Under Roof							
	No Component	15%							
		Other Observation, Extent : Moderate, Area Affected : 5%							
		Location : Basement Ceiling							
Site Enclosure									

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**EMS STATION 15 WILLIAMS BRIDGE STATION**  
**Asset # : 13987**

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
Site Enclosure									
	Fence/Gates								
	Chain Link	100%	Now	\$400	2050	* *			
				Broken/Missing Elements, Extent : Severe, Area Affected : 5%					
				Location : Entrance To Driveway					
	Free Standing Walls								
	Masonry: Brick	100%			2050	* *			
	Retaining Walls								
	Cast in Place Concrete	100%			2065	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2043	* *			
	On-Site Walkways								
	Cast in Place Concrete	100%	Now	\$2,500	2043	* *			
				Cracking/Crumbling, Extent : Severe, Area Affected : 20%					
				Location : Rear Of Building					
	Parking/Driveway								
	Asphalt	100%	0-2	\$4,200	2039	* *			
				Cracking/Crumbling, Extent : Moderate, Area Affected : 10%					
				Location : Throughout					
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%			2050	* *	5		
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : Main Service Disconnect Switch Rated At 200 Amperes.					
	Raceway								
	Conduit	100%			2050	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2046	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2050	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2035	* *	5		
Ground									
	Grounding Devices								
	Generic	100%	2-4	\$9,900	LIFE	* *	5	\$100	
				Corroded, Extent : Moderate, Area Affected : 100%					
				Location : Basement					
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	* *	1	\$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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 15 WILLIAMS BRIDGE STATION**  
**Asset # : 13987**

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
Stand-by Power									
	Generators								
	Diesel	100%			2039	* *	1	\$1,900	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Rear Yard					
				Explanation : Emergency Generator Rated At 40 Kilowatts.					
	Batteries								
	Lead/Acid	100%			2024	\$1,600	5	\$200	
	Fuel Storage								
	Main Tank	100%			2058	* *	5	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Rear Yard					
				Explanation : 50 Gallons Rated Capacity					
Lighting									
	Interior Lighting								
	Fluorescent	100%			2035	* *	10	\$4,600	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Throughout The Building					
				Explanation : T-8 Lamps					
	Egress Lighting								
	Emergency, Service	45%			2035	* *	1		
	Emergency, Battery	5%			2035	* *	10	\$100	
	Exit, Service	50%			2035	* *	1		
	Exterior Lighting								
	HID	20%			2035	* *	10		
	HID	10%	Now	\$2,000	2040	* *			
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Rear Of The Building					
				Explanation : Not Functional					
	No Component	70%							
Alarm									
	Security System								
	No Component	70%							
	Generic	30%			2038	* *	1	\$600	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Outside Perimeter Of The Building					
				Explanation : CCTV Surveillance Cameras					

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%			2050	* *	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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 15 WILLIAMS BRIDGE STATION**  
**Asset # : 13987**

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									
	Conversion Equipment								
	Furnace	30%			2030	\$3,400	1	\$700	
		Other Observation, Extent : Light, Area Affected : 100% Location : 1 Unit In Basement, 1 Unit In Apparatus Floor Explanation : 2 Units							
	Hot Water Boiler	70%			2028	\$26,300	1	\$1,700	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : One Unit							
Distribution									
	Hot Wtr Piping/Pump	100%			2038	**	4	\$400	
Terminal Devices									
	Convactor/Radiator	65%			2028	\$17,000	1	\$1,100	
	Fan Coil Unit/Heat	5%			2030	\$3,700	1	\$100	
	No Component	30%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2025	\$5,100	1		
		Broken, Extent : Moderate, Area Affected : 10% Location : 2nd Floor Unit							
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	Now	\$1,800	2040	**	1		
		Corroded, Extent : Severe, Area Affected : 5% Location : Water Main And Piping, Basement							
	Water Heater								
	Gas Fired	100%			2029	\$3,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : One 75 Gallon Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2024	\$200	4	\$200	
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Moderate, Area Affected : 10% Location : 1st Floor Toilet							

*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 15 WILLIAMS BRIDGE STATION**  
**Asset # : 13987**

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									
Sprinkler									
	No Component	80%							
	Generic	20%	0-2	\$4,800	2060	* *	1-2	\$200	
Corroded, Extent : Severe, Area Affected : 80%									
Location : Basement									

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 16 HARLEM STATION  
**Address** : 524 LENOX AVE. @ HARLEM HOSPITAL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.016 / 13985 **Yr Built/Renovated** : 1959 /  
**Area Sq Ft** : 3,500 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 06-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1  
**Block** : 1731 **Lot** : 1 **BIN** : 1082168

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$47,500
<b>Total</b>		<b>\$47,500</b>
Importance Code B		\$47,500
<b>Total</b>		<b>\$47,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Interior Architecture	\$23,100		\$200	\$700
Electrical	\$100	\$100	\$100	\$100
Mechanical	\$300	\$100	\$300	\$100
Site Pavements	\$6,900			
<b>Total</b>	<b>\$30,400</b>	<b>\$100</b>	<b>\$600</b>	<b>\$800</b>
Importance Code B	\$20,300	\$100	\$400	\$800
Importance Code C	\$10,200		\$200	
<b>Total</b>	<b>\$30,400</b>	<b>\$100</b>	<b>\$600</b>	<b>\$800</b>



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.



**FIRE DEPARTMENT - 057**  
**EMS STATION 16 HARLEM STATION**  
**Asset # : 13985**

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									
Soffits									
	Cast in Place Concrete	100%			LIFE	**	5		
Paint Peeling, Extent : Light, Area Affected : 100%									
Location : Decontamination Bay									
Interior									
Floors									
	Terrazzo	10%	0-2	\$2,900	LIFE	**	5	\$500	
Cracking/Crumbling, Extent : Light, Area Affected : 20%									
Location : Throughout									
	Vinyl Tile	90%	Now	\$4,700	2030	\$47,500	3	\$2,000	
Cracking/Crumbling, Extent : Light, Area Affected : 20%									
Location : Throughout									
Interior Walls									
	Ceramic Tile	5%			2033	**	5	\$400	
	Glass: Single Pane	5%			LIFE	**	5	\$600	
	Marble Panels	5%			LIFE	**	10	\$200	
	Plaster	85%	Now	\$2,800	LIFE	**	5	\$2,000	
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : Mens Locker Room									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Mens Locker Room									
Ceilings									
	AcousTileSusp.Lay-In	90%	Now	\$2,300	2043	**	5	\$2,700	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Storage Room									
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : Mens Locker Room									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Mens Locker Room									
	Exposed Concrete	10%	Now	\$10,000	LIFE	**	5	\$100	
Paint Peeling, Extent : Light, Area Affected : 100%									
Location : Decontamination Bay Corridor									
Water Penetration, Extent : Severe, Area Affected : 50%									
Location : Decontamination Bay Corridor									
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2040	**			
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	100%			2035	**			
Parking/Driveway									
	Cast in Place Concrete	100%	4+	\$6,900	2035	**			
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Decontamination Bay									

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 16 HARLEM STATION**  
**Asset # : 13985**

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									
	Raceway								
	Conduit	100%			2040	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2038	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2040	* *	1		
Lighting									
	Interior Lighting								
	Fluorescent	100%			2030	\$9,900	10	\$3,200	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Egress Lighting								
	Emergency, Service	50%			2030	\$900	1		
	Exit, Service	50%			2035	* *	1		
	Exterior Lighting								
	HID	50%			2030	\$6,900	10		
	No Component	50%							
Alarm									
	Fire/Smoke Detection								
	No Component	70%							
	Generic, Analog	30%			2030	\$11,300	1-3	\$700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Part Of Hospital System								

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								
	Plant Campus Steam / PRV	25%			2040	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Supplied From Harlem Hospital							
	No Component	75%							
Distribution									
	Steam Piping/Pump	25%			2040	* *			
	No Component	75%							
Terminal Devices									
	Convactor/Radiator	25%			2043	* *	1	\$300	
	No Component	75%							
Air Conditioning									
	Energy Source								
	Electricity	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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 16 HARLEM STATION**  
**Asset # : 13985**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	25%			2038	* *	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Hospital Roof							
		Explanation : No Access							
	Split Unit	5%			2030	\$3,600			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Medical Equipment Room Lounge							
		Explanation : 2 Units: 1 Wall Mounted And 1 Ceiling Cassette.							
	No Component	70%							
Distribution									
	Ductwork/Diffusers	25%			LIFE	* *	2	\$1,400	
	No Component	75%							
Ventilation									
	Exhaust Fans								
	Roof	100%			2030	\$5,700	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	* *	1		
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Not Accessible	100%							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Fire Pump								
	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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 18 BATHGATE STATION  
**Address** : 1647 WASHINGTON AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.018 / 13707 **Yr Built/Renovated** : 2002 /  
**Area Sq Ft** : 5,990 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 04-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2905 **Lot** : 30 **BIN** : 2817123

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$600	\$3,700		\$15,900
Interior Architecture		\$1,900	\$500	
Electrical	\$500	\$700	\$2,200	\$6,100
Mechanical	\$200	\$500	\$2,600	\$4,100
Site Pavements	\$2,800			
<b>Total</b>	<b>\$4,100</b>	<b>\$6,800</b>	<b>\$5,300</b>	<b>\$26,100</b>
Importance Code A	\$700	\$4,200	\$100	\$16,400
Importance Code B	\$600	\$2,600	\$4,900	\$9,600
Importance Code C	\$2,800		\$300	
<b>Total</b>	<b>\$4,100</b>	<b>\$6,800</b>	<b>\$5,300</b>	<b>\$26,100</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 18 BATHGATE STATION**  
**Asset # : 13707**

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									
	Alum/Vinyl Siding	20%			2049	**	10	\$1,000	
	Concrete Masonry Unit	10%			LIFE	**	5	\$1,000	
	Masonry: Brick	55%			LIFE	**	5	\$8,800	
	Metal Sect. OHD	15%			2042	**	5	\$7,500	
Windows									
	Aluminum	100%			2045	**	5	\$600	
Parapets									
	Masonry: Brick	90%			LIFE	**	5	\$1,500	
	Pre-Cast Concrete	10%	Now	\$600	LIFE	**	5	\$1,100	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%									
Location : Coping									
Open Joints, Extent : Moderate, Area Affected : 25%									
Location : Coping									
Roof									
	Modified Bitumen	75%			2034	**	10	\$12,600	
Recent Repair Evident, Extent : Light, Area Affected : 20%									
Location : Throughout									
	Single Ply Membrane	20%			2034	**	10	\$3,400	
	Sloped Glazing	5%			LIFE	**	5	\$11,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Above Exterior Awning Over Vehicle Entrance									
Explanation : Plastic Glazing									
Soffits									
	Metal, Corrugated	100%			2049	**	1		
Interior									
Floors									
	Cast in Place Concrete	65%			LIFE	**	5	\$12,700	
	Ceramic Tile	5%			2038	**	5	\$400	
	Vinyl Tile	30%			2034	**	3	\$1,000	
Interior Walls									
	Ceramic Tile	5%			2038	**	5	\$500	
	Concrete Masonry Unit	60%			LIFE	**	5	\$2,600	
	Gypsum Board	35%			LIFE	**	5	\$2,200	
Other Observation, Extent : Light, Area Affected : 10%									
Location : Lower Section Of Walls									
Explanation : Protected With Steel Plates									
Ceilings									
	AcousTileSusp.Lay-In	35%			2042	**	5	\$3,100	
	Exposed Struc: Steel	65%			LIFE	**			
Site Enclosure									
Fence/Gates									
	Cast in Place Concrete	15%			2064	**			
	Chain Link	85%			2049	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2034	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 18 BATHGATE STATION**  
**Asset # : 13707**

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	

## Site Pavements

## On-Site Walkways

Asphalt	40%			2032		**			
Cast in Place Concrete	60%			2034		**			

## Parking/Driveway

Asphalt	100%	4+	\$2,800	2032		**			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>									
<i>Location : Throughout</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%			2049		**	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Electrical Room</i>									
<i>Explanation : Main Service Switch Rated At 600 Amperes</i>									

## Switchgear / Switchboard

Fused Disc Sw	100%			2049		**	5		
---------------	------	--	--	------	--	----	---	--	--

## Raceway

Conduit	100%			2049		**	1		
---------	------	--	--	------	--	----	---	--	--

## Panelboards

Fused Disc Sw	20%			2045		**	5		
Molded Case Bkrs	80%			2045		**	5	\$100	

## Wiring

Thermoplastic	100%			2049		**	1		
---------------	------	--	--	------	--	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2042		**	5		
-----------------	------	--	--	------	--	----	---	--	--

## Ground

## Grounding Devices

Not Accessible	100%								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location :</i>									
<i>Explanation : Covered With Insulation</i>									

## Stand-by Power

## Transfer Switches

Automatic	100%			2042		**	1	\$1,800	
-----------	------	--	--	------	--	----	---	---------	--

## Generators

Diesel	100%			2038		**	1	\$2,300	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Outside</i>									
<i>Explanation : Diesel Generator Rated At 40 Kilowatts</i>									

## Batteries

Lead/Acid	100%			2023		\$1,600	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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 18 BATHGATE STATION**  
**Asset # : 13707**

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

## Stand-by Power

## Fuel Storage

## Main Tank

100%

2057

\* \*

5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside**Explanation : 50 Gallon Capacity*

## Lighting

## Interior Lighting

## Fluorescent

100%

2034

\* \*

10

\$5,500

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : T-8 Lamps*

## Egress Lighting

## Emergency, Service

50%

2034

\* \*

1

## Exit, LED

50%

2057

\* \*

1

## Exterior Lighting

## HID

100%

2034

\* \*

10

## Alarm

## Fire/Smoke Detection

## No Component

70%

## Generic, Analog

30%

2034

\* \*

1-3

\$1,100

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : 1st Floor**Explanation : Manual Pull Station, Strobe Lights And Alarm Bells*

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%

2049

\* \*

1

## Conversion Equipment

## Furnace

30%

2029

\$4,100

1

\$900

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 1 Natural Gas Fired Packaged Rooftop Unit*

## Radiant Heater

70%

2034

\* \*

2

\$1,900

*Other Observation, Extent : Light, Area Affected : 100%**Location : Garage**Explanation : 3 Natural Gas Fired Space Heaters*

## Terminal Devices

## Fan Coil Unit/Heat

10%

2034

\* \*

1

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Vestibule**Explanation : Electric Cabinet Unit Heater*

## No Component

90%

## 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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 18 BATHGATE STATION**  
**Asset # : 13707**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Air Conditioning								
	Energy Source							
	Electricity	100%		2045	* *	1		
	Conversion Equipment							
	Ext Pkg Unit - Heating/Cooling	30%		2029	\$22,000	2	\$100	
	Split Unit	2%		2029	\$2,500			
	No Component	68%						
	Distribution							
	Ductwork/Diffusers	100%		LIFE	* *	2	\$7,800	
Ventilation								
	Distribution							
	Ductwork/Diffusers	100%		LIFE	* *	2-5	\$3,300	
	Exhaust Fans							
	Roof	60%		2029	\$5,800	2	\$100	
	Wall Unit	40%		2029	\$800	2	\$100	
Plumbing								
	H/C Water Piping							
	Brass/Copper	100%		2049	* *	1		
	Water Heater							
	Gas Fired	100%		2024	\$3,600	2	\$100	
	Sanitary Piping							
	Cast Iron	100%		LIFE	* *	1		
	Storm Drain Piping							
	Cast Iron	100%		LIFE	* *	1		
	Fixtures							
	Generic	100%						
	Low Consumption Fixtures, Extent : Light, Area Affected : 100%							
	Location : Men And Women Toilet Rooms							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 19 (FORMER ENGINE CO. 75)  
**Address** : 2285 JEROME AVENUE @ E. 183 STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIR0017.000 / 13399 **Yr Built/Renovated** : 1901 / 2001  
**Area Sq Ft** : 6,495 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Mar-2013 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Floors 1,2  
**Block** : 3197 **Lot** : 33 **BIN** : 2014235

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$127,200
Electrical	\$70,100	\$68,600
Mechanical		\$48,900
<b>Total</b>	<b>\$70,100</b>	<b>\$244,700</b>
Importance Code A		\$176,100
Importance Code B	\$70,100	\$68,600
<b>Total</b>	<b>\$70,100</b>	<b>\$244,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$35,300			\$6,100
Interior Architecture	\$12,600	\$3,000	\$700	\$500
Electrical	\$12,600	\$900	\$800	\$57,700
Mechanical	\$700	\$12,600	\$700	\$10,800
<b>Total</b>	<b>\$61,200</b>	<b>\$16,500</b>	<b>\$2,300</b>	<b>\$75,100</b>
Importance Code A	\$35,600	\$300	\$300	\$11,500
Importance Code B	\$23,000	\$16,200	\$1,200	\$63,600
Importance Code C	\$2,500		\$700	
<b>Total</b>	<b>\$61,200</b>	<b>\$16,500</b>	<b>\$2,300</b>	<b>\$75,100</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 19 (FORMER ENGINE CO. 75)**  
**Asset # : 13399**

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	30%	Now	\$18,400	LIFE	**	5	\$5,900	
Diagonal Cracks, Extent : Moderate, Area Affected : 5%									
Location : West Facade									
Painted Surfaces, Extent : Moderate, Area Affected : 50%									
Location : West Facade									
	Masonry: Brick	45%			LIFE	**	5	\$8,800	
	Metal Sect. OHD	20%			2029	\$127,200	5	\$12,200	
	Pre-Cast Concrete	5%			LIFE	**	5	\$3,200	
Windows									
	Aluminum	100%			2040	**	5	\$2,200	
Parapets									
	Masonry: Brick	25%	Now	\$10,900	LIFE	**	5	\$500	
Diagonal Cracks, Extent : Moderate, Area Affected : 10%									
Location : East Facade									
	Pre-Cast Concrete	5%			LIFE	**	5	\$600	
	Not Accessible	70%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Roof Access									
Explanation : Roof Access Was Locked									
Roof									
	Modified Bitumen	20%	Now	\$6,000	2029	\$30,000			
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 20%									
Location : Over First Floor									
	Not Accessible	80%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Roof Access									
Explanation : Roof Access Was Locked									
Interior									
Floors									
	Cast in Place Concrete	55%			LIFE	**	5	\$13,100	
	Ceramic Tile	10%			2027	\$22,000	5	\$1,100	
	Vinyl Tile	35%	Now	\$10,100	2029	\$33,700	3	\$1,400	
Broken/Missing Elements, Extent : Light, Area Affected : 25%									
Location : Throughout.									
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Interior Walls									
	Ceramic Tile	10%			2033	**	5	\$1,500	
	Concrete Masonry Unit	10%			LIFE	**	5	\$600	
	Gypsum Board	10%			LIFE	**	5	\$900	
	Masonry: Brick	10%			LIFE	**			
	Plaster	10%	Now	\$2,500	LIFE	**	5	\$400	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : At East Entrance									
	Plaster	50%			LIFE	**	5	\$2,200	

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 19 (FORMER ENGINE CO. 75)**  
**Asset # : 13399**

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

AcousTileSusp.Lay-In	45%			2037	**	5	\$4,900	
Embossed Metal	50%			LIFE	**	5	\$2,400	
Exposed Concrete	5%			LIFE	**	5	\$100	

## Site Enclosure

## Free Standing Walls

Concrete Masonry Unit	100%			2044	**			
-----------------------	------	--	--	------	----	--	--	--

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%			2037	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2037	**			
------------------------	------	--	--	------	----	--	--	--

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	\$5,000	5		
---------------	------	--	--	------	---------	---	--	--

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

*Location : Basement*

*Explanation : Main Service Switch Rated At 600 Amperes*

## Raceway

Conduit	100%			2034	**	1		
---------	------	--	--	------	----	---	--	--

## Panelboards

Fused Disc Sw	20%			2032	**	5		
Molded Case Bkrs	80%			2032	**	5	\$100	

## Wiring

Thermoplastic	100%			2034	**	1		
---------------	------	--	--	------	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2029	\$15,000	5		
-----------------	------	--	--	------	----------	---	--	--

## Ground

## Grounding Devices

Generic	100%	2-4	\$9,900	LIFE	**	5	\$100	
---------	------	-----	---------	------	----	---	-------	--

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

*Location : Basement*

*Explanation : Corroded*

## Stand-by Power

## Transfer Switches

Automatic	100%			2029	\$5,000	1	\$2,000	
-----------	------	--	--	------	---------	---	---------	--

## Generators

Diesel	100%			2027	\$68,600	1	\$2,500	
--------	------	--	--	------	----------	---	---------	--

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

*Location : Outside*

*Explanation : Emergency Generator Rated At 40 Kilowatts*

*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 19 (FORMER ENGINE CO. 75)**  
**Asset # : 13399**

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
Stand-by Power									
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$200	
	Fuel Storage								
	Main Tank	100%			2039	* *	5	\$200	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Outside								
	Explanation : No Available Nameplate Rating Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	100%			2024	\$18,400	10	\$6,000	
	T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Egress Lighting								
	Emergency, Service	50%			2024	\$1,700	1		
	Exit, LED	50%			2039	* *	1		
	Exterior Lighting								
	HID	100%			2024	\$25,600	10		
Alarm									
	Fire/Smoke Detection								
	Generic	100%			2024	\$70,100	1-3	\$4,100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : Manual Pull Station, Strobe Lights, Smoke Detectors								

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%			2034	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2029	\$48,900	1	\$3,200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Hot Wtr Piping/Pump	100%			2032	* *	4	\$300	
	Terminal Devices								
	Convactor/Radiator	60%			2029	\$20,400	1	\$1,300	
	Unit Heater - Steam	40%			2024	\$9,100	4	\$200	
Air Conditioning									
	Energy Source								
	Electricity	100%			2032	* *	1		
	Conversion Equipment								
	Window/Wall Unit	60%			2022	\$7,900	1		
	No Component	40%							

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 19 (FORMER ENGINE CO. 75)**  
**Asset # : 13399**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	40%			LIFE	**	2-5	\$1,400	
	No Component	60%							
Exhaust Fans									
	Wall Unit	30%			2032	**	2	\$100	
	No Component	30%							
	Not Accessible	40%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2044	**	1		
Water Heater									
	Gas Fired	100%			2022	\$3,900	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 - 80 Gallon Unit Used With Solar Unit								
HW Heat Exchanger									
	Steam Fired	100%			2050	**	4	\$1,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Roof / Basement								
	Explanation : Solar								
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sump Pump(s)									
	Non-Submersible	100%	0-2	\$200	2024	\$1,000	4	\$100	
	Corroded, Extent : Severe, Area Affected : 10%								
	Location : The Housing								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Dual Unit								
Backflow Preventer									
	Generic	100%			2029	\$1,600	1	\$400	
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 20 MORRIS PARK STATION  
**Address** : JACOBI HOSPITAL 1410 PELHAM PARKWAY SOUTH  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.020 / 13990 **Yr Built/Renovated** :  
**Area Sq Ft** : 12,848 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 29-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 4205 **Lot** : 1 **BIN** : 2097552

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$295,100	\$140,700
Interior Architecture	\$42,000	
Electrical	\$36,300	\$138,700
Mechanical	\$150,300	
Site Pavements	\$217,500	
<b>Total</b>	<b>\$741,200</b>	<b>\$279,500</b>
Importance Code A	\$295,100	\$140,700
Importance Code B	\$186,600	\$138,700
Importance Code C	\$259,500	
<b>Total</b>	<b>\$741,200</b>	<b>\$279,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$57,100		\$1,300	
Interior Architecture	\$42,700			\$200
Electrical	\$7,000	\$1,600	\$14,500	\$1,200
Mechanical	\$14,500	\$900	\$11,000	\$400
Site Pavements	\$30,100			
<b>Total</b>	<b>\$151,500</b>	<b>\$2,500</b>	<b>\$26,800</b>	<b>\$1,800</b>
Importance Code A	\$57,100		\$1,300	
Importance Code B	\$61,800	\$2,500	\$25,400	\$1,800
Importance Code C	\$32,600			
<b>Total</b>	<b>\$151,500</b>	<b>\$2,500</b>	<b>\$26,800</b>	<b>\$1,800</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 20 MORRIS PARK STATION**  
**Asset # : 13990**

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	\$127,700	LIFE	**	5	\$8,100	
	Broken/Missing Elements, Extent : Severe, Area Affected : 15%							
	Location : At Entry Doors, Flag Pole Anchors, Building Corners, Underside Of Window Sills							
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 20%							
	Location : Throughout							
	Loose/Delam Surface, Extent : Severe, Area Affected : 30%							
	Location : At Entry Doors, Flag Pole Anchors, Building Corners, Underside Of Window Sills							
	Staining/Discoloring, Extent : Moderate, Area Affected : 50%							
	Location : Lower Half Of All Facades							
	Vegetation Growth, Extent : Severe, Area Affected : 20%							
	Location : East Elevation And At Base Of Building - Perimeter Entire							
	Water Penetration, Extent : Moderate, Area Affected : 35%							
	Location : At Base Of North And East Perimeter Walls - Seeps Through From Exterior							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Northern Half Of Building							
	Explanation : The Ems Facility Resides In Portion Of Building Entire							
Metal Panel	10%	Now	\$700	2038	**	5	\$1,800	
	Deformed/Dented, Extent : Moderate, Area Affected : 20%							
	Location : At Building Corners And Window Sills							
	Seams Open/Split, Extent : Moderate, Area Affected : 20%							
	Location : At Building Corners And Window Sills							
Metal Coiling Doors	5%	Now	\$28,300	2048	**	5	\$700	
	Deformed/Dented, Extent : Moderate, Area Affected : 30%							
	Location : Panel Of Door And At Door Track							
Windows								
Aluminum	100%	Now	\$118,300	2053	**	5	\$1,400	
	Air Infiltration, Extent : Severe, Area Affected : 30%							
	Location : Windows - East Elevation							
	Glazing Broken/Cracked, Extent : Severe, Area Affected : 20%							
	Location : Observed Within Apparatus Floor And East Side Of Building - Assumed Throughout							
	Unit Inoperable, Extent : Severe, Area Affected : 30%							
	Location : Observed Within Apparatus Floor And East Side Of Building - Assumed Throughout							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Observed Within Apparatus Floor And East Side Of Building - Assumed Throughout							
	Explanation : All Windows Are At The End Of Their Useful Life							

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 20 MORRIS PARK STATION**  
**Asset # : 13990**

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								
Roof								
Modified Bitumen	100%	Now	\$28,100	2028	\$140,700			
Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 25%								
Location : Water Sheeting Over Soffit Edge Eroding Grounds								
Reflective Surface, Extent : Light, Area Affected : 100%								
Location : Roof Entire								
Seams Open/Split, Extent : Moderate, Area Affected : 20%								
Location : West Side Of Roof - Observed From Ground Plane								
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : Roof Penetrations And North East Corner Of Storage Room								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Roof Entire								
Explanation : Condition Of Roof Observed From Ground Plane. No Access Hatch Available								
Soffits								
Metal Panel	30%			2038	**	5-10	\$4,800	
Stucco Cement	70%	Now	\$49,000	2048	**	5	\$2,000	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Various Locations On The Underside Of Perimeter Soffit								
Loose/Delam Surface, Extent : Severe, Area Affected : 25%								
Location : East Side Of Building								
Staining/Discoloring, Extent : Moderate, Area Affected : 50%								
Location : Evidence Of Water Saturation Throughout Perimeter Soffits								
Interior								
Floors								
Cast in Place Concrete	87%	0-2	\$15,700	LIFE	**	5	\$31,700	
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Various Locations At Perimeter Of Apparatus Floor								
Ceramic Tile	3%			2031	**	5	\$500	
Vinyl Tile	10%	Now	\$1,500	2033	**	3	\$600	
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
Location : Dispatch Offices								
Interior Walls								
Ceramic Tile	5%	Now	\$900	2031	**	5	\$300	
Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
Location : Partitions At Shower Stalls In Locker Rooms								
Gypsum Board	55%	Now	\$1,500	LIFE	**	5	\$4,300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Partitions At Shower Stalls In Locker Rooms								
SGFT/Glazed Masonry	40%	Now	\$42,000	LIFE	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 15%								
Location : Apparatus Floor - At Columns, Wall Opening - At Entry Doors								
Water Penetration, Extent : Moderate, Area Affected : 35%								
Location : At Base Of North And East Perimeter Walls - Seeps Through From Exterior								

*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.*



**FIRE DEPARTMENT - 057**  
**EMS STATION 20 MORRIS PARK STATION**  
**Asset # : 13990**

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								
Ceilings								
Plaster	100%	Now	\$22,800	LIFE	* *	5	\$10,400	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Where Ceiling Meets Wall In Corridor								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : At Exhaust Hood In Apparatus Floor And North East Corner Of Storage Room								
Site Enclosure								
Fence/Gates								
Chain Link	100%			2038	* *			
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$15,300	2048	* *			
Sinking/Subsiding, Extent : Severe, Area Affected : 40%								
Location : Perimeter Walkways At Building And Parking Lot								
Parking/Driveway								
Asphalt	10%	Now	\$14,800	2043	* *			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : North East Portion Of Lot								
Cast in Place Concrete	90%	Now	\$217,500	2048	* *			
Cracking/Crumbling, Extent : Severe, Area Affected : 25%								
Location : At Apron And Approach To Overhead Entry Door								
Ponding, Extent : Severe, Area Affected : 35%								
Location : Access Road To Apparatus Floor								
Sinking/Subsiding, Extent : Moderate, Area Affected : 30%								
Location : Throughout Parking Area								

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									
Raceway									
	Conduit	100%			2028	\$32,700	1		
Panelboards									
	Fused Disc Sw	20%			2027	\$8,000	5	\$100	
	Molded Case Bkrs	80%			2027	\$32,200	5	\$300	
Wiring									
	Braided Cloth	20%	2-4	\$5,800	2053	* *	1		
Insulation Aged, Extent : Severe, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	80%			2028	\$23,100	1		
Motor Controllers									
	Locally Mounted	100%			2026	\$15,000	5	\$100	

## 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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 20 MORRIS PARK STATION**  
**Asset # : 13990**

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	100%			2023	\$36,300	10	\$11,800	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100% Location : Throughout The Building									
	Egress Lighting Exit, Service	100%			2023	\$1,500	1		
Alarm									
	Security System Generic	100%			2036	* *	1	\$4,800	
Other Observation, Extent : Light, Area Affected : 10% Location : Cctv Surveillance Camera In The Front And Back Of The Building. Explanation : CCTV Surveillance Camera									
	Fire/Smoke Detection Generic, Digital	100%			2028	\$138,700	1-3	\$7,900	
Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout The Building Explanation : Strobe Lights, Manual Pull Station And Horns									
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 Plant Campus Steam / PRV	80%			2038	* *	1		
Other Observation, Extent : Moderate, Area Affected : 100% Location : Hospital Campus Explanation : Steam Is Provided From Adjacent Building No. 7 - Storehouse									
	No Component	20%							
	Distribution Central Plant Steam Piping/Pmp	80%	Now	\$8,500	2038	* *	4	\$500	
Leak Evident, Extent : Severe, Area Affected : 100% Location : Front Of Garage Door, 1st Floor									
	No Component	20%							
	Terminal Devices Fan Coil Unit/Heat	80%	0-2	\$150,300	2038	* *	1	\$3,000	
On Extended Life, Extent : Severe, Area Affected : 100% Location : Throughout									
	No Component	20%							
Air Conditioning									
	Energy Source Electricity	50%			2044	* *	1		
	No Component	50%							

*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 20 MORRIS PARK STATION**  
**Asset # : 13990**

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
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	30%			2023	\$7,800	1		
	No Component	70%							
Ventilation									
	Exhaust Fans								
	Interior	20%			2033	**	2	\$100	
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	Now	\$4,700	2038	**	1		
	Leak Evident, Extent : Moderate, Area Affected : 10%								
	Location : Bathroom								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%	Now	\$1,300	LIFE	**	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 5%								
	Location : Gutters								
	Sump Pump(s)								
	Submersible	100%			2022	\$400	4	\$400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : 2 Units								
	Fixtures								
	Generic	100%							
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Fire Suppression									
	Chemical System								
	No Component	90%							
	Generic	10%			2023	\$2,700	1-3	\$400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Fire Extinguishers								

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 26 MORRISANIA STATION  
**Address** : 1264 BOSTON ROAD BTWN E.168 ST. - E.169 ST.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.026 / 13991 **Yr Built/Renovated** :  
**Area Sq Ft** : 7,500 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 15-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2663 **Lot** : 22 **BIN** : 2004749

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$37,400	
Interior Architecture	\$72,000	
Electrical		\$106,800
<b>Total</b>	<b>\$109,400</b>	<b>\$106,800</b>
Importance Code A	\$37,400	
Importance Code B	\$72,000	\$106,800
<b>Total</b>	<b>\$109,400</b>	<b>\$106,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$20,800			
Interior Architecture	\$23,800		\$200	\$500
Electrical	\$11,000	\$500	\$500	\$1,300
Mechanical	\$500	\$600	\$500	\$500
Site Enclosure	\$5,200			
Site Pavements	\$1,200			
<b>Total</b>	<b>\$62,500</b>	<b>\$1,100</b>	<b>\$1,300</b>	<b>\$2,300</b>
Importance Code A	\$21,200	\$400	\$400	\$400
Importance Code B	\$27,800	\$700	\$700	\$2,000
Importance Code C	\$13,600		\$200	
<b>Total</b>	<b>\$62,500</b>	<b>\$1,100</b>	<b>\$1,300</b>	<b>\$2,300</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 26 MORRISANIA STATION**  
**Asset # : 13991**

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								
	Metal, Corrugated	95%	Now	\$20,500	2056	**	1		
		Corrosion/Rusting, Extent : Severe, Area Affected : 20%							
		Location : Bottom Of Street Wall							
		Deformed/Dented, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
	Metal Coiling Doors	5%			2035	**	5	\$2,200	
Windows									
	Aluminum	100%			2046	**	5	\$600	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Roof									
	Metal Panel	100%			2043	**	10	\$37,400	
Interior									
	Floors								
	Cast in Place Concrete	55%	0-2	\$12,400	LIFE	**	5	\$12,500	
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Apparatus							
	Ceramic Tile	5%	0-2	\$4,200	2033	**	5	\$300	
		Cracking/Crumbling, Extent : Severe, Area Affected : 40%							
		Location : Throughout							
	Vinyl Tile	40%	Now	\$36,900	2040	**	3	\$1,600	
		Patching Evident, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 30%							
		Location : Throughout							
		Worn/Eroded, Extent : Severe, Area Affected : 25%							
		Location : Throughout							
Interior Walls									
	Ceramic Tile	5%			2033	**	5	\$500	
	Concrete Masonry Unit	55%			LIFE	**	5	\$4,000	
	Metal Panel	40%	0-2	\$5,200	LIFE	**			
		Deformed/Dented, Extent : Light, Area Affected : 20%							
		Location : Throughout							
Ceilings									
	AcousTileSusp.Lay-In	100%	0-2	\$35,100	2035	**	5	\$5,200	
		Cracking/Crumbling, Extent : Severe, Area Affected : 60%							
		Location : Throughout							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%	Now	\$5,200	2050	**			
		Broken/Missing Elements, Extent : Severe, Area Affected : 100%							
		Location : Front Of Building							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2043	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 26 MORRISANIA STATION**  
**Asset # : 13991**

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	

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	4+	\$1,200	2043	* *	
------------------------	------	----	---------	------	-----	--

Cracking/Crumbling, Extent : Moderate, Area Affected : 20%

Location : Rear Of Building

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%			2030	\$5,000	5	
---------------	------	--	--	------	---------	---	--

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

Location : Front Office

Explanation : One 200 Amperes Service

## Raceway

Conduit	100%			2030	\$32,700	1	
---------	------	--	--	------	----------	---	--

## Panelboards

Fused Disc Sw	5%			2029	\$2,000	5	
---------------	----	--	--	------	---------	---	--

Molded Case Bkrs	95%			2029	\$38,200	5	\$200
------------------	-----	--	--	------	----------	---	-------

## Wiring

Braided Cloth	30%	2-4	\$8,700	2055	* *	1	
---------------	-----	-----	---------	------	-----	---	--

Insulation Aged, Extent : Moderate, Area Affected : 100%

Location : Throughout The Building

Thermoplastic	70%			2030	\$20,200	1	
---------------	-----	--	--	------	----------	---	--

## Motor Controllers

Locally Mounted	100%			2028	\$15,000	5	\$100
-----------------	------	--	--	------	----------	---	-------

## Ground

## Grounding Devices

Generic	100%			LIFE	* *	5	\$200
---------	------	--	--	------	-----	---	-------

## Stand-by Power

## Transfer Switches

Automatic	100%			2028	\$5,000	1	\$2,300
-----------	------	--	--	------	---------	---	---------

## Generators

Diesel	100%			2026	\$68,600	1	\$2,900
--------	------	--	--	------	----------	---	---------

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

Location : Outside Rear Of Building

Explanation : 80 Kilovolt-amperes

## Batteries

Lead/Acid	100%			2021	\$1,600	5	\$300
-----------	------	--	--	------	---------	---	-------

## Fuel Storage

Day Tank	100%			2029	\$600	5	\$1,400
----------	------	--	--	------	-------	---	---------

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

Location : Outside Rear Of Building

Explanation : One 60 Gallon Tank

## 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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 26 MORRISANIA STATION**  
**Asset # : 13991**

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

HID	5%		2030	\$400	10
LED	95%		2038	* *	

## Egress Lighting

Emergency, Service	60%		2038	* *	1
Exit, Service	40%		2030	\$300	1

## Exterior Lighting

HID	30%		2025	\$8,900	10
No Component	70%				

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%		2040	* *	1
-------------	------	--	------	-----	---

## Conversion Equipment

Furnace	50%	2035	**	1	\$1,900
<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
<i>Location : Apparatus Floor</i>					
<i>Explanation : 3 Units</i>					

Hot Water Boiler	50%	2047	* *	1	\$1,900
<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
<i>Location : Boiler Room</i>					
<i>Explanation : One Unit</i>					

## Distribution

Hot Wtr Piping/Pump	50%		2038	* *	4	\$300
No Component	50%					

## Terminal Devices

Convactor/Radiator	50%		2035	* *	1	\$1,200
No Component	50%					

**Air Conditioning**

## Energy Source

Electricity	100%		2038	* *	1
-------------	------	--	------	-----	---

## Conversion Equipment

Window/Wall Unit	30%		2025	\$4,600	1
No Component	70%				

**Plumbing**

## H/C Water Piping

Brass/Copper	100%		2040	* *	1
--------------	------	--	------	-----	---

## Water Heater

Gas Fired	100%	2029	\$4,500	2	\$100
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
<i>Location : 1st Floor Locker Room</i>					
<i>Explanation : Gas Fired Domestic Hot Water Heater</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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 26 MORRISANIA STATION**  
**Asset # : 13991**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 27  
**Address** : 243 EAST 233RD STREET BTWN KEPLER AVE. - KATONAH AVE.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.027 / 13993 **Yr Built/Renovated** : 2011 /  
**Area Sq Ft** : 12,027 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 18-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,3,4  
**Block** : 3374 **Lot** : 10 **BIN** : 2019007

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$15,000		\$11,600	\$600
Interior Architecture	\$800	\$900	\$1,400	\$800
Electrical	\$2,200	\$2,000	\$3,900	\$2,400
Mechanical	\$1,400	\$1,400	\$2,300	\$1,300
<b>Total</b>	<b>\$19,400</b>	<b>\$4,300</b>	<b>\$19,100</b>	<b>\$5,100</b>
Importance Code A	\$15,700	\$500	\$12,200	\$1,200
Importance Code B	\$3,700	\$3,300	\$6,900	\$3,900
Importance Code C		\$500		
<b>Total</b>	<b>\$19,400</b>	<b>\$4,300</b>	<b>\$19,100</b>	<b>\$5,100</b>



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.

**FIRE DEPARTMENT - 057****EMS STATION 27****Asset # : 13993**

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	70%			LIFE	**	5		\$17,000	
Metal Panel	10%			2048	**	5-10		\$16,700	
Metal Sect. OHD	20%			2041	**	5		\$15,200	

**Windows**

Aluminum	100%			2044	**	5		\$1,200	
----------	------	--	--	------	----	---	--	---------	--

**Parapets**

Metal Panel	100%			2048	**	5		\$6,700	
-------------	------	--	--	------	----	---	--	---------	--

**Roof**

Built-Up (BUR)	20%			2033	**	10		\$1,600	
Metal Panel	50%			2041	**	10		\$7,400	
Plaza Roof: Stone Panels	5%			2048	**				
Single Ply Membrane	25%			2033	**	10		\$2,000	

**Interior****Floors**

Cast in Place Concrete	50%			LIFE	**	5		\$19,700	
Ceramic Tile	5%			2037	**	5		\$900	
Sheet Vinyl/Rubber	10%			2033	**	5		\$2,700	
Vinyl Tile	35%			2033	**	3		\$3,200	

**Interior Walls**

Ceramic Tile	5%			2037	**	5		\$900	
Concrete Masonry Unit	50%			LIFE	**	5		\$3,800	
Glazed Ceramic Panel	10%			LIFE	**				
Gypsum Board	15%			LIFE	**	5		\$1,700	
Metal Panel	10%			LIFE	**				
Plaster	10%			LIFE	**	5		\$600	

**Ceilings**

Metal Panel	20%			LIFE	**	5		\$4,500	
Plaster	20%			LIFE	**	5		\$2,300	
Plaster	60%			LIFE	**	5		\$6,800	

**Site Pavements****Parking/Driveway**

Cast in Place Concrete	100%			2041	**				
------------------------	------	--	--	------	----	--	--	--	--

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%			2054	**	5		\$100	
---------------	------	--	--	------	----	---	--	-------	--

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Electrical Room Basement**Explanation : One 400 Amperes Main Disconnect Switch***Switchgear / Switchboard**

Molded Case Bkrs	100%			2054	**	5		\$300	
------------------	------	--	--	------	----	---	--	-------	--

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

## FIRE DEPARTMENT - 057

## EMS STATION 27

Asset # : 13993

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									
	Raceway								
	Conduit	100%			2054	**	1		
	Panelboards								
	Fused Disc Sw	10%			2050	**	5		
	Molded Case Bkrs	90%			2050	**	5	\$300	
	Wiring								
	Thermoplastic	100%			2054	**	1		
	Motor Controllers								
	Locally Mounted	100%			2045	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2045	**	1	\$3,700	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : Two Automatic Transfer Switches								
	Generators								
	Diesel	100%			2041	**	1	\$4,700	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Generator Room - Basement								
	Explanation : One 83 Kilowatts								
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$400	
	Fuel Storage								
	Main Tank	100%			2063	**	5	\$400	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : One 2366 Gallons								
Lighting									
	Interior Lighting								
	Fluorescent	100%			2036	**	10	\$11,000	
	T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Egress Lighting								
	Emergency, Service	60%			2036	**	1		
	Exit, Service	40%			2036	**	1		
	Exterior Lighting								
	HID	100%			2036	**	10		
Alarm									
	Security System								
	Generic	100%			2036	**	1	\$4,500	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Inside And Outside								
	Explanation : Seven CCTV Surveillance Camera								

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 27**  
**Asset # : 13993**

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

## Alarm

Fire/Smoke Detection

Generic, Digital

100%

2036

\* \*

1-3

\$7,600

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

Electricity

10%

2054

\* \*

1

Natural Gas

90%

2054

\* \*

1

Conversion Equipment

Furnace

50%

2033

\* \*

1

\$3,000

*Other Observation, Extent : Light, Area Affected : 50%**Location : Roof**Explanation : 3 Rooftop Package Units*

Hot Water Boiler

40%

2041

\* \*

1

\$2,400

*Other Observation, Extent : Light, Area Affected : 40%**Location : Basement Boiler Room**Explanation : 1 Unit*

Radiant Heater

10%

2033

\* \*

2

\$600

*Other Observation, Extent : Light, Area Affected : 10%**Location : Staircases**Explanation : 6 Sections Of Electric Baseboard*

Distribution

Hot Wtr Piping/Pump

40%

2050

\* \*

4

\$400

No Component

60%

Terminal Devices

Convactor/Radiator

15%

2041

\* \*

1

\$600

Fan Coil Unit/Heat

15%

2033

\* \*

1

\$600

Unit Heater - Steam

10%

2033

\* \*

4

\$200

No Component

60%

## Air Conditioning

Energy Source

Electricity

100%

2050

\* \*

1

Conversion Equipment

Ext Pkg Unit -

Heating/Cooling

50%

2036

\* \*

2

\$400

*Other Observation, Extent : Light, Area Affected : 50%**Location : Roof**Explanation : 3 Rooftop Package Units. R-410a*

Split Unit

10%

2033

\* \*

*Other Observation, Extent : Light, Area Affected : 10%**Location : Roof**Explanation : 2 Units. R-410a*

No Component

40%

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 27**  
**Asset # : 13993**

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
Air Conditioning									
	Terminal Devices								
	Fan Coil - 2 Pipe	10%			2033	**	1	\$400	
	No Component	90%							
Heat Rejection									
	Evaporative Condenser	10%			2033	**	2	\$800	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,700	
Exhaust Fans									
	Interior	15%			2033	**	2	\$100	
	Roof	85%			2033	**	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2048	**	1		
Water Heater									
	Gas Fired	100%			2026	\$7,200	2	\$200	
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Backflow Preventer									
	Generic	100%			2036	**	1	\$700	
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2054	**	1-2	\$3,400	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 31 CUMBERLAND STATION  
**Address** : 39 AUBURN PLACE @ N PORTLAND AVE @ CUMBERLAND HOSPITAL  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.031 / 13994 **Yr Built/Renovated** :  
**Area Sq Ft** : 3,200 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1  
**Block** : 2039 **Lot** : 101 **BIN** : 3251647

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$10,200		\$10,200	
Interior Architecture	\$35,400			\$600
Electrical	\$400		\$100	
Mechanical	\$14,700	\$300	\$1,000	\$200
Site Pavements	\$25,900			
<b>Total</b>	<b>\$86,500</b>	<b>\$300</b>	<b>\$11,300</b>	<b>\$900</b>
Importance Code A	\$10,200		\$10,200	
Importance Code B	\$41,700	\$300	\$1,100	\$900
Importance Code C	\$34,600			
<b>Total</b>	<b>\$86,500</b>	<b>\$300</b>	<b>\$11,300</b>	<b>\$900</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 31 CUMBERLAND STATION**  
**Asset # : 13994**

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	60%			LIFE	* *	5	\$19,600		
Metal Coiling Doors	40%			2043	* *	5	\$20,500		
Windows									
Aluminum	100%			2046	* *	5	\$800		
Roof									
No Component	80%								
Not Accessible	20%								
Interior									
Floors									
Cast in Place Concrete	30%	Now	\$2,000	LIFE	* *	5	\$4,000		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Garage Area								
Ceramic Tile	5%			2039	* *	5	\$300		
Vinyl Tile	65%	Now	\$10,400	2030	\$34,800	3	\$1,500		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
	Recent Repair Evident, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Interior Walls									
Ceramic Tile	5%	Now	\$1,200	2039	* *	5	\$200		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Shower Stalls								
Concrete Masonry Unit	5%			LIFE	* *	5	\$300		
Gypsum Board	75%			LIFE	* *	5-10	\$10,600		
Masonry: Brick	5%			LIFE	* *	10	\$100		
SGFT/Glazed Masonry	10%			LIFE	* *	10	\$400		
Ceilings									
AcousTileSusp.Lay-In	85%	Now	\$13,000	2035	* *	5	\$2,600		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
Exposed Concrete	10%			LIFE	* *	5-10	\$800		
Exposed Struc: Steel	5%			LIFE	* *	10	\$600		
Site Pavements									
On-Site Walkways									
Cast in Place Concrete	100%	Now	\$3,000	2035	* *				
	Cracking/Crumbling, Extent : Moderate, Area Affected : 40%								
	Location : Walkway Adjacent To Lieutenant Office Window								
Parking/Driveway									
Asphalt	100%	Now	\$22,900	2033	* *				
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : At Vehicle Entry And Adjacent Parking Spaces								

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 31 CUMBERLAND STATION**  
**Asset # : 13994**

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									
	Raceway								
	Conduit	100%			2040	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2038	* *	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : In Hallway							
		Explanation : Breaker Panel In Use							
	Wiring								
	Thermoplastic	100%			2040	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2028	\$15,000	5		
Lighting									
	Interior Lighting								
	Fluorescent	100%			2030	\$9,100	10	\$2,900	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 75%							
		Location : Throughout							
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 25%							
		Location : Throughout							
	Egress Lighting								
	Emergency, Battery	50%			2025	\$2,300	10	\$400	
	Exit, Service	50%			2030	\$200	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Egress Fixtures Connected To Main Building Service							
	Exterior Lighting								
	HID	50%			2030	\$6,300	10		
		Outdr Lights On During Daytime, Extent : Light, Area Affected : 100%							
		Location : Outside Perimeter							
	No Component	50%							

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								
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Utilities Provided From Main Hospital Building							
<hr/>									
	Conversion Equipment								
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Provided From Main Hospital Building							

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.



**FIRE DEPARTMENT - 057**  
**EMS STATION 31 CUMBERLAND STATION**  
**Asset # : 13994**

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									
	Distribution								
	Ductwork/Diffusers	50%	4+	\$800	LIFE	* *	2-5	\$900	
		Damaged, Extent : Moderate, Area Affected : 100%							
		Location : Diffusers In Locker Room							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Office And Break Area And Lockers							
		Explanation : Area Served By Heating / Cooling Ducts And Diffusers							
	Hot Wtr Piping/Pump	50%			2046	* *	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Garage							
		Explanation : Hot Water System Serves Garage Unit Heaters							
Terminal Devices									
	Fan Coil Unit/Heat	40%	Now	\$9,400	2040	* *	1	\$400	
		Broken, Extent : Severe, Area Affected : 50%							
		Location : 2 Hydronic Units In Garage							
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Garage							
		Explanation : 2 Electric Units							
	No Component	60%							
Air Conditioning									
	Energy Source								
	Not Accessible	100%							
	Conversion Equipment								
	Split Unit	50%	4+	\$1,700	2030	\$33,300			
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Storage Room							
		Explanation : 2 Units. Condensate Drains Reported To Back Up							
	Window/Wall Unit	50%			2025	\$3,300	1		
	Distribution								
	Ductwork/Diffusers	50%			LIFE	* *	2	\$2,600	
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$2,800	
	Exhaust Fans								
	Not Accessible	100%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 31 CUMBERLAND STATION**  
**Asset # : 13994**

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								
	Electric	50%			2025	\$1,400	4		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Garage							
		Explanation : One 50 Gallon Unit Serves Garage Utility Sink							
	No Component	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Locker Areas							
		Explanation : Hot Water Provided From Main Hospital Building							
Sanitary Piping									
	Cast Iron	100%	Now	\$1,100	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : Hallway							
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sump Pump(s)									
	Non-Submersible	100%			2030	\$500	4	\$100	
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2050	**	1-2	\$900	
Fire Pump									
	Not Accessible	100%							
Chemical System									
	No Component	90%							
	Generic	10%			2025	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Fire Extinguishers							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 32 EMS - BROOKLYN HEIGHTS/RED HOOK  
**Address** : 347 BOND STREET @ CARROLL ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.032 / 13875 **Yr Built/Renovated** :  
**Area Sq Ft** : 8,194 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Jun-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 452 **Lot** : 5 **BIN** : 3007662

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$93,800	\$291,400
Mechanical		\$150,100
Site Pavements	\$63,400	
<b>Total</b>	<b>\$157,200</b>	<b>\$441,500</b>
Importance Code A	\$93,800	\$291,400
Importance Code B		\$150,100
Importance Code C	\$63,400	
<b>Total</b>	<b>\$157,200</b>	<b>\$441,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,600		\$4,200	
Interior Architecture	\$57,900		\$1,800	\$1,300
Electrical	\$1,800	\$1,000	\$1,300	\$2,600
Mechanical	\$16,100	\$900	\$3,400	\$700
Site Enclosure	\$2,200			
<b>Total</b>	<b>\$111,600</b>	<b>\$1,900</b>	<b>\$10,800</b>	<b>\$4,700</b>
Importance Code A	\$34,000	\$400	\$4,600	\$400
Importance Code B	\$53,700	\$1,500	\$6,200	\$3,600
Importance Code C	\$23,900			\$700
<b>Total</b>	<b>\$111,600</b>	<b>\$1,900</b>	<b>\$10,800</b>	<b>\$4,700</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 32 EMS - BROOKLYN HEIGHTS/RED HOOK**  
**Asset # : 13875**

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	65%	Now	\$54,900	LIFE	**	5	\$8,700	
Efflorescence, Extent : Moderate, Area Affected : 15%									
Location : Parking Lot Facade									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 20%									
Location : East Facade									
	Metal Panel	10%	0-2	\$2,000	2050	**	5	\$2,500	
Corrosion/Rusting, Extent : Moderate, Area Affected : 5%									
Location : East And West Facades									
Deteriorated Finish, Extent : Light, Area Affected : 10%									
Location : East Facade									
	Metal Sect. OHD	20%			2043	**	5	\$8,400	
	Slate Panels	5%	Now	\$7,300	LIFE	**	5	\$500	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : North Facade									
Spalling, Extent : Moderate, Area Affected : 10%									
Location : North Facade									
Windows									
	Aluminum	100%			2046	**	5	\$1,500	
Parapets									
	Masonry: Brick	80%	Now	\$38,900	LIFE	**	5	\$3,200	
Diagonal Cracks, Extent : Moderate, Area Affected : 20%									
Location : Interior Face									
Efflorescence, Extent : Moderate, Area Affected : 10%									
Location : Interior Face									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 15%									
Location : East Facade									
	Masonry: Limestone	20%			LIFE	**	5-10	\$9,900	
Roof									
	Modified Bitumen	100%	Now	\$14,600	2030	\$291,400			
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Over Mens Locker Room And Conference Room									
Soffits									
	Metal Panel	100%	4+	\$100	2050	**	5	\$1,300	
Corrosion/Rusting, Extent : Light, Area Affected : 10%									
Location : Main Entrance									

**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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 32 EMS - BROOKLYN HEIGHTS/RED HOOK**  
**Asset # : 13875**

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	70%			LIFE	* *	5	\$37,600		
Ceramic Tile	5%			2039	* *	5	\$600		
Vinyl Tile	25%	4+	\$1,400	2035	* *	3	\$1,100		
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Main Entrance									
Interior Walls									
Ceramic Tile	5%			2039	* *	5	\$1,300		
Concrete Masonry Unit	30%			LIFE	* *	5	\$6,200		
Gypsum Board	65%			LIFE	* *	5-10	\$28,800		
Ceilings									
AcousTileSusp.Lay-In	30%			2043	* *	5	\$3,700		
Exposed Struc: Steel	60%			LIFE	* *	10	\$14,700		
Gypsum Board	10%	Now	\$1,300	LIFE	* *	5	\$1,500		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Mens Locker And Conference Room									
Water Penetration, Extent : Moderate, Area Affected : 15%									
Location : Mens Locker And Conference Room									
Site Enclosure									
Fence/Gates									
Chain Link	53%	Now	\$300	2050	* *				
Impact Damage, Extent : Moderate, Area Affected : 10%									
Location : Along East Property Line									
Iron Picket	47%	Now	\$1,900	2065	* *				
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%									
Location : Gate Along Carroll Street									
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%									
Location : Along Carroll Street									
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2043	* *				
On-Site Walkways									
Cast in Place Concrete	100%			2043	* *				
Parking/Driveway									
Asphalt	95%	Now	\$63,400	2039	* *				
Cracking/Crumbling, Extent : Severe, Area Affected : 30%									
Location : Parking Lot									
Ponding, Extent : Moderate, Area Affected : 30%									
Location : Parking Lot									
Potholes, Extent : Severe, Area Affected : 20%									
Location : Parking Lot									
Cast in Place Concrete	5%			2043	* *				

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 32 EMS - BROOKLYN HEIGHTS/RED HOOK**  
**Asset # : 13875**

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%			2050	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : One 400 Ampere Main Disconnect Switch							
	Raceway								
	Conduit	100%			2050	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2046	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2050	**	1		
	Motor Controllers								
	Locally Mounted	100%			2043	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	**	1	\$2,500	
	Generators								
	Diesel	100%			2039	**	1	\$3,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Generator Enclosure - Outside							
		Explanation : One 180 Kilowatt Capacity							
	Batteries								
	Lead/Acid	100%			2024	\$1,600	5	\$300	
	Fuel Storage								
	Day Tank	50%			2046	**	5	\$800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Generator Enclosure - Outside							
		Explanation : One 150 Gallon							
	Main Tank	50%			2058	**	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Underground							
		Explanation : One 2,500 Gallon							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2035	**	10	\$7,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Lamps							
	Egress Lighting								
	Emergency, Service	40%			2035	**	1		
	Emergency, Battery	10%			2035	**	10	\$200	
	Exit, Battery	50%			2035	**	10	\$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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 32 EMS - BROOKLYN HEIGHTS/RED HOOK**  
**Asset # : 13875**

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									
	Exterior Lighting								
	HID	10%			2035	**	10		
	LED	90%			2038	**			
Alarm									
	Fire/Smoke Detection								
	Generic, Digital	100%			2035	**	1-3	\$5,000	
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%			2050	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2035	**	1	\$4,100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Mechanical Room								
	Explanation : One Unit								
	Distribution								
	Hot Wtr Piping/Pump	100%			2038	**	4	\$600	
	Terminal Devices								
	Convactor/Radiator	50%			2035	**	1	\$1,300	
	Fan Coil Unit/Heat	50%			2030	\$59,900	1	\$1,300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	90%	4+	\$9,000	2030	\$90,100	2	\$400	
	Malfunctioning, Extent : Severe, Area Affected : 20%								
	Location : Units Are Running But Not Sufficiently Cooling The Building								
	R-22 Refrigerant, Extent : Light, Area Affected : 100%								
	Location : 2 Units On The Roof								
	Split Unit	10%			2025	\$17,100			
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$13,300	
Ventilation									
	Exhaust Fans								
	Roof	100%			2030	\$13,300	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2056	**	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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 32 EMS - BROOKLYN HEIGHTS/RED HOOK**  
**Asset # : 13875**

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%			2025	\$4,900	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Hot Water Heater Room							
		Explanation : One 70 Gallon Unit							
Sanitary Piping									
	Cast Iron	100%	Now	\$2,900	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 5%							
		Location : In Bathrooms When It Rains							
Storm Drain Piping									
	Cast Iron	100%	Now	\$800	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 5%							
		Location : In Side Yard When It Rains							
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 35  
**Address** : 332 METROPOLITAN AVE @ ROEBLING ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.035 / 14770 **Yr Built/Renovated** : 2013 /  
**Area Sq Ft** : 10,601 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2368 **Lot** : 12 **BIN** : 3391565

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$58,000
Interior Architecture		\$45,000
<b>Total</b>		<b>\$103,000</b>
Importance Code A		\$58,000
Importance Code B		\$45,000
<b>Total</b>		<b>\$103,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$51,100		\$4,800	
Interior Architecture	\$71,700		\$1,900	\$1,300
Electrical	\$2,000	\$1,800	\$1,800	\$1,600
Mechanical	\$8,300	\$1,700	\$5,900	\$1,400
<b>Total</b>	<b>\$133,100</b>	<b>\$3,500</b>	<b>\$14,400</b>	<b>\$4,400</b>
Importance Code A	\$51,700	\$500	\$5,300	\$500
Importance Code B	\$44,400	\$3,000	\$9,100	\$3,400
Importance Code C	\$37,000			\$400
<b>Total</b>	<b>\$133,100</b>	<b>\$3,500</b>	<b>\$14,400</b>	<b>\$4,400</b>



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.

**FIRE DEPARTMENT - 057****EMS STATION 35****Asset # : 14770**

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									
	Concrete Masonry Unit	12%			LIFE	**	5	\$3,600	
	Metal/Glass Curt Wall	32%			LIFE	**	5	\$29,000	
	Metal Panel	48%			2050	**	5-10	\$79,800	
	Metal Sect. OHD	8%			2043	**	5	\$6,000	
Windows									
	Aluminum	15%			2046	**	5	\$200	
	No Component	85%							
Parapets									
	Concrete Masonry Unit	45%			LIFE	**	5-10	\$6,500	
	Metal/Glass Curt Wall	15%			2050	**	5	\$1,500	
	Metal Panel	25%			2050	**	5	\$2,600	
	Metal: Cage/Fence	15%			2043	**	5-10	\$3,100	
Roof									
	IRMA/Protected Membrane	60%	Now	\$4,000	2035	**			
	Water Penetration, Extent : Moderate, Area Affected : 10% Location : 2nd Floor Mens Room And Payroll Office								
	Plaza Roof: Stone Panels	15%			2050	**			
	Skylight, Metal/Glass	12%			2050	**	10	\$6,400	
	Sloped Glazing	13%	Now	\$25,500	LIFE	**	5	\$27,900	
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10% Location : 2 Sections								
Soffits									
	Metal Panel	100%			2050	**	5-10		
Interior									
Floors									
	Cast in Place Concrete	65%			LIFE	**	5	\$45,100	
	Ceramic Tile	3%			2039	**	5	\$500	
	Vinyl Tile	32%			2030		3	\$2,500	
Interior Walls									
	Cast in Place Concrete	15%			LIFE	**	10	\$16,400	
	Ceramic Tile	2%			2039	**	5	\$900	
	Concrete Masonry Unit	55%			LIFE	**	5	\$19,200	
	Glass: Single Pane	10%			LIFE	**	5	\$6,500	
	Gypsum Board	15%			LIFE	**	5-10	\$11,100	
	Metal Panel	3%			LIFE	**	10	\$600	
Ceilings									
	AcousTileSusp.Lay-In	25%			2043	**	5	\$3,800	
	Exposed Concrete	20%			LIFE	**	5-10	\$3,800	
	Fiber Board	20%			2035	**			
	Gypsum Board	10%			LIFE	**	5-10	\$5,300	
	Metal Panel	25%			LIFE	**	5	\$9,600	
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2043	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 35**  
**Asset # : 14770**

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	

## Site Pavements

## On-Site Walkways

Cast in Place Concrete

100%

2043

\* \*

## Parking/Driveway

Asphalt

100%

2033

\* \*

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%

2056

\* \*

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : One 600 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Fused Disc Sw

100%

2056

\* \*

5

## Raceway

Conduit

100%

2056

\* \*

1

## Panelboards

Fused Disc Sw

5%

2052

\* \*

5

Molded Case Bkrs

95%

2052

\* \*

5

\$300

## Wiring

Thermoplastic

100%

2056

\* \*

1

## Motor Controllers

Locally Mounted

100%

2047

\* \*

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor Hallway**Explanation : Motor Controllers Connected To Energy Management Control Corp. Under Building Management System (BMS)*

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$300

## Stand-by Power

## Transfer Switches

Automatic

100%

2050

\* \*

1

\$3,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : New Generator Installed In 2018.*

## Generators

Diesel

100%

2045

\* \*

1

\$4,100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 80 Kilowatt Generator Installed In 2018.*

*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.*

**FIRE DEPARTMENT - 057****EMS STATION 35****Asset # : 14770**

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
Stand-by Power									
	Batteries								
	Lead/Acid	100%			2025	\$1,600	5	\$400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : New Generator Installed In 2018.						
Fuel Storage									
	Day Tank	25%			2055	**	5	\$500	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : New 25 Gallon Tank Installed In 2018.						
	Main Tank	75%			2065	**	5	\$200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement Oil Tank Room						
			Explanation : 2,500 Gallon Tank Located In The Basement						
Lighting									
	Interior Lighting								
	Fluorescent	90%			2038	**	10	\$8,800	
			T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%						
			Location : Throughout The Building						
	Fluorescent	10%			2038	**	10	\$1,000	
			Compact Fluorescent Light, Extent : Light, Area Affected : 100%						
			Location : Throughout The Building						
Egress Lighting									
	Emergency, Battery	50%			2038	**	10	\$1,300	
	Exit, Service	50%			2038	**	1		
Exterior Lighting									
	Fluorescent	40%			2038	**	10	\$400	
	HID	60%			2038	**	10		
Alarm									
	Security System								
	No Component	30%							
	Generic	70%			2038	**	1	\$2,800	
Fire/Smoke Detection									
	Generic, Digital	100%			2038	**	1-3	\$6,500	

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%			2050	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2043	**	1	\$5,200	
	Distribution								
	Hot Wtr Piping/Pump	100%			2046	**	4	\$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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 35**  
**Asset # : 14770**

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									
	Terminal Devices								
	Air Handler	60%			2035	**	1	\$3,900	
	Fan Coil Unit/Heat	20%			2035	**	1	\$700	
	Unit Heater - Hot Water	20%			2035	**			
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	75%			2035	**	2	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : On The Roof							
		Explanation : Two Units							
	No Component	25%							
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$17,200	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$9,400	
	Exhaust Fans								
	Interior	10%			2035	**	2		
	Roof	90%			2035	**	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
	Water Heater								
	Gas Fired	100%			2028	\$6,300	2	\$200	
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sewage Ejector(s)								
	Electric	100%			2035	**	4	\$400	
	Backflow Preventer								
	Generic	100%			2035	**	1	\$700	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	10%							
	Generic	90%			2050	**	1-2	\$2,700	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 38 WINGATE STATION  
**Address** : 554 WINTHROP STREET @ KINGS COUNTY HOSPITAL  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.038 / 13720 **Yr Built/Renovated** : 2005 /  
**Area Sq Ft** : 5,975 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Mar-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 4829 **Lot** : 1 **BIN** : 3327722

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$40,600		\$5,000	
Interior Architecture	\$31,400		\$2,100	\$500
Electrical	\$5,600	\$800	\$900	\$800
Mechanical	\$4,500	\$200	\$1,500	\$200
Site Enclosure	\$6,700			
Site Pavements	\$1,200			
<b>Total</b>	<b>\$90,000</b>	<b>\$1,000</b>	<b>\$9,400</b>	<b>\$1,400</b>
Importance Code A	\$41,000	\$100	\$5,400	\$100
Importance Code B	\$35,300	\$800	\$4,000	\$1,000
Importance Code C	\$13,700			\$300
<b>Total</b>	<b>\$90,000</b>	<b>\$1,000</b>	<b>\$9,400</b>	<b>\$1,400</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 38 WINGATE STATION**  
**Asset # : 13720**

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	25%	Now	\$11,800	LIFE	**	5	\$31,100	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Along Winthrop Street									
	Masonry: Brick	50%			LIFE	**	5	\$15,900	
	Metal Panel	5%			2050	**	5-10	\$5,500	
	Metal Sect. OHD	20%			2043	**	5	\$10,000	
Windows									
	Aluminum	100%			2046	**	5	\$600	
Parapets									
	Cast Stone/Terra Cotta	20%	0-2	\$900	LIFE	**	5	\$2,600	
Broken/Missing Elements, Extent : Light, Area Affected : 10%									
Location : Coping Stone Throughout									
	Masonry: Brick	80%			LIFE	**	5-10	\$9,200	
Roof									
	Modified Bitumen	100%	4+	\$11,900	2035	**			
Blisters, Extent : Light, Area Affected : 5%									
Location : Upper Roof									
Soffits									
	Metal Panel	100%			2050	**	5-10		
Interior									
Floors									
	Cast in Place Concrete	70%			LIFE	**	5	\$27,400	
	Ceramic Tile	5%			2039	**	5	\$400	
	Vinyl Tile	25%			2035	**	3	\$800	
Interior Walls									
	Ceramic Tile	5%			2039	**	5	\$500	
	Concrete Masonry Unit	50%			LIFE	**	5	\$4,300	
	Gypsum Board	40%			LIFE	**	5-10	\$7,200	
	Masonry: Brick	5%			LIFE	**	10	\$200	
Ceilings									
	AcousTileSusp.Lay-In	40%			2043	**	5	\$3,600	
Staining/Discoloring, Extent : Light, Area Affected : 10%									
Location : Throughout									
	Exposed Struc: Steel	60%			LIFE	**	10	\$10,700	
Site Enclosure									
Fence/Gates									
	Iron Picket	100%	Now	\$6,700	2065	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Gate Not Functioning Along West Side									
Impact Damage, Extent : Moderate, Area Affected : 15%									
Location : Along West Side									
Retaining Walls									
	Cast in Place Concrete	100%			2065	**			
Site Pavements									

*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 38 WINGATE STATION**  
**Asset # : 13720**

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	

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%	2-4	\$1,200	2043	**			
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Along Winthrop Street</i>								

## On-Site Walkways

Cast in Place Concrete	100%			2043	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Asphalt	100%			2039	**			
---------	------	--	--	------	----	--	--	--

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

## Switchgear / Switchboard

Molded Case Bkrs	100%			2050	**	5	\$200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Ampere Main Breaker Part Of Unit</i>								

## Raceway

Conduit	100%			2050	**	1		
---------	------	--	--	------	----	---	--	--

## Panelboards

Molded Case Bkrs	100%			2046	**	5	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Panel L P A</i>								
<i>Explanation : Missing Circuit Breakers At Positions 38, 40 And 42</i>								

## Wiring

Thermoplastic	100%			2050	**	1		
---------------	------	--	--	------	----	---	--	--

## Motor Controllers

Locally Mounted	90%			2043	**	5		
Motor Control Center	10%			2043	**	5		

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Ground Connection</i>								

## Stand-by Power

## Transfer Switches

Automatic	100%			2043	**	1	\$1,800	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Service Room</i>								
<i>Explanation : Automatic Transfer Switch Rated For 200 Amperes</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.



**FIRE DEPARTMENT - 057**  
**EMS STATION 38 WINGATE STATION**  
**Asset # : 13720**

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
Stand-by Power									
Generators									
	Diesel	100%			2043	* *	1	\$2,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Exterior Location									
Explanation : Nameplate Rating Is 75 Kilovolt-amperes									
Batteries									
	Not Accessible	100%							
Fuel Storage									
	Main Tank	100%			2045	* *	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Parking Lot									
Explanation : Tank Capacity Is 100 Gallons									
Lighting									
Interior Lighting									
	Fluorescent	95%			2035	* *	10	\$5,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : T-8 Fixtures In Use									
	HID	5%			2035	* *	10		
Egress Lighting									
	Exit, Service	100%			2035	* *	1		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Fixtures Connected To Building Main Power Supply									
Exterior Lighting									
	HID	100%	Now	\$4,700	2040	* *			
Malfunctioning, Extent : Moderate, Area Affected : 50%									
Location : Parking Lot									
Alarm									
Fire/Smoke Detection									
	Generic, Digital	100%			2038	* *	1-3	\$3,700	

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									
	Natural Gas	100%			2050	* *	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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 38 WINGATE STATION**  
**Asset # : 13720**

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									
	Conversion Equipment								
	Furnace	50%			2035	* *	1	\$1,500	
		Other Observation, Extent : Light, Area Affected : 50% Location : Roof Explanation : One Gas Fired Packaged Rooftop Unit							
	Radiant Heater	50%			2035	* *	2	\$1,400	
		Other Observation, Extent : Light, Area Affected : 50% Location : Garage Ceiling Explanation : Four Gas Fired Space Heaters							
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	* *	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	100%			2035	* *	2	\$400	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,300	
	Exhaust Fans								
	Roof	100%			2035	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$3,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Utility Closet Explanation : One 80 Gallon Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	Generic	100%			2035	* *	1	\$400	
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 39 PENNSYLVANIA STATION  
**Address** : 265 PENNSYLVANIA AVE. BTWN PITKIN AVE - BELMONT AVE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.039 / 13997 **Yr Built/Renovated** :  
**Area Sq Ft** : 10,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 17-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1  
**Block** : 3738 **Lot** : 7 **BIN** : 3048341

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$764,500	
Interior Architecture	\$448,400	
Electrical	\$108,000	\$36,200
<b>Total</b>	<b>\$1,320,900</b>	<b>\$36,200</b>
Importance Code A	\$764,500	
Importance Code B	\$358,700	\$36,200
Importance Code C	\$197,700	
<b>Total</b>	<b>\$1,320,900</b>	<b>\$36,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$17,200			
Interior Architecture	\$91,900			\$400
Electrical	\$12,400	\$1,700	\$28,200	\$700
Mechanical	\$6,800	\$800	\$22,600	\$800
Site Pavements	\$3,400			
<b>Total</b>	<b>\$131,700</b>	<b>\$2,500</b>	<b>\$50,800</b>	<b>\$1,900</b>
Importance Code A	\$17,700	\$500	\$500	\$500
Importance Code B	\$50,600	\$2,000	\$50,300	\$1,400
Importance Code C	\$63,400			
<b>Total</b>	<b>\$131,700</b>	<b>\$2,500</b>	<b>\$50,800</b>	<b>\$1,900</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 39 PENNSYLVANIA STATION**  
**Asset # : 13997**

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	\$400	LIFE	**	5	\$1,800	
	Spalling, Extent : Moderate, Area Affected : 10%								
	Location : Base Of Building - Street Facade								
	Cast Stone/Terra Cotta	3%			LIFE	**	5	\$4,100	
	Masonry: Brick	38%	0-2	\$4,200	LIFE	**	5	\$6,700	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%								
	Location : Street Facade								
	Masonry: Brick	52%	Now	\$86,200	LIFE	**	5	\$9,100	
	Diagonal Cracks, Extent : Severe, Area Affected : 15%								
	Location : Rear Walls And Rear Corners - Tree Roots Encroaching From Adjoining Lot								
	Repointing Failure, Extent : Severe, Area Affected : 25%								
	Location : Side And Rear Walls								
	Spalling, Extent : Moderate, Area Affected : 15%								
	Location : Side And Rear Walls								
	Worn/Eroded, Extent : Severe, Area Affected : 25%								
	Location : Side And Rear Walls								
	Metal Sect. OHD	5%	0-2	\$2,900	2041	**	5	\$1,400	
	Deformed/Dented, Extent : Light, Area Affected : 15%								
	Location : Side Wall Of Overhead Door								
	Paint Peeling, Extent : Light, Area Affected : 10%								
	Location : Jamb - Metal Door								
Windows									
	Glass Block	100%			LIFE	**	5	\$2,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Street Facade								
	Explanation : Most Wall Penetrations Have Been Brick Over. Glass Block Covers Less Than 2% Of Facade.								

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 39 PENNSYLVANIA STATION**  
**Asset # : 13997**

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	5%	Now	\$13,600	LIFE	* *	5	\$800	
		Crazing, Extent : Moderate, Area Affected : 25%							
		Location : Throughout Coping							
		Deteriorated Finish, Extent : Moderate, Area Affected : 25%							
		Location : Throughout Coping							
	Cast Stone/Terra Cotta	2%			LIFE	* *	5	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Street Facade							
		Explanation : Decorative Element							
	Masonry: Brick	30%	Now	\$37,200	LIFE	* *	5	\$600	1
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 30%							
		Location : Rear And Side Parapet Walls							
		Spalling, Extent : Severe, Area Affected : 30%							
		Location : Rear And Side Parapet Walls							
	Masonry: Brick	25%	4+	\$1,500	LIFE	* *	5	\$500	
		Staining/Discoloring, Extent : Moderate, Area Affected : 35%							
		Location : Street Facade							
	Metal: Cage/Fence	35%	Now	\$300	2041	* *	5	\$2,300	
		Loose/Miss Fasteners, Extent : Moderate, Area Affected : 20%							
		Location : At Anchor Plates - Exterior Parapet Wall							
	Pre-Cast Concrete	3%			LIFE	* *	5	\$400	
Roof									
	Modified Bitumen	90%	Now	\$287,600	2038	* *			1
		Blisters, Extent : Moderate, Area Affected : 50%							
		Location : Throughout Roof							
		Miss/Damaged Flashings, Extent : Severe, Area Affected : 50%							
		Location : Improper Termination Of Roof Material With No Flashing - Perimeter Walls							
		Seams Open/Split, Extent : Severe, Area Affected : 25%							
		Location : At All Improperly Patched Areas.							
	Skylight, Metal/Glass	10%	Now	\$347,900	2058	* *			1
		Corrosion/Rusting, Extent : Severe, Area Affected : 25%							
		Location : Mullions Corroded Throughout Both Lights							
		Water Penetration, Extent : Severe, Area Affected : 15%							
		Location : At Curbs Of Both Lights							

## 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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 39 PENNSYLVANIA STATION**  
**Asset # : 13997**

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	80%	0-2	\$151,300	LIFE	* *	5	\$30,500	
Broken/Missing Elements, Extent : Severe, Area Affected : 20%								
Location : At Trench Drain								
Drains Inad/Misposn, Extent : Severe, Area Affected : 50%								
Location : Appratus Floor Improperly Pitched To Drains - Water Runs Into Locker Rooms								
Misaligned/Bulging, Extent : Moderate, Area Affected : 40%								
Location : Throughout Apparatus Floor - At All Joints, Apron, Floor Drains And Thresholds								
Vinyl Tile	20%	0-2	\$12,400	2028	\$30,900	3	\$1,300	
Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
Location : At Thresholds								
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Corridors And Locker Rooms								
Worn/Eroded, Extent : Moderate, Area Affected : 30%								
Location : Locker Rooms And Kitchen Pantry								
Interior Walls								
Ceramic Tile	5%	Now	\$33,300	2043	* *	5	\$600	
Broken/Missing Elements, Extent : Moderate, Area Affected : 75%								
Location : Toilet Rooms / Locker Rooms								
Concrete Masonry Unit	10%	0-2	\$10,700	LIFE	* *	5	\$900	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Gypsum Board	5%	Now	\$1,500	LIFE	* *	5	\$700	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Base Of Walls Throughout								
Loose/Delam Surface, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Masonry: Brick	70%	0-2	\$197,700	LIFE	* *			
Diagonal Cracks, Extent : Severe, Area Affected : 30%								
Location : Apparatus Walls, Storage Area In Rear Of Building								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Base Of Rear Wall In Storage Area								
Masonry: Fieldstone	5%	2-4	\$8,100	LIFE	* *			
Other Observation, Extent : Moderate, Area Affected : 20%								
Location : Basement / Crawl Space Area								
Explanation : Joint Erosion								
Plaster	5%	Now	\$9,700	LIFE	* *	5	\$300	
Cracking/Crumbling, Extent : Severe, Area Affected : 30%								
Location : Bathroom Areas / At Showers								
Staining/Discoloring, Extent : Severe, Area Affected : 20%								
Location : Bathroom Areas / At Showers								

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 39 PENNSYLVANIA STATION**  
**Asset # : 13997**

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

## Ceilings

AcousTileConcealSpLn 10% 0-2 \$14,700 2048 \* \* 5 \$1,100

*Cracking/Crumbling, Extent : Severe, Area Affected : 50%*

*Location : Throughout*

*Misaligned/Bulging, Extent : Severe, Area Affected : 20%*

*Location : Bathrooms / Locker Rooms*

*Water Penetration, Extent : Moderate, Area Affected : 20%*

*Location : Bathrooms / Locker Rooms*

AcousTileSusp.Lay-In 5% 0-2 \$1,500 2033 \* \* 5 \$400

*Staining/Discoloring, Extent : Moderate, Area Affected : 15%*

*Location : Offices*

Exposed Concrete 85% 0-2 \$99,400 LIFE \* \* 5 \$2,300

*Spalling, Extent : Moderate, Area Affected : 20%*

*Location : At Roof Penetrations Throughout Apparatus Floor*

*Worn/Eroded, Extent : Moderate, Area Affected : 15%*

*Location : Various Locations Throughout*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete 100% 4+ \$3,400 2033 \* \*

*Other Observation, Extent : Moderate, Area Affected : 30%*

*Location : At Apron Leading To Apparatus Floor*

*Explanation : Stained/ Discolored*

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% 2028 \$5,000 5

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

*Location : Basement*

*Explanation : Two 200 Ampere Main Disconnect Switches*

## Raceway

Conduit 95% 2028 \$31,000 1

Conduit 5% 2048 \* \* 1

## Panelboards

Fused Disc Sw 5% 2027 \$2,000 5

Molded Case Bkrs 90% 2027 \$36,200 5 \$200

Molded Case Bkrs 5% 2044 \* \* 5

## Wiring

Thermoplastic 95% 2028 \$27,500 1

Thermoplastic 5% 2048 \* \* 1

## Motor Controllers

Locally Mounted 100% 2026 \$15,000 5 \$100

## Ground

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 39 PENNSYLVANIA STATION**  
**Asset # : 13997**

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% Now \$9,900 LIFE \* \* 5 \$100  
*Other Observation, Extent : Severe, Area Affected : 100%*  
*Location : Water Main Basement*  
*Explanation : Corroded*

**Stand-by Power**

Transfer Switches  
Automatic

100% 2026 \$5,000 1 \$3,100  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Basement*  
*Explanation : One Automatic Transfer Switches*

## Generators

## Diesel

100% 2024 \$68,600 1 \$3,900  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Generator Room, Garage*  
*Explanation : One 81 Kilovolt-ampere*

## Batteries

## Lead/Acid

100% 2021 \$1,600 5 \$400

## Fuel Storage

## Day Tank

100% 2027 \$800 5 \$1,900  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Generator Room, Garage*  
*Explanation : One 60 Gallons*

**Lighting**

Interior Lighting  
Fluorescent

50% 2033 \* \* 10 \$4,600  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Garage And Supply Room*  
*Explanation : T-8 Lamps*

## Fluorescent

50% 2023 \$14,100 10 \$4,600  
*T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%*  
*Location : Office, Locker Room, Bathroom And Hallway*

## Egress Lighting

## Emergency, Service

40% 2023 \$2,100 1

## Emergency, Service

10% 2033 \* \* 1

## Emergency, Battery

10% 2023 \$1,400 10 \$200

## Exit, Service

40% 2023 \$500 1

## Exterior Lighting

## HID

100% 2023 \$39,400 10

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% 2038 \* \* 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.*



**FIRE DEPARTMENT - 057**  
**EMS STATION 39 PENNSYLVANIA STATION**  
**Asset # : 13997**

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									
	Conversion Equipment								
	Furnace	20%			2036	* *	1	\$1,000	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Storage Room							
		Explanation : 1 Unit							
	Furnace	60%			2028	\$13,800	1	\$3,000	
		Other Observation, Extent : Light, Area Affected : 60%							
		Location : 1st Floor							
		Explanation : 3 Units							
	Hot Water Boiler	20%			2033	* *	1	\$1,000	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Basement							
		Explanation : 1 Unit							
Distribution									
	Hot Wtr Piping/Pump	20%			2027	\$3,000	4	\$100	
	No Component	80%							
Terminal Devices									
	Convactor/Radiator	20%			2026	\$10,500	1	\$700	
	No Component	80%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2036	* *	1		
	Conversion Equipment								
	Split Unit	10%			2036	* *			
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Womens Locker Room							
		Explanation : 1 Unit. R-410a							
	Window/Wall Unit	20%			2023	\$4,100	1		
	No Component	70%							
Terminal Devices									
	Fan Coil - 2 Pipe	10%			2036	* *	1	\$300	
	No Component	90%							
Heat Rejection									
	Evaporative Condenser	10%			2036	* *	2	\$700	
	No Component	90%							
Ventilation									
	Exhaust Fans								
	Roof	100%	Now	\$1,600	2023	\$16,200	2	\$200	
		Not in Service, Extent : Severe, Area Affected : 50%							
		Location : 1 Unit, Roof							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Garage Ceiling							
		Explanation : 2 Units							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2048	* *	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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 39 PENNSYLVANIA STATION**  
**Asset # : 13997**

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%			2026	\$6,000	2	\$100	
	Sanitary Piping								
	Cast Iron	100%	Now	\$3,600	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 30%							
		Location : Garage Sewage Drain Line							
	Storm Drain Piping								
	Cast Iron	100%	Now	\$1,000	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 5%							
		Location : Office Area							
	Sump Pump(s)								
	Non-Submersible	100%			2023	\$1,500	4	\$200	
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
		Location : 1st Floor							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 4 LOWER EAST SIDE OP  
**Address** : PIER 36 EAST RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.004 / 13982 **Yr Built/Renovated** : 1984 / 1999  
**Area Sq Ft** : 20,040 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,3  
**Block** : 241 **Lot** : 13 **BIN** : 1811158

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$290,500	\$106,100
Interior Architecture	\$136,100	
Electrical		\$286,800
Mechanical		\$47,500
Site Pavements	\$59,300	
<b>Total</b>	<b>\$485,900</b>	<b>\$440,400</b>
Importance Code A	\$290,500	\$106,100
Importance Code B	\$75,400	\$334,300
Importance Code C	\$120,000	
<b>Total</b>	<b>\$485,900</b>	<b>\$440,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$42,300			
Interior Architecture	\$58,600			\$2,000
Electrical	\$3,400	\$5,600	\$23,000	\$5,300
Mechanical	\$11,100	\$2,900	\$32,500	\$6,100
Site Enclosure	\$30,400			
<b>Total</b>	<b>\$145,800</b>	<b>\$8,500</b>	<b>\$55,500</b>	<b>\$13,400</b>
Importance Code A	\$43,200	\$1,100	\$900	\$1,100
Importance Code B	\$71,300	\$7,500	\$54,600	\$12,300
Importance Code C	\$31,300			
<b>Total</b>	<b>\$145,800</b>	<b>\$8,500</b>	<b>\$55,500</b>	<b>\$13,400</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 4 LOWER EAST SIDE OP**  
**Asset # : 13982**

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	5%	Now	\$700	LIFE	**	5	\$2,800		
	Cracking/Crumbling, Extent : Light, Area Affected : 2%								
	Location : West Side At Roof Level								
Masonry: Brick	73%	0-2	\$26,100	LIFE	**	5	\$8,300		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 80%								
	Location : North Facade								
Metal Panel	2%	Now	\$200	2048	**	5	\$400		
	Other Observation, Extent : Moderate, Area Affected : 2%								
	Location : North Side								
	Explanation : Damaged Metal Panels								
Metal Coiling Doors	4%			2041	**	5	\$1,400		
Metal Coiling Doors	1%	Now	\$6,700	2048	**	5	\$200	1	
	Broken/Missing Elements, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Pre-Cast Concrete	15%			LIFE	**	5	\$5,500		
Windows									
Aluminum	100%	2-4	\$104,500	2053	**	5	\$1,200		
	Glazing Clouded, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 70%								
	Location : Throughout								
Parapets									
Cast in Place Concrete	98%	0-2	\$68,100	LIFE	**	5	\$106,100		
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Metal Panel	2%	0-2	\$1,700	2048	**	5	\$400		
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Roof									
Built-Up (BUR)	95%	0-2	\$117,900	2033	**				
	Miss/Damaged Flashings, Extent : Severe, Area Affected : 95%								
	Location : Throughout								
	Ponding, Extent : Moderate, Area Affected : 5%								
	Location : North Drain								
	Water Penetration, Extent : Light, Area Affected : 2%								
	Location : 3rd Floor Work Area								
Roll Roofing	5%	0-2	\$6,300	2030	\$6,300	5	\$1,200	1	
	Cracking/Crumbling, Extent : Severe, Area Affected : 100%								
	Location : Throughout								

**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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 4 LOWER EAST SIDE OP**  
**Asset # : 13982**

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	45%	0-2	\$29,100	LIFE	**	5	\$29,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Mezzanine Level							
	Ceramic Tile	2%	0-2	\$600	2037	**	5	\$300	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Vinyl Tile	53%	Now	\$28,000	2033	**	3	\$5,900	
		Water Penetration, Extent : Moderate, Area Affected : 2%							
		Location : First Floor Throughout							
Interior Walls									
	Ceramic Tile	2%	0-2	\$900	2037	**	5	\$300	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Concrete Masonry Unit	86%	Now	\$60,700	LIFE	**	5	\$10,500	
		Cracking/Crumbling, Extent : Light, Area Affected : 2%							
		Location : First Floor Truck Port							
	Gypsum Board	5%			LIFE	**	5	\$900	
	Masonry: Brick	2%			LIFE	**			
	Plaster	5%			LIFE	**	5	\$500	
Ceilings									
	AcousTileSusp.Lay-In	60%	Now	\$75,400	2033	**	5	\$8,900	
		Misaligned/Bulging, Extent : Moderate, Area Affected : 20%							
		Location : Third Floor Office							
		Staining/Discoloring, Extent : Moderate, Area Affected : 40%							
		Location : Third Floor Office							
		Other Observation, Extent : Light, Area Affected : 2%							
		Location : Third Floor Work Area							
		Explanation : Damaged Ceiling Tiles							
	Exposed Concrete	35%			LIFE	**	5	\$1,600	
	Exposed Struc: Steel	5%			LIFE	**			
Site Enclosure									
Fence/Gates									
	Chain Link	100%	Now	\$30,400	2038	**			
		Other Observation, Extent : Severe, Area Affected : 10%							
		Location : Northeast Corner							
		Explanation : Structural Member Is Leaning At An Extreme Angle							
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2041	**			
On-Site Walkways									
	Cast in Place Concrete	100%			2041	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 4 LOWER EAST SIDE OP**  
**Asset # : 13982**

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

## Site Pavements

## Parking/Driveway

## Asphalt

90% 0-2 \$59,300 2031 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : Throughout*

## Cast in Place Concrete

10% 2041 \* \*

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% 2048 \* \* 5 \$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : Main Service Switch Rated At 3000 Amperes.*

## Transformers

## Dry Type

100% 2041 \* \* 5 \$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : 1,000 Kilovolt-ampere, 480/277/208 Volts*

## Switchgear / Switchboard

## Fused Disc Sw

100% 2048 \* \* 5 \$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : 2- Vertical Sections*

## Raceway

## Conduit

80% 2048 \* \* 1

## Conduit

20% 2028 \$6,500 1

## Panelboards

## Fused Disc Sw

2% 2027 \$800 5

## Molded Case Bkrs

80% 2044 \* \* 5 \$400

## Molded Case Bkrs

18% 2027 \$7,200 5 \$100

## Wiring

## Thermoplastic

20% 2028 \$5,800 1

## Thermoplastic

80% 2048 \* \* 1

## Motor Controllers

## Locally Mounted

100% 2026 \$15,000 5 \$100

## Ground

## Grounding Devices

## Generic

100% LIFE \* \* 5 \$300

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Boiler Room**Explanation : Connected To Metal Water Pipe*

## Stand-by Power

*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 4 LOWER EAST SIDE OP**  
**Asset # : 13982**

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
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2041	* *	1	\$6,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor Service Room							
		Explanation : Asco Type Switch, 200 A							
Generators									
	Diesel	100%			2037	* *	1	\$7,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 80 Kilovolt-ampere							
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$700	
Fuel Storage									
	Day Tank	100%			2044	* *	5	\$3,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Belly Tank / Outside							
		Explanation : 60 Gallons							
Lighting									
	Interior Lighting								
	Fluorescent	90%			2033	* *	10	\$16,500	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	HID	10%			2028	\$2,100	10	\$100	
Egress Lighting									
	Emergency, Battery	50%			2033	* *	10	\$2,400	
	Exit, Battery	50%			2033	* *	10	\$700	
Exterior Lighting									
	HID	100%			2033	* *	10	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside/ Perimeter							
		Explanation : 16 Hid Light Fixtures							
Alarm									
	Security System								
	Generic	100%			2028	\$63,200	1	\$7,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 13 CCTV Surveillance Cameras							
Fire/Smoke Detection									
	Generic, Analog	100%			2028	\$216,400	1-3	\$12,400	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Hallways And Office							
		Explanation : Manual Pull Station, Strobe Lights, Horns							

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

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 4 LOWER EAST SIDE OP**  
**Asset # : 13982**

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								
	Electricity	10%			2048	**	1		
	Natural Gas	90%			2048	**	1		
	Conversion Equipment								
	Hot Water Boiler	90%			2045	**	1	\$8,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Mechanical Room							
		Explanation : One Unit							
	Radiant Heater	10%			2028	\$34,700	2	\$900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 3rd Floor Men And Womens Locker Rooms							
		Explanation : Trane Electric Cabinet Unit Heater							
	Distribution								
	Hot Wtr Piping/Pump	100%	0-2	\$600	2044	**	4	\$1,000	
		Insul. Deteriorating, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
	Terminal Devices								
	Convactor/Radiator	80%			2041	**	1	\$5,200	
	Unit Heater - Steam	20%			2028	\$14,000	4	\$400	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : 1st Floor Ceiling							
		Explanation : Good Condition							
Air Conditioning									
	Energy Source								
	Electricity	100%			2044	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	30%			2028	\$47,500	2	\$400	
	Window/Wall Unit	60%	Now	\$4,900	2023	\$24,500	1		
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor Office Area							
	No Component	10%							
	Distribution								
	Ductwork/Diffusers	30%			LIFE	**	2	\$7,800	
	No Component	70%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	60%			LIFE	**	2-5	\$6,700	
	No Component	40%							
	Exhaust Fans								
	Roof	100%			2033	**	2	\$600	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	Now	\$2,900	2048	**	1		
		Leak Evident, Extent : Severe, Area Affected : 100%							
		Location : Mens Locker Room							

*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.*



**FIRE DEPARTMENT - 057**  
**EMS STATION 4 LOWER EAST SIDE OP**  
**Asset # : 13982**

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%			2028	\$11,900	2	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Boiler Room							
		Explanation : 1 - 74 Gallon Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression	Standpipe								
	Generic	100%			2054	* *	1-5	\$10,500	
	Sprinkler								
	Generic	100%			2048	* *	1-2	\$5,600	
	Chemical System								
	Dry	10%			2026	\$2,700	1-3	\$400	
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Kitchen							
		Explanation : Pcl-160							
	No Component	80%							
	Generic	10%			2023	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Fire Extinguishers							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 43 GRAVESEND STATION  
**Address** : CONEY ISLAND HOSPITAL 2601 OCEAN PARKWAY  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.043 / 14009 **Yr Built/Renovated** : 1954 / 2013  
**Area Sq Ft** : 4,136 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 08-Apr-2013 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 7239 **Lot** : 1 **BIN** : 3337274

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$173,400	\$145,200
Interior Architecture	\$102,600	
<b>Total</b>	<b>\$276,000</b>	<b>\$145,200</b>
Importance Code A	\$173,400	\$145,200
Importance Code C	\$102,600	
<b>Total</b>	<b>\$276,000</b>	<b>\$145,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$10,900			\$9,800
Interior Architecture	\$5,900	\$400	\$500	\$200
Electrical			\$14,100	\$15,400
Mechanical	\$2,200	\$200	\$200	\$38,300
<b>Total</b>	<b>\$19,000</b>	<b>\$600</b>	<b>\$14,800</b>	<b>\$63,700</b>
Importance Code A	\$10,900			\$9,800
Importance Code B	\$8,100	\$600	\$14,500	\$53,900
Importance Code C			\$300	
<b>Total</b>	<b>\$19,000</b>	<b>\$600</b>	<b>\$14,800</b>	<b>\$63,700</b>



*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 43 GRAVESEND STATION**  
**Asset # : 14009**

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	80%	Now	\$56,100	LIFE	* *	5	\$17,800	
		Horizontal Cracks, Extent : Severe, Area Affected : 10%							
		Location : Main Entrance							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%							
		Location : Throughout Entire Facade							
		Loose/Delam Surface, Extent : Severe, Area Affected : 10%							
		Location : At Entrance							
		Rusting Masonry Supt, Extent : Moderate, Area Affected : 25%							
		Location : Over Main Entrance							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Building Is Undergoing Construction / Repair - Not Currently In Operation							
	Metal Sect. OHD	20%			2029	\$145,200	5	\$13,900	
Windows									
	Aluminum	100%	2-4	\$36,900	2049	* *	5	\$400	
		Air Infiltration, Extent : Light, Area Affected : 50%							
		Location : Throughout							
Parapets									
	Masonry: Brick	100%	Now	\$10,900	LIFE	* *	5	\$1,800	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
Roof									
	Built-Up (BUR)	50%	0-2	\$40,200	2034	* *			
		Blisters, Extent : Moderate, Area Affected : 25%							
		Location : Flat Section							
		Vegetation Growth, Extent : Moderate, Area Affected : 25%							
		Location : Flat Section							
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : Flat Section							
	Modified Bitumen	50%			2024	\$40,200	10	\$2,800	
Interior									
	Floors								
	Cast in Place Concrete	90%	0-2	\$5,900	LIFE	* *	5	\$11,900	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Ceramic Tile	5%			2033	* *	5	\$300	
	Vinyl Tile	5%			2029	\$2,700	3	\$100	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 43 GRAVESEND STATION**  
**Asset # : 14009**

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

## Interior Walls

Ceramic Tile	5%			2033	**	5		\$500	
Concrete Masonry Unit	15%			LIFE	**	5		\$600	
Gypsum Board	20%			LIFE	**	5		\$1,300	
Masonry: Brick	60%	Now		LIFE	**				

Cracking/Crumbling, Extent : Severe, Area Affected : 40%

Location : Throughout

Misaligned/Bulging, Extent : Severe, Area Affected : 50%

Location : Throughout

## Ceilings

AcousTileConcealSpLn	10%			2037	**	5		\$800	
AcousTileSusp.Lay-In	5%			2029			5	\$300	
Exposed Concrete	80%			LIFE	**	5		\$800	
Plaster	5%			LIFE	**	5		\$200	

Water Penetration, Extent : Light, Area Affected : 5%

Location : Tour Lieutenant Office

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

## Raceway

Conduit	20%			2024		\$6,500	1		
Under Construction	80%								

Other Observation, Extent : Light, Area Affected : 0%

Location : Throughout

Explanation : Electrical Systems Damaged By Super Storm Sandy

## Panelboards

Fused Disc Sw	5%			2023		\$2,000	5		
Molded Case Bkrs	30%			2023		\$12,100	5		
Under Construction	65%								

## Wiring

Thermoplastic	20%			2024		\$5,800	1		
Under Construction	80%								

## Motor Controllers

Under Construction	100%								
--------------------	------	--	--	--	--	--	--	--	--

## Ground

## Grounding Devices

Under Construction	100%								
--------------------	------	--	--	--	--	--	--	--	--

## Lighting

## Interior Lighting

Fluorescent	20%			2024		\$2,300	10		\$800
-------------	-----	--	--	------	--	---------	----	--	-------

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

Location : Offices

Explanation : T-8 Fixtures

Under Construction	80%								
--------------------	-----	--	--	--	--	--	--	--	--

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 43 GRAVESEND STATION**  
**Asset # : 14009**

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

Egress Lighting

Under Construction

100%

Exterior Lighting

Under Construction

100%

## Alarm

Security System

Under Construction

100%

Fire/Smoke Detection

Under Construction

100%

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

Plant Campus Steam /  
PRV

100%

2034

\* \*

1

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Power Plant**Explanation : Steam Provided From Adjacent Power Plant Building*

## Distribution

Central Plant Steam  
Piping/Pmp

100%

2034

\* \*

4

\$300

*Other Observation, Extent : Severe, Area Affected : 100%**Location : Throughout**Explanation : Undergoing Construction At Time Of Survey - Mechanical Systems Damaged  
By Superstorm Sandy*

## Terminal Devices

Air Handler

40%

2024

\$22,700

1

\$1,000

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout**Explanation : Undergoing Construction At Time Of Survey*

Convactor/Radiator

10%

2029

\$2,200

1

\$100

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : 1st Floor Offices**Explanation : Undergoing Construction At Time Of Survey*

Unit Heater - Steam

50%

2024

\$7,200

4

\$200

## Air Conditioning

Energy Source

Electricity

100%

2032

\* \*

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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 43 GRAVESEND STATION**  
**Asset # : 14009**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Air Conditioning								
	Conversion Equipment							
	Exterior Pkg Unit - Cooling	25%		2024	\$8,200	2	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout						
		Explanation : Undergoing Construction At Time Of Survey						
	Window/Wall Unit	25%		2021	\$2,100	1		
	No Component	50%						
Ventilation								
	Distribution							
	Ductwork/Diffusers	40%		LIFE	* *	2-5	\$900	
	No Component	60%						
Plumbing								
	H/C Water Piping							
	Galvanized Steel	100%		2029	\$17,700	1		
	Water Heater							
	Under Construction	100%						
	Sanitary Piping							
	Cast Iron	100%		LIFE	* *	1		
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout						
		Explanation : Undergoing Construction At Time Of Survey						
	Storm Drain Piping							
	Cast Iron	100%		LIFE	* *	1		
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout						
		Explanation : Undergoing Construction At Time Of Survey						
	Fixtures							
	Generic	100%						
Fire Suppression								
	Standpipe							
	Under Construction	100%						
	Sprinkler							
	Under Construction	100%						
	Fire Pump							
	Under Construction	100%						
	Chemical System							
	Under Construction	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 44 BROWNSVILLE STATION  
**Address** : 266 ROCKAWAY AVE. @ BERGEN ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.044 / 13998 **Yr Built/Renovated** :  
**Area Sq Ft** : 8,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 12-Jun-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1  
**Block** : 1448 **Lot** : 40 **BIN** : 3038942

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$37,500
Electrical	\$68,600	
<b>Total</b>	<b>\$68,600</b>	<b>\$37,500</b>
Importance Code B	\$68,600	\$37,500
<b>Total</b>	<b>\$68,600</b>	<b>\$37,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$900		\$19,600	
Interior Architecture	\$61,300		\$900	\$500
Electrical	\$2,100	\$600	\$700	\$600
Mechanical	\$31,600	\$700	\$700	\$700
Site Enclosure				
<b>Total</b>	<b>\$95,900</b>	<b>\$1,300</b>	<b>\$21,800</b>	<b>\$1,800</b>
Importance Code A	\$29,400	\$300	\$19,900	\$300
Importance Code B	\$29,900	\$1,000	\$1,300	\$1,500
Importance Code C	\$36,600		\$700	
<b>Total</b>	<b>\$95,900</b>	<b>\$1,300</b>	<b>\$21,800</b>	<b>\$1,800</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 44 BROWNSVILLE STATION**  
**Asset # : 13998**

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									
	Metal Sect. OHD	10%			2043	**	5	\$4,800	
	Stucco Cement	90%			2043	**	5	\$34,400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
Windows									
	Aluminum	100%			2046	**	5	\$1,800	
Roof									
	Metal Panel	100%			2035	**	10	\$33,200	
Interior									
Floors									
	Cast in Place Concrete	50%			LIFE	**	5	\$20,600	
	Ceramic Tile	5%			2033	**	5	\$500	
	Vinyl Tile	45%	Now	\$7,500	2030	\$37,500	3	\$1,600	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
Interior Walls									
	Ceramic Tile	10%			2033	**	5	\$1,300	
	Concrete Masonry Unit	30%	Now	\$27,800	LIFE	**	5	\$1,600	
	Diagonal Cracks, Extent : Severe, Area Affected : 5%								
	Location : Apparatus Room								
	Other Observation, Extent : Severe, Area Affected : 5%								
	Location : Apparatus Room								
	Explanation : Daylight Seen Through Crack In Wall								
	Gypsum Board	60%			LIFE	**	5-10	\$13,600	
Ceilings									
	AcousTileSusp.Lay-In	50%	Now	\$2,000	2035	**	5	\$2,400	
	Staining/Discoloring, Extent : Moderate, Area Affected : 10%								
	Location : Second Floor								
	Gypsum Board	50%	Now	\$5,000	LIFE	**	5	\$5,900	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Apparatus Room								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : Apparatus Room								
Site Enclosure									
Fence/Gates									
	Chain Link	90%			2040	**			
	Wood	10%			2028	\$3,500			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2035	**			
On-Site Walkways									
	Cast in Place Concrete	100%			2035	**			

*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.*



**FIRE DEPARTMENT - 057**  
**EMS STATION 44 BROWNSVILLE STATION**  
**Asset # : 13998**

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								
	Molded Case Bkrs	100%			2040	**	5	\$200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Electrical Room						
			Explanation : No Nameplate Ratings Available						
	Raceway								
	Conduit	100%			2040	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2038	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2040	**	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2028	\$5,000	1	\$2,500	
	Generators								
	Diesel	100%	2-4	\$68,600	2045	**	1	\$2,800	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Mechanical Room						
			Explanation : Emergency Generator Rated At 6.3 Kilovolt-ampere. It Is An Obsolete Generator That Is Not Regularly Tested.						
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$300	
	Fuel Storage								
	Main Tank	100%			2045	**	5	\$200	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Mechanical Room						
			Explanation : 60 Gallon Capacity						
Lighting									
	Interior Lighting								
	Fluorescent	90%			2030	\$16,000	10	\$5,200	
			T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%						
			Location : Throughout The Building						
	Fluorescent	10%			2030	\$1,800	10	\$600	
			T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%						
			Location : Apparatus Floor						
	Egress Lighting								
	Emergency, Service	50%			2030	\$1,600	1		
	Exit, Service	50%			2030	\$400	1		
	Exterior Lighting								
	HID	100%			2030	\$31,500	10		

*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 44 BROWNSVILLE STATION**  
**Asset # : 13998**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Heating									
	Energy Source								
	Natural Gas	100%			2040	* *	1		
	Conversion Equipment								
	Furnace	40%			2030	\$5,800	1	\$1,200	
		Other Observation, Extent : Light, Area Affected : 40%							
		Location : Truck Bay							
		Explanation : 3 Gas Fired Unit Heaters							
	Hot Water Boiler	60%	0-2	\$28,400	2050	* *	1	\$1,700	
		Corroded, Extent : Moderate, Area Affected : 2%							
		Location : 1st Floor Mechanical Room							
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor Mechanical Room							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor Mechanical Room							
		Explanation : 2 Weil Mclain Hot Water Boilers							
Distribution									
	Hot Wtr Piping/Pump	60%	0-2	\$2,300	2029	\$5,700	4	\$200	
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : 1st Floor Mechanical Room							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor Mechanical Room							
		Explanation : 2 Hot Water Pumps							
	No Component	40%							
Terminal Devices									
	Convactor/Radiator	60%			2028	\$19,700	1	\$1,200	
	No Component	40%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Split Unit	10%			2030	\$13,100			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : First Floor Offices And Lounge							
		Explanation : Two 2-ton Units							
	Window/Wall Unit	60%			2025	\$7,700	1		
	No Component	30%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	25%			LIFE	* *	2-5	\$1,400	
	No Component	75%							
	Exhaust Fans								
	Interior	25%			2030	\$5,500	2	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Men's And Women's Locker Rooms							
		Explanation : Inline Fan Above Hung Ceiling							
	No Component	75%							

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 44 BROWNSVILLE STATION**  
**Asset # : 13998**

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%			2040	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$3,700	2	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : First Floor Mechanical Space							
		Explanation : 75 Gallon Capacity							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	Generic	100%			2025	\$1,600	1	\$400	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2040	* *	1-2	\$1,800	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 46 ELMHURST STATION  
**Address** : ELMHURST HOSPITAL 79-01 BROADWAY  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.046 / 14002 **Yr Built/Renovated** :  
**Area Sq Ft** : 11,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 1500 **Lot** : 2 **BIN** : 4437132

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$41,800
Electrical		\$162,100
<b>Total</b>		<b>\$203,800</b>
Importance Code B		\$203,800
<b>Total</b>		<b>\$203,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$1,100			
Interior Architecture	\$100	\$700	\$2,400	
Electrical	\$1,200	\$1,200	\$9,100	\$1,000
Mechanical	\$20,100	\$500	\$6,300	\$500
<b>Total</b>	<b>\$22,400</b>	<b>\$2,400</b>	<b>\$17,800</b>	<b>\$1,600</b>
Importance Code A	\$1,200	\$200	\$200	\$200
Importance Code B	\$21,200	\$2,200	\$17,600	\$1,400
Importance Code C		\$100		
<b>Total</b>	<b>\$22,400</b>	<b>\$2,400</b>	<b>\$17,800</b>	<b>\$1,600</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 46 ELMHURST STATION**  
**Asset # : 14002**

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

20%

LIFE

\* \*

5

\$1,400

*Other Observation, Extent : Light, Area Affected : 25%**Location : North Side**Explanation : One Floor/ Split Level, The North Section Of Building Is Attached To The Old Nurses Building Of Elmhurst Hospital.*

Metal Sect. OHD

10%

2041

\* \*

5

\$2,200

No Component

70%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Throughout**Explanation : One Floor/ Split Level, The North Section Of Building Is Attached To The Old Nurses Building Of Elmhurst Hospital.*

## Parapets

No Component

75%

Not Accessible

25%

## Roof

Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Roof**Explanation : There Is No Permanent Access To The Roof. A Ladder Was Not Available.*

## Interior

## Floors

Cast in Place Concrete

23%

LIFE

\* \*

5

\$3,200

Ceramic Tile

2%

2031

\* \*

5

\$100

Vinyl Tile

75%

2028

\$41,800

3

\$1,800

## Interior Walls

Ceramic Tile

5%

2037

\* \*

5

\$100

Concrete Masonry Unit

15%

LIFE

\* \*

5

\$200

Gypsum Board

40%

LIFE

\* \*

5

\$700

Masonry: Brick

5%

LIFE

\* \*

Plaster

25%

LIFE

\* \*

5

\$200

SGFT/Glazed Masonry

10%

LIFE

\* \*

## Ceilings

AcousTileSusp.Lay-In

75%

2033

\* \*

5

\$4,700

Exposed Struc: Steel

20%

LIFE

\* \*

Gypsum Board

5%

LIFE

\* \*

5

\$400

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

Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location :**Explanation : Main Electrical Service Fed From The Other Building*

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 46 ELMHURST STATION**  
**Asset # : 14002**

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%			2036	**	5		
	Molded Case Bkrs	95%			2036	**	5	\$300	
Wiring									
	Thermoplastic	100%			2038	**	1		
Motor Controllers									
	Locally Mounted	100%			2033	**	5	\$100	
Lighting									
Interior Lighting									
	Fluorescent	80%			2033	**	10	\$8,100	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Offices							
	HID	20%			2028	\$2,300	10	\$100	
Egress Lighting									
	Emergency, Service	50%			2033	**	1		
	Exit, Service	50%			2033	**	1		
Exterior Lighting									
	HID	100%			2028	\$43,300	10		
Alarm									
Security System									
	Generic	100%			2028	\$34,700	1	\$4,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : CCTV Surveillance Cameras							
Fire/Smoke Detection									
	Generic, Digital	100%			2028	\$118,800	1-3	\$6,800	

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	30%			2038	**	1		
	No Component	70%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Hot Water Provided From Hospital							
Conversion Equipment									
	Furnace	30%			2028	\$7,600	1	\$1,600	
		Other Observation, Extent : Light, Area Affected : 30%							
		Location : Apparatus Floor							
		Explanation : 2 Modine Heaters							
	No Component	70%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Heating Water Supplied From Hospital Building							

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 46 ELMHURST STATION**  
**Asset # : 14002**

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									
	Distribution								
	Hot Wtr Piping/Pump	70%			2027	\$3,500	4	\$400	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Throughout					
				Explanation : There Is No Temperature Control					
	No Component	30%							
	Terminal Devices								
	Convactor/Radiator	70%			2026	\$12,100	1	\$2,500	
	No Component	30%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2036	* *	1		
	Conversion Equipment								
	Window/Wall Unit	70%			2021	\$15,700	1		
	No Component	30%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	30%			LIFE	* *	2-5	\$1,800	
	No Component	70%							
	Exhaust Fans								
	Roof	30%			2023	\$5,400	2	\$100	
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2038	* *	1		
	Sanitary Piping								
	Cast Iron	100%	Now	\$3,900	LIFE	* *	1		
				Blockage /Clogged, Extent : Severe, Area Affected : 20%					
				Location : Water Backs Up On Apparatus Floor					
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	70%							
	Generic	30%			2028	\$31,600	1-2	\$900	

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

Estimates are rounded to the nearest hundred dollars.

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

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 50 - BLDG 2 TRAILER  
**Address** : 82-68 164TH ST. QUEENS GENERAL HOSPITAL  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.05A / 14005 **Yr Built/Renovated** :  
**Area Sq Ft** : 3,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Dec-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 6858 **Lot** : 1 **BIN** : 4442431

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Site Pavements		\$60,100
<b>Total</b>		<b>\$60,100</b>
Importance Code C		\$60,100
<b>Total</b>		<b>\$60,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$200			
Interior Architecture	\$10,700		\$600	
Electrical	\$100	\$100		
Mechanical	\$1,000	\$200	\$200	\$200
Site Pavements	\$300	\$2,000	\$300	\$300
<b>Total</b>	<b>\$12,200</b>	<b>\$2,300</b>	<b>\$1,100</b>	<b>\$500</b>
Importance Code A	\$200	\$200		\$200
Importance Code B	\$10,900	\$100	\$800	
Importance Code C	\$1,100	\$2,000	\$300	\$300
<b>Total</b>	<b>\$12,200</b>	<b>\$2,300</b>	<b>\$1,100</b>	<b>\$500</b>



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.



**FIRE DEPARTMENT - 057**  
**EMS STATION 50 - BLDG 2 TRAILER**  
**Asset # : 14005**

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								
	Alum/Vinyl Siding	100%			2050	**	10	\$2,700	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : All Facades							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Entire Building							
		Explanation : Reported 2016 New Construction							
	Windows								
	Aluminum	100%			2046	**	5	\$500	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Roof								
	Modified Bitumen	100%			2035	**	10	\$2,800	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Roof							
Interior									
	Floors								
	Vinyl Tile	100%			2035	**	3	\$1,700	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Interior Walls								
	Gypsum Board	100%			LIFE	**	5-10	\$1,300	
		Recent Construction, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Ceilings								
	Gypsum Board	100%			LIFE	**	5-10	\$15,500	
		Recent Construction, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Site	Enclosure								
	Fence/Gates								
	Chain Link	100%			2050	**			
Site	Pavements								
	Public Sidewalk								
	Cast in Place Concrete	100%			2043	**			
	On-Site Walkways								
	Wood	100%			2028	\$60,100	1-3	\$8,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Front And Rear							
		Explanation : Ramp							
	Parking/Driveway								
	Asphalt	75%			2039	**			
	Cast in Place Concrete	25%			2043	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 50 - BLDG 2 TRAILER**  
**Asset # : 14005**

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%			2056	**	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : Main Service Disconnect Switch Rated At 400 Amperes									
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2056	**	5	\$100	
	Raceway								
	Conduit	100%			2056	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2052	**	5	\$100	
	Wiring								
	Thermoplastic	100%			2056	**	1		
Ground									
	Grounding Devices								
	Not Accessible	100%							
Lighting									
	Interior Lighting								
	LED	100%			2038	**			
	Egress Lighting								
	Emergency, Battery	50%			2038	**	10	\$400	
	Exit, LED	50%			2065	**	1		
	Exterior Lighting								
	LED	30%			2038	**			
	No Component	70%							
Alarm									
	Security System								
	No Component	70%							
	Generic	30%			2038	**	1	\$300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside Perimeter									
Explanation : CCTV Surveillance Cameras									

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								
	Electricity	100%			2056	**	1		
	Conversion Equipment								
	Heat Pump Air Sourced	100%			2034	**	2	\$900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside End Of The Building							
		Explanation : 5 Units							
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$2,600	

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 50 - BLDG 2 TRAILER**  
**Asset # : 14005**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2052	* *	1		
Ventilation									
	Exhaust Fans								
	Roof	10%			2038	* *	2		
	No Component	90%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2056	* *	1		
	Water Heater								
	Electric	100%			2029	\$2,600	4		
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	Not Accessible	100%							
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 50 - BLDG. 1  
**Address** : 159-10 GOETHALS AVE  
**Borough** : QUEENS  
**Program / Asset #** : FIRSEMS.050 / 14934  
**Area Sq Ft** : 13,000  
**Date of Survey** : 06-Jun-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 6858      **Lot** : 1      **BIN** : 4866423  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 2016 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$83,500
Electrical		\$42,100
<b>Total</b>		<b>\$125,600</b>
Importance Code A		\$83,500
Importance Code B		\$42,100
<b>Total</b>		<b>\$125,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$5,800	\$1,900		
Interior Architecture	\$1,400	\$9,200		
Electrical	\$1,300	\$1,300	\$1,300	\$3,800
Mechanical	\$1,600	\$1,100	\$7,800	\$1,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$14,000</b>	<b>\$17,400</b>	<b>\$13,100</b>	<b>\$8,800</b>
Importance Code A	\$6,400	\$2,500	\$600	\$700
Importance Code B	\$6,100	\$12,200	\$12,500	\$8,200
Importance Code C	\$1,400	\$2,700		
<b>Total</b>	<b>\$14,000</b>	<b>\$17,400</b>	<b>\$13,100</b>	<b>\$8,800</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 50 - BLDG. 1**  
**Asset # : 14934**

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									
	Concrete Masonry Unit	5%			LIFE	**	5	\$1,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Structural Glazed Face Tile									
	Metal Panel	5%			2055	**	5-10	\$11,800	
	Metal Sect. OHD	10%			2046	**	5	\$10,700	
	Pre-Cast Concrete	15%			LIFE	**	5	\$16,700	
	Window Wall	65%			2055	**	5	\$83,500	
Windows									
	Aluminum	75%			2051	**	5	\$900	
	Metal Louvers	25%			2042	**	10	\$1,900	
Parapets									
	Metal Panel	25%			2055	**	5	\$2,400	
	No Component	75%							
Roof									
	Single Ply Membrane	100%			2037	**	10	\$26,200	
Drains Clogged, Extent : Light, Area Affected : 5%									
Location : Throughout									
Ponding, Extent : Light, Area Affected : 5%									
Location : Throughout									
Soffits									
	Metal Panel	100%			2055	**	5-10		
Interior									
Floors									
	Carpet	10%			2028	\$38,800	3	\$4,400	
	Cast in Place Concrete	40%			LIFE	**	5	\$25,500	
	Ceramic Tile	30%			2042	**	5	\$8,800	
	Vinyl Tile	20%			2037	**	3	\$2,200	
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Precast Concrete									
	Ceramic Tile	10%			2042	**	5	\$5,400	
	Glass: Special Gauge	10%			LIFE	**	1		
	Gypsum Board	30%	4+	\$1,400	LIFE	**	5	\$9,600	
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Kitchen / Lunch Room									
	SGFT/Glazed Masonry	40%			LIFE	**			
Ceilings									
	Exposed Struc: Steel	50%			LIFE	**			
	Gypsum Board	50%			LIFE	**	5	\$17,500	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2055	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 50 - BLDG. 1**  
**Asset # : 14934**

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

## Site Enclosure

## Free Standing Walls

Cast in Place Concrete	100%		2073	**
------------------------	------	--	------	----

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%		2046	**
------------------------	------	--	------	----

## On-Site Walkways

Cast in Place Concrete	100%		2046	**
------------------------	------	--	------	----

## Parking/Driveway

Asphalt	80%		2042	**
---------	-----	--	------	----

Cast in Place Concrete	20%		2046	**
------------------------	-----	--	------	----

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%		2059	**	5	\$100
---------------	------	--	------	----	---	-------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room Basement**Explanation : One 400 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Fused Disc Sw	100%		2059	**	5	\$100
---------------	------	--	------	----	---	-------

## Raceway

Conduit	100%		2059	**	1
---------	------	--	------	----	---

## Panelboards

Fused Disc Sw	5%		2054	**	5
---------------	----	--	------	----	---

Molded Case Bkrs	95%		2054	**	5	\$300
------------------	-----	--	------	----	---	-------

## Wiring

Thermoplastic	100%		2059	**	1
---------------	------	--	------	----	---

## Motor Controllers

Locally Mounted	100%		2049	**	5	\$100
-----------------	------	--	------	----	---	-------

## Ground

## Grounding Devices

Generic	100%		LIFE	**	5	\$200
---------	------	--	------	----	---	-------

## Stand-by Power

## Transfer Switches

Automatic	100%		2049	**	1	\$4,000
-----------	------	--	------	----	---	---------

## Generators

Diesel	100%		2044	**	1	\$5,000
--------	------	--	------	----	---	---------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside The Building**Explanation : One 117.3 Kilowatt*

## Batteries

Lead/Acid	100%		2024	\$1,600	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.*

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

**FIRE DEPARTMENT - 057**  
**EMS STATION 50 - BLDG. 1**  
**Asset # : 14934**

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
Stand-by Power									
	Fuel Storage								
	Day Tank	30%			2054	**	5	\$700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Generator Room Outside							
		Explanation : One 79 Gallon							
	Main Tank	70%			2069	**	5	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Underground							
		Explanation : One 2500 Gallon							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2039	**	10	\$11,900	
	Egress Lighting								
	Emergency, Service	60%			2039	**	1		
	Exit, LED	40%			2069	**	1		
	Exterior Lighting								
	LED	100%			2039	**			
Alarm									
	Security System								
	No Component	70%							
	Generic	30%			2039	**	1	\$1,500	
	Fire/Smoke Detection								
	No Component	70%							
	Generic, Digital	30%			2029	\$42,100	1-3	\$2,400	
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%			2059	**	1		
	Conversion Equipment								
	Furnace	100%			2039	**	1	\$6,400	
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$7,300	
	Terminal Devices								
	Fan Coil Unit/Heat	20%			2039	**	1	\$800	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : First Floor Ceiling							
		Explanation : 4 Units							
	No Component	80%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2054	**	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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 50 - BLDG. 1**  
**Asset # : 14934**

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
Air Conditioning									
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	100%			2039	**	2	\$800	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Roof						
			Explanation : 6 Units						
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$16,900	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$7,300	
	Exhaust Fans								
	Roof	100%			2039	**	2	\$400	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2059	**	1		
	Water Heater								
	Gas Fired	100%			2029	\$7,700	2	\$200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : First Floor						
			Explanation : 2 Units						
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Backflow Preventer								
	Generic	100%			2039	**	1	\$800	
	Fixtures								
	Generic	100%							
Vertical Transport									
	Elevators								
	Hydraulic	100%			LIFE	**			
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement To 2nd Floor						
			Explanation : 1 Unit						
Fire Suppression									
	Sprinkler								
	Generic	100%			2059	**	1-2	\$3,600	

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 52 FLUSHING STATION  
**Address** : 135-16 38TH AVE. BTWN MAIN ST. - PRINCE ST.  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.052 / 14006 **Yr Built/Renovated** : 1923 / 1998  
**Area Sq Ft** : 6,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 12-Sep-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Floors 1,2  
**Block** : 4975 **Lot** : 31 **BIN** : 4112309

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$262,100	\$120,700
Interior Architecture		\$55,700
<b>Total</b>	<b>\$262,100</b>	<b>\$176,400</b>
Importance Code A	\$262,100	\$120,700
Importance Code B		\$55,700
<b>Total</b>	<b>\$262,100</b>	<b>\$176,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$18,200			
Interior Architecture	\$46,600		\$1,000	\$800
Electrical	\$200	\$100	\$100	\$100
Mechanical	\$900	\$800	\$800	\$1,000
Site Enclosure				
Site Pavements	\$10,000			
<b>Total</b>	<b>\$75,900</b>	<b>\$900</b>	<b>\$2,000</b>	<b>\$1,800</b>
Importance Code A	\$18,800	\$600	\$600	\$600
Importance Code B	\$21,200	\$300	\$1,400	\$1,300
Importance Code C	\$35,800			
<b>Total</b>	<b>\$75,900</b>	<b>\$900</b>	<b>\$2,000</b>	<b>\$1,800</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 52 FLUSHING STATION**  
**Asset # : 14006**

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	85%	4+	\$201,700	LIFE	**	5	\$21,400	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : All Facades									
	Masonry: Granite	5%			LIFE	**	5	\$1,900	
	Masonry: Limestone	5%			LIFE	**	5	\$1,900	
	Metal Sect. OHD	5%			2035	**	5	\$3,900	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Main Apparatus Door									
Explanation : Wood Sectional Door									
Windows									
	Aluminum	100%			2046	**	5	\$1,900	
Parapets									
	Masonry: Brick	95%			LIFE	**	5-10	\$12,100	
	Masonry: Limestone	5%	Now	\$5,100	LIFE	**	5	\$100	
Caulking Deteriorated, Extent : Moderate, Area Affected : 75%									
Location : Various Locations Along Parapet									
Roof									
	Modified Bitumen	100%	Now	\$60,300	2030	\$120,700			1
Ponding, Extent : Severe, Area Affected : 30%									
Location : Main Roof, Front And Back									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Main Roof To 2nd Floor Locker Room									
Interior									
Floors									
	Cast in Place Concrete	20%			LIFE	**	5	\$7,900	
	Mosaic Tile	5%			2043	**	5	\$1,100	
	Terrazzo	5%			LIFE	**	5	\$700	
	Vinyl Tile	70%	2-4	\$2,800	2030	\$55,700	3	\$2,400	
Broken/Missing Elements, Extent : Moderate, Area Affected : 2%									
Location : Second Floor									

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 52 FLUSHING STATION**  
**Asset # : 14006**

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								
Interior Walls								
Cast in Place Concrete	9%	Now	\$14,700	LIFE	**			
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%							
	Location : Basement							
	Water Penetration, Extent : Severe, Area Affected : 25%							
	Location : Basement							
Ceramic Tile	2%	0-2	\$700	2039	**	5	\$100	
	Broken/Missing Elements, Extent : Light, Area Affected : 5%							
	Location : Toilets							
Masonry: Brick	12%			LIFE	**	10	\$400	
Plaster	63%	Now	\$6,500	LIFE	**	5	\$2,300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout Stairs And Corridors							
SGFT/Glazed Masonry	14%	Now	\$3,500	LIFE	**			
	Broken/Missing Elements, Extent : Light, Area Affected : 5%							
	Location : Apparatus Room							
Ceilings								
AcousTileSusp.Lay-In	10%			2043	**	5	\$900	
Exposed Concrete	15%	Now	\$4,500	LIFE	**	5	\$200	
	Exposed Reinforcement, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
Plaster	75%	Now	\$9,200	LIFE	**	5	\$4,200	
	Paint Peeling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Second Floor, Locker Room And Hallway							
Site Enclosure								
Fence/Gates								
Chain Link	100%			2030		\$14,600		
Retaining Walls								
Cast in Place Concrete	100%			2050	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2043	**			
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$10,000	2035	**			
	Cracking/Crumbling, Extent : Severe, Area Affected : 30%							
	Location : Back And Side Of The Building							
Parking/Driveway								
Cast in Place Concrete	100%			2043	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 52 FLUSHING STATION**  
**Asset # : 14006**

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%			2030	\$5,000	5		
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : Main Service Switch Rated At 200 Amperes.					
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2040	* *	5	\$200	
	Raceway								
	Conduit	100%			2040	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2038	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2040	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$200	
Lighting									
	Interior Lighting								
	Fluorescent	100%			2035	* *	10	\$5,500	
				T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%					
				Location : Throughout The Building					
	Egress Lighting								
	Emergency, Battery	50%			2035	* *	10	\$700	
	Exit, Service	50%			2035	* *	1		
	Exterior Lighting								
	HID	20%			2035	* *	10		
	No Component	80%							
Alarm									
	Security System								
	No Component	70%							
	Generic	30%			2038	* *	1	\$700	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Garage And Front Of The Building					
				Explanation : CCTV Surveillance Cameras					

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%			2050	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2043	* *	1	\$5,900	
	Distribution								
	Steam Piping/Pump	100%			2040	* *			

*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 52 FLUSHING STATION**  
**Asset # : 14006**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2043	* *	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Window/Wall Unit	40%			2025	\$4,900	1		
	No Component	60%							
Ventilation									
	Exhaust Fans								
	Interior	10%			2030	\$2,100	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor Bathrooms							
		Explanation : Toilet Exhaust							
	No Component	90%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
		No Water Meter, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Water Heater								
	Gas Fired	100%			2025	\$3,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 74 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2024	\$200	4	\$200	
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 54 SPRINGFIELD GARDENS STATION  
**Address** : 222-15 MERRICK BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.054 / 4524 **Yr Built/Renovated** : 2005 /  
**Area Sq Ft** : 6,084 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Dec-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 12961 **Lot** : 10 **BIN** : 4279279

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$50,400	
<b>Total</b>	<b>\$50,400</b>	
Importance Code A	\$50,400	
<b>Total</b>	<b>\$50,400</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$28,100	\$2,900		\$800
Interior Architecture	\$32,700		\$800	
Electrical	\$1,100	\$800	\$2,600	\$800
Mechanical	\$900	\$400	\$500	\$400
<b>Total</b>	<b>\$62,800</b>	<b>\$4,200</b>	<b>\$4,000</b>	<b>\$2,000</b>
Importance Code A	\$28,400	\$3,200	\$300	\$1,100
Importance Code B	\$28,000	\$900	\$3,400	\$900
Importance Code C	\$6,500		\$300	
<b>Total</b>	<b>\$62,800</b>	<b>\$4,200</b>	<b>\$4,000</b>	<b>\$2,000</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 54 SPRINGFIELD GARDENS STATION**  
**Asset # : 4524**

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									
	Concrete Masonry Unit	30%			LIFE	**	5	\$5,900	
	Masonry: Brick Cavity	60%			LIFE	**	5	\$18,800	
	Metal Sect. OHD	10%			2047	**	5	\$4,900	
Windows									
	Aluminum	100%			2052	**	5	\$1,000	
Parapets									
	Masonry: Brick	90%			LIFE	**	5-10	\$15,300	
	Metal Cornice	10%			2065	**	10	\$800	
Roof									
	Modified Bitumen	100%	4+	\$50,400	2035	**			
	Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%								
	Location : Over Locker Room								
	Not Insulated, Extent : Severe, Area Affected : 25%								
	Location : Over Locker Room								
	Water Penetration, Extent : Severe, Area Affected : 5%								
	Location : Captain Office And Corridors								
Soffits									
	Exposed Struc: Steel	40%	4+	\$2,600	LIFE	**	5	\$800	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 100%								
	Location : Front Of Building Awning								
	Fiberglass Panel	60%			2039	**	5	\$1,500	
Interior									
Floors									
	Cast in Place Concrete	65%			LIFE	**	5	\$25,900	
	Ceramic Tile	5%			2043	**	5	\$500	
	Vinyl Tile	30%			2038	**	3	\$1,000	
Interior Walls									
	Ceramic Tile	5%			2043	**	5	\$500	
	Concrete Masonry Unit	60%			LIFE	**	5	\$5,300	
	Gypsum Board	30%			LIFE	**	5-10	\$5,600	
	Metal Panel	5%			LIFE	**	10	\$200	
Ceilings									
	AcousTileSusp.Lay-In	35%	4+	\$1,300	2047	**	5	\$1,600	
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Female Locker Room, Corridor And Captain Office								
	Exposed Struc: Steel	60%			LIFE	**	10	\$10,900	
	Gypsum Board	5%			LIFE	**	5-10	\$1,600	
Site Enclosure									
Fence/Gates									
	Iron Picket	100%			2074	**			
Free Standing Walls									
	Cast in Place Concrete	70%			2065	**			
	Concrete Masonry Unit	30%			2050	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2043	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 54 SPRINGFIELD GARDENS STATION**  
**Asset # : 4524**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete

100%

2047

\* \*

## Parking/Driveway

Asphalt

100%

2039

\* \*

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%

2050

\* \*

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : Main Service Disconnect Switch Rated At 400 Amperes.*

## Switchgear / Switchboard

Fused Disc Sw

100%

2050

\* \*

5

## Raceway

Conduit

100%

2050

\* \*

1

## Panelboards

Fused Disc Sw

10%

2046

\* \*

5

Molded Case Bkrs

90%

2046

\* \*

5

\$100

## Wiring

Thermoplastic

100%

2050

\* \*

1

## Motor Controllers

Locally Mounted

100%

2043

\* \*

5

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$200

## Stand-by Power

## Transfer Switches

Automatic

100%

2043

\* \*

1

\$1,900

## Generators

Diesel

100%

2039

\* \*

1

\$2,400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside**Explanation : Emergency Generator Rated At 100 Kilowatts*

## Batteries

Lead/Acid

100%

2023

\$1,600

5

\$200

## Fuel Storage

Main Tank

100%

2058

\* \*

5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside**Explanation : 150 Gallons Rated Capacity*

## 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.*



**FIRE DEPARTMENT - 057**  
**EMS STATION 54 SPRINGFIELD GARDENS STATION**  
**Asset # : 4524**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Lighting</b>								
Interior Lighting Fluorescent	100%			2035	* *	10	\$5,600	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Egress Lighting Emergency, Service	50%			2035	* *	1		
Exit, LED	50%			2058	* *	1		
Exterior Lighting HID	30%			2035	* *	10		
No Component	70%							
<b>Alarm</b>								
Security System No Component	70%							
Generic	30%			2035	* *	1	\$700	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Outside Perimeter</i>								
<i>Explanation : CCTV Surveillance Cameras</i>								
Fire/Smoke Detection Generic, Digital	100%			2035	* *	1-3	\$3,800	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Strobe Lights, Manual Pull Stations, Alarm Bells, Smoke Detectors</i>								

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Heating</b>								
Energy Source Natural Gas	100%			2050	* *	1		
Conversion Equipment Furnace	100%			2035	* *	1	\$3,000	
<i>Other Observation, Extent : Light, Area Affected : 95%</i>								
<i>Location : Modine Heaters In Garage, Package Unit On Roof</i>								
<i>Explanation : 4 Modine Heaters, 1 Rooftop Package Unit</i>								
<b>Air Conditioning</b>								
Energy Source Electricity	100%			2046	* *	1		
Conversion Equipment Ext Pkg Unit - Heating/Cooling	30%			2030	\$22,300	2	\$100	
<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 Mounted</i>								
<i>Explanation : 1 Rooftop Package Unit For Office Only</i>								
No Component	70%							

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 54 SPRINGFIELD GARDENS STATION**  
**Asset # : 4524**

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
Ventilation									
	Distribution								
	Ductwork/Diffusers	30%			LIFE	**	2-5	\$1,600	
	No Component	70%							
	Exhaust Fans								
	Roof	50%			2030	\$4,900	2	\$100	
	Wall Unit	50%			2030	\$1,100	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,600	2	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : 1st Floor Mechanical Room								
	Explanation : One (A O Smith) Gas Fired Water Heater								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Backflow Preventer								
	Generic	100%			2035	**	1	\$400	
	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.*

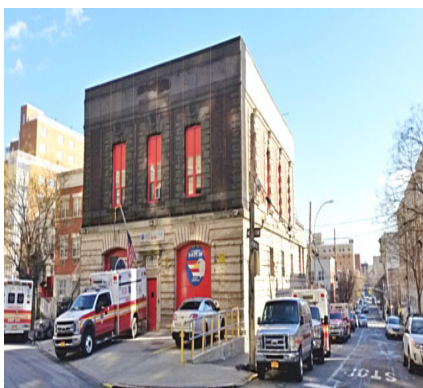
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 55  
**Address** : 3134 PARK AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSFMO.001 / 13231 **Yr Built/Renovated** : 1900 /  
**Area Sq Ft** : 12,199 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Jan-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2419 **Lot** : 1 **BIN** : 2001898

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$235,500	
Interior Architecture	\$44,000	
Electrical		\$154,800
Mechanical		\$100,500
Site Enclosure	\$61,200	
Site Pavements	\$103,300	
<b>Total</b>	<b>\$444,100</b>	<b>\$255,300</b>
Importance Code A	\$235,500	
Importance Code B		\$255,300
Importance Code C	\$208,600	
<b>Total</b>	<b>\$444,100</b>	<b>\$255,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,700			\$500
Interior Architecture	\$78,600	\$900	\$2,400	\$300
Electrical	\$3,000	\$1,000	\$1,200	\$1,100
Mechanical	\$5,600	\$2,000	\$3,300	\$1,800
<b>Total</b>	<b>\$121,000</b>	<b>\$3,900</b>	<b>\$6,900</b>	<b>\$3,800</b>
Importance Code A	\$34,900	\$1,200	\$1,200	\$1,700
Importance Code B	\$63,200	\$2,600	\$5,000	\$2,100
Importance Code C	\$22,900		\$700	
<b>Total</b>	<b>\$121,000</b>	<b>\$3,900</b>	<b>\$6,900</b>	<b>\$3,800</b>



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.

**FIRE DEPARTMENT - 057****EMS STATION 55****Asset # : 13231**

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									
	Alum/Vinyl Siding	2%	Now	\$2,000	2040	* *			
		Deteriorated Finish, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	Masonry: Brick	25%	Now	\$101,800	LIFE	* *	5	\$7,100	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
		Location : Throughout.							
		Diagonal Cracks, Extent : Moderate, Area Affected : 2%							
		Location : North Facade							
		Staining/Discoloring, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Other Observation, Extent : Severe, Area Affected : 25%							
		Location : Front Facade							
		Explanation : Debris Netting Secured To Front Facade							
	Masonry: Brick	50%	Now	\$22,300	LIFE	* *	5	\$14,200	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
		Location : Ground Face Brick-surrounding Masonry Openings Throughout Building.							
	Masonry: Limestone	5%	Now	\$9,000	LIFE	* *	5	\$1,100	
		Staining/Discoloring, Extent : Severe, Area Affected : 80%							
		Location : Throughout							
		Vertical Cracks, Extent : Light, Area Affected : 25%							
		Location : Front Facade							
	Stucco Cement	13%	Now	\$111,400	2050	* *	5	\$4,600	
		Cracking/Crumbling, Extent : Severe, Area Affected : 75%							
		Location : Various Locations Throughout, Near Top Of Building							
	Wood Overhead Doors	5%			2035	* *	5	\$7,100	
Windows									
	Aluminum	100%			2046	* *	5	\$1,700	
		Unit Inoperable, Extent : Light, Area Affected : 2%							
		Location : Rear Office Window							
Parapets									
	Masonry: Brick	90%	Now	\$3,300	LIFE	* *	5	\$2,700	
		Broken/Missing Elements, Extent : Light, Area Affected : 50%							
		Location : Parapet Wall Adjacent To Roof Hatch							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
		Location : Various Locations Throughout							
		Paint Peeling, Extent : Light, Area Affected : 15%							
		Location : Various Locations Throughout							
	Masonry: Limestone	10%	0-2	\$700	LIFE	* *	5	\$400	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%							
		Location : Various Locations Throughout							
		Caulking Deteriorated, Extent : Light, Area Affected : 10%							
		Location : Various Locations Throughout							

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 55**  
**Asset # : 13231**

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									
	Modified Bitumen	90%	4+	\$16,000	2035	**			
	Blisters, Extent : Moderate, Area Affected : 10%								
	Location : Upper Roof								
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%								
	Location : Various Locations Throughout								
	Roll Roofing	5%			2029	\$2,700	5	\$1,000	
	Skylight, Metal/Glass	5%	0-2	\$1,900	2050	**			
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Upper Roof								
	Explanation : Failing Caulk Joints								
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$4,900	LIFE	**	5	\$20,000	
	Horizontal Cracks, Extent : Moderate, Area Affected : 75%								
	Location : Throughout Basement.								
	Uneven Surface, Extent : Moderate, Area Affected : 30%								
	Location : Basement And Apparatus Floor								
	Ceramic Tile	2%			2033	**	5	\$400	
	Ceramic Tile	3%			2043	**	5	\$500	
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : Toilet Room								
	Quarry Tile	5%			2043	**	5	\$1,400	
	Vinyl Tile	15%	Now	\$24,300	2040	**	3	\$1,000	
	Broken/Missing Elements, Extent : Severe, Area Affected : 2%								
	Location : Landing By Rear Stairs And Locker Room.								
	Vinyl Tile	25%			2038	**	3	\$1,700	
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 55**  
**Asset # : 13231**

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	2%			2033	**	5	\$500	
	Ceramic Tile	3%			2043	**	5	\$800	
Recent Construction, Extent : Light, Area Affected : 100%									
Location : Toilet Room									
	Gypsum Board	35%			LIFE	**	5-10	\$16,100	
	Masonry: Brick	40%	Now	\$44,000	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Basement And Various Locations Throughout.									
	Masonry: Fieldstone	5%	Now	\$5,900	LIFE	**			
Other Observation, Extent : Light, Area Affected : 5%									
Location : Basement.									
Explanation : Parged Over Granite Foundation Wall Showed Missing Mortar In Various Locations.									
	Plaster	10%	Now	\$1,100	LIFE	**	5	\$800	
Broken/Missing Elements, Extent : Light, Area Affected : 75%									
Location : Various Locations Throughout 1st Floor.									
	Wood	5%			LIFE	**	5	\$10,800	
Worn/Eroded, Extent : Light, Area Affected : 100%									
Location : Womens Locker Room									
Ceilings									
	AcousTileSusp.Lay-In	20%	2-4	\$1,500	2043	**	5	\$1,800	
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : Various Locations Throughout, Computer Lounge									
	AcousTileSusp.Lay-In	10%			2047	**	5	\$1,800	
Recent Installation, Extent : Light, Area Affected : 100%									
Location : Toilet Rooms									
	Embossed Metal	30%	Now	\$10,000	LIFE	**	5	\$2,500	
Broken/Missing Elements, Extent : Light, Area Affected : 10%									
Location : Over Main Truck Bays									
Paint Peeling, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
	Exposed Struc: Steel	30%			LIFE	**	10	\$11,000	
	Gypsum Board	10%			LIFE	**	5-10	\$6,300	
Site Enclosure									
Fence/Gates									
	Chain Link	100%	Now	\$61,200	2060	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 10%									
Location : Throughout									
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%									
Location : Rear Parking Lot									
Free Standing Walls									
	Cast in Place Concrete	100%			2065	**			
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	100%			2035	**			

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.

**FIRE DEPARTMENT - 057****EMS STATION 55****Asset # : 13231**

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
Site Pavements									
	Parking/Driveway								
	Asphalt	80%	Now	\$103,300	2045		**		
		Ponding, Extent : Severe, Area Affected : 15%							
		Location : Rear Parking Lot							
		Potholes, Extent : Severe, Area Affected : 5%							
		Location : Rear Parking Lot							
		Sinking/Subsiding, Extent : Severe, Area Affected : 10%							
		Location : Rear Parking Lot							
	Cast in Place Concrete	20%			2043		**		

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%			2030	\$5,000	5	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : One 200 Amperes					
	Raceway								
	Conduit	100%			2030	\$32,700	1		
	Panelboards								
	Fused Disc Sw	5%			2029	\$2,000	5		
	Molded Case Bkrs	95%			2029	\$38,200	5	\$300	
	Wiring								
	Thermoplastic	100%			2030	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2028	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$400	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2028	\$5,000	1	\$3,800	
	Generators								
	Diesel	100%			2026	\$68,600	1	\$4,700	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Outside					
				Explanation : One 81 Kilovolt-amperes					
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$500	
	Fuel Storage								
	Main Tank	100%			2033	**	5	\$400	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Outside					
				Explanation : One 60 Gallons					

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 55**  
**Asset # : 13231**

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	100%			2030	\$34,500	10	\$11,200	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout</i>									

Egress Lighting	Emergency, Service	50%			2030	\$3,100	1		
	Exit, Service	50%			2030	\$700	1		
Exterior Lighting	HID	100%			2025	\$48,000	10		

## Alarm

Security System	No Component	70%							
	Generic	30%			2030	\$11,500	1	\$1,400	

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%			2040	* *	1		
Conversion Equipment	Steam Boiler	100%			2035	* *	1	\$12,100	
Distribution	Steam Piping/Pump	100%	0-2	\$1,100	2030	\$52,700			
<i>Insul. Deteriorating, Extent : Moderate, Area Affected : 20%</i>									
<i>Location : Basement</i>									
Terminal Devices	Convactor/Radiator	75%			2028	\$47,800	1	\$3,000	
	Unit Heater - Steam	25%			2030	\$10,600	4	\$400	

## Air Conditioning

Energy Source	Electricity	100%			2038	* *	1		
Conversion Equipment	Split Unit	75%			2035	* *			
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : 1st And 2nd Floors</i>									
<i>Explanation : 8 Units. R-410a Refrigerant</i>									
Window/Wall Unit	No Component	10%			2025	\$2,500	1		
		15%							
Terminal Devices	Fan Coil - 2 Pipe	75%			2035	* *	1	\$3,000	
	No Component	25%							
Heat Rejection	Dry Cooler	75%			2035	* *	2	\$6,400	
	No Component	25%							

## Ventilation

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



**FIRE DEPARTMENT - 057**  
**EMS STATION 55**  
**Asset # : 13231**

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
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%			LIFE	**	2-5	\$2,200	
	No Component	80%							
	Exhaust Fans								
	Interior	10%			2030	\$4,200	2		
	Roof	10%			2030	\$2,000	2		
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$7,300	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Boiler Room								
	Explanation : 75 Gallons								
	Sanitary Piping								
	Cast Iron	30%			LIFE	**	1		
	Cast Iron	70%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%	0-2	\$400	2025	\$400	4	\$300	
	Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	99%							
	Generic	1%	0-2	\$300	2030	\$300	1-3		
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Obsolete 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 55 MELROSE STATION  
**Address** : 3134 PARK AVE. @E 159TH STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.055 / 13992 **Yr Built/Renovated** : 1905 / 1998  
**Area Sq Ft** : 20,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 18-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,3  
**Block** : 2419 **Lot** : 1 **BIN** : 2001898

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$654,600	\$504,100
Interior Architecture	\$307,300	\$178,800
Electrical	\$17,000	\$59,000
<b>Total</b>	<b>\$978,900</b>	<b>\$741,900</b>
Importance Code A	\$654,600	\$504,100
Importance Code B	\$222,700	\$237,800
Importance Code C	\$101,600	
<b>Total</b>	<b>\$978,900</b>	<b>\$741,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$24,800		\$2,000	
Interior Architecture	\$24,500	\$800	\$1,200	\$2,500
Electrical	\$2,200	\$4,100	\$17,900	\$4,200
Mechanical	\$32,000	\$3,100	\$8,400	\$3,400
Site Pavements	\$13,000			
<b>Total</b>	<b>\$96,500</b>	<b>\$8,000</b>	<b>\$29,400</b>	<b>\$10,100</b>
Importance Code A	\$26,800	\$2,000	\$4,000	\$2,000
Importance Code B	\$50,400	\$6,000	\$25,400	\$8,100
Importance Code C	\$19,300			
<b>Total</b>	<b>\$96,500</b>	<b>\$8,000</b>	<b>\$29,400</b>	<b>\$10,100</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 55 MELROSE STATION**  
**Asset # : 13992**

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	5%			LIFE	**	5	\$20,700		
Masonry: Brick	88%	Now	\$439,200	LIFE	**	5	\$46,500	1	
Cracking/Crumbling, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Metal Panel	2%			2038	**	5-10	\$7,300		
Metal Sect. OHD	5%			2041	**	5	\$8,300		
Windows									
Aluminum	100%			2036	**	5	\$8,200		
Parapets									
Cast Stone/Terra Cotta	10%	Now	\$16,600	LIFE	**	5	\$2,400		
Open Joints, Extent : Severe, Area Affected : 100%									
Location : Top Main Roof									
Water Penetration, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Masonry: Brick	90%	Now	\$169,600	LIFE	**	5	\$2,800		
Spalling, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Water Penetration, Extent : Severe, Area Affected : 20%									
Location : Throughout									
Roof									
Modified Bitumen	100%	Now	\$45,800	2028	\$457,500				
Broken/Missing Elements, Extent : Light, Area Affected : 5%									
Location : Around Roof Hatch									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Around Roof Hatch									
Interior									
Floors									
Cast in Place Concrete	25%			LIFE	**	5	\$17,000		
Ceramic Tile	5%			2037	**	5	\$1,600		
Quarry Tile	5%			2033	**	5	\$2,300		
Vinyl Tile	65%	Now	\$17,900	2028	\$178,800	3	\$7,600		
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%									
Location : Offices									

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 55 MELROSE STATION**  
**Asset # : 13992**

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								
Interior Walls								
Ceramic Tile	5%	Now	\$4,000	2037	**	5	\$1,400	
Broken/Missing Elements, Extent : Light, Area Affected : 5%								
Location : Second Floor Toilets								
Concrete Masonry Unit	2%			LIFE	**	5	\$400	
Gypsum Board	64%			LIFE	**	5	\$21,300	
Masonry: Brick	15%	Now	\$101,600	LIFE	**			
Water Penetration, Extent : Severe, Area Affected : 50%								
Location : Boiler Room								
Masonry: Fieldstone	2%			LIFE	**			
Plaster	10%	Now	\$2,300	LIFE	**	5	\$1,700	
Water Penetration, Extent : Severe, Area Affected : 20%								
Location : Second Floor Under Roof Hatch								
Wood	2%			LIFE	**	5	\$4,400	
Ceilings								
AcousTileSusp.Lay-In	2%	Now	\$300	2033	**	5	\$300	
Broken/Missing Elements, Extent : Light, Area Affected : 5%								
Location : First Floor								
Embossed Metal	91%	Now	\$205,800	LIFE	**	5	\$13,500	
Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
Location : First And Second Floor								
Deformed/Dented, Extent : Severe, Area Affected : 30%								
Location : First And Second Floor								
Exposed Struc: Steel	2%			LIFE	**			
Plaster	5%			LIFE	**	5	\$1,000	
Site Enclosure								
Fence/Gates								
Chain Link	100%			2048	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2041	**			
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$3,300	2041	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Concrete Pavement Area Between The Building And Parking Lot								
Parking/Driveway								
Asphalt	80%	Now	\$9,600	2031	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Parking Lot								
Cast in Place Concrete	20%			2041	**			

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 55 MELROSE STATION**  
**Asset # : 13992**

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%			2028	\$5,000	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room Basement									
Explanation : One 400 Ampere Main Disconnect Switch									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2028	\$50,900	5	\$500	
Raceway									
	Conduit	95%			2028	\$31,000	1		
	Conduit	5%			2048	* *	1		
Panelboards									
	Fused Disc Sw	5%			2027	\$2,000	5		
	Molded Case Bkrs	20%			2027	\$8,000	5	\$100	
	Molded Case Bkrs	75%			2044	* *	5	\$400	
Wiring									
	Thermoplastic	25%			2028	\$7,200	1		
	Thermoplastic	75%			2048	* *	1		
Motor Controllers									
	Locally Mounted	100%			2041	* *	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$300	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2041	* *	1	\$6,200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : Two Automatic Transfer Switches									
Generators									
	Diesel	100%			2037	* *	1	\$7,800	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Rear Yard									
Explanation : One 81 Kilovolt-ampere									
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$700	
Fuel Storage									
	Day Tank	100%			2044	* *	5	\$3,700	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : One 60 Gallon									
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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 55 MELROSE STATION**  
**Asset # : 13992**

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	50%			2033	* *	10	\$9,200	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor							
	Fluorescent	30%			2023	\$17,000	10	\$5,500	
		T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Fluorescent	20%			2038	* *	10	\$3,700	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : 2nd Floor							
Egress Lighting									
	Emergency, Service	45%			2033	* *	1		
	Emergency, Battery	15%			2033	* *	10	\$700	
	Exit, Service	40%			2033	* *	1		
Exterior Lighting									
	HID	100%			2033	* *	10	\$100	
Alarm									
	Security System								
	Generic	100%			2036	* *	1	\$7,500	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside And Inside							
		Explanation : Nine CCTV Inside							
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%			2048	* *	1		
Conversion Equipment									
	Steam Boiler	100%			2041	* *	1	\$19,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Unit							
Distribution									
	Steam Piping/Pump	100%			2048	* *			
Terminal Devices									
	Convactor/Radiator	80%			2033	* *	1	\$5,200	
	Unit Heater - Hot Water	20%			2033	* *			
Air Conditioning									
	Energy Source								
	Electricity	100%			2036	* *	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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 55 MELROSE STATION**  
**Asset # : 13992**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	40%			2033	* *			
		Other Observation, Extent : Light, Area Affected : 40%							
		Location : Various							
		Explanation : 8 Units. R-410a							
	Window/Wall Unit	10%			2023	\$4,100	1		
	No Component	50%							
Terminal Devices									
	Fan Coil - 2 Pipe	40%			2033	* *	1	\$2,600	
		Other Observation, Extent : Light, Area Affected : 40%							
		Location : Offices							
		Explanation : 7 Units							
	No Component	60%							
Heat Rejection									
	Evaporative Condenser	40%			2033	* *	2	\$5,600	
	No Component	60%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$1,100	
	No Component	90%							
Exhaust Fans									
	Roof	10%			2033	* *	2	\$100	
	No Component	90%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2048	* *	1		
Water Heater									
	Gas Fired	100%			2026	\$11,900	2	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 - 75 Gallon Unit							
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%			2021	\$700	4	\$600	
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Dry	100%	Now	\$27,200	2028	\$27,200	1-3	\$3,400	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Ars-15b, Needs To Be Replaced							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 57 BEDFORD STUYVESANT STATION  
**Address** : 131 THROOP AVE. @ FLUSHING AVE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.057 / 13999 **Yr Built/Renovated** : 1999 /  
**Area Sq Ft** : 6,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 1723 **Lot** : 1 **BIN** : 3048341

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$62,100		\$5,900	
Interior Architecture	\$32,100		\$200	\$500
Electrical	\$800	\$500	\$2,400	\$500
Mechanical	\$7,800	\$600	\$2,900	\$600
Site Enclosure	\$9,700			
Site Pavements	\$7,700			
<b>Total</b>	<b>\$120,300</b>	<b>\$1,100</b>	<b>\$11,400</b>	<b>\$1,600</b>
Importance Code A	\$65,100	\$300	\$6,200	\$300
Importance Code B	\$26,300	\$700	\$5,200	\$1,000
Importance Code C	\$29,000			\$300
<b>Total</b>	<b>\$120,300</b>	<b>\$1,100</b>	<b>\$11,400</b>	<b>\$1,600</b>



*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.*



**FIRE DEPARTMENT - 057**  
**EMS STATION 57 BEDFORD STUYVESANT STATION**  
**Asset # : 13999**

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	70%			LIFE	**	5	\$35,200	
	Metal Sect. OHD	15%			2043	**	5	\$11,800	
	Pre-Cast Concrete	15%			LIFE	**	5	\$24,500	
Windows									
	Aluminum	100%	Now	\$1,600	2046	**	5	\$900	
	Glazing Broken/Cracked, Extent : Severe, Area Affected : 5%								
	Location : West Office Window								
Parapets									
	Masonry: Brick	70%			LIFE	**	5-10	\$8,900	
	Pre-Cast Concrete	30%			LIFE	**	5	\$7,000	
Roof									
	Single Ply Membrane	100%	4+	\$2,800	2035	**			
	Ponding, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Vegetation Growth, Extent : Light, Area Affected : 5%								
	Location : Throughout								
Soffits									
	Metal/Glass Curt Wall	100%	2-4	\$16,700	LIFE	**	5	\$1,900	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 35%								
	Location : Throughout								
Interior									
Floors									
	Cast in Place Concrete	75%			LIFE	**	5	\$29,500	
	Ceramic Tile	5%			2039	**	5	\$500	
	Vinyl Tile	20%			2035	**	3	\$700	
Interior Walls									
	Ceramic Tile	5%			2039	**	5	\$600	
	Concrete Masonry Unit	70%	4+	\$10,000	LIFE	**	5	\$3,500	
	Horizontal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : Truck Bay								
	Vertical Cracks, Extent : Moderate, Area Affected : 5%								
	Location : Truck Bay								
	Gypsum Board	25%			LIFE	**	5-10	\$5,200	
Ceilings									
	AcousTileSusp.Lay-In	25%	Now	\$900	2043	**	5	\$1,100	
	Staining/Discoloring, Extent : Light, Area Affected : 3%								
	Location : Throughout								
	Embossed Metal	75%			LIFE	**	5	\$6,100	
Site Enclosure									

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

**FIRE DEPARTMENT - 057**  
**EMS STATION 57 BEDFORD STUYVESANT STATION**  
**Asset # : 13999**

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
Site Enclosure									
Fence/Gates									
	Chain Link	60%			2050		**		
		Corrosion/Rusting, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
	Iron Picket	40%	Now	\$6,400	2065		**		
		Corrosion/Rusting, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Deteriorated Finish, Extent : Moderate, Area Affected : 35%							
		Location : Throughout							
		Other Observation, Extent : Severe, Area Affected : 20%							
		Location : East Fence							
		Explanation : Sliding Gate Is Inoperable							
Free Standing Walls									
	Cast in Place Concrete	100%	Now	\$3,400	2065		**		
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : North Wall							
Retaining Walls									
	Cast in Place Concrete	100%			2065		**		
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	2-4	\$1,900	2035		**		
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : West Sidewalk							
Parking/Driveway									
	Asphalt	78%	Now	\$4,000	2039		**		
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Parking Lot At Rear Of Building							
	Cast in Place Concrete	22%	2-4	\$1,800	2043		**		
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : West Driveway							

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%			2040	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : One 400 Ampere Service Switch							
	Raceway								
	Conduit	100%			2040	**	1		
	Panelboards								
	Fused Disc Sw	5%			2038	**	5		
	Molded Case Bkrs	95%			2038	**	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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 57 BEDFORD STUYVESANT STATION**  
**Asset # : 13999**

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									
Wiring									
	Thermoplastic	100%			2040	**	1		
Motor Controllers									
	Locally Mounted	10%	4+	\$200	2035	**	5		
Corroded, Extent : Light, Area Affected : 100%									
Location : 1st Floor									
	Motor Control Center	90%			2035	**	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Mechanical Room									
Explanation : Copper Clamp Type Hub Connection									
Stand-by Power									
Transfer Switches									
	Automatic	100%			2035	**	1	\$1,900	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : 104 Ampere Switch									
Generators									
	Diesel	100%			2033	**	1	\$2,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside On Lower Roof									
Explanation : 70 Kilo-volt-ampere									
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$200	
Fuel Storage									
	Day Tank	50%			2038	**	5	\$600	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside On Lower Roof									
Explanation : 56 Gallon									
	Main Tank	50%			2045	**	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Underground									
Explanation : 2,500 Gallon Tank Shared With Apparatus Fuel Station									
Lighting									
Interior Lighting									
	Fluorescent	100%			2030	\$17,000	10	\$5,500	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout									
Egress Lighting									
	Emergency, Service	50%			2030	\$1,500	1		
	Exit, Service	50%			2030	\$300	1		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Fixtures Are Connected To Building Power									

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 57 BEDFORD STUYVESANT STATION**  
**Asset # : 13999**

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**

## Exterior Lighting

## HID

50%

2030

\$11,800

10

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside Perimeter**Explanation : Operated Via Timer*

## No Component

50%

**Alarm**

## Security System

## No Component

70%

## Generic

30%

2030

\$5,700

1

\$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

## Electricity

10%

2050

\* \*

1

## Natural Gas

90%

2050

\* \*

1

## Conversion Equipment

## Furnace

70%

2035

\* \*

1

\$2,100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Four Heaters Are In Truck Bay Area. Package Unit Is On The Roof**Explanation : Four Modine Heaters, One Package Unit*

## Furnace

20%

Now

\$2,800

2040

\* \*

1

\$500

*Broken, Extent : Severe, Area Affected : 20%**Location : Four Are In Truck Bay Area. Package Unit Is On The Roof*

## Radiant Heater

10%

2030

\$10,400

2

\$300

*Other Observation, Extent : Light, Area Affected : 10%**Location : One Is In Hallway, One Is In Meter Room**Explanation : 2 Units***Air Conditioning**

## Energy Source

## Electricity

100%

2046

\* \*

1

## Conversion Equipment

## Ext Pkg Unit -

## Heating/Cooling

30%

2035

\* \*

2

\$100

*R-22 Refrigerant, Extent : Light, Area Affected : 30%**Location : Roof**Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : One Unit For Office Only*

## No Component

70%

## Distribution

## Ductwork/Diffusers

100%

LIFE

\* \*

2

\$9,800

**Ventilation**

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

**FIRE DEPARTMENT - 057**  
**EMS STATION 57 BEDFORD STUYVESANT STATION**  
**Asset # : 13999**

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
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%	Now	\$2,700	LIFE	* *	2-5	\$3,300	
			Leak Evident, Extent : Severe, Area Affected : 5%						
			Location : Leaking In Mens Locker Room When It Rains						
	Exhaust Fans								
	Roof	100%			2035	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$3,600	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Water Heater Room						
			Explanation : One 74 Gallon Unit						
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	No Component	50%							
	Generic	50%			2035	* *	1	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2050	* *	1-2	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 58 EAST 83RD STREET STATION  
**Address** : 420 EAST 83RD ST. @ PRESTON CT.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.058 / 14000 **Yr Built/Renovated** :  
**Area Sq Ft** : 25,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 01-Dec-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1,MEZ  
**Block** : 1562 **Lot** : 36 **BIN** : 1050434

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$35,800	\$451,900
Interior Architecture	\$420,100	\$128,500
Electrical	\$98,400	
Mechanical		\$338,500
Site Pavements	\$82,300	
<b>Total</b>	<b>\$636,600</b>	<b>\$918,900</b>
Importance Code A	\$35,800	\$668,100
Importance Code B	\$600,800	\$250,800
<b>Total</b>	<b>\$636,600</b>	<b>\$918,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$34,600			
Interior Architecture	\$61,700			\$2,100
Electrical	\$5,800	\$2,700	\$3,600	\$2,700
Mechanical	\$25,400	\$2,200	\$35,200	\$2,200
<b>Total</b>	<b>\$127,500</b>	<b>\$4,900</b>	<b>\$38,800</b>	<b>\$7,000</b>
Importance Code A	\$34,600	\$1,200	\$100	\$1,200
Importance Code B	\$54,300	\$3,700	\$38,800	\$5,800
Importance Code C	\$38,700			
<b>Total</b>	<b>\$127,500</b>	<b>\$4,900</b>	<b>\$38,800</b>	<b>\$7,000</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 58 EAST 83RD STREET STATION**  
**Asset # : 14000**

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 Cavity	60%	Now	\$35,800	LIFE	* *	5	\$18,300	
	Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
	Location : Bottom Corner Of Facade At Street Corner								
	Vegetation Growth, Extent : Severe, Area Affected : 10%								
	Location : Base Of Building Along Preston Court								
	Metal Coiling Doors	25%			2026	\$451,900	5	\$23,900	
	Metal Coiling Doors	15%			2045	* *	5	\$14,300	
Windows									
	Aluminum	100%	0-2	\$22,600	2053	* *	5	\$300	
	Air Infiltration, Extent : Severe, Area Affected : 50%								
	Location : Throughout								
	Broken/Missing Elements, Extent : Light, Area Affected : 30%								
	Location : Throughout								
	Hardware Missing, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Unit Inoperable, Extent : Severe, Area Affected : 15%								
	Location : Mezzanine Offices								
Parapets									
	Not Accessible	100%							
Roof									
	Not Accessible	100%							
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : Roof Hatch								
	Explanation : Access Required Through Neighboring Tenant								

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 58 EAST 83RD STREET STATION**  
**Asset # : 14000**

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	55%	Now	\$290,000	LIFE	**	5	\$58,500		
	Horizontal Cracks, Extent : Severe, Area Affected : 25%								
	Location : Truck Bay Floor								
	Misaligned/Bulging, Extent : Severe, Area Affected : 30%								
	Location : At Column Supports And Control Joints Throughout Truck Bays								
	Other Observation, Extent : Severe, Area Affected : 25%								
	Location : Various Locations Throughout Truck Bays Due To Differential Settlement Of Slab								
	Explanation : Tripping Hazards								
Cast in Place Concrete	5%	Now	\$5,300	LIFE	**	5	\$5,300		
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : Male / Female Locker Rooms								
Ceramic Tile	5%	Now	\$9,800	2031	**	5	\$1,200		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
	Location : Toilet Rooms And Corridors								
Vinyl Tile	15%	Now	\$12,900	2028	\$64,700	3	\$2,700		
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Throughout First Floor Offices / Corridors								
Vinyl Tile	5%			2036	**	3	\$1,200		
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Mezzanine Offices								
Vinyl Tile 9" X 9"	15%	Now	\$83,800	2038	**	3	\$2,700		
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%								
	Location : Throughout 1st Floor Gymnasium, Kitchen, Breakroom, Captain Locker Room								
Interior Walls									
Ceramic Tile	5%	Now	\$6,800	2031	**	5	\$600		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : Toilet Rooms And Base Of Corridor Walls								
Concrete Masonry Unit	40%	Now	\$21,800	LIFE	**	5	\$3,800		
	Diagonal Cracks, Extent : Severe, Area Affected : 15%								
	Location : Storage Mezzanine								
Gypsum Board	50%	Now	\$10,200	LIFE	**	5	\$7,000		
	Paint Peeling, Extent : Moderate, Area Affected : 20%								
	Location : Apparatus Floor								
	Vertical Cracks, Extent : Light, Area Affected : 15%								
	Location : Offices And Hallways								
Wood	5%			LIFE	**	5	\$4,700		
Ceilings									
AcousTileSusp.Lay-In	50%	Now	\$41,000	2033	**	5	\$12,200		
	Misaligned/Bulging, Extent : Moderate, Area Affected : 25%								
	Location : Offices And Corridors								
	Staining/Discoloring, Extent : Moderate, Area Affected : 10%								
	Location : Locker Rooms, Toilet Rooms								
Exposed Struc: Steel	50%			LIFE	**				

**Site Pavements**

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.



**FIRE DEPARTMENT - 057**  
**EMS STATION 58 EAST 83RD STREET STATION**  
**Asset # : 14000**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete      100%    Now      \$82,300    2048      \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 75%*

*Location : Entire Perimeter Sidewalk*

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%      2038      \* \*      5      \$100

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

*Location : 1st Floor Service Room*

*Explanation : 2- 400 Amperes Service Switches*

## Raceway

Conduit      100%      2038      \* \*      1

## Panelboards

Molded Case Bkrs      100%      2036      \* \*      5      \$700

## Wiring

Thermoplastic      100%      2038      \* \*      1

## Motor Controllers

Locally Mounted      100%      2026      \$15,000      5      \$200

## Ground

## Grounding Devices

Not Accessible      100%

## Stand-by Power

## Transfer Switches

Automatic      100%      2033      \* \*      1      \$7,700

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

*Location : 1st Floor Service Room*

*Explanation : 600 Amperes Switch*

## Generators

Diesel      100%      2031      \* \*      1      \$9,700

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

*Location : 1st Floor Service Room*

*Explanation : 188 Kilovolt-ampere Generator*

## Batteries

Lead/Acid      100%      2021      \$1,600      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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 58 EAST 83RD STREET STATION**  
**Asset # : 14000**

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
Stand-by Power									
	Fuel Storage								
	Day Tank	30%			2036	**	5	\$1,400	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor Rear							
		Explanation : 30 Gallon Tank							
	Main Tank	70%			2043	**	5	\$500	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Underground							
		Explanation : 5000 Gallons							
Lighting									
	Interior Lighting								
	Fluorescent	98%			2036	**	10	\$22,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Fixtures							
	HID	2%			2023	\$500	10		
	Egress Lighting								
	Emergency, Service	50%			2028	\$6,400	1		
	Exit, Service	50%			2028	\$1,400	1		
	Exterior Lighting								
	HID	100%			2023	\$98,400	10	\$100	
Alarm									
	Security System								
	Generic	100%			2033	**	1	\$9,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Inside, Outside							
		Explanation : Exterior Security Camera, Door Alarm							

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%			2048	* *	1		
	Conversion Equipment								
	Radiant Heater	50%			2028	\$216,300	2	\$5,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Garage							
		Explanation : (4) Gas Fired Radiant Heaters							
	Not Accessible	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Roof							
		Explanation : 3 Gas Fired Rooftop Packaged Units							

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 58 EAST 83RD STREET STATION**  
**Asset # : 14000**

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									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$13,900	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Office Space					
				Explanation : Office And Support Space Only					
Air Conditioning									
	Energy Source								
	Electricity	100%			2044	**	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	40%	Now	\$24,400	2028	\$122,200	2	\$500	
				Malfunctioning, Extent : Moderate, Area Affected : 100%					
				Location : Roof, Defective Compressors					
	Window/Wall Unit	10%			2023	\$5,100	1		
	No Component	50%							
	Distribution								
	Ductwork/Diffusers	50%			LIFE	**	2	\$16,300	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Office / Support Space					
				Explanation : Garage Space Is Not Covered By This System					
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	**	2-5	\$7,000	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Garage					
				Explanation : Flat Canvas Duct System					
	Ductwork/Diffusers	50%			LIFE	**	2-5	\$7,000	
	Exhaust Fans								
	Interior	25%			2028	\$21,700	2	\$200	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : 83rd Street Side					
				Explanation : Serves Garage Only					
	Roof	50%			2028	\$20,300	2	\$400	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Roof					
				Explanation : Serves Garage Only					
	Roof	25%	Now	\$500	2028	\$10,100	2	\$200	
				Malfunctioning, Extent : Moderate, Area Affected : 25%					
				Location : Defective Male And Female Locker Room / Toilet Exhaust Fans					
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2038	**	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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 58 EAST 83RD STREET STATION**  
**Asset # : 14000**

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 Electric	100%			2023	\$21,500	4	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Male Locker Room, Apparatus Floor									
Explanation : 3 - 50 Gallon Units									
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Fixtures Generic	100%							
Other Observation, Extent : Light, Area Affected : 2%									
Location : Garage									
Explanation : Broken Water Cooler									
Fire Suppression									
	Sprinkler Generic	100%			2038	* *	1-2	\$7,000	

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : EMS STATION 8 KIPS BAY  
**Address** : 435 EAST 26TH STREET EAST END BELLVUE DNA LAB BLDG.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSEMS.008 / 14778 **Yr Built/Renovated** : 2007 /  
**Area Sq Ft** : 6,164 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Nov-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1,2  
**Block** : 962 **Lot** : 100 **BIN** : 1087242

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$46,200	\$46,200
<b>Total</b>	<b>\$46,200</b>	<b>\$46,200</b>
Importance Code A	\$46,200	\$46,200
<b>Total</b>	<b>\$46,200</b>	<b>\$46,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$3,800		\$7,400	
Interior Architecture	\$22,100		\$1,900	\$1,400
Electrical	\$100			
Mechanical	\$3,200	\$500	\$1,700	\$300
Site Pavements	\$700			
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$33,900</b>	<b>\$4,400</b>	<b>\$15,000</b>	<b>\$5,700</b>
Importance Code A	\$3,800		\$7,400	
Importance Code B	\$21,600	\$4,400	\$7,600	\$4,800
Importance Code C	\$8,500			\$900
<b>Total</b>	<b>\$33,900</b>	<b>\$4,400</b>	<b>\$15,000</b>	<b>\$5,700</b>



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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 8 KIPS BAY**  
**Asset # : 14778**

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									
	Metal Sect. OHD	20%			2043	**	5	\$14,800	
	Granite Panels	20%			LIFE	**	5	\$7,100	
	Pre-Cast Concrete	60%			LIFE	**	5	\$92,400	
Windows									
	Aluminum	100%			2046	**	5	\$500	
Soffits									
	Metal Panel	100%			2050	**	5-10		
Interior									
Floors									
	Cast in Place Concrete	45%	Now	\$2,300	LIFE	**	5	\$9,100	
		Paint Peeling, Extent : Moderate, Area Affected : 15% Location : Vehicle Bay Other Observation, Extent : Light, Area Affected : 100% Location : Vehicle Bay Explanation : Concrete Floor Is Coated With Premium Coating, Concrete Topping, Not Regular Paint.							
	Ceramic Tile	10%	Now	\$400	2039	**	5	\$500	
		Broken/Missing Elements, Extent : Light, Area Affected : 1% Location : 2nd Floor Shower							
	Vinyl Tile	45%	Now	\$1,800	2035	**	3	\$1,600	
		Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : 1st And 2nd Floor Corridors, Offices, Storage Rooms And Locker Rooms Worn/Eroded, Extent : Moderate, Area Affected : 30% Location : 1st And 2nd Floor Corridors, Offices, Storage Rooms And Locker Rooms							
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**	10	\$4,500	
	Ceramic Tile	10%			2039	**	5	\$1,800	
	Concrete Masonry Unit	35%	4+	\$2,900	LIFE	**	5	\$2,500	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5% Location : 1st Floor Stair Landing							
	Gypsum Board	45%	4+	\$700	LIFE	**	5	\$4,900	
		Cracking/Crumbling, Extent : Light, Area Affected : 5% Location : 2nd Floor Crew Area							
Ceilings									
	AcousTileSusp.Lay-In	45%			2043	**	5	\$3,800	
	Exposed Struc: Steel	40%			LIFE	**	10	\$6,700	
	Gypsum Board	15%			LIFE	**	5-10	\$4,300	
Site Enclosure									
Fence/Gates									
	Aluminum Picket	100%			2050	**			
Retaining Walls									
	Cast in Place Concrete	100%			2065	**			
Site Pavements									

*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.*

**FIRE DEPARTMENT - 057**  
**EMS STATION 8 KIPS BAY**  
**Asset # : 14778**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%	4+	\$400	2043	* *				
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>									
<i>Location : Along East 26th Street</i>									

## On-Site Walkways

Cast in Place Concrete	100%			2043	* *				
------------------------	------	--	--	------	-----	--	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%	4+	\$300	2043	* *				
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>									
<i>Location : Vehicle Entrance</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

## Transformers

Dry Type	100%			2043	* *	5			
----------	------	--	--	------	-----	---	--	--	--

## Raceway

Conduit	100%			2050	* *	1			
---------	------	--	--	------	-----	---	--	--	--

## Panelboards

Fused Disc Sw	20%			2046	* *	5			
---------------	-----	--	--	------	-----	---	--	--	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : First And Second Floor Electrical Closets**Explanation : Disconnect Switches Mounted To Bus Duct Serving Building Power Supply.*

Molded Case Bkrs	80%			2046	* *	5		\$100	
------------------	-----	--	--	------	-----	---	--	-------	--

## Wiring

Thermoplastic	100%			2050	* *	1			
---------------	------	--	--	------	-----	---	--	--	--

## Lighting

## Interior Lighting

Fluorescent	75%			2035	* *	10		\$4,200	
-------------	-----	--	--	------	-----	----	--	---------	--

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout The Building*

Fluorescent	25%			2035	* *	10		\$1,400	
-------------	-----	--	--	------	-----	----	--	---------	--

*Compact Fluorescent Light, Extent : Light, Area Affected : 100%**Location : Second Floor*

## Egress Lighting

Emergency, Service	50%			2035	* *	1			
--------------------	-----	--	--	------	-----	---	--	--	--

Exit, Battery	50%			2035	* *	10		\$200	
---------------	-----	--	--	------	-----	----	--	-------	--

## Exterior Lighting

HID	50%			2035	* *	10			
-----	-----	--	--	------	-----	----	--	--	--

No Component	50%								
--------------	-----	--	--	--	--	--	--	--	--

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

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.

**FIRE DEPARTMENT - 057**  
**EMS STATION 8 KIPS BAY**  
**Asset # : 14778**

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									
	Distribution								
	Hot Wtr Piping/Pump	100%			2046	**	4	\$500	
	Terminal Devices								
	Convactor/Radiator	60%			2043	**	1	\$1,200	
	Unit Heater - Hot Water	40%			2035	**			
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Split Unit	30%			2035	**			
	No Component	70%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Asset Served By Office Of Chief Medical Examiner							
	Distribution								
	Ductwork/Diffusers	50%			LIFE	**	2	\$5,000	
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$5,400	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Fixtures								
	Generic	100%							
Vertical Transport									
	Elevators								
	Hydraulic	100%			LIFE	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st To 2nd Floor							
		Explanation : One Unit							
Fire Suppression									
	Sprinkler								
	Generic	100%			2050	**	1-2	\$1,700	
		Dry System, Extent : Light, Area Affected : 50%							
		Location : Garage							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENG CO 264, 328/ LAD CO 134  
**Address** : 16-15 CENTRAL AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.264 / 13153 **Yr Built/Renovated** : 1913 / 2003  
**Area Sq Ft** : 13,944 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 15559 **Lot** : 25 **BIN** : 4298240

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Mechanical		\$72,900
Site Pavements	\$121,600	
<b>Total</b>	<b>\$121,600</b>	<b>\$72,900</b>
Importance Code B		\$72,900
Importance Code C	\$121,600	
<b>Total</b>	<b>\$121,600</b>	<b>\$72,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$34,800		\$11,200	
Interior Architecture	\$66,400			\$400
Electrical	\$20,600	\$1,000	\$1,200	\$1,100
Mechanical	\$10,900	\$2,400	\$8,300	\$2,400
Site Enclosure	\$9,600			
<b>Total</b>	<b>\$142,200</b>	<b>\$3,400</b>	<b>\$20,700</b>	<b>\$3,800</b>
Importance Code A	\$36,100	\$1,400	\$12,600	\$1,400
Importance Code B	\$68,100	\$2,000	\$8,100	\$2,500
Importance Code C	\$38,000			
<b>Total</b>	<b>\$142,200</b>	<b>\$3,400</b>	<b>\$20,700</b>	<b>\$3,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENG CO 264, 328/ LAD CO 134**  
**Asset # : 13153**

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	15%	4+	\$4,200	LIFE	* *	5	\$2,700	
	Water Penetration, Extent : Moderate, Area Affected : 5% Location : East Wall Of Engine Company 328							
Masonry: Granite	5%			LIFE	* *	5	\$1,300	
	Staining/Discoloring, Extent : Light, Area Affected : 2% Location : Facade Base; Front Facade.							
Masonry: Limestone	15%	0-2	\$6,100	LIFE	* *	5	\$2,000	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10% Location : At Joint Between Limestone And Granite Caulking Deteriorated, Extent : Moderate, Area Affected : 15% Location : Around All Overhead Doors And Adjacent Building Staining/Discoloring, Extent : Light, Area Affected : 2% Location : Cornice, Front Facade							
Stucco Cement	50%			2043	* *	5	\$22,500	
Wood Overhead Doors	15%			2035	* *	5	\$13,500	
Windows								
Aluminum	100%			2046	* *	5	\$500	
Parapets								
Masonry: Brick	75%	4+	\$800	LIFE	* *	5	\$700	
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 2% Location : Parapet Wall South side							
Masonry: Limestone	10%			LIFE	* *	5-10	\$1,100	
	Staining/Discoloring, Extent : Light, Area Affected : 20% Location : Coping On Main Roof							
Stucco Cement	15%			2035	* *	5	\$300	
Roof								
Built-Up (BUR)	100%	Now	\$21,700	2035	* *			
	Debris on Roof, Extent : Moderate, Area Affected : 5% Location : Southeast Corner Miss/Damaged Flashings, Extent : Light, Area Affected : 5% Location : Fourth Floor Roof East Wall Patching Evident, Extent : Moderate, Area Affected : 10% Location : Various Locations Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5% Location : At Patched Locations							

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.

**FIRE DEPARTMENT - 057**  
**ENG CO 264, 328/ LAD CO 134**  
**Asset # : 13153**

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	75%	Now	\$8,500	LIFE	* *	5	\$34,200	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Third Floor Gymnasium							
		Horizontal Cracks, Extent : Light, Area Affected : 5%							
		Location : Various Locations Throughout All Floors							
	Ceramic Tile	5%	0-2	\$1,100	2033	* *	5	\$500	
		Worn/Eroded, Extent : Light, Area Affected : 10%							
		Location : Toilets Throughout							
	Quarry Tile	5%			2035	* *	5	\$1,600	
		Worn/Eroded, Extent : Light, Area Affected : 10%							
		Location : Kitchen							
	Vinyl Tile	15%	Now	\$2,800	2035	* *	3	\$1,200	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : Various Locations Throughout							
		Worn/Eroded, Extent : Light, Area Affected : 75%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENG CO 264, 328/ LAD CO 134**  
**Asset # : 13153**

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									
Interior Walls									
	Ceramic Tile	5%	0-2	\$1,300	2033	* *	5	\$400	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : Toilets And Kitchen							
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Toilets And Kitchen							
	Gypsum Board	15%	2-4	\$600	LIFE	* *	5	\$1,600	
		Paint Peeling, Extent : Light, Area Affected : 5%							
		Location : Various Locations Throughout							
		Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%							
		Location : Various Locations							
	Masonry: Brick	15%	Now	\$5,400	LIFE	* *			
		Horizontal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : Basement							
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%							
		Location : Engine Company Basement Under Sidewalk Grate							
		Paint Peeling, Extent : Light, Area Affected : 50%							
		Location : Basement							
	Plaster	45%	Now	\$6,700	LIFE	* *	5	\$2,400	
		Cracking/Crumbling, Extent : Severe, Area Affected : 15%							
		Location : Various Locations							
		Paint Peeling, Extent : Light, Area Affected : 20%							
		Location : Various Locations							
		Spalling, Extent : Light, Area Affected : 10%							
		Location : Various Locations							
		Water Penetration, Extent : Severe, Area Affected : 25%							
		Location : Various Locations							
	SGFT/Glazed Masonry	20%	Now	\$14,400	LIFE	* *			
		Diagonal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : Apparatus Room							
		Horizontal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : Apparatus Room							

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.

**FIRE DEPARTMENT - 057**  
**ENG CO 264, 328/ LAD CO 134**  
**Asset # : 13153**

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								
Ceilings								
AcousTileSusp.Lay-In	55%	Now	\$4,800	2043	**	5	\$5,700	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
	Location : Various Locations							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 25%							
	Location : Various Locations							
	Staining/Discoloring, Extent : Light, Area Affected : 10%							
	Location : Truck Bunk Room							
Exposed Concrete	15%	Now	\$10,500	LIFE	**	5	\$500	
	Cracking/Crumbling, Extent : Severe, Area Affected : 15%							
	Location : Basement							
	Exposed Reinforcement, Extent : Severe, Area Affected : 20%							
	Location : Engine Company Basement							
	Spalling, Extent : Severe, Area Affected : 10%							
	Location : Basement							
	Other Observation, Extent : Severe, Area Affected : 20%							
	Location : North Side Of Ladder Company Basement.							
	Explanation : Corroded Steel Beam. Supplemental Supports Are In Place.							
Gypsum Board	10%			LIFE	**	5-10	\$7,200	
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Toilets And Showers							
	Explanation : Paint Peeling							
Plaster	20%	Now	\$5,700	LIFE	**	5	\$2,600	
	Cracking/Crumbling, Extent : Severe, Area Affected : 15%							
	Location : Various Locations							
	Paint Peeling, Extent : Light, Area Affected : 15%							
	Location : Various Locations							
	Staining/Discoloring, Extent : Light, Area Affected : 15%							
	Location : Various Locations							
	Water Penetration, Extent : Severe, Area Affected : 15%							
	Location : Various Locations							
Site Enclosure								
Fence/Gates								
Chain Link	100%	Now	\$9,600	2060	**			
	Broken/Missing Elements, Extent : Severe, Area Affected : 60%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Severe, Area Affected : 60%							
	Location : Throughout							
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2043	**			
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$84,700	2050	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
	Location : Side Yard Steps And Walkway							

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.

**FIRE DEPARTMENT - 057**  
**ENG CO 264, 328/ LAD CO 134**  
**Asset # : 13153**

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

## Site Pavements

## Parking/Driveway

## Asphalt

100% Now \$36,900 2045 \* \*

*Cracking/Crumbling, Extent : Severe, Area Affected : 50%**Location : Throughout**Ponding, Extent : Severe, Area Affected : 20%**Location : Throughout**Sinking/Subsiding, Extent : Severe, Area Affected : 20%**Location : Throughout*

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

5% 2050 \* \* 5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : One 100 Ampere For Solar Panel*

## Molded Case Bkrs

95% 2060 \* \* 5 \$300

*Other Observation, Extent : Light, Area Affected : 100%**Location : North Side Basement**Explanation : One 400 Ampere Main Disconnect Switch*

## Raceway

## Conduit

70% 2040 \* \* 1

## Conduit

30% 2060 \* \* 1

## Panelboards

## Fused Disc Sw

4% 2038 \* \* 5

## Fused Disc Sw

1% 2046 \* \* 5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : One Photovoltaic Inverter*

## Molded Case Bkrs

55% 2038 \* \* 5 \$200

## Molded Case Bkrs

40% 2055 \* \* 5 \$100

## Wiring

## Thermoplastic

70% 2040 \* \* 1

## Thermoplastic

30% 2060 \* \* 1

## Motor Controllers

## Locally Mounted

100% 2035 \* \* 5 \$100

## Ground

## Grounding Devices

## Generic

100% LIFE \* \* 5 \$400

## Stand-by Power

## Transfer Switches

## Automatic

100% 2043 \* \* 1 \$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.*

**FIRE DEPARTMENT - 057**  
**ENG CO 264, 328/ LAD CO 134**  
**Asset # : 13153**

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
Stand-by Power									
Generators									
	Diesel	100%			2039	* *	1	\$5,400	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : One 75 Kilowatts									
Batteries									
	Nickel Cadmium	100%			2025	\$1,600	5	\$3,100	
Fuel Storage									
	Day Tank	100%			2046	* *	5	\$2,600	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : One 125 Gallons									
Lighting									
Interior Lighting									
	Fluorescent	50%			2035	* *	10	\$6,400	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Garage, Basement And 3rd Floor									
	Fluorescent	5%			2030	\$2,000	10	\$600	
T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Basement									
	LED	45%			2040	* *			
Egress Lighting									
	Emergency, Service	30%			2030	\$2,100	1		
	Emergency, Service	20%			2040	* *	1		
	Emergency, Battery	5%			2030	\$1,000	10	\$200	
	Exit, LED	35%			2070	* *	1		
	Exit, Service	10%			2030	\$200	1		
Exterior Lighting									
	HID	30%	Now	\$16,500	2040	* *			
Not in Service, Extent : Moderate, Area Affected : 100%									
Location : Outside Wall Perimeter									
	No Component	70%							
Alarm									
Fire/Smoke Detection									
	No Component	90%							
	Generic, Analog	10%			2025	\$15,100	1-3	\$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%			2050	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENG CO 264, 328/ LAD CO 134**  
**Asset # : 13153**

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									
	Conversion Equipment								
	Steam Boiler	100%			2043	* *	1	\$13,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Steam Piping/Pump	10%	0-2	\$300	2040	* *			
		Malfunctioning, Extent : Moderate, Area Affected : 10%							
		Location : Thermostats, Various Locations							
	Steam Piping/Pump	90%			2040	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2028	\$72,900	1	\$4,500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Split Unit	20%			2038	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Lower Roof							
		Explanation : 4 Units, R-410a							
	Window/Wall Unit	20%			2023	\$5,700	1		
	Window/Wall Unit	20%			2028	\$5,700	1		
	No Component	40%							
	Terminal Devices								
	Fan Coil - 2 Pipe	20%			2038	* *	1	\$900	
	No Component	80%							
	Heat Rejection								
	Air Cooled Condenser Unit	20%			2038	* *	2	\$1,900	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$1,200	
	No Component	90%							
	Exhaust Fans								
	Roof	10%			2038	* *	2		
	Wall Unit	30%	0-2	\$1,500	2040	* *	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : 2 Old Units, Extended Life Time. Serves Engine Bays Only							
	No Component	60%							
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.*



**FIRE DEPARTMENT - 057**  
**ENG CO 264, 328/ LAD CO 134**  
**Asset # : 13153**

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	3%	0-2	\$100	2050	* *	1		
		Not Insulated, Extent : Light, Area Affected : 10%							
		Location : Near Water Main Valve, Basement							
	Brass/Copper	97%			2040	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$8,300	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	20%	0-2	\$6,000	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : Kitchen And East Side Of The Basment							
		Corroded, Extent : Moderate, Area Affected : 20%							
		Location : Front Of Basement							
		Leak Evident, Extent : Moderate, Area Affected : 10%							
		Location : From 3rd Floor Shower To 2nd Floor							
	Cast Iron	80%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	20%	0-2	\$300	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 5%							
		Location : East Side Of The Roof							
	Cast Iron	80%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%	0-2	\$500	2025	\$500	4	\$300	
		Obsolete Equipment, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Fixtures								
	Generic	100%							
		Other Observation, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor Mens Room							
		Explanation : Broken Toilet							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2023	\$500	1-3	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENG. CO. 207/ BAT. 31/ DIV. 11 BKLYN BORO COMMANDER  
**Address** : 172 TILLARY STREET CO-LOCATE 84TH PRECINCT  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.207 / 13103 **Yr Built/Renovated** : 1971 /  
**Area Sq Ft** : 21,900 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 134 **Lot** : 6 **BIN** : 3000252

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$706,900	
Electrical		\$116,300
Mechanical		\$295,100
<b>Total</b>	<b>\$706,900</b>	<b>\$411,400</b>
Importance Code A	\$706,900	\$37,900
Importance Code B		\$373,500
<b>Total</b>	<b>\$706,900</b>	<b>\$411,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$21,500		\$3,400	
Interior Architecture	\$44,500		\$2,200	\$2,700
Electrical	\$8,300		\$300	\$100
Mechanical	\$11,300	\$1,900	\$5,900	\$1,400
Site Enclosure	\$18,000			
<b>Total</b>	<b>\$103,600</b>	<b>\$1,900</b>	<b>\$11,800</b>	<b>\$4,200</b>
Importance Code A	\$21,700	\$400	\$3,600	\$400
Importance Code B	\$40,300	\$1,500	\$8,300	\$2,700
Importance Code C	\$41,700			\$1,100
<b>Total</b>	<b>\$103,600</b>	<b>\$1,900</b>	<b>\$11,800</b>	<b>\$4,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENG. CO. 207/ BAT. 31/ DIV. 11 BKLYN BORO COMMANDER**  
**Asset # : 13103**

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	60%	Now	\$154,900	LIFE	**	5	\$12,300	
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 50%</i>									
<i>Location : Lintels Supporting Masonry Above Windows And Brick Reliefs.</i>									
	Metal Sect. OHD	10%			2043	**	5	\$6,400	
	Granite Panels	30%	Now	\$68,100	LIFE	**	5	\$4,600	
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 30%</i>									
<i>Location : Throughout</i>									
Windows									
	Aluminum	50%	Now	\$17,700	2055	**	5	\$200	
<i>Unit Inoperable, Extent : Severe, Area Affected : 70%</i>									
<i>Location : Throughout</i>									
	Aluminum	50%			2038	**	5	\$400	
Parapets									
	Masonry: Brick	82%	Now	\$58,100	LIFE	**	5	\$4,800	
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Missing Portion Of Brick Parapet At Front Facade, Roof Level</i>									
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 20%</i>									
<i>Location : Throughout</i>									
<i>Spalling, Extent : Moderate, Area Affected : 20%</i>									
<i>Location : Throughout</i>									
	Metal Cornice	5%			2058	**	10	\$900	
	Metal Rail	3%	Now	\$200	2035	**	5	\$1,300	
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 5%</i>									
<i>Location : Section Of Railing Missing Along Front Of Building</i>									
<i>Loose/Miss Fasteners, Extent : Light, Area Affected : 10%</i>									
<i>Location : Front Facade</i>									
	Granite Panels	10%	Now	\$3,600	LIFE	**	5	\$600	
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>									
<i>Location : Caulking At Granite Capstones Failed</i>									
Roof									
	Modified Bitumen	100%	0-2	\$425,900	2040	**			1
<i>Alligatoring, Extent : Light, Area Affected : 15%</i>									
<i>Location : Asphalt Joints Throughout.</i>									
<i>Blisters, Extent : Moderate, Area Affected : 30%</i>									
<i>Location : Roof Membrane Delaminate From Substrate Throughout</i>									
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 75%</i>									
<i>Location : Roofing Termination Delaminated At Parapets Throughout</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.

**FIRE DEPARTMENT - 057**  
**ENG. CO. 207/ BAT. 31/ DIV. 11 BKLYN BORO COMMANDER**  
**Asset # : 13103**

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	38%	Now	\$6,600	LIFE	**	5	\$26,700	
		Horizontal Cracks, Extent : Light, Area Affected : 5% Location : Apparatus Floor And Stair Shaft Landings.							
	Ceramic Tile	10%			2039	**	5	\$3,200	
	Terrazzo	10%			LIFE	**	5	\$5,000	
	Vinyl Tile	40%			2038	**	3	\$4,800	
	Wood	2%			2058	**	5	\$1,200	
Interior Walls									
	Ceramic Tile	10%			2039	**	5	\$2,100	
	Concrete Masonry Unit	5%	Now	\$4,900	LIFE	**	5	\$400	
		Diagonal Cracks, Extent : Light, Area Affected : 15% Location : Mechanical Penthouse.							
	Gypsum Board	10%			LIFE	**	5-10	\$3,600	
		Other Observation, Extent : Moderate, Area Affected : 90% Location : Partial Renovation At 2nd Floor Spaces Explanation : Currently Under Construction							
	Plaster	35%			LIFE	**	5-10	\$6,300	
	SGFT/Glazed Masonry	25%	Now	\$10,700	LIFE	**			
		Broken/Missing Elements, Extent : Light, Area Affected : 10% Location : Gymnasium And Apparatus Floor							
	SGFT/Glazed Masonry	15%			LIFE	**	10	\$1,600	
Ceilings									
	AcousTileSusp.Lay-In	10%			2050	**	5	\$1,000	
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Partial Renovation At 2nd Floor Spaces Explanation : Currently Under Construction							
	Exposed Concrete	35%			LIFE	**	5-10	\$4,500	
	Plaster	55%	0-2	\$7,800	LIFE	**	5	\$3,600	
		Paint Peeling, Extent : Light, Area Affected : 2% Location : Stair Shaft And Shower Area On 2nd Floor Worn/Eroded, Extent : Moderate, Area Affected : 20% Location : Kitchen And 2nd Floor Throughout							
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2050	**			
Free Standing Walls									
	Masonry: Brick	100%	2-4	\$18,000	2050	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25% Location : East Side - Within Outdoor Parking Area Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25% Location : East Side - Within Outdoor Parking Area							
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2035	**			

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.

**FIRE DEPARTMENT - 057**  
**ENG. CO. 207/ BAT. 31/ DIV. 11 BKLYN BORO COMMANDER**  
**Asset # : 13103**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete

100%

2035

\* \*

## Parking/Driveway

Asphalt

100%

2033

\* \*

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

Not Accessible

100%

## Switchgear / Switchboard

Not Accessible

100%

## Raceway

Conduit

50%

2030

\$16,300

1

Conduit

50%

2050

\* \*

1

## Panelboards

Molded Case Bkrs

75%

2046

\* \*

5

\$400

Molded Case Bkrs

25%

2029

\$10,000

5

\$100

## Wiring

Thermoplastic

100%

2040

\* \*

1

## Motor Controllers

Motor Control Center

100%

2028

\$15,000

5

\$600

## Ground

## Grounding Devices

Not Accessible

100%

## Lighting

## Interior Lighting

Fluorescent

40%

2038

\* \*

10

\$8,000

*Other Observation, Extent : Light, Area Affected : 100%**Location : 2nd Floor**Explanation : T-8 Lighting Fixtures Installed In Second Floor Offices And Dormitory.*

Fluorescent

40%

2025

\$24,800

10

\$8,000

LED

20%

2025

\$38,400

*Other Observation, Extent : Light, Area Affected : 100%**Location : 2nd Floor**Explanation : LED Fixtures Installed On Second Floor Two Years Ago.*

## Exterior Lighting

HID

50%

2030

\$43,100

10

No Component

50%

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

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.

**FIRE DEPARTMENT - 057**  
**ENG. CO. 207/ BAT. 31/ DIV. 11 BKLYN BORO COMMANDER**  
**Asset # : 13103**

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								
	Electricity	10%			2040	**	1		
	Natural Gas	15%			2060	**	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Serves Borough Commander Space On 2nd Floor							
	Not Accessible	75%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Served By Adjacent Building							
Conversion Equipment									
	Hot Water Boiler	15%			2050	**	1	\$1,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Serves 2nd Floor Borough Command							
	Radiant Heater	10%			2030	\$37,900	2	\$1,000	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : All Rooms							
		Explanation : No Hot Water For Heating Is Being Provided By Adjacent Space So Electric Unit Heaters Are Being Used							
	Not Accessible	75%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Served By Adjacent Building							
		Explanation : No Heat Being Provided							
Distribution									
	Hot Wtr Piping/Pump	85%			2046	**	4	\$1,400	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : No Hot Water Being Provided By Adjacent Building							
	Hot Wtr Piping/Pump	15%			2055	**	4	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : 2nd Floor Borough Command							
Terminal Devices									
	Air Handler	40%			2030	\$120,300	1	\$5,400	
	Convactor/Radiator	60%			2035	**	1	\$4,200	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
Conversion Equipment									
	Exterior Pkg Unit - Cooling	20%			2035	**	2	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : R 410a							
	Split Unit	20%			2030	\$91,300			
	Window/Wall Unit	60%			2025	\$26,700	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.

**FIRE DEPARTMENT - 057**  
**ENG. CO. 207/ BAT. 31/ DIV. 11 BKLYN BORO COMMANDER**  
**Asset # : 13103**

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
Air Conditioning									
	Distribution								
	Ductwork/Diffusers	40%			LIFE	**	2	\$14,200	
	No Component	60%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$19,300	
	Exhaust Fans								
	Interior	60%			2025	\$45,600	2	\$400	
	Roof	40%			2030	\$14,200	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	**	1		
	Water Heater								
	Electric	100%			2025	\$18,800	4	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : Two 120 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	95%							
	Generic	5%			2040	**	1-2	\$300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Gymnasium Locker Rooms And Pole Shaft								
	Explanation : Limited Coverage								

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 1/ HOOK AND LADDER 24  
**Address** : 142 WEST 31st STREET BTWN: 6TH AVE. - 7TH AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.001 / 13001 **Yr Built/Renovated** : 1946 / 2005  
**Area Sq Ft** : 11,326 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 01-Nov-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 806 **Lot** : 66 **BIN** : 1015173

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$53,300
Mechanical		\$137,100
<b>Total</b>		<b>\$190,400</b>
Importance Code A		\$53,300
Importance Code B		\$137,100
<b>Total</b>		<b>\$190,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$53,000		\$6,600	
Interior Architecture	\$48,700			\$1,600
Electrical	\$2,400	\$800	\$800	\$2,400
Mechanical	\$54,400	\$1,700	\$6,300	\$1,600
Site Enclosure	\$2,500			
<b>Total</b>	<b>\$161,000</b>	<b>\$2,500</b>	<b>\$13,700</b>	<b>\$5,500</b>
Importance Code A	\$53,600	\$600	\$7,100	\$600
Importance Code B	\$91,200	\$1,900	\$6,500	\$4,600
Importance Code C	\$16,200			\$400
<b>Total</b>	<b>\$161,000</b>	<b>\$2,500</b>	<b>\$13,700</b>	<b>\$5,500</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 1/ HOOK AND LADDER 24**  
**Asset # : 13001**

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	75%			LIFE	**	5	\$42,000	
	Masonry: Limestone	5%			LIFE	**	5	\$2,100	
	Metal Panel	5%	2-4	\$200	2050	**	5	\$2,600	
Corrosion/Rusting, Extent : Moderate, Area Affected : 5%									
Location : Front Of Building, Main Entrance									
	Metal Sect. OHD	15%			2043	**	5	\$13,100	
Windows									
	Aluminum	100%			2046	**	5	\$2,900	
Parapets									
	Cast Stone/Terra Cotta	30%			LIFE	**	5-10	\$22,100	
	Masonry: Brick	70%			LIFE	**	5-10	\$12,400	
Roof									
	Roll Roofing	95%	Now	\$2,700	2026	\$53,300	5	\$10,300	
Drains Clogged, Extent : Moderate, Area Affected : 10%									
Location : Main Roof									
Gut/DS Non Func/Miss, Extent : Light, Area Affected : 10%									
Location : Upper Roof									
Ponding, Extent : Moderate, Area Affected : 10%									
Location : Main Roof									
Other Observation, Extent : Light, Area Affected : 60%									
Location : Throughout									
Explanation : Alligatoring At Seams									
	Skylight, Metal/Glass	5%			2050	**	10	\$2,200	
Interior									
Floors									
	Cast in Place Concrete	45%	0-2	\$3,900	LIFE	**	5	\$15,800	
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Basement Boiler Area									
	Ceramic Tile	15%			2039	**	5	\$2,400	
	Wood	40%	0-2	\$11,000	2058	**	5	\$6,000	
Deteriorated Finish, Extent : Light, Area Affected : 50%									
Location : Throughout									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 1/ HOOK AND LADDER 24**  
**Asset # : 13001**

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									
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**	10	\$3,800	
	Ceramic Tile	5%			2039	**	5	\$800	
	Concrete Masonry Unit	5%			LIFE	**	5	\$600	
	Gypsum Board	30%	Now	\$400	LIFE	**	5	\$2,700	
Cracking/Crumbling, Extent : Light, Area Affected : 1%									
Location : Stairwell All Floors									
	Masonry: Brick	5%	Now	\$600	LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Around Fuel Fill In Basement									
	Metal Panel	5%			LIFE	**	10	\$300	
	Plaster	5%			LIFE	**	5-10	\$600	
	SGFT/Glazed Masonry	25%			LIFE	**	10	\$1,900	
	Wood	10%			LIFE	**	5	\$12,000	
Ceilings									
	Exposed Struc: Steel	25%			LIFE	**	10	\$8,000	
	Gypsum Board	10%	Now	\$300	LIFE	**	5	\$2,000	
Water Penetration, Extent : Light, Area Affected : 5%									
Location : 2nd Floor Ceiling And Skylight									
	Metal Panel	10%			LIFE	**	5	\$4,000	
	Plaster	55%			LIFE	**	5-10	\$15,200	
Site Enclosure									
Fence/Gates									
	Chain Link	90%	2-4	\$2,500	2040	**			
Impact Damage, Extent : Moderate, Area Affected : 10%									
Location : West Side									
	Chain Link	10%			2050	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 5%									
Location : North Side									
Other Observation, Extent : Light, Area Affected : 100%									
Location : North Side									
Explanation : Material Metal Panel									
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2043	**			
On-Site Walkways									
	Cast in Place Concrete	100%			2043	**			
Parking/Driveway									
	Cast in Place Concrete	100%			2043	**			

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

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 1/ HOOK AND LADDER 24**  
**Asset # : 13001**

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%			2050	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : The Switch Is Rated 400 Amperes. It Is In Good Condition.							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2050	**	5		
	Raceway								
	Conduit	70%			2030	\$22,900	1		
	Conduit	30%			2050	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2046	**	5	\$300	
	Wiring								
	Thermoplastic	100%			2050	**	1		
	Motor Controllers								
	Locally Mounted	100%			2043	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$300	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	**	1	\$3,500	
	Generators								
	Diesel	100%			2039	**	1	\$4,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : The Engine Has A 65 Kilowatt Portable Generator.							
	Batteries								
	Lead/Acid	100%			2024	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	100%			2046	**	5	\$2,100	
Lighting									
	Interior Lighting								
	Fluorescent	20%			2035	**	10	\$2,100	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : Corridors							
	HID	10%			2035	**	10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : Mostly Pendant Fixtures							
	LED	70%			2038	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st, 2nd And 3rd Floor							
		Explanation : Most Lighting Fixtures Were Replaced With LED Type Fixtures Last Year.							
	Egress Lighting								
	Emergency, Service	75%			2035	**	1		
	Exit, LED	25%			2058	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 1/ HOOK AND LADDER 24**  
**Asset # : 13001**

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

## Exterior Lighting

HID	100%				2035	* *	10		
-----	------	--	--	--	------	-----	----	--	--

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%				2050	* *	1		
-------------	------	--	--	--	------	-----	---	--	--

## Conversion Equipment

Furnace	50%				2030	\$13,000	1	\$2,800	
---------	-----	--	--	--	------	----------	---	---------	--

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

*Location : Roof*

*Explanation : 4 Heating / Cooling Units*

Hot Water Boiler	50%				2035	* *	1	\$2,800	
------------------	-----	--	--	--	------	-----	---	---------	--

## Distribution

Ductwork/Diffusers	50%				LIFE	* *	2-5	\$5,000	
--------------------	-----	--	--	--	------	-----	-----	---------	--

Hot Wtr Piping/Pump	50%				2038	* *	4	\$400	
---------------------	-----	--	--	--	------	-----	---	-------	--

## Terminal Devices

Convactor/Radiator	100%				2043	* *	1	\$3,700	
--------------------	------	--	--	--	------	-----	---	---------	--

## Air Conditioning

## Energy Source

Electricity	100%				2046	* *	1		
-------------	------	--	--	--	------	-----	---	--	--

## Conversion Equipment

Ext Pkg Unit - Heating/Cooling	99%				2030	\$137,100	2	\$700	
--------------------------------	-----	--	--	--	------	-----------	---	-------	--

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

*Location : Roof*

*Explanation : 4 Heating / Cooling Units R-22*

Window/Wall Unit	1%				2025	\$200	1		
------------------	----	--	--	--	------	-------	---	--	--

## Distribution

Ductwork/Diffusers	99%				LIFE	* *	2	\$18,200	
--------------------	-----	--	--	--	------	-----	---	----------	--

No Component	1%								
--------------	----	--	--	--	--	--	--	--	--

## Ventilation

## Distribution

Ductwork/Diffusers	100%				LIFE	* *	2-5	\$10,000	
--------------------	------	--	--	--	------	-----	-----	----------	--

## Exhaust Fans

Roof	80%				2035	* *	2	\$300	
------	-----	--	--	--	------	-----	---	-------	--

Wall Unit	20%				2035	* *	2	\$100	
-----------	-----	--	--	--	------	-----	---	-------	--

## Plumbing

## H/C Water Piping

Brass/Copper	100%				2050	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 1/ HOOK AND LADDER 24**  
**Asset # : 13001**

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	50%			2025	\$3,400	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 72 Gallon Unit							
	Gas Fired	50%			2029	\$3,400	2	\$100	
		Recent Replace Evident, Extent : Light, Area Affected : 50%							
		Location : Basement							
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Basement							
		Explanation : One 72 Gallon Unit							
	Sanitary Piping	Cast Iron	100%	Now	\$32,400	LIFE	* *	1	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Reported That Main Drain Requires Monthly Cleaning. Reason For Require Cleaning Was Not Visible. 2nd Time Reported							
Storm Drain Piping									
	Cast Iron	100%	2-4	\$11,500	LIFE	* *	1		
		Cracked, Extent : Moderate, Area Affected : 50%							
		Location : Roof							
		Damaged, Extent : Moderate, Area Affected : 50%							
		Location : Roof							
Backflow Preventer									
	Generic	100%			2035	* *	1	\$700	
Fixtures									
	Generic	100%							
Fire Suppression									
Sprinkler	Generic	100%			2050	* *	1-2	\$3,200	
Chemical System									
	No Component	98%							
	Generic	2%			2028	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 10  
**Address** : 124 LIBERTY STREET @ GREENWICH ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.010 / 13009 **Yr Built/Renovated** : 1981 / 2003  
**Area Sq Ft** : 5,290 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 52 **Lot** : 22 **BIN** : 1075700

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,400	\$24,900	\$300	
Interior Architecture	\$3,700			
Electrical	\$17,700	\$9,400	\$500	\$500
Mechanical	\$4,500	\$300	\$3,100	\$200
<b>Total</b>	<b>\$28,300</b>	<b>\$34,600</b>	<b>\$3,900</b>	<b>\$700</b>
Importance Code A	\$2,600	\$24,900	\$300	
Importance Code B	\$25,200	\$9,700	\$3,600	\$700
Importance Code C	\$600			
<b>Total</b>	<b>\$28,300</b>	<b>\$34,600</b>	<b>\$3,900</b>	<b>\$700</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 10**  
**Asset # : 13009**

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	75%			LIFE	**	5	\$19,000	
	Metal Panel	20%			2047	**	5-10	\$34,800	
	Wood Overhead Doors	5%			2032	**	5	\$6,300	
Windows									
	Aluminum	100%			2043	**	5	\$600	
Parapets									
	Cast Stone/Terra Cotta	10%	4+	\$2,400	LIFE	**	5	\$700	
		Broken/Missing Elements, Extent : Light, Area Affected : 1% Location : Main Roof							
	Masonry: Brick	70%			LIFE	**	5	\$600	
	Metal Rail	20%			2040	**	5-10	\$3,300	
Roof									
	Built-Up (BUR)	100%			2032	**	10	\$12,200	
Interior									
Floors									
	Cast in Place Concrete	40%			LIFE	**	5	\$7,500	
	Ceramic Tile	10%			2036	**	5	\$900	
	Sheet Vinyl/Rubber	50%	Now	\$2,700	2032	**	5	\$3,200	
		Punct/Tear/Impact Damage, Extent : Light, Area Affected : 2% Location : 2nd Floor Corridor And Office							
Interior Walls									
	Ceramic Tile	10%			2036	**	5	\$1,200	
	Concrete Masonry Unit	35%			LIFE	**	5	\$1,700	
	Gypsum Board	15%			LIFE	**	5	\$1,100	
	SGFT/Glazed Masonry	25%			LIFE	**			
	Wood	15%			LIFE	**	5	\$7,100	
Ceilings									
	AcousTileSusp.Lay-In	25%			2040	**	5	\$2,100	
	Exposed Concrete	70%			LIFE	**	5	\$900	
	Gypsum Board	5%			LIFE	**	5	\$500	
		Water Penetration, Extent : Light, Area Affected : 2% Location : 2nd Floor Ceiling At Toilet And Locker Doorway							
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2032	**			

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%			2047	**	5		
Raceway								
Conduit	100%			2047	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 10**  
**Asset # : 13009**

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									
	Molded Case Bkrs	50%			2043	**	5	\$100	
	Molded Case Bkrs	50%			2035	**	5	\$100	
Wiring									
	Thermoplastic	50%			2047	**	1		
	Thermoplastic	50%			2037	**	1		
Motor Controllers									
	Locally Mounted	100%			2040	**	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Water Main								
Stand-by Power									
Transfer Switches									
	Automatic	100%			2040	**	1	\$1,600	
Generators									
	Diesel	100%			2036	**	1	\$2,100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 60 Kilowatts								
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$200	
Fuel Storage									
	Main Tank	100%			2055	**	5	\$200	
Lighting									
Interior Lighting									
	Fluorescent	45%			2022	\$6,700	10	\$2,200	
	Fluorescent	10%			2027	\$1,500	10	\$500	
	Compact Fluorescent Light, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor								
	Fluorescent	45%	0-2	\$6,700	2037	**			
	On Extended Life, Extent : Moderate, Area Affected : 100%								
	Location : 1st Floor, Second Floor, Stairwells								
Egress Lighting									
	Exit, Service	50%			2027	\$300	1		
	Exit, Battery	50%			2027	\$1,000	10	\$200	
Exterior Lighting									
	HID	100%			2027	\$20,800	10		
Alarm									
Security System									
	No Component	50%							
	Generic	50%	0-2	\$8,300	2037	**	1	\$900	
	Malfunctioning, Extent : Moderate, Area Affected : 100%								
	Location : Various Locations								

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 10**  
**Asset # : 13009**

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	

## Alarm

## Fire/Smoke Detection

No Component

95%

Generic, Digital

5% Now

\$600

2032

\* \*

1-3

\$200

*Devices Missing, Extent : Moderate, Area Affected : 100%**Location : 1st - 3rd Floors**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 1st - 3rd Floors*

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

Utility Steam

100% Now

\$900

2047

\* \*

1

*Other Observation, Extent : Moderate, Area Affected : 10%**Location : Basement**Explanation : High Pressure Steam Pipe Needs Insulation And New Valves*

## Conversion Equipment

Pres. Reducing  
Valve/LP Steam

100%

2036

\* \*

5

\$300

## Distribution

Hot Wtr Piping/Pump

100%

2035

\* \*

4

\$300

*Insul. Deteriorating, Extent : Light, Area Affected : 30%**Location : Basement*

## Terminal Devices

Convactor/Radiator

100%

2040

\* \*

1

\$1,700

## Air Conditioning

## Energy Source

Electricity

100%

2043

\* \*

1

## Conversion Equipment

Window/Wall Unit  
No Component

10%

2025

\$1,100

1

90%

## Distribution

Ductwork/Diffusers

99%

LIFE

\* \*

2

\$6,800

No Component

1%

## Terminal Devices

Air Handler/Dir  
Expansion

95%

2032

\* \*

1

*Other Observation, Extent : Light, Area Affected : 5%**Location : Kitchen Ceiling**Explanation : Condensate Drips*

No Component

5%

## Heat Rejection

Air Cooled Condenser  
Unit

90%

2027

\$900

2

\$3,300

No Component

10%

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 10**  
**Asset # : 13009**

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
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$3,000	
	Exhaust Fans								
	Interior	5%			2032	**	2		
	Roof	80%			2032	**	2	\$100	
	Roof	15%	Now	\$1,300	2037	**	2		
	Unit Inoperable, Extent : Moderate, Area Affected : 20%								
	Location : Roof- Serves Locker Room								
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
	Water Heater								
	Electric	100%			2025	\$4,600	4		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 119 Gallon Units								
	HW Heat Exchanger								
	HTHW/HW	100%			2037	**			
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%	Now	\$1,100	LIFE	**	1		
	Leak Evident, Extent : Moderate, Area Affected : 5%								
	Location : 1st Floor								
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Backflow Preventer								
	Not Accessible	100%							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 14  
**Address** : 14 EAST 18th STREET  
**Borough** : MANHATTAN  
**Program / Asset #** : FIRSECO.014 / 13010  
**Area Sq Ft** : 5,106  
**Date of Survey** : 28-Mar-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 846      **Lot** : 66      **BIN** : 1016141  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1894 / 2000  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$122,700	
Electrical		\$97,700
<b>Total</b>	<b>\$122,700</b>	<b>\$97,700</b>
Importance Code A	\$122,700	
Importance Code B		\$97,700
<b>Total</b>	<b>\$122,700</b>	<b>\$97,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$16,400	\$3,900		
Interior Architecture	\$67,200			\$400
Electrical	\$2,800	\$300	\$300	\$400
Mechanical	\$9,300	\$8,800	\$900	\$700
<b>Total</b>	<b>\$95,700</b>	<b>\$13,100</b>	<b>\$1,200</b>	<b>\$1,500</b>
Importance Code A	\$16,900	\$4,400	\$500	\$500
Importance Code B	\$70,600	\$8,600	\$700	\$1,000
Importance Code C	\$8,200			
<b>Total</b>	<b>\$95,700</b>	<b>\$13,100</b>	<b>\$1,200</b>	<b>\$1,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 14**  
**Asset # : 13010**

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	10%			LIFE	**	5	\$12,300	
	Masonry: Brick	65%			LIFE	**	5	\$10,200	
	Masonry: Granite	5%	Now	\$9,900	LIFE	**	5	\$600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : At Base									
	Masonry: Limestone	10%			LIFE	**	5	\$1,200	
	Wood Overhead Doors	10%			2032	**	5	\$7,900	
Windows									
	Wood	100%	Now	\$63,700	2052	**	5	\$10,900	
Thermally Inefficient, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Split/Cracked, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Parapets									
	Cast Stone/Terra Cotta	25%	Now	\$2,400	LIFE	**	5	\$1,100	
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 20%									
Location : Front Facade									
	Masonry: Brick	70%			LIFE	**	5	\$400	
	Metal Rail	5%			2040	**	5-10	\$500	
Roof									
	Asphalt Shingle	10%	0-2	\$400	2036	**			
Misaligned/Bulging, Extent : Moderate, Area Affected : 10%									
Location : Raised Roof Area Towards Front Of Building									
	Modified Bitumen	85%	0-2	\$59,100	2037	**			
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 20%									
Location : Raised Roof Area Towards Front Of Building									
	Skylight, Metal/Glass	5%	Now	\$3,800	2037	**			
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%									
Location : Over Third Floor									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 14**  
**Asset # : 13010**

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	50%			LIFE	**	5	\$9,600	
	Ceramic Tile	5%	Now	\$2,700	2036	**	5	\$200	
Water Penetration, Extent : Severe, Area Affected : 30%									
Location : 2nd Floor Laundry Room And 3rd Floor Bathroom									
	Quarry Tile	5%			2040	**	5	\$700	
	Vinyl Tile	20%	Now	\$15,600	2037	**	3	\$700	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : 2nd Floor									
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : 2nd Floor									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Second Floor									
	Wood	20%	Now	\$12,100	2042	**	5	\$1,600	
Deteriorated Finish, Extent : Moderate, Area Affected : 25%									
Location : Third Floor									
Split/Cracked, Extent : Moderate, Area Affected : 20%									
Location : Third Floor									
Interior Walls									
	Ceramic Tile	10%			2036	**	5	\$1,200	
	Masonry: Brick	15%			LIFE	**			
	Plaster	75%	Now	\$7,600	LIFE	**	5	\$2,700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : East Side									
Ceilings									
	AcousTileSusp.Lay-In	5%			2044	**	5	\$400	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Second Floor Office									
	Embossed Metal	70%	Now	\$28,200	LIFE	**	5	\$2,800	
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%									
Location : Third Floor									
Deteriorated Finish, Extent : Moderate, Area Affected : 25%									
Location : Third Floor									
	Exposed Concrete	20%			LIFE	**	5	\$300	
	Gypsum Board	5%	0-2	\$500	LIFE	**	5	\$600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Attic Ceiling Due To Roof Leaks									
Site Enclosure									
Free Standing Walls									
	Cast in Place Concrete	100%			2062	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2040	**			
Activity Yard									
	Cast in Place Concrete	100%			2040	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 14**  
**Asset # : 13010**

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%			2037	* *	5		
				Other Observation, Extent : Moderate, Area Affected : 100%					
				Location : Basement					
				Explanation : Main Service Rated At 400 Amperes					
	Raceway								
	Conduit	100%			2037	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2035	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2037	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2032	* *	5		
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : 1st Floor					
				Explanation : Overhead Door Operators					
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	5%			2027	\$700	10	\$200	
				Other Observation, Extent : Moderate, Area Affected : 100%					
				Location : Kitchen					
				Explanation : Compact Fluorescent Lamps					
	LED	95%			2027	\$42,500			
				Recent Installation, Extent : Light, Area Affected : 100%					
				Location : Throughout					
	Exterior Lighting								
	HID	100%			2027	\$20,100	10		
Alarm									
	Fire/Smoke Detection								
	Generic, Analog	100%	Now	\$2,800	2027	\$55,100	1-3	\$2,900	
				Devices Missing, Extent : Light, Area Affected : 100%					
				Location : Throughout					
				Local/Battery Operated Detect, Extent : Light, Area Affected : 100%					
				Location : Throughout					

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%			2037	* *	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 14**  
**Asset # : 13010**

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									
	Conversion Equipment								
	Steam Boiler	100%			2040	**	1	\$5,100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 1 Unit						
Distribution									
	Central Plant Steam Piping/Pmp	100%			2047	**	4	\$300	
Terminal Devices									
	Convactor/Radiator	100%	Now	\$5,300	2032	**	1	\$1,500	
			Noisy/Vibrating, Extent : Severe, Area Affected : 100%						
			Location : All Floors						
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Throughout						
			Explanation : Antiquated, Temp Supports						
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	**	1		
Conversion Equipment									
	Window/Wall Unit	50%			2022	\$5,200	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$300	
	No Component	90%							
Exhaust Fans									
	Roof	10%			2027	\$800	2		
	Wall Unit	10%			2022	\$200	2		
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
Water Heater									
	Gas Fired	100%	4+	\$300	2025	\$3,000	2	\$100	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Basement						
			Explanation : 1 75 Gallon Unit. Flue Needs Repair						
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	50%			LIFE	**	1		
	Cast Iron	50%	Now	\$3,100	LIFE	**	1		
			Blockage /Clogged, Extent : Severe, Area Affected : 50%						
			Location : Cellar And Floor Drain						
			Leak Evident, Extent : Severe, Area Affected : 50%						
			Location : Cellar						

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 14**  
**Asset # : 13010**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Wet	10%		2022	\$2,700	1-3	\$400	
	No Component	90%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

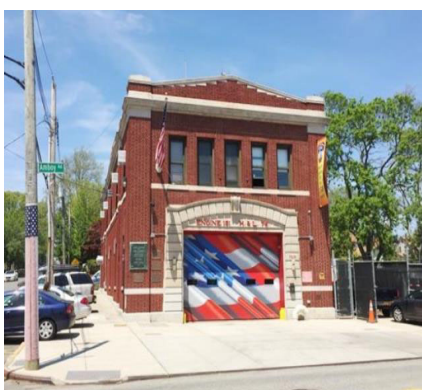
**Asset Name** : ENGINE CO. 151/ LADDER CO. 76  
**Address** : 7219 AMBOY ROAD  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.151 / 13081 **Yr Built/Renovated** : 1929 /  
**Area Sq Ft** : 7,012 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 12-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 8040 **Lot** : 10 **BIN** : 5089056

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$15,600			\$8,600
Interior Architecture	\$29,200	\$800		\$500
Electrical	\$2,300	\$600	\$600	\$600
Mechanical	\$2,300	\$8,000	\$1,100	\$900
Site Enclosure	\$2,900			
<b>Total</b>	<b>\$52,300</b>	<b>\$9,400</b>	<b>\$1,800</b>	<b>\$10,500</b>
Importance Code A	\$16,300	\$700	\$700	\$9,200
Importance Code B	\$26,300	\$8,700	\$1,100	\$1,300
Importance Code C	\$9,800			
<b>Total</b>	<b>\$52,300</b>	<b>\$9,400</b>	<b>\$1,800</b>	<b>\$10,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 151/ LADDER CO. 76**  
**Asset # : 13081**

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	70%			LIFE	**	5	\$16,000	
	Masonry: Granite	5%	4+	\$2,800	LIFE	**	5	\$900	
	Broken/Missing Elements, Extent : Light, Area Affected : 5%								
	Location : Apparatus Door Jambs								
	Masonry: Limestone	5%			LIFE	**	5	\$900	
	Stucco Cement	5%	0-2	\$3,400	2032	**	5	\$1,400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Stair Bulkhead								
	Wood Overhead Doors	15%			2044	**	5	\$17,100	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Apparatus Door Replaced With Fiberglass Ohd								
Windows									
	Aluminum	100%			2035	**	5	\$1,900	
Parapets									
	Masonry: Brick	80%	0-2	\$6,600	LIFE	**	5	\$2,200	
	Spalling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Masonry: Limestone	20%			LIFE	**	5	\$700	
Roof									
	Asphalt Shingle	8%			2036	**	10	\$100	
	Modified Bitumen	90%	4+	\$2,700	2032	**			
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Main Roof								
	Other Observation, Extent : Moderate, Area Affected : 50%								
	Location : Main Roof								
	Explanation : Loose Lumber Materials And Platforms Impacting New Membrane.								
	Skylight, Metal/Glass	2%			2047	**	10	\$700	
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$1,100	LIFE	**	5	\$11,500	
	Cracking/Crumbling, Extent : Severe, Area Affected : 2%								
	Location : Roof Bulkhead Landing								
	Ceramic Tile	3%			2036	**	5	\$300	
	Quarry Tile	10%			2032	**	5	\$1,600	
	Terrazzo	2%			LIFE	**	5	\$200	
	Vinyl Tile	35%	0-2	\$16,300	2027	\$32,600	3	\$1,400	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : 2nd Floor								
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : Throughout 2nd Floor								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 151/ LADDER CO. 76**  
**Asset # : 13081**

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

## Interior Walls

Cast in Place Concrete	10%			LIFE		**			
Ceramic Tile	3%			2036		**	5	\$400	
Masonry: Brick	10%			LIFE		**			
Plaster	30%	Now	\$6,700	LIFE		**	5	\$1,200	

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%*

*Location : Stairwell And Hose Tower Bulkhead*

*Deteriorated Finish, Extent : Moderate, Area Affected : 15%*

*Location : 2nd Floor Bathroom Areas*

*Water Penetration, Extent : Severe, Area Affected : 20%*

*Location : Stairwell And Hose Tower Bulkhead*

SGFT/Glazed Masonry	45%			LIFE		**			
Wood	2%			LIFE		**	5	\$1,100	

## Ceilings

AcousTileSusp.Lay-In	10%	4+	\$400	2032		**	5	\$500	
----------------------	-----	----	-------	------	--	----	---	-------	--

*Staining/Discoloring, Extent : Moderate, Area Affected : 20%*

*Location : Kitchen*

Exposed Concrete	60%			LIFE		**	5	\$1,000	
------------------	-----	--	--	------	--	----	---	---------	--

*Recent Replace Evident, Extent : Light, Area Affected : 100%*

*Location : Basement Ceiling*

Plaster	30%	Now	\$4,300	LIFE		**	5	\$2,000	
---------	-----	-----	---------	------	--	----	---	---------	--

*Cracking/Crumbling, Extent : Moderate, Area Affected : 15%*

*Location : Hose Tower*

*Water Penetration, Extent : Moderate, Area Affected : 20%*

*Location : Hose Tower*

## Site Enclosure

## Fence/Gates

Chain Link	100%			2037		**			
Free Standing Walls									
Concrete Masonry Unit	100%	Now	\$2,900	2037		**			

*Broken/Missing Elements, Extent : Moderate, Area Affected : 15%*

*Location : Top Of Wall At Rear Yard*

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%			2032		**			
------------------------	------	--	--	------	--	----	--	--	--

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%			2047		**	5		
---------------	------	--	--	------	--	----	---	--	--

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

*Location : Basement*

*Explanation : 200 Amp*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 151/ LADDER CO. 76**  
**Asset # : 13081**

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									
	Raceway								
	Conduit	75%			2027	\$24,500	1		
	Conduit	25%			2047	* *	1		
Panelboards									
	Fused Disc Sw	50%			2043	* *	5	\$100	
	Molded Case Bkrs	25%			2035	* *	5		
	Molded Case Bkrs	25%			2043	* *	5		
Wiring									
	Thermoplastic	100%			2037	* *	1		
Motor Controllers									
	Locally Mounted	100%			2040	* *	5		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : Overhead Door Operators								
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	* *	1	\$2,200	
Generators									
	Diesel	100%			2036	* *	1	\$2,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Outdoor								
	Explanation : 60 Kilowatts								
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$300	
Fuel Storage									
	Main Tank	100%			2055	* *	5	\$200	
Lighting									
	Interior Lighting								
	Fluorescent	95%			2027	\$18,800	10	\$6,100	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Incandescent	5%			2027	\$2,300	2		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : Incandescent Lamps								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 151/ LADDER CO. 76**  
**Asset # : 13081**

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

## Exterior Lighting

## HID

60%

2032

\* \*

10

*Other Observation, Extent : Light, Area Affected : 100%**Location : Exterior**Explanation : Switch Operated*

## Incandescent

10%

2027

\$2,300

2

*Other Observation, Extent : Light, Area Affected : 100%**Location : Exterior**Explanation : Switch Operated*

## No Component

30%

## Lightning Protection

## Arresters/Cabling

## Generic

100%

2055

\* \*

5

\$200

## Alarm

## Fire/Smoke Detection

## No Component

80%

## Generic, Analog

20%

2027

\$15,100

1-3

\$900

*Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 2nd Floor*

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%

2047

\* \*

1

## Conversion Equipment

## Furnace

10%

2032

\* \*

1

\$400

*Other Observation, Extent : Light, Area Affected : 10%**Location : 1st Floor Lounge**Explanation : Gas Fireplace*

## Steam Boiler

90%

2040

\* \*

1

\$6,300

## Distribution

## Central Plant Steam

100%

2047

\* \*

4

\$300

## Piping/Pmp

## Terminal Devices

## Convactor/Radiator

100%

2032

\* \*

1

\$2,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout**Explanation : All Original Equipment*

## Air Conditioning

## Energy Source

## Electricity

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 151/ LADDER CO. 76**  
**Asset # : 13081**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	10%			2027	\$14,600			
	Window/Wall Unit	50%			2022	\$7,100	1		
	No Component	40%							
Ventilation									
	Exhaust Fans								
	Interior	90%	Now	\$1,100	2027	\$21,900	2	\$200	
		Broken, Extent : Moderate, Area Affected : 10%							
		Location : 1st Floor Bathroom							
	Wall Unit	10%			2032	**	2		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Exterior Wall							
		Explanation : Kitchen Hood Exhaust							
Plumbing									
	H/C Water Piping								
	Brass/Copper	10%			2047	**	1		
	Galvanized Steel	90%			2032	**	1		
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Cellar							
		Explanation : No Dielectric Union Between Copper And Galvanized Pipe							
	Water Heater								
	Gas Fired	100%			2025	\$4,200	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Cellar							
		Explanation : One 75 Gallon Heater							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Backflow Preventer								
	No Component	90%							
	Generic	10%			2032	**	1		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Cellar							
		Explanation : On Boiler Make Up Water Feed							
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Light, Area Affected : 100%							
		Location : All Bathrooms							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 152  
**Address** : 256 HYLAN BOULEVARD  
**Borough** : STATEN ISLAND  
**Program / Asset #** : FIRSECO.152 / 13082  
**Area Sq Ft** : 6,128  
**Date of Survey** : 04-Apr-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2856      **Lot** : 15      **BIN** : 5042846  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1930 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$116,100	
Interior Architecture	\$91,300	
Electrical		\$81,100
<b>Total</b>	<b>\$207,400</b>	<b>\$81,100</b>
Importance Code A	\$116,100	
Importance Code B	\$91,300	\$81,100
<b>Total</b>	<b>\$207,400</b>	<b>\$81,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$15,800	\$2,600		
Interior Architecture	\$38,300	\$300		\$1,300
Electrical	\$2,500	\$48,900	\$1,000	\$400
Mechanical	\$44,200	\$3,600	\$900	\$800
Site Pavements	\$2,400			
<b>Total</b>	<b>\$103,100</b>	<b>\$55,500</b>	<b>\$1,900</b>	<b>\$2,600</b>
Importance Code A	\$16,400	\$3,200	\$600	\$600
Importance Code B	\$62,300	\$52,200	\$1,300	\$2,000
Importance Code C	\$24,400			
<b>Total</b>	<b>\$103,100</b>	<b>\$55,500</b>	<b>\$1,900</b>	<b>\$2,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 152**  
**Asset # : 13082**

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	80%			LIFE	**	5	\$16,800	
	Masonry: Granite	3%			LIFE	**	5	\$500	
	Masonry: Limestone	7%	4+	\$8,400	LIFE	**	5	\$1,100	
Spalling, Extent : Moderate, Area Affected : 10%									
Location : Jamb At Overhead Doors									
	Masonry: Sandstone	5%			LIFE	**	5	\$800	
Recent Repair Evident, Extent : Light, Area Affected : 100%									
Location : Bluestone Window Lintels Throughout									
	Wood Overhead Doors	5%			2032	**	5	\$5,200	
Paint Peeling, Extent : Light, Area Affected : 20%									
Location : Throughout									
Windows									
	Aluminum	100%	4+	\$7,400	2035	**	5	\$900	
Caulking Deteriorated, Extent : Moderate, Area Affected : 90%									
Location : Perimeter Sealant At All Windows									
Parapets									
	Masonry: Brick	80%			LIFE	**	5	\$2,100	
	Masonry: Limestone	20%			LIFE	**	5	\$700	
Roof									
	Modified Bitumen	97%	0-2	\$116,100	2037	**			
Alligatoring, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Ponding, Extent : Light, Area Affected : 5%									
Location : Hylan Boulevard Elevation									
Seams Open/Split, Extent : Light, Area Affected : 10%									
Location : Throughout									
	Skylight, Metal/Glass	3%			2047	**	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 152**  
**Asset # : 13082**

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	50%	Now	\$49,700	LIFE	**	5	\$10,000	
	Cracking/Crumbling, Extent : Severe, Area Affected : 15%								
	Location : Main Entrance And At Several Locations On Apparatus Floor								
	Water Penetration, Extent : Moderate, Area Affected : 25%								
	Location : Basement At All Elevations, Cellar Stairs								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : Floor Is Currently Shored By Steel Columns, Repair Or Replacement Is Required								
	Ceramic Tile	5%			2030	\$9,300	5	\$500	
	Quarry Tile	5%			2032	**	5	\$700	
	Terrazzo	5%	Now	\$400	LIFE	**	5	\$400	
	Broken/Missing Elements, Extent : Light, Area Affected : 2%								
	Location : Office Space By Entrance								
	Vinyl Tile	35%	2-4	\$11,400	2037	**	3	\$1,200	
	Loose/Delam Surface, Extent : Moderate, Area Affected : 40%								
	Location : Vinyl Base								
	Worn/Eroded, Extent : Moderate, Area Affected : 40%								
	Location : Throughout								
Interior Walls									
	Cast in Place Concrete	25%	Now	\$19,600	LIFE	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Diagonal Cracks At North And West Foundation								
	Ceramic Tile	10%			2030	\$34,200	5	\$1,200	
	Gypsum Board	5%			LIFE	**	5	\$400	
	Marble Panels	5%			LIFE	**			
	Plaster	25%	0-2	\$2,500	LIFE	**	5	\$900	
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor Stair And Bathroom								
	SGFT/Glazed Masonry	25%			LIFE	**			
	Wood	5%			LIFE	**	5	\$2,400	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 152**  
**Asset # : 13082**

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								
Ceilings								
AcousTileSusp.Lay-In	20%			2044	* *	5	\$1,800	
			Recent Replace Evident, Extent : Light, Area Affected : 100%					
			Location : Kitchen					
Exposed Concrete	45%	Now	\$41,500	LIFE	* *	5	\$600	
			Exposed Reinforcement, Extent : Moderate, Area Affected : 5%					
			Location : Basement					
			Spalling, Extent : Moderate, Area Affected : 15%					
			Location : Basement					
			Water Penetration, Extent : Severe, Area Affected : 100%					
			Location : Cellar					
			Other Observation, Extent : Severe, Area Affected : 100%					
			Location : Cellar					
			Explanation : Apparatus Floor Is Temporarily Shored With Steel Columns, Replacement Is Required.					
Plaster	35%	Now	\$4,400	LIFE	* *	5	\$2,000	
			Cracking/Crumbling, Extent : Moderate, Area Affected : 10%					
			Location : Apparatus Floor					
			Staining/Discoloring, Extent : Moderate, Area Affected : 50%					
			Location : 2nd Floor Throughout					
Site Enclosure								
Fence/Gates								
Chain Link	100%			2037	* *			
Retaining Walls								
Cast in Place Concrete	100%			2047	* *			
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$2,400	2040	* *			
			Cracking/Crumbling, Extent : Light, Area Affected : 5%					
			Location : Pavement Located Adjacent To Generator					

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Under 600 Volts									
	Service Equipment								
	Fused Disc Sw	100%			2027	\$5,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service 200 Amp							
Switchgear / Switchboard									
	Fused Disc Sw	100%			2027	\$50,900	5		
Raceway									
	Conduit	95%			2027	\$31,000	1		
	Conduit	5%			2047	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 152**  
**Asset # : 13082**

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									
	Molded Case Bkrs	75%			2026	\$30,100	5	\$100	
	Molded Case Bkrs	25%			2043	* *	5		
Wiring									
	Thermoplastic	100%			2037	* *	1		
Motor Controllers									
	Locally Mounted	100%			2025	\$15,000	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1st Floor									
Explanation : Motor Controller For Overhead Door									
Ground									
Grounding Devices									
	Generic	100%	0-2	\$2,000	LIFE	* *	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 50%									
Location : Basement									
Explanation : Corroded									
Stand-by Power									
Transfer Switches									
	Automatic	100%			2040	* *	1	\$1,900	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Rating Not Visible									
Generators									
	Diesel	100%			2036	* *	1	\$2,400	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Exterior Side Yard									
Explanation : Rated At 40 Kilovolt-ampere									
Batteries									
	Nickel Cadmium	100%			2022	\$1,600	5	\$1,400	
Fuel Storage									
	Day Tank	100%			2043	* *	5	\$1,100	
Lighting									
Interior Lighting									
	Fluorescent	100%			2022	\$17,300	10	\$5,600	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout									
Exterior Lighting									
	HID	75%			2022	\$18,100	10		
Outdr Lights On During Daytime, Extent : Moderate, Area Affected : 50%									
Location : Exterior									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Exterior									
Explanation : Operated Via Photocell									
	Incandescent	25%			2022	\$5,100	2		

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 152**  
**Asset # : 13082**

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%			2047	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2040	* *	1	\$6,100	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2037	* *	4	\$500	
	Terminal Devices								
	Convactor/Radiator	90%			2025	\$28,800	1	\$1,800	
	Convactor/Radiator	10%	Now	\$300	2032	* *	1	\$200	
	Malfunctioning, Extent : Light, Area Affected : 10%								
	Location : 2nd Floor Radiator								
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : 2nd Floor								
	Explanation : Radiator Valves Missing/ Broken								
Air Conditioning									
	Energy Source								
	Electricity	100%			2049	* *	1		
	Conversion Equipment								
	Window/Wall Unit	60%			2025	\$7,500	1		
	Window/Wall Unit	20%	Now	\$2,500	2027	\$2,500	1		
	Other Observation, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Explanation : Not Operating								
	No Component	20%							
	Dehumidifier								
	Generic	100%			2028	\$200			
Ventilation									
	Exhaust Fans								
	Interior	10%	Now	\$2,100	2037	* *	2		
	Unit Inoperable, Extent : Moderate, Area Affected : 50%								
	Location : Roof								
	Interior	70%			2027	\$14,900	2	\$100	
	Roof	10%			2032	* *	2		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Roof								
	Explanation : Kitchen Exhaust								
	Wall Unit	10%	Now	\$100	2032	* *	2		
	Malfunctioning, Extent : Moderate, Area Affected : 30%								
	Location : Basement								
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 152**  
**Asset # : 13082**

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	20%	2-4	\$4,500	2037	**	1		
		Corroded, Extent : Moderate, Area Affected : 10%							
		Location : Basement							
	Galvanized Steel	80%	4+	\$8,400	2032	**	1		
		Corroded, Extent : Light, Area Affected : 20%							
	Location : Basement								
	Not Insulated, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Other Observation, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Explanation : No Dielectric Fittings								
Water Heater									
Gas Fired		100%			2025	\$3,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Cellar							
		Explanation : Two 75 Gallon Heaters							
Sanitary Piping									
Cast Iron		100%	4+	\$17,500	LIFE	**	1		
		Corroded, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
Storm Drain Piping									
Cast Iron		100%	4+	\$7,500	LIFE	**	1		
		Corroded, Extent : Moderate, Area Affected : 20%							
		Location : Basement							
Sump Pump(s)									
Submersible		100%			2021	\$200	4	\$200	
Backflow Preventer									
No Component	Generic	95%							
		5%			2035	**	1		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Cellar							
		Explanation : Boiler Feed							
Fixtures									
Generic		100%							
		Obsolete Fixtures, Extent : Light, Area Affected : 40%							
		Location : 2nd Floor							
Fire Suppression									
Chemical System									
Wet		10%			2022	\$2,700	1-3	\$400	
	No Component	90%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 153/ LADDER CO. 77  
**Address** : 74 BROAD STREET  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.153 / 13083 **Yr Built/Renovated** : 1915 / 2003  
**Area Sq Ft** : 9,504 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 04-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 529 **Lot** : 9 **BIN** : 5013836

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$250,300	\$167,200
Interior Architecture	\$80,100	
Mechanical		\$217,100
Site Pavements	\$37,500	
<b>Total</b>	<b>\$367,900</b>	<b>\$384,300</b>
Importance Code A	\$250,300	\$227,200
Importance Code B	\$80,100	\$157,100
Importance Code C	\$37,500	
<b>Total</b>	<b>\$367,900</b>	<b>\$384,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$65,600		\$1,200	
Interior Architecture	\$64,600			\$200
Electrical	\$1,900	\$14,200	\$100	\$100
Mechanical	\$51,200	\$12,900	\$1,700	\$1,300
Site Pavements	\$12,800			
<b>Total</b>	<b>\$196,000</b>	<b>\$27,200</b>	<b>\$3,000</b>	<b>\$1,600</b>
Importance Code A	\$66,500	\$900	\$2,200	\$900
Importance Code B	\$115,000	\$26,300	\$900	\$600
Importance Code C	\$14,500			
<b>Total</b>	<b>\$196,000</b>	<b>\$27,200</b>	<b>\$3,000</b>	<b>\$1,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 153/ LADDER CO. 77**  
**Asset # : 13083**

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	75%	Now	\$111,700	LIFE	* *	5	\$17,800	
		Diagonal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : Stair Bulkhead							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Rusting Masonry Supt, Extent : Moderate, Area Affected : 30%							
		Location : Rusted Relieving Angles At Windows							
		Spalling, Extent : Moderate, Area Affected : 15%							
		Location : East Facade, West Facade							
		Worn/Eroded, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Masonry: Granite	5%	4+	\$14,900	LIFE	* *	5	\$900	
		Cracking/Crumbling, Extent : Light, Area Affected : 2%							
		Location : Chipped Corners At Overhead Doors							
	Masonry: Limestone	10%	4+	\$27,000	LIFE	* *	5	\$1,800	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Entrance							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 75%							
		Location : Cornice							
	Wood Overhead Doors	10%			2040	* *	5	\$11,800	
Windows									
	Aluminum	100%	4+	\$14,300	2043	* *	5	\$800	
		Glazing Broken/Cracked, Extent : Moderate, Area Affected : 100%							
		Location : Side Yard							
Parapets									
	Cast Stone/Terra Cotta	10%	0-2	\$9,400	LIFE	* *	5	\$2,800	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
		Location : Terra Cotta Copings Are Broken							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 100%							
		Location : Deteriorated Mortar Joints At Coping Units, Various Locations							
	Masonry: Brick	90%			LIFE	* *	5	\$3,200	
Roof									
	Modified Bitumen	95%	2-4	\$100,300	2027	\$167,200			
		Blisters, Extent : Moderate, Area Affected : 100%							
		Location : Main Roof Broad Street Corner							
		Drains Clogged, Extent : Severe, Area Affected : 100%							
		Location : Main Roof							
		Ponding, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Skylight, Metal/Glass	3%			2053	* *	10	\$1,200	
		Recent Replace Evident, Extent : Light, Area Affected : 50%							
		Location : Hook And Ladder Side Of Roof							
	Skylight, Metal/Glass	2%	Now	\$38,300	2057	* *			1
		Water Penetration, Extent : Severe, Area Affected : 50%							
		Location : Second Floor - Skylight Deteriorated							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 153/ LADDER CO. 77**  
**Asset # : 13083**

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	75%	Now	\$21,600	LIFE	* *	5	\$21,800	
	Broken/Missing Elements, Extent : Severe, Area Affected : 2%								
	Location : Glass Block Pavement At Side Yard								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : Diagonal Cracks At The 1st And 2nd Floor Throughout								
	Water Penetration, Extent : Severe, Area Affected : 50%								
	Location : Basement Towards Front Of Building								
	Ceramic Tile	10%	2-4	\$1,300	2036	* *	5	\$700	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Kitchen And Bathroom At 1st Floor								
	Quarry Tile	5%	0-2	\$8,000	2032	* *	5	\$500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 70%								
	Location : Kitchen								
	Worn/Eroded, Extent : Moderate, Area Affected : 30%								
	Location : Bathroom 2nd Floor								
	Vinyl Tile	10%			2027	\$11,800	3	\$700	
Interior Walls									
	Ceramic Tile	10%	4+	\$1,100	2036	* *	5	\$900	
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Apparatus Floor								
	Masonry: Brick	60%	0-2	\$8,900	LIFE	* *			
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
	Location : First Floor								
	Plaster	30%	Now	\$4,600	LIFE	* *	5	\$1,600	
	Diagonal Cracks, Extent : Moderate, Area Affected : 25%								
	Location : Various Second Floor Locations								
	Paint Peeling, Extent : Moderate, Area Affected : 100%								
	Location : Hose Tower								
	Water Penetration, Extent : Moderate, Area Affected : 30%								
	Location : Kitchen, Second Floor								
Ceilings									
	AcousTileSusp.Lay-In	10%			2040	* *	5	\$1,300	
	Exposed Struc: Steel	55%	Now	\$80,100	LIFE	* *			
	Corrosion/Rusting, Extent : Severe, Area Affected : 75%								
	Location : Steel In Cellar Boiler Room Near Foundation Wall Is Deteriorating								
	Other Observation, Extent : Light, Area Affected : 25%								
	Location : 1st Floor Framing								
	Explanation : Missing Fireproofing								
	Plaster	35%	Now	\$19,100	LIFE	* *	5	\$2,900	
	Cracking/Crumbling, Extent : Severe, Area Affected : 30%								
	Location : Second Floor Around Skylight Area								
	Water Penetration, Extent : Severe, Area Affected : 30%								
	Location : Second Floor Around Skylight Area								

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 153/ LADDER CO. 77**  
**Asset # : 13083**

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	

## Site Pavements

## Public Sidewalk

Cast in Place Concrete      100%    Now      \$12,800    2047      \* \*

*Other Observation, Extent : Severe, Area Affected : 100%*

*Location : Sidewalk In Front Of Building Is Leaking Into Basement*

*Explanation : Leakage Is Rusting Support Steel Below*

## On-Site Walkways

## Pavers/Stone

100%    Now      \$37,500    2042      \* \*

*Broken/Missing Elements, Extent : Severe, Area Affected : 100%*

*Location : Precast Concrete/ Glass Paver At Side Yards/ Missing Glass Elements Allowing*

*Water Into The Basement*

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

## Over 600 Volts

## Service Equipment

## Fused Disc Sw

100%      2047      \* \*    3

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

*Location : Basement*

*Explanation : 400 Ampere Disconnect Switch*

## Under 600 Volts

## Switchgear / Switchboard

## Molded Case Bkrs

100%      2047      \* \*    5      \$300

## Raceway

## Conduit

90%      2047      \* \*    1

## Conduit

10%    0-2      \$1,600    2037      \* \*    1

*Corroded, Extent : Light, Area Affected : 100%*

*Location : Excessive Corrosion In Basement*

## Panelboards

## Molded Case Bkrs

100%      2035      \* \*    5      \$300

## Wiring

## Thermoplastic

100%      2047      \* \*    1

## Motor Controllers

## Locally Mounted

100%      2040      \* \*    5      \$100

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

*Location : 1st Floor*

*Explanation : Motorized Door Operators - Garage Doors*

## Ground

## Grounding Devices

## Generic

100%      LIFE      \* \*    5      \$100

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 153/ LADDER CO. 77**  
**Asset # : 13083**

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	75%			2027	\$20,200	10	\$6,500	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Fluorescent	25%			2022	\$6,700	10	\$2,200	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Second Floor							
Egress Lighting									
	Exit, Service	25%			2027	\$300	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor Only							
		Explanation : Exit Lights Observed							
	No Component	75%							
Exterior Lighting									
	HID	100%			2032	* *	10		
Alarm									
	Fire/Smoke Detection								
	No Component	90%							
	Generic, Analog	5%	Now	\$300	2037	* *	1-3	\$300	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Battery Operated Smoke Detectors Missing							
	Generic, Analog	5%			2022	\$5,100	1-3	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Hardwired Smoke Detectors Observed							
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%			2037	* *	1		
		Corroded, Extent : Light, Area Affected : 10%							
		Location : Ground Water In Basement							
	Conversion Equipment								
	Steam Boiler	100%			2025	\$60,100	1	\$9,400	
	Distribution								
	Central Plant Steam	100%			2027	\$157,100	4	\$500	
	Piping/Pmp								
	Terminal Devices								
	Convactor/Radiator	100%			2032	* *	1	\$3,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2049	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 153/ LADDER CO. 77**  
**Asset # : 13083**

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
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	60%			2022	\$11,600	1		
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%	Now	\$1,700	LIFE	* *	2-5	\$1,100	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Kitchen Hood							
		Explanation : Improper Installation							
	No Component	80%							
Exhaust Fans									
	Interior	20%	Now	\$6,600	2037	* *	2		
		Broken, Extent : Moderate, Area Affected : 30%							
		Location : Bathrooms							
	Interior	60%			2032	* *	2	\$200	
	Roof	10%			2035	* *	2		
	Roof	10%	Now	\$1,500	2037	* *	2		
		Damaged, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Plumbing									
	H/C Water Piping								
	Brass/Copper	90%			2037	* *	1		
	Galvanized Steel	10%			2032	* *	1		
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Cellar Mechanical Room							
		Explanation : No Dielectric Fittings At Connection.							
Water Heater									
	Gas Fired	100%			2025	\$5,700	2	\$100	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Cellar Mechanical Room							
		Explanation : 75 Gallon Water Heater							
Sanitary Piping									
	Cast Iron	40%	0-2	\$27,200	LIFE	* *	1		
		Corroded, Extent : Moderate, Area Affected : 20%							
		Location : Cellar Level							
		Other Observation, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
		Explanation : Pipe Hangers Disintegrated							
	Cast Iron	60%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	90%	Now	\$10,400	LIFE	* *	1		
		Corroded, Extent : Severe, Area Affected : 80%							
		Location : Basement							
	Cast Iron	10%	0-2	\$1,900	LIFE	* *	1		
		Leak Evident, Extent : Moderate, Area Affected : 30%							
		Location : Roof Drain							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 153/ LADDER CO. 77**  
**Asset # : 13083**

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									
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Cellar Mechanical Room							
		Explanation : Natural Stream Near Firehouse. Sumps Constantly Running							
Backflow Preventer									
	Generic	10%			2032	* *	1	\$100	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Cellar Mechanical Room							
		Explanation : On Boiler Make Up Water Feed							
	Generic	90%			2032	* *	1	\$500	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : 1st Floor							
		Explanation : On Main Water Service							
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 155/ LADDER CO. 78  
**Address** : 14 BRIGHTON AVENUE  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.155 / 13085 **Yr Built/Renovated** : 1931 / 2004  
**Area Sq Ft** : 6,108 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 103 **Lot** : 20 **BIN** : 5002472

CAPITAL	FY 2021 - 2024		FY 2025 - 2030	
Exterior Architecture	\$66,400		\$205,000	
Electrical			\$74,000	
Site Pavements	\$74,800			
<b>Total</b>	<b>\$141,200</b>		<b>\$279,000</b>	
Importance Code A	\$66,400		\$205,000	
Importance Code B			\$74,000	
Importance Code C	\$74,800			
<b>Total</b>	<b>\$141,200</b>		<b>\$279,000</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$54,400			
Interior Architecture	\$16,600		\$400	\$500
Electrical	\$17,400	\$4,500	\$300	\$500
Mechanical	\$1,400	\$10,800	\$900	\$800
<b>Total</b>	<b>\$89,800</b>	<b>\$15,300</b>	<b>\$1,600</b>	<b>\$1,700</b>
Importance Code A	\$55,100	\$600	\$600	\$600
Importance Code B	\$24,300	\$14,700	\$1,100	\$1,100
Importance Code C	\$10,400			
<b>Total</b>	<b>\$89,800</b>	<b>\$15,300</b>	<b>\$1,600</b>	<b>\$1,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 155/ LADDER CO. 78**  
**Asset # : 13085**

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	76%	2-4	\$66,400	LIFE	**	5	\$21,100	
Horizontal Cracks, Extent : Moderate, Area Affected : 5%									
Location : Parapet Area Front (North) Elevation									
Misaligned/Bulging, Extent : Moderate, Area Affected : 10%									
Location : Front (North) And Side (East) Elevations									
	Masonry: Granite	1%			LIFE	**	5	\$200	
	Masonry: Limestone	13%	4+	\$8,200	LIFE	**	5	\$2,700	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%									
Location : Front Facade									
	Wood Overhead Doors	10%			2025	\$91,600	5	\$13,900	
Windows									
	Aluminum	85%	0-2	\$27,600	2035	**	5	\$800	
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%									
Location : Window Lintels Along Front (North) Elevation									
Unit Inoperable, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Water Penetration, Extent : Severe, Area Affected : 25%									
Location : 2nd Floor Front									
	Wood	15%			2026	\$8,100	5	\$2,800	
Other Observation, Extent : Light, Area Affected : 10%									
Location : 1st Floor Side									
Explanation : Glass Block At Exterior Side Of Wood Windows									
Parapets									
	Cast Stone/Terra Cotta	20%	Now	\$2,500	LIFE	**	5	\$2,900	
Caulking Deteriorated, Extent : Severe, Area Affected : 50%									
Location : Coping At Side Wall Parapet And Throughout									
	Masonry: Brick	75%			LIFE	**	5	\$1,400	
	Masonry: Limestone	5%	4+	\$2,000	LIFE	**	5	\$100	
Diagonal Cracks, Extent : Moderate, Area Affected : 5%									
Location : Front (North) Has Been Poorly Repaired									
Roof									
	Asphalt Shingle	10%			2036	**	10	\$200	
	Modified Bitumen	88%	0-2	\$11,300	2027	\$113,300			
Miss/Damaged Flashings, Extent : Severe, Area Affected : 10%									
Location : Main Roof									
	Skylight, Metal/Glass	2%	Now	\$1,400	2047	**			1
Broken/Missing Elements, Extent : Severe, Area Affected : 100%									
Location : Broken Glazing At Roof Scuttle									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 155/ LADDER CO. 78**  
**Asset # : 13085**

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	60%	0-2	\$5,900	LIFE	**	5	\$12,000	
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : Basement							
	Ceramic Tile	5%			2036	**	5	\$500	
	Quarry Tile	3%			2040	**	5	\$400	
	Vinyl Tile	32%			2032	**	3	\$1,100	
Interior Walls									
	Cast in Place Concrete	15%	4+	\$6,200	LIFE	**			
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : Basement							
	Ceramic Tile	10%			2040	**	5	\$1,300	
		Recent Replace Evident, Extent : Light, Area Affected : 75%							
		Location : Throughout							
	Gypsum Board	10%			LIFE	**	5	\$800	
	Plaster	40%	0-2	\$4,200	LIFE	**	5	\$1,500	
		Spalling, Extent : Light, Area Affected : 10%							
		Location : 2nd Floor Roof Scuttle And Basement							
	SGFT/Glazed Masonry	25%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	10%			2044	**	5	\$900	
	Exposed Concrete	30%			LIFE	**	5	\$400	
	Exposed Struc: Steel	20%			LIFE	**			
	Plaster	40%			LIFE	**	5	\$2,300	
		Recent Repair Evident, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2037	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2032	**			
Parking/Driveway									
	Asphalt	100%	2-4	\$74,800	2042	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 100%							
		Location : Rear Parking Lot							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 155/ LADDER CO. 78**  
**Asset # : 13085**

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%			2037	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Electrical Section							
		Explanation : 200 Amp							
Raceway									
	Conduit	80%			2037	**	1		
	Conduit	20%	4+	\$2,600	2037	**	1		
		Covers Missing, Extent : Moderate, Area Affected : 2%							
		Location : 2nd Floor							
Panelboards									
	Molded Case Bkrs	80%			2035	**	5	\$100	
	Molded Case Bkrs	20%			2026	\$8,000	5		
Wiring									
	Braided Cloth	20%	2-4	\$5,800	2052	**	1		
		Insulation Aged, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Thermoplastic	80%			2037	**	1		
Motor Controllers									
	Locally Mounted	100%			2032	**	5		
Ground									
	Grounding Devices								
	Generic	100%	4+	\$4,000	LIFE	**	5	\$100	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Basement Water Service							
		Explanation : Ground Clamp Is Frayed							
Lighting									
	Interior Lighting								
	Fluorescent	80%			2027	\$13,800	10	\$4,500	
		Motion Sensors in Use, Extent : Light, Area Affected : 75%							
		Location : 1st And 2nd Floors							
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Fluorescent	10%	0-2	\$1,700	2037	**			
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
	Incandescent	10%			2022	\$4,100	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : T. V. And Dining Room And Kitchen							
		Explanation : Downlights							
Exterior Lighting									
	HID	100%			2027	\$24,000	10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Facade And Side Yard							
		Explanation : Wall Mounted, Controlled Via Switch							

**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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 155/ LADDER CO. 78**  
**Asset # : 13085**

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

## Alarm

Fire/Smoke Detection

Generic, Analog

100% 0-2 \$3,300 2027 \$65,900 1-3 \$3,400

*Devices Missing, Extent : Moderate, Area Affected : 50%**Location : 2nd Floor Locker Room**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : Throughout*

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% 2047 \* \* 1

Conversion Equipment

Hot Water Boiler

10% 2032 \* \* 1 \$300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Rear**Explanation : Serves Members Room*

Steam Boiler

90% 2-4 \$700 2025 \$34,700 1 \$4,900

*Other Observation, Extent : Severe, Area Affected : 5%**Location : Basement**Explanation : 3rd Boiler Removed. Two Remaining In Bad Condition*

Distribution

Hot Wtr Piping/Pump

10% 2035 \* \* 4

Central Plant Steam Piping/Pmp

90% 2037 \* \* 4 \$400

Terminal Devices

Convactor/Radiator

100% 2032 \* \* 1 \$2,000

## Air Conditioning

Energy Source

Electricity

100% 2043 \* \* 1

Conversion Equipment

Split Unit

10% 2032 \* \*

Window/Wall Unit

80% 2022 \$9,900 1

No Component

10%

## Ventilation

Distribution

Ductwork/Diffusers

20% LIFE \* \* 2-5 \$700

No Component

80%

Exhaust Fans

Interior

20% 2032 \* \* 2

Wall Unit

20% Now 2027 \$400 2

*Other Observation, Extent : Moderate, Area Affected : 20%**Location : 2nd Floor**Explanation : Cover And Exterior Grill Missing*

No Component

60%

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 155/ LADDER CO. 78**  
**Asset # : 13085**

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%			2037	* *	1		
	Water Heater Gas Fired	100%			2025	\$3,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 - 75 Gallon Unit							
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Submersible	50%			2021	\$100	4	\$100	
	Submersible	50%			2021	\$100	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Units In 3 Locations - 1 Older							
	Fixtures Generic	100%							
Fire Suppression									
	Chemical System Wet	10%			2025	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Serves Cooking Area							
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 156  
**Address** : 412 BROADWAY NEAR DELAFIELD AVE.  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.156 / 13086 **Yr Built/Renovated** : 1909 / 2001  
**Area Sq Ft** : 4,354 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 217 **Lot** : 50 **BIN** : 5005815

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$50,800	\$10,100	\$500	
Interior Architecture	\$7,700			
Electrical	\$9,800	\$4,400	\$300	\$300
Mechanical	\$27,300	\$700	\$600	\$600
Site Enclosure	\$400			
<b>Total</b>	<b>\$96,000</b>	<b>\$15,200</b>	<b>\$1,300</b>	<b>\$1,000</b>
Importance Code A	\$51,100	\$10,600	\$900	\$400
Importance Code B	\$44,600	\$4,700	\$400	\$500
Importance Code C	\$300			
<b>Total</b>	<b>\$96,000</b>	<b>\$15,200</b>	<b>\$1,300</b>	<b>\$1,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 156**  
**Asset # : 13086**

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	80%	Now	\$30,000	LIFE	**	5	\$19,100								
		Cracking/Crumbling, Extent : Light, Area Affected : 10%														
		Location : Throughout														
		Misaligned/Bulging, Extent : Moderate, Area Affected : 10%														
	Location : Throughout															
	Masonry: Limestone	10%	0-2	\$15,100	LIFE	**	5	\$1,800								
		Cracking/Crumbling, Extent : Light, Area Affected : 10%														
	Location : Throughout															
	Wood Overhead Doors	10%			2032	**	5	\$11,900								
	Windows															
Aluminum	100%			2043	**	5	\$1,000									
Parapets																
Cast Stone/Terra Cotta	10%	Now	\$600	LIFE	*	*	5	\$1,400								
									Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout															
	Masonry: Brick	85%	0-2	\$4,500	LIFE	*	*	5	\$1,500							
										Cracking/Crumbling, Extent : Light, Area Affected : 10%						
	Location : Throughout															
Masonry: Limestone	5%	0-2	\$700	LIFE	*	*	5	\$100								
									Caulking Deteriorated, Extent : Light, Area Affected : 10%							
Location : Throughout																
Roof																
Asphalt Shingle	5%			2030		\$800	10									
	Modified Bitumen	90%			2032	*	*	10	\$4,200							
	Skylight, Metal/Glass	5%			2037	*	*	10	\$800							
	Not Insulated, Extent : Light, Area Affected : 100%															
	Location : Skylight Is Not Thermally Broken															
Interior																
Floors																
Cast in Place Concrete	45%	Now	\$3,600	LIFE	*	*	5	\$7,300								
									Water Penetration, Extent : Moderate, Area Affected : 25%							
									Location : Basement							
	Ceramic Tile	5%			2036	*	*	5	\$400							
										Wood	50%			2042	*	*
	Broken/Missing Elements, Extent : Severe, Area Affected : 100%															
	Location : Wooden Stair Treads Are Uneven And Loose															
	Loose/MISS Fasteners, Extent : Severe, Area Affected : 100%															
	Location : Stair Railings Are Loose															
	Interior Walls															
Ceramic Tile	5%			2036	*	*	5	\$500								
Gypsum Board	60%			LIFE	*	*	5	\$3,700								
Masonry: Brick	25%			LIFE	*	*										
Plaster	10%			LIFE	*	*	5	\$300								

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 156**  
**Asset # : 13086**

Architecture		Current Repair		Future Replacement		Maintenance			
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Interior									
	Ceilings								
	AcousTileSusp.Lay-In	5%	0-2	\$200	2040	* *	5	\$200	
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Embossed Metal	70%			LIFE	* *	5	\$2,300	
	Exposed Struc: Steel	25%			LIFE	* *			
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2037	* *			
	Retaining Walls								
	Cast in Place Concrete	100%	2-4	\$400	2047	* *			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Rear Yard Walls Have Several Cracks							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2032	* *			
	Activity Yard								
	Cast in Place Concrete	100%			2032	* *			
Electrical									
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Under 600 Volts									
	Service Equipment								
	Fused Disc Sw	100%			2047	* *	5		
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : One 400 Amperes Main Disconnect Switch							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2047	* *	5	\$100	
	Raceway								
	Conduit	100%	4+	\$1,600	2037	* *	1		
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : Basement Incoming Conduits And Supports							
	Panelboards								
	Molded Case Bkrs	100%	2-4	\$2,000	2035	* *	5	\$100	
		Other Observation, Extent : Moderate, Area Affected : 5%							
		Location : Bunk Room							
		Explanation : Circuit Breakers Serving Airconditioners Trip							
	Wiring								
	Thermoplastic	100%			2047	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2044	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 156**  
**Asset # : 13086**

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	90%			2032	* *	10	\$3,600	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Incandescent	10%	4+	\$1,500	2027	\$2,900	2		
		Obsolete Fixtures, Extent : Light, Area Affected : 10%							
		Location : Under Canopy 3rd Floor Gymnasium							
Egress Lighting									
	Emergency, Battery	50%			2032	* *	10	\$500	
	Exit, Service	50%			2032	* *	1		
Exterior Lighting									
	HID	100%			2035	* *	10		
Alarm									
	Security System								
	No Component	95%							
	Generic	5%			2027	\$700	1	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Cameras Observed							
Fire/Smoke Detection									
	Generic, Analog	100%	Now	\$4,700	2037	* *	1-3	\$2,400	
		Devices Missing, Extent : Moderate, Area Affected : 50%							
		Location : 1st And 2nd Floors							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : 1st And 2nd Floors							

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								
	Electricity	10%			2047	* *	1		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : 3rd Floor							
		Explanation : Front Lounge And Weight Room							
	Natural Gas	90%	2-4	\$500	2057	* *	1		
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Cellar							
		Explanation : Ground Water In Basement Is Corroding Piping							
Conversion Equipment									
	Radiant Heater	10%			2032	* *	2	\$200	
	Steam Boiler	90%			2040	* *	1	\$3,900	
		Other Observation, Extent : Light, Area Affected : 90%							
		Location : Basement							
		Explanation : 1 Gas Fired Steam Boiler							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 156**  
**Asset # : 13086**

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									
Distribution									
	Central Plant Steam Piping/Pmp	70%			2037	**	4	\$200	
	Central Plant Steam Piping/Pmp	30%	Now	\$21,600	2057	**	4	\$100	
Broken, Extent : Severe, Area Affected : 50%									
Location : Basement									
Leak Evident, Extent : Severe, Area Affected : 50%									
Location : Basement									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Basement									
Explanation : Steam Return Cracked And Leaking									
Terminal Devices									
	Convactor/Radiator	100%			2032	**	1	\$1,400	
Air Conditioning									
Energy Source									
	Electricity	100%			2043	**	1		
Conversion Equipment									
	Window/Wall Unit	50%			2025	\$4,400	1		
	Window/Wall Unit	50%	0-2	\$4,400	2027	\$4,400	1		
Malfunctioning, Extent : Moderate, Area Affected : 100%									
Location : Throughout, Various Mechanical And Electrical Defects									
Ventilation									
Exhaust Fans									
	Interior	50%			2032	**	2	\$100	
	Roof	50%			2032	**	2	\$100	
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2037	**	1		
No Water Meter, Extent : Light, Area Affected : 100%									
Location : Basement									
Water Heater									
	Gas Fired	100%			2025	\$2,600	2	\$100	
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Recent Repair Evident, Extent : Light, Area Affected : 100%									
Location : Basement									
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sump Pump(s)									
	Submersible	100%			2021	\$100	4	\$100	
Backflow Preventer									
	No Component	80%							
	Generic	20%			2032	**	1	\$100	
Other Observation, Extent : Light, Area Affected : 20%									
Location : Basement									
Explanation : Boiler Feed									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 156**  
**Asset # : 13086**

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%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : 3rd Floor							
		Explanation : Kitchen Hood							
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 157/ LADDER CO. 80  
**Address** : 1573 CASTLETON AVENUE BTWN FABER ST - PORT RICHMOND AV  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.157 / 13087 **Yr Built/Renovated** : 1931 / 2003  
**Area Sq Ft** : 6,296 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 23-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1080 **Lot** : 2 **BIN** : 5025442

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$58,800	\$1,800		
Interior Architecture	\$28,400	\$700	\$200	
Electrical				\$5,900
Mechanical	\$1,700	\$1,100	\$900	\$900
<b>Total</b>	<b>\$89,000</b>	<b>\$3,600</b>	<b>\$1,100</b>	<b>\$6,800</b>
Importance Code A	\$59,400	\$2,400	\$600	\$600
Importance Code B	\$8,900	\$1,200	\$500	\$6,200
Importance Code C	\$20,600			
<b>Total</b>	<b>\$89,000</b>	<b>\$3,600</b>	<b>\$1,100</b>	<b>\$6,800</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 157/ LADDER CO. 80**  
**Asset # : 13087**

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	85%	Now	\$30,400	LIFE	**	5	\$19,400	
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Masonry: Granite	5%			LIFE	**	5	\$900	
Masonry: Limestone	5%			LIFE	**	5	\$900	
Metal Sect. OHD	5%			2042	**	5	\$3,600	
Windows								
Aluminum	100%	0-2	\$8,200	2045	**	5	\$900	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 5%								
Location : Apparatus Floor And Captain Office								
Parapets								
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$700	
Masonry: Brick	90%	Now	\$9,900	LIFE	**	5	\$800	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Roof								
Asphalt Shingle	20%			2038	**	10	\$300	
Modified Bitumen	80%	2-4	\$10,300	2034	**			
Blisters, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Interior								
Floors								
Cast in Place Concrete	60%	0-2	\$3,100	LIFE	**	5	\$12,400	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Ceramic Tile	5%			2038	**	5	\$500	
Quarry Tile	5%			2042	**	5	\$700	
Vinyl Tile	30%			2034	**	3	\$1,100	
Worn/Eroded, Extent : Light, Area Affected : 15%								
Location : Throughout 2nd Floor								
Interior Walls								
Gypsum Board	5%			LIFE	**	5	\$400	
Masonry: Brick	35%	Now	\$18,400	LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Basement								
Plaster	20%	Now	\$2,200	LIFE	**	5	\$800	
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Throughout 2nd Floor And Stair								
SGFT/Glazed Masonry	40%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 157/ LADDER CO. 80**  
**Asset # : 13087**

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

## Ceilings

AcousTileSusp.Lay-In	30%	0-2	\$4,800	2042	**	5	\$1,400
----------------------	-----	-----	---------	------	----	---	---------

*Broken/Missing Elements, Extent : Moderate, Area Affected : 20%*

*Location : Throughout Second Floor*

*Staining/Discoloring, Extent : Moderate, Area Affected : 15%*

*Location : Kitchen, Throughout Second Floor*

Exposed Concrete	35%			LIFE	**	5	\$500
------------------	-----	--	--	------	----	---	-------

Exposed Struc: Steel	35%			LIFE	**		
----------------------	-----	--	--	------	----	--	--

## Site Enclosure

## Fence/Gates

Chain Link	100%			2049	**		
------------	------	--	--	------	----	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2042	**		
------------------------	------	--	--	------	----	--	--

## On-Site Walkways

Cast in Place Concrete	100%			2042	**		
------------------------	------	--	--	------	----	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2042	**		
------------------------	------	--	--	------	----	--	--

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%			2039	**	5	
---------------	------	--	--	------	----	---	--

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

*Location : Basement*

*Explanation : One 200 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2039	**	5	\$200
------------------	------	--	--	------	----	---	-------

## Raceway

Conduit	90%			2039	**	1	
---------	-----	--	--	------	----	---	--

Conduit	10%			2049	**	1	
---------	-----	--	--	------	----	---	--

## Panelboards

Fused Disc Sw	5%			2037	**	5	
---------------	----	--	--	------	----	---	--

Molded Case Bkrs	95%			2045	**	5	\$200
------------------	-----	--	--	------	----	---	-------

## Wiring

Thermoplastic	80%			2039	**	1	
---------------	-----	--	--	------	----	---	--

Thermoplastic	20%			2049	**	1	
---------------	-----	--	--	------	----	---	--

## Motor Controllers

Locally Mounted	100%			2034	**	5	
-----------------	------	--	--	------	----	---	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$100
---------	------	--	--	------	----	---	-------

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 157/ LADDER CO. 80**  
**Asset # : 13087**

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	100%			2034	* *	10	\$5,800	
-------------------	-------------	------	--	--	------	-----	----	---------	--

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

*Location : Throughout The Building*

*Explanation : T-8 Lamps*

Egress Lighting	Emergency, Battery	50%			2029	\$4,400	10	\$800	
	Exit, Service	50%			2029	\$400	1		

Exterior Lighting	HID	100%			2029	\$24,800	10		
-------------------	-----	------	--	--	------	----------	----	--	--

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%			2055	* *	1		
---------------	-------------	------	--	--	------	-----	---	--	--

Conversion Equipment	Furnace	5%			2029	\$700	1	\$200	
----------------------	---------	----	--	--	------	-------	---	-------	--

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

*Location : First Floor*

*Explanation : Two Units*

Steam Boiler		95%			2042	* *	1	\$5,900	
--------------	--	-----	--	--	------	-----	---	---------	--

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

*Location : Basement*

*Explanation : One Unit*

Distribution	Central Plant Steam Piping/Pmp	100%			2049	* *	4	\$500	
--------------	--------------------------------	------	--	--	------	-----	---	-------	--

Terminal Devices	Convactor/Radiator	100%			2034	* *	1	\$2,000	
------------------	--------------------	------	--	--	------	-----	---	---------	--

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

*Location : Throughout*

*Explanation : Cast Iron Radiators With One Pipe System*

## Air Conditioning

Energy Source	Electricity	100%			2045	* *	1		
---------------	-------------	------	--	--	------	-----	---	--	--

Conversion Equipment	Window/Wall Unit	50%			2027	\$6,400	1		
	No Component	50%							

## Ventilation

Exhaust Fans	Interior	30%			2034	* *	2	\$100	
	Roof	60%			2029	\$6,100	2	\$100	
	No Component	10%							

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 157/ LADDER CO. 80**  
**Asset # : 13087**

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%			2049	* *	1		
	Water Heater Gas Fired	100%			2027	\$3,700	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement Mechanical					
				Explanation : Two Units - 74 Gallons / Hour Capacity					
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%	Now	\$600	LIFE	* *	1		
				Other Observation, Extent : Moderate, Area Affected : 50%					
				Location : Basement					
				Explanation : Backs Up With Heavy Rain					
	Sump Pump(s) Submersible	100%			2022	\$200	4	\$200	
	Fixtures Generic	100%							
Fire Suppression									
	Chemical System Wet	10%			2027	\$2,700	1-3	\$500	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Kitchen					
				Explanation : Over Range					
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 158  
**Address** : 65 HARBOR RD  
**Borough** : STATEN ISLAND  
**Program / Asset #** : FIRSECO.158 / 13088  
**Area Sq Ft** : 6,128  
**Date of Survey** : 09-May-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1227      **Lot** : 25      **BIN** : 5027755  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1931 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$133,700
Mechanical		\$46,100
<b>Total</b>		<b>\$179,800</b>
Importance Code A		\$179,800
<b>Total</b>		<b>\$179,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,500	\$4,300		
Interior Architecture	\$20,000	\$25,100		
Electrical	\$200	\$3,000	\$200	\$300
Mechanical	\$1,000	\$11,200	\$1,000	\$500
Site Pavements	\$900			
<b>Total</b>	<b>\$24,400</b>	<b>\$43,600</b>	<b>\$1,200</b>	<b>\$800</b>
Importance Code A	\$2,800	\$4,600	\$300	\$300
Importance Code B	\$5,200	\$39,000	\$900	\$500
Importance Code C	\$16,500			
<b>Total</b>	<b>\$24,400</b>	<b>\$43,600</b>	<b>\$1,200</b>	<b>\$800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 158**  
**Asset # : 13088**

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									
	Alum/Vinyl Siding	5%			2047	**	10	\$300	
	Masonry: Brick	80%			LIFE	**	5	\$17,300	
Recent Repair Evident, Extent : Light, Area Affected : 20%									
Location : Throughout									
	Masonry: Granite	5%			LIFE	**	5	\$800	
	Masonry: Limestone	5%	4+	\$2,500	LIFE	**	5	\$800	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : Front Facade									
	Wood Overhead Doors	5%			2025	\$35,600	5	\$5,400	
Windows									
	Aluminum	100%			2035	**	5	\$1,700	
Parapets									
	Metal Panel	85%			2047	**	5	\$7,300	
	Metal Panel	15%			2037	**	5	\$1,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : At Parapet									
Explanation : Metal Coping									
Roof									
	Asphalt Shingle	15%			2030	\$4,500	10	\$200	
	Modified Bitumen	83%			2027	\$98,100	10	\$6,900	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Throughout									
	Skylight, Metal/Glass	2%			2037	**	10	\$600	
Gut/DS Non Func/Miss, Extent : Light, Area Affected : 100%									
Location : Missing Leader And Splash Block At Skylight									
Interior									
Floors									
	Cast in Place Concrete	50%			LIFE	**	5	\$10,200	
	Ceramic Tile	10%			2040	**	5	\$900	
Recent Installation, Extent : Light, Area Affected : 100%									
Location : Throughout Bathrooms									
	Vinyl Tile	30%			2022	\$24,800	3	\$1,000	
	Wood	10%			2055	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 158**  
**Asset # : 13088**

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								
Interior Walls								
Cast in Place Concrete	20%	Now	\$15,600	LIFE	**			
Spalling, Extent : Light, Area Affected : 5%								
Location : Basement At Front Of Building								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Basement At Front Of Building								
Ceramic Tile	10%			2040	**	5	\$1,200	
Recent Construction, Extent : Light, Area Affected : 100%								
Location : Throughout Bathrooms								
Gypsum Board	5%			LIFE	**	5	\$400	
Plaster	30%			LIFE	**	5	\$1,100	
Plywood/Hardboard	5%			LIFE	**			
SGFT/Glazed Masonry	30%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	5%			2025	\$3,700	5	\$400	
Exposed Concrete	30%	Now	\$4,400	LIFE	**	5	\$400	
Exposed Reinforcement, Extent : Moderate, Area Affected : 10%								
Location : Front Of Building In Basement								
Spalling, Extent : Severe, Area Affected : 10%								
Location : Below Driveway Apron In Basement								
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : Front Of Building In Basement								
Plaster	65%			LIFE	**	5	\$3,500	
Recent Repair Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								
Site Enclosure								
Fence/Gates								
Chain Link	100%			2037	**			
Site Pavements								
Parking/Driveway								
Cast in Place Concrete	100%	4+	\$900	2032	**			
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Front Of Building At Entry								

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%			2053	* *	5			
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Basement									
Raceway									
Conduit	75%			2027	\$24,500	1			
Conduit	25%			2053	* *	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 158**  
**Asset # : 13088**

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								
	Molded Case Bkrs	100%			2049	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2053	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2044	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2044	* *	1	\$1,900	
Lighting									
	Interior Lighting								
	Fluorescent	50%			2032	* *	10	\$2,800	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Burnt Out							
	Incandescent	5%			2027	\$2,000	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Dining Room							
		Explanation : Downlights							
	LED	45%			2035	* *			
Egress Lighting									
	Exit, LED	100%			2062	* *	1		
Exterior Lighting									
	HID	50%			2027	\$12,100	10		
	HID	50%			2032	* *	10		

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%	0-2	\$100	2047	* *	1		
	Corroded, Extent : Light, Area Affected : 20%								
	Location : Basement								
	Conversion Equipment								
	Hot Water Boiler	100%			2025	\$46,100	1	\$3,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Boilers								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 158**  
**Asset # : 13088**

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									
Distribution									
	Hot Wtr Piping/Pump	100%			2035	* *	4	\$300	
				Not Insulated, Extent : Light, Area Affected : 60%					
				Location : Basement					
				Other Observation, Extent : Light, Area Affected : 10%					
				Location : Basement					
				Explanation : Dissimilar Metals With No Barrier					
Terminal Devices									
	Convactor/Radiator	95%			2032	* *	1	\$1,900	
	Unit Heater - Steam	5%			2027	\$1,100	4		
Air Conditioning									
Energy Source									
	Electricity	100%			2043	* *	1		
Conversion Equipment									
	Window/Wall Unit	80%			2022	\$10,000	1		
	No Component	20%							
Ventilation									
Exhaust Fans									
	Roof	70%			2035	* *	2	\$100	
				Recent Installation, Extent : Light, Area Affected : 100%					
				Location : Roof					
	Wall Unit	30%			2022	\$600	2	\$100	
Plumbing									
H/C Water Piping									
	Brass/Copper	60%			2047	* *	1		
				Not Insulated, Extent : Light, Area Affected : 60%					
				Location : Basement					
	Under Construction	40%							
HW Heat Exchanger									
	Steam Fired	100%			2047	* *	4	\$600	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : 75 Gallon Indirect Water Heater					
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	50%			2021	\$100	4	\$100	
	Submersible	50%			2021	\$100	4	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : Units In 2 Locations / 1 Older					
Backflow Preventer									
	No Component	95%							
	Generic	5%			2032	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 158**  
**Asset # : 13088**

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%							
		Not in Service, Extent : Moderate, Area Affected : 80%							
		Location : 2nd Floor Bathrooms							
		Other Observation, Extent : Moderate, Area Affected : 80%							
		Location : 2nd Floor							
		Explanation : Under Construction							
Fire Suppression	Chemical System								
		Wet	10%		2025	\$2,700	1-3	\$400	
		No Component	90%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 159  
**Address** : 1592 RICHMOND ROAD  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.159 / 13089 **Yr Built/Renovated** : 1930 /  
**Area Sq Ft** : 6,220 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 23-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3306 **Lot** : 8 **BIN** : 5048682

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$51,200	
Site Pavements	\$44,400	
<b>Total</b>	<b>\$95,600</b>	
Importance Code B	\$95,600	
<b>Total</b>	<b>\$95,600</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$54,100	\$4,000		\$200
Interior Architecture	\$71,500	\$800	\$300	\$400
Electrical		\$100		\$100
Mechanical	\$5,600	\$1,700	\$1,300	\$1,100
Site Enclosure	\$400			
<b>Total</b>	<b>\$131,600</b>	<b>\$6,600</b>	<b>\$1,600</b>	<b>\$1,900</b>
Importance Code A	\$54,700	\$4,600	\$600	\$900
Importance Code B	\$67,100	\$2,000	\$700	\$900
Importance Code C	\$9,900		\$300	
<b>Total</b>	<b>\$131,600</b>	<b>\$6,600</b>	<b>\$1,600</b>	<b>\$1,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 159**  
**Asset # : 13089**

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	75%	Now	\$30,300	LIFE	* *	5	\$19,300	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Masonry: Granite	3%			LIFE	* *	5	\$600	
	Masonry: Limestone	7%			LIFE	* *	5	\$1,300	
	Metal Sect. OHD	10%			2042	* *	5	\$8,000	
	Stucco Cement	5%	Now	\$3,900	2034	* *	5	\$1,600	
		Diagonal Cracks, Extent : Moderate, Area Affected : 25%							
		Location : Hose Tower							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Hose Tower							
Windows									
	Aluminum	100%			2045	* *	5	\$2,500	
Parapets									
	Masonry: Brick	95%	Now	\$7,200	LIFE	* *	5	\$2,400	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Metal Panel	5%			2039	* *	5	\$500	
Roof									
	Built-Up (BUR)	95%	Now	\$12,700	2034	* *			
		Air/Water Blisters, Extent : Moderate, Area Affected : 10%							
		Location : Corners At Street Side							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
	Skylight, Metal/Glass	5%			2039	* *	10	\$1,600	

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.  
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 159**  
**Asset # : 13089**

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	50%	Now	\$27,600	LIFE	**	5	\$11,100	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout Apparatus Room								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Apparatus								
	Explanation : Structurally Insufficient, Temporarily Shored With Steel Columns And Beams								
	Quarry Tile	10%			2042	**	5	\$1,500	
	Terrazzo	10%			LIFE	**	5	\$800	
	Vinyl Tile	30%	Now	\$8,100	2029	\$27,100	3	\$1,100	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Throughout 2nd Floor								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : Throughout 2nd Floor								
	Worn/Eroded, Extent : Moderate, Area Affected : 100%								
	Location : Multiple Locations Throughout The 2nd Floor								
Interior Walls									
	Ceramic Tile	4%			2038	**	5	\$600	
	Gypsum Board	5%			LIFE	**	5	\$500	
	Masonry: Brick	30%			LIFE	**			
	Marble Panels	6%			LIFE	**			
	Plaster	25%	Now	\$9,900	LIFE	**	5	\$1,200	
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
	Location : Throughout 2nd Floor								
	Paint Peeling, Extent : Light, Area Affected : 40%								
	Location : Cellar Stairs And Hose Shaft								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Throughout 2nd Floor								
	Other Observation, Extent : Moderate, Area Affected : 5%								
	Location : 2nd Floor								
	Explanation : Several Of The Wood Doors Are Cracked And Worn								
	SGFT/Glazed Masonry	30%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 159**  
**Asset # : 13089**

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								
Ceilings								
AcousTileSusp.Lay-In	10%	0-2	\$900	2034	* *	5	\$500	
	Staining/Discoloring, Extent : Light, Area Affected : 10%							
	Location : Kitchen							
	Water Penetration, Extent : Light, Area Affected : 15%							
	Location : 2nd Floor Steam Pipe Penetration							
Exposed Concrete	30%	Now	\$51,200	LIFE	* *	5	\$500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout Basement							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout Basement							
	Other Observation, Extent : Severe, Area Affected : 50%							
	Location : Cellar Ceiling/ Apparatus							
	Explanation : Structurally Insufficient, Temporarily Shored With Steel Columns And Beams							
Plaster	60%	Now	\$25,100	LIFE	* *	5	\$3,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout 2nd Floor							
	Paint Peeling, Extent : Moderate, Area Affected : 40%							
	Location : Throughout 2nd Floor							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Throughout 2nd Floor							
Site Enclosure								
Fence/Gates								
Chain Link	95%			2049	* *			
Iron Picket	5%			2049	* *			
Free Standing Walls								
Masonry: Brick	100%			2039	* *			
Retaining Walls								
Cast in Place Concrete	100%	Now	\$400	2079	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
	Location : North Side							
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%	Now	\$44,400	2042	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 50%							
	Location : Throughout West Side							
On-Site Walkways								
Cast in Place Concrete	100%			2042	* *			
Parking/Driveway								
Cast in Place Concrete	100%			2042	* *			
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 159**  
**Asset # : 13089**

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								
	Molded Case Bkrs	100%			2039	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 400 Ampere Main Disconnect Switch							
	Raceway								
	Conduit	100%			2039	* *	1		
	Panelboards								
	Fused Disc Sw	5%			2037	* *	5		
	Molded Case Bkrs	95%			2037	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2039	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2034	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	95%			2029	\$16,700	10	\$5,400	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	5%			2029	\$2,100	2		
	Egress Lighting								
	Emergency, Battery	60%			2029	\$5,200	10	\$900	
	Exit, Service	40%			2029	\$300	1		
	Exterior Lighting								
	HID	100%			2029	\$24,500	10		

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%			2055	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2046	* *	1	\$6,200	
	Distribution								
	Central Plant Steam	10%			2055	* *	4		
	Piping/Pmp								
			Other Observation, Extent : Light, Area Affected : 10%						
			Location : Cellar Mechanical Area						
			Explanation : Recently Installed With New Boiler						
	Central Plant Steam	90%			2039	* *	4	\$300	
	Piping/Pmp								

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 159**  
**Asset # : 13089**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2042	**	1	\$2,000	
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	**	1		
	Conversion Equipment								
	Window/Wall Unit	60%			2027	\$7,600	1		
	No Component	40%							
Ventilation									
	Exhaust Fans								
	Interior	100%			2034	**	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	30%			2049	**	1		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Cellar Mechanical Area							
		Explanation : Installed With New Water Heater							
	Galvanized Steel	70%			2042	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$3,700	2	\$100	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Cellar Mechanical Area							
		Explanation : New 75 Gallon Hot Water Heater							
	Sanitary Piping								
	Cast Iron	90%			LIFE	**	1		
	Cast Iron	10%	0-2	\$4,400	LIFE	**	1		
		Corroded, Extent : Severe, Area Affected : 10%							
		Location : Cellar							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	90%							
	Generic	10%			2049	**	1-2	\$200	
	Chemical System								
	Generic	100%			2028	\$27,200	1-3	\$3,700	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 16  
**Address** : 234 EAST 29th STREET @ 2ND AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.016 / 13012 **Yr Built/Renovated** : 1968 /  
**Area Sq Ft** : 6,676 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 909 **Lot** : 35 **BIN** : 1019903

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$63,400	\$58,200
Electrical		\$87,100
<b>Total</b>	<b>\$63,400</b>	<b>\$145,300</b>
Importance Code A	\$63,400	\$58,200
Importance Code B		\$87,100
<b>Total</b>	<b>\$63,400</b>	<b>\$145,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,100		\$200	
Interior Architecture	\$9,600			\$500
Electrical	\$800	\$30,800		
Mechanical	\$900	\$600	\$800	\$600
<b>Total</b>	<b>\$40,400</b>	<b>\$31,500</b>	<b>\$1,100</b>	<b>\$1,100</b>
Importance Code A	\$29,400	\$300	\$600	\$300
Importance Code B	\$10,400	\$31,100	\$500	\$700
Importance Code C	\$600			
<b>Total</b>	<b>\$40,400</b>	<b>\$31,500</b>	<b>\$1,100</b>	<b>\$1,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 16**  
**Asset # : 13012**

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	80%			LIFE	**	5	\$14,500	
	Marble Panels	10%			LIFE	**	5	\$1,400	
	Wood Overhead Doors	10%			2040	**	5	\$9,000	
Windows									
	Aluminum	100%			2043	**	5	\$500	
Parapets									
	Metal Rail	100%			2040	**	5-10	\$36,600	
Roof									
	IRMA/Protected Membrane	65%	Now	\$63,400	2037	**			
	Grvl/Blst Miss/Disp, Extent : Moderate, Area Affected : 30%								
	Location : Main Roof								
	Vegetation Growth, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : South East								
	Worn/Eroded, Extent : Severe, Area Affected : 75%								
	Location : Main Roof								
	Modified Bitumen	35%	Now	\$29,100	2027	\$58,200			
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Addition At Rear Of Building								
	Explanation : Abandoned Roof Repairs								
Interior									
Floors									
	Cast in Place Concrete	50%	4+	\$5,600	LIFE	**	5	\$11,300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Apparatus Room								
	Ceramic Tile	5%			2036	**	5	\$500	
	Quarry Tile	10%			2040	**	5	\$1,600	
	Vinyl Tile	35%	0-2	\$3,200	2032	**	3	\$1,400	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Interior Walls									
	Ceramic Tile	10%			2036	**	5	\$1,100	
	Concrete Masonry Unit	10%			LIFE	**	5	\$500	
	Plaster	40%			LIFE	**	5	\$1,400	
	SGFT/Glazed Masonry	40%			LIFE	**			
Ceilings									
	Exposed Concrete	75%			LIFE	**	5	\$1,200	
	Plaster	25%			LIFE	**	5	\$1,600	
	Paint Peeling, Extent : Light, Area Affected : 10%								
	Location : 2nd Floor Corridor								
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2037	**			
Site Pavements									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 16**  
**Asset # : 13012**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

2032

\* \*

## On-Site Walkways

Cast in Place Concrete

100%

2032

\* \*

## Parking/Driveway

Cast in Place Concrete

100%

2032

\* \*

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%

2027

\$5,000

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 400 Amperes*

## Switchgear / Switchboard

Fused Disc Sw

100%

2027

\$50,900

5

## Raceway

Conduit

100%

2027

\$32,700

1

## Panelboards

Molded Case Bkrs

90%

2026

\$36,200

5

\$200

Molded Case Bkrs

10%

2043

\* \*

5

## Wiring

Thermoplastic

100%

2027

\$28,900

1

## Motor Controllers

Locally Mounted

100%

2025

\$15,000

5

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

## Lighting

## Interior Lighting

Incandescent

10%

2022

\$4,500

2

LED

90%

2032

\* \*

## Egress Lighting

Exit, Service

50%

2027

\$400

1

No Component

50%

## Exterior Lighting

HID

100%

2022

\$26,300

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 16**  
**Asset # : 13012**

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

## Alarm

## Fire/Smoke Detection

No Component

95%

Generic, Digital

5% Now

\$700

2037

\* \*

1-3

\$200

*Devices Missing, Extent : Moderate, Area Affected : 100%**Location : 1st And 2nd Floors**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 1st And 2nd Floors*

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%

2047

\* \*

1

## Conversion Equipment

Hot Water Boiler

100%

2032

\* \*

1

\$3,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One Unit*

## Distribution

Hot Wtr Piping/Pump

100%

2043

\* \*

4

\$300

## Terminal Devices

Convactor/Radiator

90%

2040

\* \*

1

\$1,900

Unit Heater - Steam

10%

2027

\$2,300

4

\$100

## Air Conditioning

## Energy Source

Electricity

100%

2043

\* \*

1

## Conversion Equipment

Window/Wall Unit

100%

2025

\$13,600

1

## Ventilation

## Distribution

Ductwork/Diffusers

10%

LIFE

\* \*

2-5

\$400

No Component

90%

## Exhaust Fans

Interior

60%

2032

\* \*

2

\$100

Roof

40%

2032

\* \*

2

\$100

## Plumbing

## H/C Water Piping

Brass/Copper

75%

2047

\* \*

1

Galvanized Steel

25%

2040

\* \*

1

## Water Heater

Gas Fired

100%

2025

\$4,000

2

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 2 Units 74 Gallon With Pump*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 16**  
**Asset # : 13012**

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									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 160/ RESCUE 5  
**Address** : 1850 CLOVE ROAD @ TARGEE ST.  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.160 / 13090 **Yr Built/Renovated** : 1913 / 2006  
**Area Sq Ft** : 8,077 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3153 **Lot** : 38 **BIN** : 5046179

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$89,100
<b>Total</b>		<b>\$89,100</b>
Importance Code B		\$89,100
<b>Total</b>		<b>\$89,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$21,400	\$6,800		\$8,300
Interior Architecture	\$35,100	\$1,300	\$900	\$800
Electrical	\$2,100	\$600	\$2,400	\$44,600
Mechanical	\$2,000	\$1,500	\$1,800	\$1,800
Site Enclosure	\$3,400			
<b>Total</b>	<b>\$64,000</b>	<b>\$10,100</b>	<b>\$5,100</b>	<b>\$55,400</b>
Importance Code A	\$23,700	\$7,600	\$800	\$9,100
Importance Code B	\$21,900	\$2,500	\$3,300	\$46,300
Importance Code C	\$18,300		\$900	
<b>Total</b>	<b>\$64,000</b>	<b>\$10,100</b>	<b>\$5,100</b>	<b>\$55,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 160/ RESCUE 5**  
**Asset # : 13090**

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									
Alum/Vinyl Siding	10%			2049	**	10	\$900		
Masonry: Brick	70%			LIFE	**	5	\$20,400		
Masonry: Granite	3%			LIFE	**	5	\$700		
Masonry: Limestone	8%			LIFE	**	5	\$1,700		
Metal Panel	2%			2039	**	5-10	\$4,000		
Metal Sect. OHD	7%			2034	**	5	\$6,400		
Windows									
Aluminum	100%	0-2	\$13,700	2045	**	5	\$1,600		
Weather Strip Missing, Extent : Moderate, Area Affected : 15%									
Location : Throughout									
Parapets									
Cast Stone/Terra Cotta	20%	Now	\$4,100	LIFE	**	5	\$4,800		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Masonry: Brick	60%			LIFE	**	5	\$1,900		
Metal Rail	20%			2042	**	5-10	\$11,200		
Roof									
Asphalt Shingle	10%			2038	**	10	\$200		
Built-Up (BUR)	50%	2-4	\$3,600	2034	**				
Blisters, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Modified Bitumen	40%			2034	**	10	\$4,000		
Soffits									
Alum/Vinyl Siding	60%			2049	**	10			
Masonry: Limestone	40%			LIFE	**	5			
Interior									
Floors									
Cast in Place Concrete	40%			LIFE	**	5	\$11,700		
Ceramic Tile	7%			2032	**	5	\$900		
Quarry Tile	8%			2042	**	5	\$1,600		
Vinyl Tile 9" X 9"	45%	Now	\$13,800	2034	**	3	\$2,300		
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Patching Evident, Extent : Light, Area Affected : 10%									
Location : Throughout									
Uneven Substrate, Extent : Moderate, Area Affected : 5%									
Location : Office									

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 160/ RESCUE 5**  
**Asset # : 13090**

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									
Interior Walls									
Ceramic Tile	10%			2038	**	5	\$1,800		
Gypsum Board	25%			LIFE	**	5	\$2,800		
Masonry: Brick	40%	Now	\$14,900	LIFE	**				
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Basement									
Vertical Cracks, Extent : Moderate, Area Affected : 5%									
Location : Truck Room									
Water Penetration, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Plaster	25%			LIFE	**	5	\$1,400		
Ceilings									
AcousTileSusp.Lay-In	40%	2-4	\$900	2042	**	5	\$2,700		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : 3rd Floor Ceiling, Multiple Locations									
Exposed Struc: Steel	20%			LIFE	**				
Gypsum Board	10%			LIFE	**	5	\$1,700		
Plaster	30%	Now	\$5,500	LIFE	**	5	\$2,500		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Bunkroom And Throughout									
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : 2nd Floor Office, Bunkroom And Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 20%									
Location : Throughout 2nd Floor									
Site Enclosure									
Fence/Gates									
Chain Link	100%			2049	**				
Free Standing Walls									
Masonry: Brick	100%	Now	\$3,400	2039	**				
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2042	**				
On-Site Walkways									
Cast in Place Concrete	100%			2042	**				
Parking/Driveway									
Cast in Place Concrete	100%			2042	**				

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 160/ RESCUE 5**  
**Asset # : 13090**

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%	2-4	\$1,500	2029	\$5,000	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Two 400 Ampere Main Disconnect Switches									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
Raceway									
	Conduit	100%			2029	\$32,700	1		
Panelboards									
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	95%			2028	\$38,200	5	\$200	
Wiring									
	Thermoplastic	100%			2029	\$28,900	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2042	* *	1	\$2,500	
Generators									
	Diesel	100%			2038	* *	1	\$3,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 83 Kilovolt-ampere									
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$300	
Fuel Storage									
	Day Tank	100%			2045	* *	5	\$1,500	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 75 Gallons									
Lighting									
Interior Lighting									
	Fluorescent	90%			2034	* *	10	\$6,700	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout The Building									
	Incandescent	10%			2024	\$5,400	2		
Egress Lighting									
	Emergency, Service	50%			2034	* *	1		
	No Component	50%							
Exterior Lighting									
	HID	100%			2024	\$31,800	10		
Malfunctioning, Extent : Severe, Area Affected : 100%									
Location : Entire Exterior									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 160/ RESCUE 5**  
**Asset # : 13090**

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%			2049	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2034	**	1	\$8,000	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2049	**	4	\$600	
	Terminal Devices								
	Convactor/Radiator	100%			2042	**	1	\$2,600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Window/Wall Unit	60%			2027	\$9,900	1		
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	**	2-5	\$2,300	
	No Component	50%							
	Exhaust Fans								
	Roof	50%			2034	**	2	\$100	
	Wall Unit	50%			2034	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	20%			2049	**	1		
	Galvanized Steel	80%			2042	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$4,800	2	\$100	
	Other Observation, Extent : Light, Area Affected : 10% Location : Cellar Mechanical Room Explanation : Two 75 Gallon Heaters								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Backflow Preventer								
	Generic	100%			2034	**	1	\$500	
Fire Suppression									
	Sprinkler								
	No Component	90%							
	Generic	10%			2055	**	1-2	\$200	
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 161  
**Address** : 278 McCLEAN AVENUE  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.161 / 13091 **Yr Built/Renovated** : 1931 /  
**Area Sq Ft** : 6,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3108 **Lot** : 25 **BIN** : 5045654

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$148,000	
Interior Architecture	\$150,600	
Electrical		\$38,200
<b>Total</b>	<b>\$298,600</b>	<b>\$38,200</b>
Importance Code A	\$148,000	
Importance Code B	\$150,600	\$38,200
<b>Total</b>	<b>\$298,600</b>	<b>\$38,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$79,000			\$5,000
Interior Architecture	\$64,300		\$600	\$1,700
Electrical		\$100	\$100	\$23,700
Mechanical	\$1,700	\$1,100	\$1,300	\$20,300
Site Enclosure	\$5,800			
<b>Total</b>	<b>\$150,800</b>	<b>\$1,200</b>	<b>\$2,000</b>	<b>\$50,800</b>
Importance Code A	\$79,600	\$600	\$600	\$5,600
Importance Code B	\$42,400	\$600	\$800	\$45,100
Importance Code C	\$28,900		\$600	
<b>Total</b>	<b>\$150,800</b>	<b>\$1,200</b>	<b>\$2,000</b>	<b>\$50,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 161**  
**Asset # : 13091**

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									
	Alum/Vinyl Siding	5%			2049	**	10	\$400	
	Masonry: Brick	65%	Now	\$51,400	LIFE	**	5	\$16,300	
Corrosion/Rusting, Extent : Moderate, Area Affected : 100%									
Location : McClean Avenue Facade Lintels									
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : West Facade									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : Front Facade									
Spalling, Extent : Moderate, Area Affected : 5%									
Location : Throughout All Elevations									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
	Masonry: Granite	5%	0-2	\$7,800	LIFE	**	5	\$900	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Mcclean Avenue Elevation									
	Masonry: Limestone	10%	0-2	\$14,300	LIFE	**	5	\$1,900	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 75%									
Location : Front Facade									
	Stucco Cement	7%	Now	\$10,600	2034	**	5	\$2,200	
Diagonal Cracks, Extent : Severe, Area Affected : 25%									
Location : Hose Tower									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Hose Tower									
	Wood Overhead Doors	8%			2034	**	5	\$10,100	
Windows									
	Aluminum	100%	0-2	\$4,100	2037	**	5	\$900	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 15%									
Location : Throughout									
Parapets									
	Cast Stone/Terra Cotta	15%	Now	\$3,700	LIFE	**	5	\$2,200	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : All Parapet Elevations									
	Masonry: Brick	85%	Now	\$9,500	LIFE	**	5	\$1,600	
Diagonal Cracks, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 10%									
Location : Parapet									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 161**  
**Asset # : 13091**

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									
Roof									
Asphalt Shingle	20%			2038	* *	10	\$300		
Built-Up (BUR)	80%	Now	\$29,000	2024	\$96,600				
Alligatoring, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Blisters, Extent : Severe, Area Affected : 20%									
Location : Throughout									
Grvl/Blst Miss/Disp, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 33%									
Location : Throughout									
Soffits									
Alum/Vinyl Siding	100%			2049	* *	10			
Interior									
Floors									
Cast in Place Concrete	50%	Now	\$24,300	LIFE	* *	5	\$9,800		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Cellar, Multiple Locations									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Apparatus									
Explanation : Floor Is Temporarily Shored To Carry Truck Load, Repair Or Replacement Is Required									
Quarry Tile	10%			2034	* *	5	\$1,300		
Terrazzo	5%			LIFE	* *	5	\$400		
Vinyl Tile	35%	Now	\$8,400	2029	\$27,900	3	\$1,200		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Throughout 2nd Floor									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Throughout 2nd Floor									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 161**  
**Asset # : 13091**

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								
Interior Walls								
Cast in Place Concrete	20%	Now	\$16,300	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout Basement								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Throughout Basement								
Ceramic Tile	10%			2038	**	5	\$1,200	
Gypsum Board	5%	Now	\$500	LIFE	**	5	\$400	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Throughout Basement								
Masonry: Brick	5%			LIFE	**			
Marble Panels	5%			LIFE	**			
Plaster	30%	Now	\$6,200	LIFE	**	5	\$1,100	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location : Throughout								
Diagonal Cracks, Extent : Moderate, Area Affected : 33%								
Location : Bulkhead/ Hose Tower								
Paint Peeling, Extent : Light, Area Affected : 80%								
Location : Roof Bulkhead/ Hose Tower								
Water Penetration, Extent : Moderate, Area Affected : 25%								
Location : 2nd Floor Hallway Adjacent To The Bathroom, Stairs, Captains Office And Locker Room								
SGFT/Glazed Masonry	25%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	15%			2034	**	5	\$1,300	
Staining/Discoloring, Extent : Moderate, Area Affected : 15%								
Location : Throughout 2nd Floor								
Exposed Concrete	50%	Now	\$150,600	LIFE	**	5	\$700	
Spalling, Extent : Moderate, Area Affected : 10%								
Location : Throughout Cellar								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Cellar								
Explanation : Structure Is Temporarily Shored With Steel Columns To Carry Truck Load, Repair Or Replacement Is Required.								
Plaster	35%	Now	\$8,600	LIFE	**	5	\$2,000	
Paint Peeling, Extent : Light, Area Affected : 30%								
Location : Hose Tower								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : 2nd Floor Hallway Adjacent To The Locker Room And Hose Tower								
Site Enclosure								
Fence/Gates								
Chain Link	100%	Now	\$5,800	2049	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Throughout West Side								
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
Location : Throughout West Side								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 161**  
**Asset # : 13091**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

2042

\* \*

## On-Site Walkways

Cast in Place Concrete

100%

2042

\* \*

## Parking/Driveway

Cast in Place Concrete

100%

2042

\* \*

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%

2029

\$5,000

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 200 Ampere Main Disconnect Switch*

## Raceway

Conduit

100%

2029

\$32,700

1

## Panelboards

Fused Disc Sw

5%

2028

\$2,000

5

Molded Case Bkrs

95%

2028

\$38,200

5

\$200

## Wiring

Thermoplastic

100%

2029

\$28,900

1

## Motor Controllers

Locally Mounted

100%

2027

\$15,000

5

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

## Lighting

## Interior Lighting

Fluorescent

30%

2029

\$5,100

10

\$1,700

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : 1st And 2nd Floor*

LED

70%

2037

\* \*

## Egress Lighting

Emergency, Battery

50%

2037

\* \*

10

\$700

Exit, Service

50%

2037

\* \*

1

## Exterior Lighting

HID

100%

2024

\$23,600

10

## Lightning Protection

## Arresters/Cabling

Generic

100%

2032

\* \*

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 161**  
**Asset # : 13091**

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%			2055	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	**	1	\$5,900	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2049	**	4	\$400	
	Terminal Devices								
	Convactor/Radiator	100%			2034	**	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	**	1		
	Conversion Equipment								
	Split Unit	20%			2034	**			
	Window/Wall Unit	60%			2027	\$7,300	1		
	No Component	20%							
Ventilation									
	Exhaust Fans								
	Interior	90%			2024	\$18,800	2	\$200	
	Roof	10%			2034	**	2		
Plumbing									
	H/C Water Piping								
	Brass/Copper	20%			2049	**	1		
	Galvanized Steel	80%			2034	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$3,600	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Explanation : One 75 Gallon Heater								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2023	\$200	4	\$100	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	100%			2027	\$27,200	1-3	\$4,600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Over Range								

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 162/ LADDER CO. 82/ BATTALION 23  
**Address** : 256 NELSON AVENUE  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.162 / 13092 **Yr Built/Renovated** : 1928 /  
**Area Sq Ft** : 8,429 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5271 **Lot** : 31 **BIN** : 5067428

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Electrical		\$26,100
Mechanical		\$47,900
<b>Total</b>		<b>\$74,100</b>
Importance Code A		\$47,900
Importance Code B		\$26,100
<b>Total</b>		<b>\$74,100</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$10,000	\$4,400		
Interior Architecture	\$46,600	\$1,100	\$300	\$800
Electrical	\$800	\$700	\$700	\$2,400
Mechanical	\$2,300	\$1,400	\$1,600	\$18,900
Site Pavements	\$3,300			
<b>Total</b>	<b>\$63,100</b>	<b>\$7,600</b>	<b>\$2,600</b>	<b>\$22,100</b>
Importance Code A	\$10,800	\$5,200	\$800	\$900
Importance Code B	\$43,200	\$1,900	\$1,800	\$21,200
Importance Code C	\$9,000	\$400		
<b>Total</b>	<b>\$63,100</b>	<b>\$7,600</b>	<b>\$2,600</b>	<b>\$22,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 162/ LADDER CO. 82/ BATTALION 23**  
**Asset # : 13092**

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								
Alum/Vinyl Siding	5%	Now	\$4,500	2049	**			
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
	Location : Throughout Back Room							
Masonry: Brick	75%			LIFE	**	5	\$19,500	
	Repairs in Progress, Extent : Light, Area Affected : 90%							
	Location : Throughout							
	Sidewalk Shed in Use, Extent : Light, Area Affected : 75%							
	Location : Throughout							
Masonry: Granite	5%			LIFE	**	5	\$1,000	
	Repairs in Progress, Extent : Light, Area Affected : 90%							
	Location : Throughout							
Masonry: Limestone	5%			LIFE	**	5	\$1,000	
	Repairs in Progress, Extent : Light, Area Affected : 90%							
	Location : Throughout							
Metal Sect. OHD	10%			2042	**	5	\$8,100	
Windows								
Aluminum	100%	Now	\$5,500	2037	**	5	\$1,300	
	Crwt/Balnc Not Funct, Extent : Light, Area Affected : 5%							
	Location : Offices And Bunk Room							
Parapets								
Masonry: Brick	80%			LIFE	**	5	\$2,300	
	Repairs in Progress, Extent : Light, Area Affected : 90%							
	Location : Throughout							
	Sidewalk Shed Below, Extent : Light, Area Affected : 90%							
	Location : Throughout							
Masonry: Limestone	20%			LIFE	**	5	\$700	
	Repairs in Progress, Extent : Light, Area Affected : 90%							
	Location : Throughout							
Roof								
Asphalt Shingle	15%			2032	**	10	\$300	
Modified Bitumen	85%			2039	**	10	\$10,800	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Repairs In Progress							

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 162/ LADDER CO. 82/ BATTALION 23**  
**Asset # : 13092**

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	50%	Now	\$13,700	LIFE	**	5	\$13,800	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Apparatus Room								
Water Penetration, Extent : Severe, Area Affected : 50%								
Location : Basement								
Ceramic Tile	5%			2038	**	5	\$600	
Quarry Tile	5%			2034	**	5	\$900	
Vinyl Tile	40%			2034	**	3	\$1,900	
Interior Walls								
Cast in Place Concrete	10%	4+	\$5,700	LIFE	**			
Spalling, Extent : Moderate, Area Affected : 15%								
Location : Basement Walls								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Basement Stair, Front Basement Wall								
Ceramic Tile	5%			2032	**	5	\$900	
Plaster	52%			LIFE	**	5	\$2,700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%								
Location : Hose Tower And Offices								
Plywood/Hardboard	3%			LIFE	**			
SGFT/Glazed Masonry	30%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	5%			2034	**	5	\$600	
Staining/Discoloring, Extent : Light, Area Affected : 5%								
Location : Kitchen								
Exposed Concrete	25%	Now	\$21,200	LIFE	**	5	\$500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location : Basement								
Spalling, Extent : Moderate, Area Affected : 20%								
Location : Basement								
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : Basement								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Apparatus Floor								
Explanation : Apparatus Slab Is Not Designed For Current Loads - Needs To Be Replaced								
Plaster	70%	Now	\$6,000	LIFE	**	5	\$5,500	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Offices								
Site Enclosure								
Fence/Gates								
Chain Link	100%			2049	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 162/ LADDER CO. 82/ BATTALION 23**  
**Asset # : 13092**

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	

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	Now	\$3,300	2042	* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Side And Rear Of Building</i>								

## Parking/Driveway

Cast in Place Concrete	100%			2042	* *			
------------------------	------	--	--	------	-----	--	--	--

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%			2039	* *	5	\$200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 400 Ampere Main Disconnect Switch</i>								

## Raceway

Conduit	10%			2039	* *	1		
Conduit	90%			2029	\$29,400	1		

## Panelboards

Fused Disc Sw	5%			2028	\$2,000	5		
Molded Case Bkrs	30%			2037	* *	5	\$100	
Molded Case Bkrs	65%			2028	\$26,100	5	\$100	

## Wiring

Braided Cloth	30%			2028	\$8,700	1		
Thermoplastic	20%			2039	* *	1		
Thermoplastic	50%			2029	\$14,500	1		

## Motor Controllers

Locally Mounted	100%			2027	\$15,000	5	\$100	
-----------------	------	--	--	------	----------	---	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE	* *	5	\$100	
---------	------	--	--	------	-----	---	-------	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2046	* *	1	\$2,600	
-----------	------	--	--	------	-----	---	---------	--

## Generators

Diesel	100%			2042	* *	1	\$3,300	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 60 Kilowatt</i>								

## Batteries

Lead/Acid	100%			2024	\$1,600	5	\$300	
-----------	------	--	--	------	---------	---	-------	--

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 162/ LADDER CO. 82/ BATTALION 23**  
**Asset # : 13092**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Stand-by Power								
Fuel Storage								
Day Tank	30%			2051	**	5	\$500	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : One 109 Gallon</i>							
Main Tank	70%			2032	**	5	\$200	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : One 550 Gallon</i>							
Lighting								
Interior Lighting								
Fluorescent	96%			2029	\$22,900	10	\$7,400	
	<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Incandescent	4%			2029	\$2,300	2		
Egress Lighting								
Emergency, Service	50%			2029	\$2,200	1		
Exit, Service	50%			2029	\$500	1		
Exterior Lighting								
HID	100%			2029	\$500	10		

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Heating								
Energy Source								
Natural Gas	100%			2049	**	1		
Conversion Equipment								
Hot Water Boiler	10%			2042	**	1	\$400	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Small Boiler In Rear Of Basement Serves Members Room</i>							
Steam Boiler	90%			2027	\$47,900	1	\$7,500	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Three Small Boilers Piped Together</i>							
Distribution								
Hot Wtr Piping/Pump	10%			2045	**	4	\$100	
Central Plant Steam Piping/Pmp	90%			2039	**	4	\$400	
Terminal Devices								
Convactor/Radiator	100%			2034	**	1	\$2,700	
Air Conditioning								
Energy Source								
Electricity	100%			2045	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 162/ LADDER CO. 82/ BATTALION 23**  
**Asset # : 13092**

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
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	70%			2024	\$12,000	1		
	No Component	30%							
Ventilation									
	Exhaust Fans								
	Wall Unit	100%			2029	\$2,900	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2024	\$5,000	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : One 75 Gallon Unit								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units In Same Pit								
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	100%			2027	\$27,200	1-3	\$4,600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Serves Cooking Area								

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 163/ LADDER 83  
**Address** : 875 JEWETT AVENUE  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.163 / 13093 **Yr Built/Renovated** : 1932 /  
**Area Sq Ft** : 8,408 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 377 **Lot** : 18 **BIN** : 5010816

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$163,800	
<b>Total</b>	<b>\$163,800</b>	
Importance Code B	\$163,800	
<b>Total</b>	<b>\$163,800</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$43,600	\$3,800		
Interior Architecture	\$6,000	\$1,000	\$1,400	\$2,600
Electrical	\$300	\$400	\$300	\$5,000
Mechanical	\$5,200	\$15,400	\$1,500	\$1,900
Site Enclosure	\$2,700			
<b>Total</b>	<b>\$57,900</b>	<b>\$20,500</b>	<b>\$3,100</b>	<b>\$9,500</b>
Importance Code A	\$44,500	\$4,600	\$800	\$900
Importance Code B	\$5,500	\$15,900	\$1,500	\$8,600
Importance Code C	\$7,900		\$800	
<b>Total</b>	<b>\$57,900</b>	<b>\$20,500</b>	<b>\$3,100</b>	<b>\$9,500</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 163/ LADDER 83**  
**Asset # : 13093**

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	80%	0-2	\$12,100	LIFE	**	5	\$19,300	
		Efflorescence, Extent : Moderate, Area Affected : 20%							
		Location : Front And Side Facades							
		Horizontal Cracks, Extent : Light, Area Affected : 5%							
		Location : Front Facade, Right Side Facade, Near Front							
	Masonry: Granite	10%			LIFE	**	5	\$1,800	
	Metal Sect. OHD	10%			2042	**	5	\$7,500	
Windows									
	Aluminum	100%			2045	**	5	\$2,300	
Parapets									
	Cast Stone/Terra Cotta	5%	0-2	\$800	LIFE	**	5	\$900	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
		Location : Throughout							
	Masonry: Brick	85%			LIFE	**	5	\$2,000	
	Masonry: Granite	10%			LIFE	**	5	\$300	
Roof									
	Modified Bitumen	100%	0-2	\$30,700	2037	**			
		Blisters, Extent : Moderate, Area Affected : 20%							
		Location : Main Roof							
		Ponding, Extent : Moderate, Area Affected : 20%							
		Location : Main Roof							
Interior									
	Floors								
	Cast in Place Concrete	50%	Now	\$37,200	LIFE	**	5	\$12,500	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Apparatus Floor Near Overhead Doors							
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : Cellar Front							
		Other Observation, Extent : Severe, Area Affected : 50%							
		Location : Apparatus Room							
		Explanation : Structurally Insufficient							
	Ceramic Tile	10%			2038	**	5	\$1,100	
	Quarry Tile	5%	Now	\$900	2034	**	5	\$400	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Kitchen							
		Loose/Delam Surface, Extent : Moderate, Area Affected : 5%							
		Location : Kitchen							
	Sheet Vinyl/Rubber	30%			2034	**	5	\$5,100	
	Terrazzo	5%			LIFE	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 163/ LADDER 83**  
**Asset # : 13093**

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									
Interior Walls									
Cast in Place Concrete	10%	4+	\$5,200	LIFE	* *				
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Basement Stair									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Weight Room, Basement									
Ceramic Tile	10%			2038	* *	5	\$1,600		
Concrete Masonry Unit	25%			LIFE	* *	5	\$1,600		
Marble Panels	10%			LIFE	* *				
Plaster	20%			LIFE	* *	5	\$900		
SGFT/Glazed Masonry	25%			LIFE	* *				
Ceilings									
AcousTileSusp.Lay-In	17%			2042	* *	5	\$1,900		
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : Kitchen									
Exposed Concrete	33%	Now	\$126,600	LIFE	* *	5	\$600		
Cracking/Crumbling, Extent : Severe, Area Affected : 10%									
Location : Basement									
Exposed Reinforcement, Extent : Moderate, Area Affected : 5%									
Location : Basement									
Spalling, Extent : Severe, Area Affected : 50%									
Location : Basement									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Basement									
Explanation : Structurally Insufficient									
Plaster	50%			LIFE	* *	5	\$3,600		
Site Enclosure									
Fence/Gates									
Chain Link	75%	2-4	\$2,700	2049	* *				
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Impact Damage, Extent : Light, Area Affected : 5%									
Location : South Side									
Iron Picket	25%			2064	* *				
Retaining Walls									
Cast in Place Concrete	100%			2064	* *				
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2042	* *				
On-Site Walkways									
Cast in Place Concrete	100%			2042	* *				
Parking/Driveway									
Cast in Place Concrete	100%			2042	* *				

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 163/ LADDER 83**  
**Asset # : 13093**

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%			2039	* *	5		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : One 400 Ampere Main Disconnect Switch								
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2039	* *	5	\$200	
	Raceway								
	Conduit	100%			2039	* *	1		
	Panelboards								
	Fused Disc Sw	5%			2037	* *	5		
	Molded Case Bkrs	95%			2037	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2039	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2034	* *	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2034	* *	1	\$2,600	
Lighting									
	Interior Lighting								
	Fluorescent	60%			2034	* *	10	\$4,600	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Basement And 1st Floor								
	LED	40%			2039	* *			
	Egress Lighting								
	Exit, Service	50%			2029	\$500	1		
	No Component	50%							
	Exterior Lighting								
	HID	100%			2029	\$33,100	10		

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$8,300	
	Distribution								
	Central Plant Steam	100%			2049	* *	4	\$600	
	Piping/Pmp								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 163/ LADDER 83**  
**Asset # : 13093**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2042	**	1	\$2,700	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Window/Wall Unit	80%			2022	\$13,700	1		
	No Component	20%							
Ventilation									
	Exhaust Fans								
	Wall Unit	100%			2029	\$2,900	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	0-2	\$3,100	2039	**	1		
		Leak Evident, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Water Heater								
	Gas Fired	100%			2027	\$5,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 75 Gallon Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$300	4	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 3 Pumps							
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	**	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	100%			2027	\$27,200	1-3	\$4,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Serves Cooking Area							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 164/ LADDER CO. 84  
**Address** : 1570 DRUMGOOLE ROAD W. @ ELLSWORTH AVE.  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.164 / 13094 **Yr Built/Renovated** : 1937 / 2003  
**Area Sq Ft** : 5,504 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 07-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Floors 1,2  
**Block** : 6828 **Lot** : 65 **BIN** : 5083491

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Electrical		\$14,100
<b>Total</b>		<b>\$14,100</b>
Importance Code B		\$14,100
<b>Total</b>		<b>\$14,100</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$3,800	\$2,900		\$5,800
Interior Architecture	\$66,800	\$1,400	\$200	
Electrical	\$900	\$400	\$400	\$2,100
Mechanical	\$1,500	\$1,300	\$1,100	\$9,200
Site Enclosure	\$1,300			
Site Pavements	\$1,800			
<b>Total</b>	<b>\$76,200</b>	<b>\$6,000</b>	<b>\$1,700</b>	<b>\$17,000</b>
Importance Code A	\$4,300	\$3,400	\$500	\$6,300
Importance Code B	\$47,800	\$2,600	\$1,200	\$10,700
Importance Code C	\$24,000			
<b>Total</b>	<b>\$76,200</b>	<b>\$6,000</b>	<b>\$1,700</b>	<b>\$17,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 164/ LADDER CO. 84**  
**Asset # : 13094**

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	70%			LIFE	* *	5	\$16,200	
	Masonry: Granite	5%			LIFE	* *	5	\$900	
	Masonry: Limestone	10%			LIFE	* *	5	\$1,700	
	Wood	5%			2042	* *	5	\$5,800	
	Wood Overhead Doors	10%			2034	* *	5	\$11,500	
Windows									
	Aluminum	100%			2045	* *	5	\$2,100	
Roof									
	Asphalt Shingle	100%	Now	\$3,800	2038	* *			
	Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Patching Evident, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 2%								
	Location : Over Office								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
Soffits									
	Wood	100%			2034	* *	5		
Interior									
Floors									
	Cast in Place Concrete	60%	Now	\$25,900	LIFE	* *	5	\$13,100	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : 1st Floor								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Basement								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : Apparatus Slab Is Original And Does Not Carry Current Loads								
	Ceramic Tile	5%			2038	* *	5	\$500	
	Quarry Tile	5%			2042	* *	5	\$700	
	Terrazzo	5%			LIFE	* *	5	\$400	
	Vinyl Tile	25%			2034	* *	3	\$900	
Interior Walls									
	Cast in Place Concrete	25%	Now	\$11,300	LIFE	* *			
	Cracking/Crumbling, Extent : Severe, Area Affected : 20%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 5%								
	Location : Basement								
	Gypsum Board	5%			LIFE	* *	5	\$400	
	Plaster	35%			LIFE	* *	5	\$1,400	
	SGFT/Glazed Masonry	35%	2-4	\$9,700	LIFE	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 164/ LADDER CO. 84**  
**Asset # : 13094**

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								
	AcousTileSusp.Lay-In	15%			2042	**	5	\$1,500	
	Exposed Concrete	30%	Now	\$20,000	LIFE	**	5	\$500	
	Cracking/Crumbling, Extent : Severe, Area Affected : 40%								
	Location : Throughout								
	Exposed Reinforcement, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Plaster	55%			LIFE	**	5	\$3,400	
Site Enclosure									
	Fence/Gates								
	Chain Link	50%	Now	\$1,300	2039	**			
	Impact Damage, Extent : Moderate, Area Affected : 10%								
	Location : Rear Gate								
	Wood	50%			2030	\$19,400			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Rear Yard								
	Explanation : PVC Fence								
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	**			
	On-Site Walkways								
	Cast in Place Concrete	100%	Now	\$1,800	2042	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Side Yard								
	Parking/Driveway								
	Asphalt	100%			2038	**			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Fdny Parking Lot								
	Explanation : Located Across Street From Firehouse								

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%			2029	\$5,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 200 Amperes Main Disconnect Switch							
	Raceway								
	Conduit	95%			2029	\$31,000	1		
	Conduit	5%			2055	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 164/ LADDER CO. 84**  
**Asset # : 13094**

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	4%			2028	\$1,600	5		
	Fused Disc Sw	1%			2051	* *	5		
	Molded Case Bkrs	35%			2028	\$14,100	5	\$100	
	Molded Case Bkrs	60%			2051	* *	5	\$100	
Wiring									
	Thermoplastic	40%			2029	\$11,600	1		
	Thermoplastic	60%			2055	* *	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2046	* *	1	\$1,700	
Generators									
	Diesel	100%			2042	* *	1	\$2,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Generator Room Outside									
Explanation : One 60 Kilowatts									
Batteries									
	Lead/Acid	100%			2024	\$1,600	5	\$200	
Fuel Storage									
	Day Tank	100%			2051	* *	5	\$1,000	
Lighting									
Interior Lighting									
	LED	100%			2037	* *			
Exterior Lighting									
	LED	100%			2037	* *			

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%			2055	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$5,500	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Natural Gas Fired Steam Boiler								
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2049	* *	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 164/ LADDER CO. 84**  
**Asset # : 13094**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$1,800	
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	* *	1		
	Conversion Equipment								
	Window/Wall Unit	30%			2027	\$3,400	1		
	Window/Wall Unit	70%			2024	\$7,800	1		
Ventilation									
	Exhaust Fans								
	Interior	100%			2037	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$3,300	2	\$100	
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
	Backflow Preventer								
	Generic	100%			2034	* *	1	\$300	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 165/ LADDER CO. 85  
**Address** : 3067 RICHMOND ROAD  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.165 / 13095 **Yr Built/Renovated** : 1959 /  
**Area Sq Ft** : 6,493 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 949 **Lot** : 1 **BIN** : 5023532

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$159,700	\$105,000
Electrical		\$63,000
<b>Total</b>	<b>\$159,700</b>	<b>\$168,000</b>
Importance Code A	\$159,700	\$105,000
Importance Code B		\$63,000
<b>Total</b>	<b>\$159,700</b>	<b>\$168,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$30,800		\$1,800	\$10,400
Interior Architecture	\$23,100	\$3,300		\$1,100
Electrical	\$100			\$200
Mechanical	\$25,500	\$600	\$500	\$800
Site Pavements	\$6,000			
<b>Total</b>	<b>\$85,500</b>	<b>\$3,900</b>	<b>\$2,300</b>	<b>\$12,400</b>
Importance Code A	\$31,100	\$300	\$2,100	\$10,700
Importance Code B	\$38,400	\$3,500	\$200	\$1,700
Importance Code C	\$15,900			
<b>Total</b>	<b>\$85,500</b>	<b>\$3,900</b>	<b>\$2,300</b>	<b>\$12,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 165/ LADDER CO. 85**  
**Asset # : 13095**

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								
	Alum/Vinyl Siding	5%			2049	**	10	\$300	
	Masonry: Brick	65%	Now	\$159,700	LIFE	**	5	\$12,700	
	Cracking/Crumbling, Extent : Severe, Area Affected : 2%								
	Location : Overhead Door Jambs								
	Expansion Jnt Failure, Extent : Moderate, Area Affected : 100%								
	Location : All Relieving Angles								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Repointing Failure, Extent : Moderate, Area Affected : 20%								
	Location : Upper Parapet Wall								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Stair Tower								
	Weepholes Not Funct, Extent : Severe, Area Affected : 50%								
	Location : At Relieving Angle - Parking Lot								
	Other Observation, Extent : Severe, Area Affected : 50%								
	Location : At Relieving Angle - Parking Lot								
	Explanation : Missing Masonry Weeps								
	Metal Panel	20%			2039	**	5-10	\$26,900	
	Deformed/Dented, Extent : Light, Area Affected : 5%								
	Location : Front Facade								
	Insul Deter/Miss, Extent : Light, Area Affected : 5%								
	Location : Addition For Hazmat Vehicle								
	Water Penetration, Extent : Moderate, Area Affected : 25%								
	Location : East Side Truck Bay								
	Metal Sect. OHD	10%			2034	**	5	\$6,100	
Windows									
	Aluminum	100%	Now	\$9,800	2037	**	5	\$1,100	
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,400	
	Masonry: Brick	90%			LIFE	**	5	\$1,600	
Roof									
	Asphalt Shingle	10%			2038	**	10	\$200	
	Modified Bitumen	70%	0-2	\$21,000	2029	\$105,000			
	Blisters, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Ponding, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Seams Open/Split, Extent : Severe, Area Affected : 15%								
	Location : Throughout								
	Roll Roofing	20%			2028	\$9,100	5	\$3,500	
Soffits									
	Metal Panel	100%			2049	**	5-10		

## Interior

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 165/ LADDER CO. 85**  
**Asset # : 13095**

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	40%	0-2	\$900	LIFE	* *	5	\$9,500	
	Spalling, Extent : Light, Area Affected : 10%							
	Location : Apparatus Floor							
Ceramic Tile	20%	0-2	\$4,400	2038	* *	5	\$1,100	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Kitchen							
Sheet Vinyl/Rubber	40%			2037	* *	5	\$6,500	
Interior Walls								
Cast in Place Concrete	5%	Now	\$4,900	LIFE	* *			
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Cellar Foundation Wall							
Ceramic Tile	20%	Now	\$4,300	2042	* *	5	\$1,500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Kitchen							
Concrete Masonry Unit	5%			LIFE	* *	5	\$300	
Gypsum Board	10%	Now	\$300	LIFE	* *	5	\$900	
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
	Explanation : Mold Growing							
Plaster	30%	Now	\$3,700	LIFE	* *	5	\$1,300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Stair Tower							
	Water Penetration, Extent : Severe, Area Affected : 25%							
	Location : Throughout The East Wall And Stair Tower							
SGFT/Glazed Masonry	30%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	20%			2034	* *	5	\$2,200	
Exposed Concrete	10%			LIFE	* *	5	\$200	
	Paint Peeling, Extent : Moderate, Area Affected : 2%							
	Location : Apparatus Floor							
Gypsum Board	10%			LIFE	* *	5	\$1,400	
Plaster	60%	Now	\$4,500	LIFE	* *	5	\$4,100	
	Water Penetration, Extent : Severe, Area Affected : 10%							
	Location : Throughout 2nd Floor And Stair Tower							
Site Enclosure								
Fence/Gates								
Chain Link	75%			2049	* *			
Wood	25%			2030				
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Actually Vinyl Picket Fence							
Free Standing Walls								
Cast in Place Concrete	100%			2064	* *			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 165/ LADDER CO. 85**  
**Asset # : 13095**

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
Site Enclosure								
Retaining Walls								
Concrete Masonry Unit	100%			2049	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%	4+	\$3,400	2042	**			
Cracking/Crumbling, Extent : Light, Area Affected : 5%								
Location : Throughout								
On-Site Walkways								
Cast in Place Concrete	70%			2042	**			
Pavers/Stone	30%			2038	**			
Parking/Driveway								
Cast in Place Concrete	100%	4+	\$2,600	2042	**			
Cracking/Crumbling, Extent : Light, Area Affected : 15%								
Location : Throughout								
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%			2029	\$5,000	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement - Electric Closet								
Explanation : One 200 Ampere Main Disconnect Switch								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
Raceway								
Conduit	90%			2029	\$29,400	1		
Conduit	10%			2055	**	1		
Panelboards								
Fused Disc Sw	5%			2028	\$2,000	5		
Molded Case Bkrs	30%			2028	\$12,100	5	\$100	
Molded Case Bkrs	65%			2051	**	5	\$100	
Wiring								
Thermoplastic	50%			2029	\$14,500	1		
Thermoplastic	50%			2055	**	1		
Motor Controllers								
Locally Mounted	100%			2027	\$15,000	5		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$100	
Lighting								
Interior Lighting								
LED	100%			2039	**			

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 165/ LADDER CO. 85**  
**Asset # : 13095**

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									
	Exterior Lighting								
	HID	90%			2029	\$23,000	10		
	Incandescent	10%			2029	\$2,200	2		
Lightning Protection									
	Arresters/Cabling								
	Generic	100%			2044	* *	5	\$200	
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%			2049	* *	1		
Conversion Equipment									
	Hot Water Boiler	100%			2042	* *	1	\$3,200	
Distribution									
	Hot Wtr Piping/Pump	50%			2037	* *	4	\$200	
	Hot Wtr Piping/Pump	50%	0-2	\$4,900	2054	* *	4	\$200	
	Corroded, Extent : Severe, Area Affected : 50%								
	Location : Throughout								
	Leak Evident, Extent : Severe, Area Affected : 50%								
	Location : Throughout								
Terminal Devices									
	Convactor/Radiator	70%			2034	* *	1	\$1,500	
	Unit Heater - Steam	10%			2034	* *	4	\$100	
	Unit Heater - Steam	20%	0-2	\$4,500	2039	* *	4	\$100	
	Corroded, Extent : Severe, Area Affected : 70%								
	Location : Apparatus Area								
	Leak Evident, Extent : Severe, Area Affected : 70%								
	Location : Apparatus Area								
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	* *	1		
Conversion Equipment									
	Exterior Pkg Unit - Cooling	30%			2034	* *	2	\$100	
	Window/Wall Unit	20%			2027	\$2,600	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$400	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : First Floor Toilet Room								
	Explanation : Toilet Exhaust Ductwork And Grilles								
	No Component	90%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 165/ LADDER CO. 85**  
**Asset # : 13095**

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
Ventilation									
	Exhaust Fans								
	Interior	90%			2034	* *	2	\$200	
	Wall Unit	10%			2034	* *	2		
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Exterior Wall								
	Explanation : Wall Mounted Hood Exhaust Fan								
Plumbing									
	H/C Water Piping								
	Brass/Copper	10%			2055	* *	1		
	Galvanized Steel	90%			2042	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$3,900	2	\$100	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Cellar								
	Explanation : One 75 Gallon Water Heater								
	Sanitary Piping								
	Cast Iron	60%			LIFE	* *	1		
	Cast Iron	10%			LIFE	* *	1		
	Cast Iron	30%	0-2	\$13,900	LIFE	* *	1		
	Broken, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
	Corroded, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
	Leak Evident, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
	Storm Drain Piping								
	Cast Iron	90%			LIFE	* *	1		
	Cast Iron	10%	0-2	\$1,300	LIFE	* *	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 10%								
	Location : Apparatus Floor Drain								
	Sump Pump(s)								
	Submersible	100%	Now	\$200	2024	\$200	4	\$100	
	Unit Inoperable, Extent : Severe, Area Affected : 30%								
	Location : Cellar								
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 166/ LADDER CO. 86  
**Address** : 1400 RICHMOND AVENUE  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.166 / 13096 **Yr Built/Renovated** : 1963 /  
**Area Sq Ft** : 6,760 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1612 **Lot** : 5 **BIN** : 5031692

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$141,200	
Electrical		\$34,200
<b>Total</b>	<b>\$141,200</b>	<b>\$34,200</b>
Importance Code A	\$141,200	
Importance Code B		\$34,200
<b>Total</b>	<b>\$141,200</b>	<b>\$34,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$51,400			
Interior Architecture	\$27,100	\$1,100	\$1,400	\$300
Electrical			\$100	\$29,500
Mechanical	\$8,400	\$12,100	\$900	\$1,300
Site Enclosure	\$4,500			
Site Pavements	\$13,100			
<b>Total</b>	<b>\$104,500</b>	<b>\$13,200</b>	<b>\$2,400</b>	<b>\$31,100</b>
Importance Code A	\$51,800	\$300	\$300	\$300
Importance Code B	\$28,500	\$12,900	\$1,400	\$30,800
Importance Code C	\$24,200		\$700	
<b>Total</b>	<b>\$104,500</b>	<b>\$13,200</b>	<b>\$2,400</b>	<b>\$31,100</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 166/ LADDER CO. 86**  
**Asset # : 13096**

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	90%	0-2	\$53,300	LIFE	* *	5	\$17,000	
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 15%									
Location : Throughout									
Vertical Cracks, Extent : Moderate, Area Affected : 3%									
Location : Rear Right Side At 2nd Floor, Rear Facade (1st Floor To Roof) And Front Facade Near House Watch Office									
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : Front Right Side Of Dormitory And TV Room									
	Wood	10%	Now	\$51,500	2042	* *	5	\$4,700	
Dry Rot/Decay, Extent : Moderate, Area Affected : 15%									
Location : South Side Storage									
Paint Peeling, Extent : Moderate, Area Affected : 75%									
Location : South Side Storage									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : South Side Storage									
Windows									
	Aluminum	100%	Now	\$36,400	2037	* *	5	\$1,000	
Air Infiltration, Extent : Severe, Area Affected : 75%									
Location : House Watch Office And Throughout									
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Parapets									
	Cast Stone/Terra Cotta	15%	Now	\$4,500	LIFE	* *	5	\$2,600	
Caulking Deteriorated, Extent : Moderate, Area Affected : 60%									
Location : Coping At Main Roof									
	Masonry: Brick	85%	Now	\$5,800	LIFE	* *	5	\$1,900	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : Throughout									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 166/ LADDER CO. 86**  
**Asset # : 13096**

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									
Roof									
	Roll Roofing	95%	Now	\$34,200	2031	* *	5	\$6,600	1
		Blisters, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Seams Open/Split, Extent : Moderate, Area Affected : 8%							
		Location : Throughout							
		Vegetation Growth, Extent : Light, Area Affected : 2%							
		Location : Around Roof Drain							
		Water Penetration, Extent : Severe, Area Affected : 20%							
		Location : Above Dormitory And Along Flashing							
	Single Ply Membrane	5%	Now	\$6,900	2039	* *			
		Drains Clogged, Extent : Moderate, Area Affected : 100%							
		Location : Above Stair							
		Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 100%							
		Location : Above Stair							
		Ponding, Extent : Moderate, Area Affected : 100%							
		Location : Above Stair							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Above Stair							
		Other Observation, Extent : Severe, Area Affected : 10%							
		Location : Above Stair							
		Explanation : Roofing Covers Drain							
Interior									
Floors									
	Carpet	5%			2025	\$6,600	3	\$700	
	Cast in Place Concrete	45%	Now	\$2,400	LIFE	* *	5	\$9,700	
		Water Penetration, Extent : Severe, Area Affected : 15%							
		Location : Ground Water At Cellar							
	Ceramic Tile	15%			2038	* *	5	\$1,500	
	Quarry Tile	5%			2042	* *	5	\$700	
	Vinyl Tile	5%	Now	\$200	2034	* *	3	\$200	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : 1st Floor Office							
		Worn/Eroded, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
	Vinyl Tile 9" X 9"	20%	Now	\$2,300	2034	* *	3	\$700	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Throughout 2nd Floor							
		Worn/Eroded, Extent : Moderate, Area Affected : 50%							
		Location : Throughout 2nd Floor							
	Wood	5%			2057	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 166/ LADDER CO. 86**  
**Asset # : 13096**

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									
Interior Walls									
	Ceramic Tile	10%			2038	**	5	\$1,300	
	Concrete Masonry Unit	5%			LIFE	**	5	\$300	
	Gypsum Board	10%			LIFE	**	5	\$800	
	Plaster	30%	Now	\$6,700	LIFE	**	5	\$1,200	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Stair								
	Deteriorated Finish, Extent : Moderate, Area Affected : 20%								
	Location : Stair								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : Staircase								
	SGFT/Glazed Masonry	45%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	30%	Now	\$7,500	2042	**	5	\$1,500	
	Broken/Missing Elements, Extent : Severe, Area Affected : 20%								
	Location : Basement, Locker Room, Gymnasium, Kitchen								
	Staining/Discoloring, Extent : Light, Area Affected : 20%								
	Location : Basement, Locker Room, Gymnasium, Kitchen								
	Water Penetration, Extent : Severe, Area Affected : 20%								
	Location : Basement, Locker Room, Gymnasium								
	Gypsum Board	8%			LIFE	**	5	\$1,000	
	Plaster	60%	Now	\$8,100	LIFE	**	5	\$3,700	
	Paint Peeling, Extent : Moderate, Area Affected : 20%								
	Location : Cellar And 2nd Floor Bathroom								
	Water Penetration, Extent : Severe, Area Affected : 35%								
	Location : Dormitory								
	Wood	2%			LIFE	**	5	\$1,700	
Site Enclosure									
	Fence/Gates								
	Chain Link	75%			2049	**			
	Wood	25%	Now	\$4,500	2027	\$9,000			
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Dry Rot/Decay, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Retaining Walls								
	Cast in Place Concrete	100%			2064	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	**			
On-Site Walkways									
	Asphalt	100%	Now	\$900	2038	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 166/ LADDER CO. 86**  
**Asset # : 13096**

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	

## Site Pavements

## Parking/Driveway

## Asphalt

100% Now \$12,200 2038 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 25%**Location : Throughout**Other Observation, Extent : Severe, Area Affected : 2%**Location : North Side Driveway**Explanation : Areaway Grating Not Adequate For Traffic*

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% 2039 \* \* 5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 400 Amperes*

## Switchgear / Switchboard

## Molded Case Bkrs

100% 2039 \* \* 5 \$200

## Raceway

## Conduit

90% 2029 \$29,400 1

## Conduit

10% 2039 \* \* 1

## Panelboards

## Fused Disc Sw

5% 2028 \$2,000 5

## Molded Case Bkrs

85% 2028 \$34,200 5 \$200

## Molded Case Bkrs

10% 2037 \* \* 5

## Wiring

## Braided Cloth

20% 2028 \$5,800 1

## Thermoplastic

70% 2029 \$20,200 1

## Thermoplastic

10% 2039 \* \* 1

## Motor Controllers

## Locally Mounted

100% 2027 \$15,000 5

## Ground

## Grounding Devices

## Generic

100% LIFE \* \* 5 \$100

## Lighting

## Interior Lighting

## Fluorescent

30% 2034 \* \* 10 \$1,900

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : 2nd Floor*

## Incandescent

2% 2024 \$900 2

## LED

68% 2037 \* \*

## Exterior Lighting

## HID

100% 2024 \$26,600 10

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 166/ LADDER CO. 86**  
**Asset # : 13096**

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%			2049	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2042	**	1	\$3,300	
	Distribution								
	Hot Wtr Piping/Pump	100%			2045	**	4	\$500	
	Terminal Devices								
	Convactor/Radiator	100%	Now	\$7,100	2034	**	1	\$2,000	
	Other Observation, Extent : Moderate, Area Affected : 40%								
	Location : 2nd Floor								
	Explanation : Broken Convactor Covers								
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Window/Wall Unit	80%			2022	\$11,000	1		
	No Component	20%							
Ventilation									
	Exhaust Fans								
	Roof	100%			2029	\$11,000	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	No Water Meter, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Water Heater								
	Gas Fired	100%			2027	\$4,000	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : One 75 Gallon Unit								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	**	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Serves Boiler Only								
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 166/ LADDER CO. 86**  
**Asset # : 13096**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression	Chemical System							
	Wet	100%		2027	\$27,200	1-3	\$4,600	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Kitchen</i>						
		<i>Explanation : Serves Cooking Area</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 167/ LADDER CO. 87  
**Address** : 345 ANNADALE ROAD  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.167 / 13097 **Yr Built/Renovated** : 1971 / 2003  
**Area Sq Ft** : 8,390 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 07-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5642 **Lot** : 6 **BIN** : 5075428

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$101,700	
Electrical		\$81,100
<b>Total</b>	<b>\$101,700</b>	<b>\$81,100</b>
Importance Code A	\$101,700	
Importance Code B		\$81,100
<b>Total</b>	<b>\$101,700</b>	<b>\$81,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$21,300			\$1,700
Interior Architecture	\$18,300	\$600	\$600	\$2,800
Electrical	\$600	\$3,200	\$700	\$38,500
Mechanical	\$9,200	\$1,100	\$1,400	\$1,400
Site Enclosure	\$5,900			
Site Pavements	\$3,900			
<b>Total</b>	<b>\$59,300</b>	<b>\$4,900</b>	<b>\$2,700</b>	<b>\$44,500</b>
Importance Code A	\$21,800	\$400	\$400	\$2,300
Importance Code B	\$16,700	\$4,500	\$2,300	\$42,200
Importance Code C	\$20,900			
<b>Total</b>	<b>\$59,300</b>	<b>\$4,900</b>	<b>\$2,700</b>	<b>\$44,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 167/ LADDER CO. 87**  
**Asset # : 13097**

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	70%	0-2	\$40,700	LIFE	**	5	\$12,900	
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 10%									
Location : All Elevations And Chimney									
Rusting Masonry Supt, Extent : Moderate, Area Affected : 50%									
Location : All Elevations									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : At Building Perimeter Base Of Masonry Wall									
Explanation : Deteriorated Pavement Sealant									
	Metal Panel	5%			2039	**	5-10	\$6,400	
	Pre-Cast Concrete	15%	0-2	\$4,800	LIFE	**	5	\$9,000	
Open Joints, Extent : Severe, Area Affected : 75%									
Location : Throughout									
	Wood Overhead Doors	10%	Now	\$61,000	2049	**	5	\$4,600	
Paint Peeling, Extent : Light, Area Affected : 25%									
Location : Throughout									
Split/Cracked, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Unit Inoperable, Extent : Moderate, Area Affected : 25%									
Location : Front Facade									
Worn/Eroded, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Windows									
	Aluminum	100%	Now	\$10,700	2054	**	5	\$1,200	
Bent/Warped Elements, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor									
Broken/Missing Elements, Extent : Moderate, Area Affected : 100%									
Location : Rusted Insect Screens Throughout									
Unit Inoperable, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor									
Parapets									
	Masonry: Brick	40%			LIFE	**	5	\$900	
	Pre-Cast Concrete	60%	0-2	\$2,500	LIFE	**	5	\$8,400	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 100%									
Location : All Coping Joints Are Deteriorated									
Roof									
	Modified Bitumen	100%	Now	\$3,400	2034	**			
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 2%									
Location : Over Stair									

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 167/ LADDER CO. 87**  
**Asset # : 13097**

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	60%	0-2	\$4,100	LIFE	**	5	\$16,600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20% Location : Throughout The Apparatus Floor							
	Ceramic Tile	10%			2038	**	5	\$1,300	
	Sheet Vinyl/Rubber	30%			2034	**	5	\$5,700	
Interior Walls									
	Cast in Place Concrete	20%	Now	\$12,100	LIFE	**			
		Water Penetration, Extent : Moderate, Area Affected : 10% Location : Pipe And Steel Penetrations In Basement							
	Concrete Masonry Unit	25%	4+	\$2,100	LIFE	**	5	\$1,800	
		Diagonal Cracks, Extent : Moderate, Area Affected : 5% Location : Stair							
	Gypsum Board	10%			LIFE	**	5	\$1,100	
	SGFT/Glazed Masonry	40%			LIFE	**			
	Wood	5%			LIFE	**	5	\$3,700	
Ceilings									
	AcousTileSusp.Lay-In	10%			2042	**	5	\$1,300	
	Exposed Concrete	70%			LIFE	**	5	\$1,400	
	Gypsum Board	10%			LIFE	**	5	\$1,600	
	Plaster	10%			LIFE	**	5	\$800	
Site Enclosure									
Fence/Gates									
	Chain Link	100%	Now	\$5,900	2049	**			
		Corrosion/Rusting, Extent : Light, Area Affected : 10% Location : Throughout Impact Damage, Extent : Moderate, Area Affected : 10% Location : Parking Lot Gate, Low Fence At Ramp							
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	Now	\$3,100	2042	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10% Location : Throughout							
On-Site Walkways									
	Cast in Place Concrete	84%	Now	\$800	2042	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5% Location : Side Entrance							
	Cast in Place Concrete	16%			2042	**			
Parking/Driveway									
	Asphalt	100%			2038	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 167/ LADDER CO. 87**  
**Asset # : 13097**

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									
	Molded Case Bkrs	100%			2029	\$5,000	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Two 200 Ampere Main Disconnect Switches									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
Raceway									
	Conduit	95%			2029	\$31,000	1		
	Conduit	5%			2055	**	1		
Panelboards									
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	20%			2051	**	5		
	Molded Case Bkrs	75%			2028	\$30,100	5	\$200	
Wiring									
	Thermoplastic	95%			2029	\$27,500	1		
	Thermoplastic	5%			2055	**	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2034	**	1	\$2,600	
Generators									
	Diesel	100%			2032	**	1	\$3,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Generator Room Outside									
Explanation : One 80 Kilovolt-ampere									
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$300	
Fuel Storage									
	Day Tank	100%			2037	**	5	\$1,600	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Generator Room Outside									
Explanation : One 60 Gallon									
Lighting									
Interior Lighting									
	Fluorescent	60%			2034	**	10	\$4,600	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Basement, 1st Floor, And Gymnasium 2nd Floor									
	LED	40%			2037	**			
Egress Lighting									
	Emergency, Service	60%			2037	**	1		
	Exit, LED	40%			2064	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 167/ LADDER CO. 87**  
**Asset # : 13097**

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

Exterior Lighting

HID

100%

2024

\$33,000

10

## Lightning Protection

Arresters/Cabling

Generic

100%

2032

\* \*

5

\$200

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%

2049

\* \*

1

Conversion Equipment

Hot Water Boiler

100%

2034

\* \*

1

\$4,200

Distribution

Hot Wtr Piping/Pump

100%

2045

\* \*

4

\$600

Terminal Devices

Convactor/Radiator

90%

2042

\* \*

1

\$2,400

Fan Coil Unit/Heat

10%

0-2

\$2,500

2029

\$12,300

1

\$200

*Malfunctioning, Extent : Moderate, Area Affected : 100%**Location : 1st Floor Ceiling*

## Air Conditioning

Energy Source

Electricity

100%

2051

\* \*

1

Conversion Equipment

Split Unit

20%

2039

\* \*

*Recent Installation, Extent : Light, Area Affected : 100%**Location : Roof*

Window/Wall Unit

40%

2027

\$6,800

1

No Component

40%

## Ventilation

Distribution

Ductwork/Diffusers

60%

LIFE

\* \*

2-5

\$2,800

No Component

40%

Exhaust Fans

Interior

5%

0-2

\$1,500

2039

\* \*

2

*Unit Inoperable, Extent : Moderate, Area Affected : 5%**Location : Apparatus Area*

Interior

5%

2034

\* \*

2

Roof

90%

0-2

\$3,700

2034

\* \*

2

\$200

*Malfunctioning, Extent : Moderate, Area Affected : 100%**Location : Roof*

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 167/ LADDER CO. 87**  
**Asset # : 13097**

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	20%			2049	**	1		
	Galvanized Steel	80%			2034	**	1		
	Other Observation, Extent : Moderate, Area Affected : 10%								
	Location : Cellar								
	Explanation : No Dielectric Fitting Between Copper And Steel Pipe								
Water Heater									
	Gas Fired	100%			2027	\$5,000	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Explanation : Two 75 Gallon Water Heaters								
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sump Pump(s)									
	Non-Submersible	100%			2034	**	4	\$300	
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	100%			2027	\$27,200	1-3	\$4,600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Over Range								

*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.*

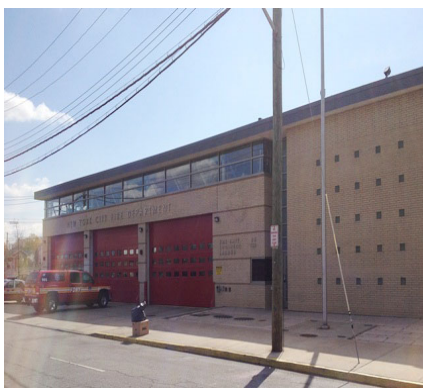
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 168 EMS STATION 23 ROSSVILLE STATION  
**Address** : 1100 ROSSVILLE AVENUE 300 VETERANS ROAD EAST  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIR0018.000 / 13581 **Yr Built/Renovated** : 2003 /  
**Area Sq Ft** : 20,096 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 09-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 7067 **Lot** : 252 **BIN** : 5851738

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$168,200	\$437,100
Mechanical		\$122,800
<b>Total</b>	<b>\$168,200</b>	<b>\$559,900</b>
Importance Code A	\$168,200	\$437,100
Importance Code B		\$122,800
<b>Total</b>	<b>\$168,200</b>	<b>\$559,900</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$9,100	\$2,400	\$300	
Interior Architecture	\$60,100	\$4,500	\$1,100	
Electrical	\$4,500	\$21,000	\$3,200	\$2,500
Mechanical	\$5,100	\$1,900	\$3,400	\$2,000
<b>Total</b>	<b>\$78,700</b>	<b>\$29,800</b>	<b>\$8,000</b>	<b>\$4,500</b>
Importance Code A	\$10,100	\$3,400	\$1,300	\$1,000
Importance Code B	\$38,200	\$26,400	\$6,700	\$3,500
Importance Code C	\$30,400			
<b>Total</b>	<b>\$78,700</b>	<b>\$29,800</b>	<b>\$8,000</b>	<b>\$4,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 168 EMS STATION 23 ROSSVILLE STATION**  
**Asset # : 13581**

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									
	Glass Block	2%			LIFE	**	5	\$300	
	Masonry: Brick Cavity	75%	2-4	\$37,000	LIFE	**	5	\$19,000	
	Caulking Deteriorated, Extent : Moderate, Area Affected : 100%								
	Location : Perimeter Windows								
	Metal Panel	5%			2047	**	5-10	\$8,700	
	Metal Coiling Doors	15%	4+	\$4,500	2040	**	5	\$5,900	
	Deformed/Dented, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Stucco Cement	3%	Now	\$4,600	2040	**	5	\$900	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
	Location : Underside Of Soffit Over Main Entrance								
Windows									
	Aluminum	98%			2043	**	5	\$600	
	Aluminum	2%			2043	**	5		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Watch Command								
	Explanation : Specialty Glass								
Parapets									
	Metal Rail	60%			2040	**	5-10	\$32,100	
	No Component	40%							
Roof									
	Modified Bitumen	100%	2-4	\$131,100	2027	\$437,100			
	Alligatoring, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Blisters, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Seams Open/Split, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
Interior									
Floors									
	Cast in Place Concrete	40%	4+	\$13,000	LIFE	**	5	\$26,300	
	Worn/Eroded, Extent : Moderate, Area Affected : 20%								
	Location : Basement Corridors								
	Ceramic Tile	10%			2036	**	5	\$3,000	
	Sheet Vinyl/Rubber	20%			2032	**	5	\$9,000	
	Vinyl Tile	30%			2032	**	3	\$3,400	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 168 EMS STATION 23 ROSSVILLE STATION**  
**Asset # : 13581**

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									
Interior Walls									
	Cast in Place Concrete	15%	Now	\$11,700	LIFE	**			
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : Basement Corridor - Foundation Wall									
	Concrete Masonry Unit	68%	2-4	\$18,700	LIFE	**	5	\$6,500	
Diagonal Cracks, Extent : Moderate, Area Affected : 15%									
Location : Throughout Basement									
	Glass Block	5%			LIFE	**			
	Gypsum Board	10%			LIFE	**	5	\$1,400	
	Metal Panel	2%			LIFE	**			
Ceilings									
	Exposed Concrete	30%	2-4	\$15,100	LIFE	**	5	\$1,400	
Diagonal Cracks, Extent : Light, Area Affected : 10%									
Location : Basement Ceiling Throughout									
	Exposed Struc: Steel	40%			LIFE	**			
	Gypsum Board	5%			LIFE	**	5	\$1,900	
	Metal Panel	25%			LIFE	**	5	\$9,400	

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	75%			2047	* *	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : Main Service Disconnect Switch Rated At 800 Amperes.								
Photovoltaic Panel(s)	25%			2036	* *	1		
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Basement And Roof								
Explanation : Photovoltaic Panels Observed On Roof. Photovoltaic Equipment Observed In Electric Room In Basement								
Switchgear / Switchboard								
Fused Disc Sw	100%			2047	* *	5	\$100	
Raceway								
Conduit	100%			2047	* *	1		
Panelboards								
Fused Disc Sw	5%			2043	* *	5		
Molded Case Bkrs	95%			2043	* *	5	\$500	
Wiring								
Thermoplastic	100%			2047	* *	1		
Motor Controllers								
Locally Mounted	100%			2040	* *	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$300	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 168 EMS STATION 23 ROSSVILLE STATION**  
**Asset # : 13581**

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
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	**	1	\$6,200	
	Generators								
	Diesel	100%			2036	**	1	\$7,800	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Rear Yard								
	Explanation : Emergency Generator Rated At 80 Kilovolt-ampere								
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Exterior Rear Yard								
	Explanation : Within Generator Enclosure								
	Fuel Storage								
	Main Tank	100%			2055	**	5	\$600	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Outside								
	Explanation : 60 Gallons Rated Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	98%			2032	**	10	\$18,100	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Fluorescent	2%			2032	**	10	\$400	
	Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%								
	Location : Staircase								
	Egress Lighting								
	Emergency, Service	50%			2032	**	1		
	Exit, LED	50%			2055	**	1		
	Exterior Lighting								
	HID	20%			2032	**	10		
	No Component	80%							
Lightning Protection									
	Arresters/Cabling								
	Generic	100%			2055	**	5	\$600	
Alarm									
	Fire/Smoke Detection								
	Generic, Digital	100%			2032	**	1-3	\$12,400	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : Strobe Lights, Manual Pull Stations, Alarm Bells, Horns And Strobe Lights								

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

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 168 EMS STATION 23 ROSSVILLE STATION**  
**Asset # : 13581**

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%			2047	**	1		
	Conversion Equipment								
	Furnace	50%			2027	\$23,100	1	\$5,000	
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Roof							
		Explanation : 5 Rooftop Package Units							
	Hot Water Boiler	50%			2044	**	1	\$5,000	
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Basement Boiler Room							
		Explanation : 1 Unit							
Distribution									
	Hot Wtr Piping/Pump	50%			2043	**	4	\$500	
	No Component	50%							
Terminal Devices									
	Convactor/Radiator	10%			2040	**	1	\$700	
	Unit Heater - Steam	40%	Now	\$2,800	2027	\$28,100	4	\$700	
		Other Observation, Extent : Severe, Area Affected : 20%							
		Location : Garage Area							
		Explanation : Not Functioning							
	No Component	50%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	50%			2027	\$122,800	2	\$600	
		R-22 Refrigerant, Extent : Light, Area Affected : 50%							
		Location : 5 Package Units, Roof							
	Split Unit	10%			2035	**			
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Roof							
		Explanation : 2 Units. R-410a							
	No Component	40%							
Terminal Devices									
	Fan Coil - 2 Pipe	10%			2035	**	1	\$700	
	No Component	90%							
Heat Rejection									
	Dry Cooler	10%			2035	**	2	\$1,400	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	60%			LIFE	**	2-5	\$6,700	
	No Component	40%							
Exhaust Fans									
	Roof	100%			2027	\$32,600	2	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 168 EMS STATION 23 ROSSVILLE STATION**  
**Asset # : 13581**

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%			2047	* *	1		
	Water Heater Gas Fired	100%			2025	\$12,000	2	\$300	
	Other Observation, Extent : Light, Area Affected : 100% Location : Cellar Mechanical Room Explanation : Two 75 Gallon Water Heaters								
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sewage Ejector(s) Electric	100%			2032	* *	4	\$800	
	Backflow Preventer Generic	100%			2032	* *	1	\$1,200	
	Fixtures Generic	100%							
	Other Observation, Extent : Light, Area Affected : 10% Location : Apparatus Area Explanation : Apparatus Area Drinking Fountain Not Operating								
Fire Suppression									
	Sprinkler No Component Generic	80% 20%			2047	* *	1-2	\$1,100	
	Chemical System Generic	100%			2025	\$27,200	1-3	\$3,700	
	Other Observation, Extent : Light, Area Affected : 100% Location : Kitchen Explanation : 1 Set 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 17/ LADDER CO.18 (COMBINED FACILITY)  
**Address** : 25 PITT STREET @ DELANCEY ST  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.017 / 13013 **Yr Built/Renovated** : 1973 / 1988  
**Area Sq Ft** : 14,780 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 342 **Lot** : 60 **BIN** : 1004078

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$114,300	
Interior Architecture		\$101,300
Electrical	\$37,900	\$32,200
<b>Total</b>	<b>\$152,200</b>	<b>\$133,400</b>
Importance Code A	\$114,300	
Importance Code B	\$37,900	\$133,400
<b>Total</b>	<b>\$152,200</b>	<b>\$133,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$7,500		\$16,800	
Interior Architecture	\$60,300	\$1,300		\$1,400
Electrical	\$15,600	\$700	\$16,800	\$600
Mechanical	\$23,700	\$1,100	\$39,400	\$1,800
<b>Total</b>	<b>\$107,100</b>	<b>\$3,100</b>	<b>\$73,100</b>	<b>\$3,800</b>
Importance Code A	\$7,500		\$16,800	
Importance Code B	\$94,100	\$2,400	\$56,300	\$3,800
Importance Code C	\$5,500	\$700		
<b>Total</b>	<b>\$107,100</b>	<b>\$3,100</b>	<b>\$73,100</b>	<b>\$3,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 17/ LADDER CO.18 (COMBINED FACILITY)**  
**Asset # : 13013**

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	93%			LIFE	**	5	\$8,100		
	Metal Panel	2%			2048	**	5-10	\$1,200		
	Metal Coiling Doors	5%	Now	\$5,100	2033	**	5	\$700		
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%										
Location : Front Facade										
Windows										
	Steel	100%	Now	\$114,300	2053	**	5	\$13,100		
Other Observation, Extent : Severe, Area Affected : 100%										
Location : Throughout										
Explanation : Deteriorated										
Parapets										
	Masonry: Brick	90%			LIFE	**	5	\$5,300		
	Metal Panel	10%	Now	\$2,400	2048	**	5	\$1,100		
Broken/Missing Elements, Extent : Light, Area Affected : 10%										
Location : Fron Facade										
Roof										
	Built-Up (BUR)	100%			2033	**	10	\$16,500		
Interior										
Floors										
	Cast in Place Concrete	40%	Now	\$19,800	LIFE	**	5	\$20,000		
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%										
Location : First Floor, No Access To Under Slab In Basement										
	Ceramic Tile	5%			2037	**	5	\$1,100		
	Quarry Tile	5%			2041	**	5	\$1,700		
	Vinyl Tile	50%	Now	\$5,100	2028	\$101,300	3	\$4,300		
Cracking/Crumbling, Extent : Light, Area Affected : 10%										
Location : Second Floor										
Interior Walls										
	Ceramic Tile	5%			2037	**	5	\$1,400		
	Concrete Masonry Unit	45%			LIFE	**	5	\$5,200		
	Gypsum Board	15%	Now	\$1,900	LIFE	**	5	\$2,600		
Cracking/Crumbling, Extent : Light, Area Affected : 10%										
Location : Second Floor										
	Plaster	15%	Now	\$3,600	LIFE	**	5	\$1,300		
Cracking/Crumbling, Extent : Light, Area Affected : 10%										
Location : Second Floor										
	SGFT/Glazed Masonry	20%			LIFE	**				
Ceilings										
	AcousTileSusp.Lay-In	70%	Now	\$13,500	2033	**	5	\$8,000		
Cracking/Crumbling, Extent : Light, Area Affected : 10%										
Location : Throughout										
	Exposed Concrete	25%			LIFE	**	5	\$900		
	Plaster	5%	Now	\$15,600	LIFE	**	5	\$700		
Cracking/Crumbling, Extent : Severe, Area Affected : 100%										
Location : Second Floor										

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 17/ LADDER CO.18 (COMBINED FACILITY)**  
**Asset # : 13013**

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	

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%		2041	* *
------------------------	------	--	------	-----

## Parking/Driveway

Cast in Place Concrete	100%		2041	* *
------------------------	------	--	------	-----

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  
Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location :**Explanation : Electrically Feed From The Adjacent Building (Police Precinct)*

## Switchgear / Switchboard

## Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location :**Explanation : Electrically Feed From The Adjacent Building (Police Precinct)*

## Raceway

Conduit	20%		2048	* *	1
Conduit	80%		2028	\$26,100	1

## Panelboards

Fused Disc Sw	5%		2027	\$2,000	5	
Molded Case Bkrs	15%		2044	* *	5	\$100
Molded Case Bkrs	80%		2027	\$32,200	5	\$300

## Wiring

Thermoplastic	20%		2048	* *	1
Thermoplastic	80%		2028	\$23,100	1

## Motor Controllers

Locally Mounted	100%	Now	\$15,000	2048	* *	5	\$100
-----------------	------	-----	----------	------	-----	---	-------

*Other Observation, Extent : Severe, Area Affected : 100%**Location : Roof**Explanation : Not Functioning*

## Lighting

## Interior Lighting

Fluorescent	96%		2033	* *	10	\$13,000
-------------	-----	--	------	-----	----	----------

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout The Building*

Fluorescent	2%		2033	* *	10	\$300
-------------	----	--	------	-----	----	-------

*Compact Fluorescent Light, Extent : Light, Area Affected : 100%**Location : Office*

Fluorescent	2%		2023	\$800	10	\$300
-------------	----	--	------	-------	----	-------

*T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%**Location : Office*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 17/ LADDER CO.18 (COMBINED FACILITY)**  
**Asset # : 13013**

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**

Egress Lighting  
Exit, Service

100%

2023

\$1,700

1

Exterior Lighting  
Fluorescent

75%

2023

\$37,000

10

\$1,000

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside**Explanation : 6- CFL (Compact Fluorescent Light Fixtures)*

LED

25%

2036

\* \*

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside**Explanation : 2 LED Light Fixtures***Alarm**

Security System  
Generic

100%

2036

\* \*

1

\$5,500

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside**Explanation : 4 CCTV Surveillance Cameras*

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  
Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Other Side Of Building**Explanation : Supplied From 7th Precinct*

Conversion Equipment  
Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Supplied From The Precinct**Explanation : Inadequate Heat Supply***Distribution**

Hot Wtr Piping/Pump

100%

2044

\* \*

4

\$700

**Terminal Devices**

Convactor/Radiator

90%

Now

\$3,500

2041

\* \*

1

\$3,900

*Malfunctioning, Extent : Moderate, Area Affected : 5%**Location : Control System In The Precinct*

Fan Coil Unit/Heat

10%

Now

\$1,100

2033

\* \*

1

\$400

*Malfunctioning, Extent : Moderate, Area Affected : 5%**Location : Control System In The Precinct***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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 17/ LADDER CO.18 (COMBINED FACILITY)**  
**Asset # : 13013**

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
Air Conditioning									
	Energy Source								
	Not Accessible	100%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location : Other Side Of Building						
			Explanation : Supplied From 7th Precinct						
Conversion Equipment									
	Window/Wall Unit	50%			2023	\$15,000	1		
	Not Accessible	50%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location : Other Side Of Building						
			Explanation : Supplied From 7th Precinct						
Distribution									
	Ductwork/Diffusers	100%			LIFE	* *	2	\$19,200	
Terminal Devices									
	Not Accessible	100%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location : Other Side Of Building						
			Explanation : Supplied From 7th Precinct						
Heat Rejection									
	Not Accessible	100%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$8,200	
Exhaust Fans									
	Roof	100%	Now	\$2,400	2033	* *	2	\$400	
			Broken, Extent : Moderate, Area Affected : 10%						
			Location : Kitchen - On The Roof						
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	Now	\$5,400	2054	* *	1		
			Leak Evident, Extent : Moderate, Area Affected : 5%						
			Location : Kitchen						
Water Heater									
	Electric	100%	0-2	\$6,400	2023	\$12,700	4	\$100	
			Leak Evident, Extent : Severe, Area Affected : 50%						
			Location : 1st Floor Number 1 Hot Water Heater						
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : 1st Floor						
			Explanation : 2 - 119 Gallon Units						
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%	Now	\$1,500	LIFE	* *	1		
			Blockage /Clogged, Extent : Moderate, Area Affected : 5%						
			Location : Apparatus Room - When It Rains Hard						

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 17/ LADDER CO.18 (COMBINED FACILITY)**  
**Asset # : 13013**

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%							
			Obsolete Fixtures, Extent : Severe, Area Affected : 40%						
			Location : Bathroom, Second Floor						
Fire Suppression									
	Standpipe								
	Generic	100%			2048	* *	1-5	\$7,700	
	Sprinkler								
	No Component	50%							
	Generic	50%			2048	* *	1-2	\$2,100	
	Fire Pump								
	Not Accessible	100%							
	Chemical System								
	Dry	10%			2021	\$2,700	1-3	\$400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Kitchen						
			Explanation : Model Rg-4gs						
	No Component	80%							
	Generic	10%			2023	\$2,700	1-3	\$400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Throughout						
			Explanation : Fire Extinguishers						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 201/ LADDER CO. 114  
**Address** : 5113 4th AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.201 / 13098 **Yr Built/Renovated** : 2009 /  
**Area Sq Ft** : 17,800 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 12-Jun-2015 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 799 **Lot** : 5 **BIN** : 3013535

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$4,100	\$4,200		
Interior Architecture	\$3,200			\$4,200
Electrical	\$3,500	\$1,500	\$1,500	\$20,300
Mechanical	\$32,300	\$2,400	\$10,400	\$40,400
<b>Total</b>	<b>\$43,100</b>	<b>\$8,100</b>	<b>\$11,900</b>	<b>\$64,900</b>
Importance Code A	\$6,600	\$5,100	\$900	\$900
Importance Code B	\$34,500	\$3,000	\$11,000	\$64,000
Importance Code C	\$2,000			
<b>Total</b>	<b>\$43,100</b>	<b>\$8,100</b>	<b>\$11,900</b>	<b>\$64,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 201/ LADDER CO. 114**  
**Asset # : 13098**

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	85%			LIFE	**	5	\$13,000	
	Metal Panel	10%			2036	**	5-10	\$10,500	
	Metal Panel	5%			2052	**	5-10	\$5,300	
Windows									
	Aluminum	100%			2042	**	5	\$700	
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$600	
	Masonry: Brick	90%			LIFE	**	5	\$700	
Roof									
	Modified Bitumen	95%	Now	\$1,300	2031	**			
		Drains Clogged, Extent : Moderate, Area Affected : 20% Location : Low Roof							
	Skylight, Metal/Glass	5%			2046	**	10	\$800	
Interior									
Floors									
	Cast in Place Concrete	30%	4+	\$300	LIFE	**	5	\$3,300	
		Horizontal Cracks, Extent : Light, Area Affected : 5% Location : Apparatus Floor And Basement.							
	Ceramic Tile	5%			2035	**	5	\$200	
	Panel/Paver: Concrete	5%	Now	\$300	2046	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 15% Location : Inner Courtyard Area							
	Wood	60%			2054	**	5	\$5,600	
Interior Walls									
	Cast in Place Concrete	5%			LIFE	**			
	Concrete Masonry Unit	10%	2-4	\$1,600	LIFE	**	5	\$300	
		Water Penetration, Extent : Light, Area Affected : 2% Location : Basement Entry Stairs, Both Sides.							
	Gypsum Board	75%	Now	\$400	LIFE	**	5	\$3,100	
		Paint Peeling, Extent : Light, Area Affected : 2% Location : Stairwell							
		Water Penetration, Extent : Light, Area Affected : 2% Location : Stairwell							
	Wood	10%			LIFE	**	5	\$2,700	
Ceilings									
	AcousTileSusp.Lay-In	55%			2039	**	5	\$2,700	
	Embossed Metal	30%			LIFE	**	5	\$700	
	Gypsum Board	10%	0-2	\$500	LIFE	**	5	\$600	
		Broken/Missing Elements, Extent : Light, Area Affected : 2% Location : Basement Stair.							
		Other Observation, Extent : Light, Area Affected : 2% Location : Engine Bunk Room.							
		Explanation : Paint Peeling.							
	Wood	5%			LIFE	**	5	\$2,200	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 201/ LADDER CO. 114**  
**Asset # : 13098**

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%			2052	**	5	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 600 Amperes						
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2052	**	5	\$500	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 600 Amperes						
	Raceway								
	Conduit	100%			2052	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2048	**	5	\$500	
	Wiring								
	Thermoplastic	100%			2052	**	1		
	Motor Controllers								
	Locally Mounted	100%			2043	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$300	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	**	1	\$5,500	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Electrical Room (Basement)						
			Explanation : One (1) 600 Amperes (1) 70 Amperes						
	Generators								
	Diesel	100%			2039	**	1	\$6,900	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Generator Room (Basement)						
			Explanation : 117.3 Kilowatt						
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$700	
	Fuel Storage								
	Main Tank	100%			2061	**	5	\$500	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 25 Gallon Tank						
Lighting									
	Interior Lighting								
	Fluorescent	100%			2034	**	10	\$16,300	
			T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%						
			Location : Throughout The Building						
	Egress Lighting								
	Emergency, Battery	50%			2034	**	10	\$2,100	
	Exit, Battery	50%			2034	**	10	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 201/ LADDER CO. 114**  
**Asset # : 13098**

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

## Exterior Lighting

HID	100%				2031	* *	10	\$100	
-----	------	--	--	--	------	-----	----	-------	--

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%				2046	* *	1		
-------------	------	--	--	--	------	-----	---	--	--

## Conversion Equipment

Furnace	50%	Now	\$2,000	2031		* *	1	\$4,000	
---------	-----	-----	---------	------	--	-----	---	---------	--

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

*Location : 6 Rooftop Units*

*Explanation : Ongoing Control Issues*

Hot Water Boiler	50%				2039	* *	1	\$4,400	
------------------	-----	--	--	--	------	-----	---	---------	--

## Distribution

Ductwork/Diffusers	50%	Now	\$11,400	LIFE		* *	2-5	\$5,000	
--------------------	-----	-----	----------	------	--	-----	-----	---------	--

*Needs Cleaning, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

Hot Wtr Piping/Pump	50%				2042	* *	4	\$700	
---------------------	-----	--	--	--	------	-----	---	-------	--

## Terminal Devices

Convactor/Radiator	95%				2039	* *	1	\$5,500	
--------------------	-----	--	--	--	------	-----	---	---------	--

Fan Coil Unit/Heat	5%				2026	\$13,000	1	\$300	
--------------------	----	--	--	--	------	----------	---	-------	--

## Air Conditioning

## Energy Source

Electricity	100%				2048	* *	1		
-------------	------	--	--	--	------	-----	---	--	--

## Conversion Equipment

Ext Pkg Unit - Heating/Cooling	95%	Now	\$10,300	2031		* *	2	\$800	
--------------------------------	-----	-----	----------	------	--	-----	---	-------	--

*R-22 Refrigerant, Extent : Light, Area Affected : 100%*

*Location : Roof*

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

*Location : Rooftop Units*

*Explanation : Ongoing Control Issues, 3 Units 410a*

Split Unit	5%				2031	* *			
------------	----	--	--	--	------	-----	--	--	--

## Distribution

Ductwork/Diffusers	70%	Now	\$6,500	LIFE		* *	2	\$16,200	
--------------------	-----	-----	---------	------	--	-----	---	----------	--

*Needs Cleaning, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

Ductwork/Diffusers	30%				LIFE	* *	2	\$6,900	
--------------------	-----	--	--	--	------	-----	---	---------	--

## Ventilation

## Distribution

Ductwork/Diffusers	100%				LIFE	* *	2-5	\$9,900	
--------------------	------	--	--	--	------	-----	-----	---------	--

## Exhaust Fans

Roof	100%				2031	* *	2	\$500	
------	------	--	--	--	------	-----	---	-------	--

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 201/ LADDER CO. 114**  
**Asset # : 13098**

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%			2046	* *	1		
	Water Heater Gas Fired	100%			2024	\$10,600	2	\$300	
	Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 - 120 Gallon Units								
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Non-Submersible	100%			2031	* *	4	\$400	
	Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Duplex Unit								
	Backflow Preventer Generic	100%			2031	* *	1	\$1,100	
	Fixtures Generic	100%							
Fire Suppression									
	Sprinkler No Component	50%							
	Generic	50%			2046	* *	1-2	\$2,500	
	Chemical System Generic	100%			2024	\$27,200	1-3	\$4,000	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 202/ LADDER CO. 101  
**Address** : 31 RICHARDS STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.202 / 13099 **Yr Built/Renovated** : 1959 /  
**Area Sq Ft** : 9,048 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 505 **Lot** : 60 **BIN** : 3008224

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$89,600	
Interior Architecture		\$42,000
Electrical		\$88,700
Mechanical	\$68,100	\$94,300
<b>Total</b>	<b>\$157,700</b>	<b>\$225,000</b>
Importance Code A	\$157,700	
Importance Code B		\$225,000
<b>Total</b>	<b>\$157,700</b>	<b>\$225,000</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$19,600	\$4,800		
Interior Architecture	\$55,500	\$500		\$600
Electrical	\$6,000	\$7,300	\$700	\$700
Mechanical	\$41,500	\$800	\$1,100	\$800
Site Enclosure	\$1,400			
<b>Total</b>	<b>\$123,900</b>	<b>\$13,500</b>	<b>\$1,800</b>	<b>\$2,000</b>
Importance Code A	\$19,600	\$5,300	\$400	\$400
Importance Code B	\$88,800	\$8,100	\$1,300	\$1,600
Importance Code C	\$15,500			
<b>Total</b>	<b>\$123,900</b>	<b>\$13,500</b>	<b>\$1,800</b>	<b>\$2,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 202/ LADDER CO. 101**  
**Asset # : 13099**

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	75%	Now	\$89,600	LIFE	* *	5	\$14,200	
	Diagonal Cracks, Extent : Severe, Area Affected : 10%							
	Location : Throughout							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%							
	Location : Throughout All Facades							
	Caulking Deteriorated, Extent : Moderate, Area Affected : 100%							
	Location : All Masonry Control Joints							
Masonry: Limestone	20%	0-2	\$8,700	LIFE	* *	5	\$2,800	
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 75%							
	Location : Richards Street Elevation							
Wood Overhead Doors	5%			2032	* *	5	\$4,700	
Windows								
Aluminum	90%	4+	\$900	2035	* *	5	\$200	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 100%							
	Location : Insect Screens Located Throughout							
Glass Block	10%	4+	\$100	LIFE	* *	5		
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 50%							
	Location : Stair/ Hose Tower							
Parapets								
Masonry: Brick	65%			LIFE	* *	5	\$800	
Masonry: Limestone	10%			LIFE	* *	5	\$200	
Metal Panel	15%			2037	* *	5	\$700	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Main Roof							
	Explanation : Metal Coping Over Cast Stone Coping							
Wood Rail	10%	Now	\$1,900	2032	* *	5	\$900	
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
	Location : Side Yard Elevation							
	Loose/Miss Fasteners, Extent : Moderate, Area Affected : 75%							
	Location : 1st Floor Roof							
	Worn/Eroded, Extent : Severe, Area Affected : 100%							
	Location : 1st Floor Roof							
Roof								
Modified Bitumen	90%	0-2	\$8,100	2032	* *			
	Blisters, Extent : Moderate, Area Affected : 5%							
	Location : Several Locations On The Gable Roof							
Traffic Topping	10%			2032	* *	10	\$2,100	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Outdoor Patio Roof At Rear Over 1st Floor							
	Explanation : Wood Deck Construction							

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 202/ LADDER CO. 101**  
**Asset # : 13099**

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	50%	0-2	\$14,700	LIFE	* *	5	\$14,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : Apparatus Floor And Cellar Stairs								
	Spalling, Extent : Moderate, Area Affected : 5%								
	Location : Apparatus Floor								
	Water Penetration, Extent : Severe, Area Affected : 75%								
	Location : Cellar								
	Ceramic Tile	5%	0-2	\$1,400	2030	\$13,700	5	\$300	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Bathrooms								
	Quarry Tile	5%	0-2	\$2,000	2032	* *	5	\$500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Kitchen								
	Sheet Vinyl/Rubber	5%			2027	\$20,900	5	\$1,000	
	Vinyl Tile	35%	0-2	\$21,000	2027	\$42,000	3	\$1,800	
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : 2nd Floor								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 75%								
	Location : At Vinyl Wall Base Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : 2nd Floor								
Interior Walls									
	Cast in Place Concrete	15%	0-2	\$9,700	LIFE	* *			
	Paint Peeling, Extent : Moderate, Area Affected : 75%								
	Location : Throughout Cellar								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : Throughout Cellar								
	Other Observation, Extent : Severe, Area Affected : 75%								
	Location : Cellar								
	Explanation : Metal Doors And Jambs Are Rusted								
	Ceramic Tile	5%			2030	\$14,000	5	\$500	
	Gypsum Board	3%			LIFE	* *	5	\$200	
	Masonry: Brick	10%	Now	\$4,000	LIFE	* *			
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 10%								
	Location : Basement								
	Plaster	30%	Now	\$500	LIFE	* *	5	\$900	
	Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
	Location : Stairwell At Cellar Level								
	SGFT/Glazed Masonry	35%			LIFE	* *			
	Wood	2%			LIFE	* *	5	\$800	

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

Estimates are rounded to the nearest hundred dollars.

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 202/ LADDER CO. 101**  
**Asset # : 13099**

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									
	Ceilings								
	AcousTileSusp.Lay-In	10%	Now	\$2,300	2032	* *	5	\$700	
				Broken/Missing Elements, Extent : Moderate, Area Affected : 25%					
				Location : 1st Floor Gymnasium And Lounge					
				Water Penetration, Extent : Severe, Area Affected : 10%					
				Location : Gymnasium 1st Floor					
	Exposed Concrete	50%			LIFE	* *	5	\$1,100	
				Paint Peeling, Extent : Moderate, Area Affected : 50%					
				Location : Apparatus Area					
	Plaster	40%			LIFE	* *	5	\$3,400	
Site Enclosure									
	Fence/Gates								
	Chain Link	70%			2037	* *			
	Wood	30%	2-4	\$1,400	2028	\$4,600			
				Broken/Missing Elements, Extent : Moderate, Area Affected : 25%					
				Location : 2nd Floor Rear Patio					
				Dry Rot/Decay, Extent : Moderate, Area Affected : 25%					
				Location : 2nd Floor Rear Patio					
	Free Standing Walls								
	Cast in Place Concrete	100%			2047	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2032	* *			

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%			2037	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Electrical Room							
		Explanation : 200 Amp							
Raceway									
	Conduit	100%			2037	* *	1		
Panelboards									
	Molded Case Bkrs	50%			2026	\$20,100	5	\$100	
	Molded Case Bkrs	25%			2035	* *	5	\$100	
	Molded Case Bkrs	25%			2043	* *	5	\$100	
Wiring									
	Thermoplastic	100%			2037	* *	1		
Motor Controllers									
	Locally Mounted	100%			2025	\$15,000	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Motor Controller For 1 Overhead Door							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 202/ LADDER CO. 101**  
**Asset # : 13099**

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	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 3 Ground Devices							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2032	**	1	\$2,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Rating Not Visible							
	Generators								
	Diesel	100%			2030	\$68,600	1	\$3,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Exterior - Side Yard							
		Explanation : 80 Kilovolt-ampere							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$300	
	Fuel Storage								
	Day Tank	100%			2035	**	5	\$1,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Exterior - Side Yard							
		Explanation : Size Not Visible							
Lighting									
	Interior Lighting								
	Fluorescent	10%	0-2	\$2,600	2037	**			
		Damaged Fixtures, Extent : Moderate, Area Affected : 35%							
		Location : 1st Floor							
		Inadequate Lighting Level, Extent : Moderate, Area Affected : 70%							
		Location : Basement And 1st Floor							
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement And 1st Floor							
	Fluorescent	85%			2027	\$21,800	10	\$7,100	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Incandescent	5%			2022	\$3,000	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Lounge Area Of 1st Floor							
		Explanation : Incandescent Lamps Observed							
	Exterior Lighting								
	HID	10%			2022	\$3,600	10		
	Incandescent	90%			2027	\$27,200	2		
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 202/ LADDER CO. 101**  
**Asset # : 13099**

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	

## Alarm

## Fire/Smoke Detection

No Component

95%

Generic, Analog

5% Now

\$1,000

2037

\* \*

1-3

\$200

*Devices Missing, Extent : Moderate, Area Affected : 100%**Location : 2nd Floor**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 2nd Floor*

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%

2037

\* \*

1

*Corroded, Extent : Light, Area Affected : 100%**Location : Cellar*

## Conversion Equipment

Hot Water Boiler

100%

0-2

\$68,100

2047

\* \*

1

\$4,000

*Corroded, Extent : Moderate, Area Affected : 100%**Location : Boiler Shell In Cellar**Other Observation, Extent : Moderate, Area Affected : 100%**Location : Cellar**Explanation : Heavy Water Intrusion.*

## Distribution

Hot Wtr Piping/Pump

95%

2043

\* \*

4

\$400

Hot Wtr Piping/Pump

5%

0-2

\$700

2052

\* \*

4

*Corroded, Extent : Moderate, Area Affected : 20%**Location : Basement*

## Terminal Devices

Convactor/Radiator

100%

4+

\$14,200

2047

\* \*

1

\$2,600

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout**Explanation : There Are No Current Leaks, But Life Span Is Limited.*

## Air Conditioning

## Energy Source

Electricity

100%

2049

\* \*

1

## Conversion Equipment

Split Unit

50%

2027

\$94,300

Window/Wall Unit

50%

2021

\$9,200

1

## Ventilation

## Distribution

Ductwork/Diffusers

10%

LIFE

\* \*

2-5

\$500

No Component

90%

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 202/ LADDER CO. 101**  
**Asset # : 13099**

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
Ventilation									
	Exhaust Fans								
	Roof	10%			2027	\$1,500	2		
	Wall Unit	50%			2032	**	2	\$100	
	No Component	40%							
Plumbing									
	H/C Water Piping								
	Galvanized Steel	92%			2040	**	1		
	Galvanized Steel	8%	0-2	\$3,100	2047	**	1		
	Corroded, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Water Heater								
	Gas Fired	100%			2025	\$5,400	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 74 Gallon								
	Sanitary Piping								
	Cast Iron	80%			LIFE	**	1		
	Cast Iron	20%	2-4	\$12,900	LIFE	**	1		
	Corroded, Extent : Moderate, Area Affected : 20%								
	Location : Basement								
	Storm Drain Piping								
	Cast Iron	5%	0-2	\$900	LIFE	**	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 10%								
	Location : Roof Drain								
	Corroded, Extent : Moderate, Area Affected : 10%								
	Location : Basement								
	Cast Iron	95%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Cellar								
	Explanation : (2) Heavy Usage From Water Intrusion And Undersized								
	Fixtures								
	Generic	100%							
	Obsolete Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Entire House								
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 205/ LADDER CO. 118  
**Address** : 74 MIDDAGH STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.205 / 13101 **Yr Built/Renovated** : 1929 / 2009  
**Area Sq Ft** : 6,128 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Apr-2016 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 216 **Lot** : 22 **BIN** : 3001600

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$97,800
Mechanical		\$42,200
<b>Total</b>		<b>\$139,900</b>
Importance Code A		\$139,900
<b>Total</b>		<b>\$139,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$44,800	\$2,600	\$900	
Interior Architecture	\$2,600	\$200	\$300	
Electrical	\$1,800	\$200	\$100	
Mechanical	\$7,800	\$35,400	\$3,500	\$800
<b>Total</b>	<b>\$57,000</b>	<b>\$38,400</b>	<b>\$4,800</b>	<b>\$800</b>
Importance Code A	\$45,400	\$3,200	\$1,500	\$600
Importance Code B	\$9,000	\$35,200	\$3,300	\$200
Importance Code C	\$2,600			
<b>Total</b>	<b>\$57,000</b>	<b>\$38,400</b>	<b>\$4,800</b>	<b>\$800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 205/ LADDER CO. 118**  
**Asset # : 13101**

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	80%	4+	\$11,400	LIFE	* *	5	\$16,600	
Spalling, Extent : Light, Area Affected : 1%								
Location : Over Side Entrance Door								
Water Penetration, Extent : Light, Area Affected : 2%								
Location : At Grade By Stair To Basement								
Masonry: Granite	2%	0-2	\$2,800	LIFE	* *	5	\$300	
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%								
Location : Throughout								
Masonry: Limestone	13%	Now	\$16,800	LIFE	* *	5	\$2,000	
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%								
Location : Throughout								
Loose Units, Extent : Moderate, Area Affected : 20%								
Location : Cornice								
Wood Overhead Doors	5%			2032	* *	5	\$5,200	
Windows								
Aluminum	100%			2043	* *	5	\$1,900	
Parapets								
Masonry: Brick	80%	0-2	\$2,800	LIFE	* *	5	\$2,100	
Spalling, Extent : Light, Area Affected : 2%								
Location : Main Roof								
Masonry: Limestone	8%	0-2	\$1,300	LIFE	* *	5	\$300	
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
Location : Throughout								
Pre-Cast Concrete	12%			LIFE	* *	5	\$2,000	
Roof								
Asphalt Shingle	25%			2036	* *	10	\$400	
Built-Up (BUR)	75%	Now	\$9,800	2027	\$97,800			
Alligatoring, Extent : Light, Area Affected : 5%								
Location : Main Roof By Chimney								
Water Penetration, Extent : Light, Area Affected : 5%								
Location : Over Interior Stairwell								
Other Observation, Extent : Moderate, Area Affected : 25%								
Location : Main Roof And Lower Roof At Side Entrance								
Explanation : Flashings Popped Out								
Interior								
Floors								
Cast in Place Concrete	60%			LIFE	* *	5	\$12,000	
Ceramic Tile	10%			2030	\$20,200	5	\$900	
Vinyl Tile	30%			2032	* *	3	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 205/ LADDER CO. 118**  
**Asset # : 13101**

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									
	Interior Walls								
	Cast in Place Concrete	15%			LIFE	* *			
	Ceramic Tile	5%			2030	\$18,600	5	\$600	
	Gypsum Board	10%			LIFE	* *	5	\$700	
	Repairs in Progress, Extent : Light, Area Affected : 20%								
	Location : Basement And Stairwell								
	Masonry: Brick	25%	Now	\$2,600	LIFE	* *			
	Spalling, Extent : Light, Area Affected : 2%								
	Location : Stairwell At Basement Level								
	Water Penetration, Extent : Light, Area Affected : 2%								
	Location : Stairwell At Basement Level								
	Plaster	20%			LIFE	* *	5	\$700	
	SGFT/Glazed Masonry	25%			LIFE	* *			
Ceilings									
	AcousTileSusp.Lay-In	5%			2032	* *	5	\$500	
	Exposed Struc: Steel	35%			LIFE	* *			
	Plaster	60%			LIFE	* *	5	\$3,400	
	Repairs in Progress, Extent : Light, Area Affected : 2%								
	Location : Stairwell								
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2037	* *			
	Free Standing Walls								
	Cast in Place Concrete	100%			2047	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2032	* *			
	On-Site Walkways								
	Cast in Place Concrete	100%			2032	* *			
	Parking/Driveway								
	Cast in Place Concrete	100%			2032	* *			

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%			2047	* *	5		
	Switchgear / Switchboard								
	Molded Case Bkrs	90%			2047	* *	5	\$100	
	Not Accessible	10%							
	Raceway								
	Conduit	100%			2037	* *	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 205/ LADDER CO. 118**  
**Asset # : 13101**

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	10%			2043	**	5		
	Molded Case Bkrs	70%			2043	**	5	\$100	
	Molded Case Bkrs	20%			2035	**	5		
Wiring									
	Thermoplastic	100%			2037	**	1		
Motor Controllers									
	Motor Control Center	100%			2032	**	5	\$200	
Ground									
Grounding Devices									
	Generic	100%	Now	\$1,100	LIFE	**	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : There Is No Ground Wire Jumper For The Water Meter.									
Lighting									
Interior Lighting									
	Fluorescent	85%			2027	\$16,000	10	\$4,800	
	Incandescent	15%			2027	\$6,700	2		
Egress Lighting									
	Emergency, Service	50%			2027	\$1,700	1		
	Exit, Service	50%			2027	\$400	1		
Exterior Lighting									
	Fluorescent	50%			2027	\$11,100	10	\$300	
	LED	50%			2032	**			
Alarm									
Fire/Smoke Detection									
	No Component	95%							
	Generic, Digital	5%	Now	\$700	2037	**	1-3	\$200	
Devices Missing, Extent : Moderate, Area Affected : 100%									
Location : Various Locations Around The Building									
Local/Battery Operated Detect, Extent : Light, Area Affected : 100%									
Location : Various Locations Around The Building									

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%			2037	**	1		
Corroded, Extent : Light, Area Affected : 100%									
Location : Cellar									
Conversion Equipment									
	Steam Boiler	100%			2025	\$42,200	1	\$6,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : 1 Natural Gas Steam Boiler									

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 205/ LADDER CO. 118**  
**Asset # : 13101**

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									
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2047	**	4	\$300	
	Terminal Devices								
	Convactor/Radiator	98%			2032	**	1	\$1,900	
	Fan Coil Unit/Heat	2%	Now	\$2,000	2037	**	1		
		Corroded, Extent : Moderate, Area Affected : 50%							
		Location : Womens Bathroom							
		Malfunctioning, Extent : Moderate, Area Affected : 50%							
		Location : 2nd Floor Offices							
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	**	1		
	Conversion Equipment								
	Split Unit	20%			2022	\$27,800			
		Corroded, Extent : Light, Area Affected : 25%							
		Location : Rooftop Condenser							
	Window/Wall Unit	50%			2022	\$6,800	1		
	No Component	30%							
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$8,000	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%	Now	\$3,000	LIFE	**	2-5	\$3,400	
		Needs Cleaning, Extent : Moderate, Area Affected : 100%							
		Location : 2nd Floor							
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : Kitchen Hood							
		Explanation : Incomplete Installation							
	Exhaust Fans								
	Interior	20%			2027	\$4,600	2		
	Roof	10%	Now	\$1,100	2037	**	2		
		Broken, Extent : Moderate, Area Affected : 50%							
		Location : 2nd Floor Bathroom Roof Fan							
	Roof	10%			2027	\$1,100	2		
	Wall Unit	20%			2027	\$500	2		
	No Component	40%							
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2032	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$4,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 74 Gallon							
	Sanitary 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 205/ LADDER CO. 118**  
**Asset # : 13101**

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%	Now	\$700	LIFE	* *	1		
Blockage /Clogged, Extent : Severe, Area Affected : 100%									
Location : Outside Alley									
	Sump Pump(s)								
	Submersible	100%	Now		2021	\$200	4	\$100	
Not in Service, Extent : Light, Area Affected : 100%									
Location : Basement									
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 206  
**Address** : 1201 GRAND STREET  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.206 / 13102  
**Area Sq Ft** : 10,180  
**Date of Survey** : 14-Jun-2018  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 2929      **Lot** : 53      **BIN** : 3070506  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1976 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$163,600	
Electrical		\$108,800
<b>Total</b>	<b>\$163,600</b>	<b>\$108,800</b>
Importance Code A	\$163,600	
Importance Code B		\$108,800
<b>Total</b>	<b>\$163,600</b>	<b>\$108,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$37,600			
Interior Architecture	\$47,100	\$3,200	\$400	\$400
Electrical	\$700	\$2,500	\$800	\$3,300
Mechanical	\$1,100	\$1,000	\$3,300	\$1,000
Site Pavements	\$1,300			
<b>Total</b>	<b>\$87,800</b>	<b>\$6,700</b>	<b>\$4,500</b>	<b>\$4,600</b>
Importance Code A	\$38,100	\$500	\$500	\$600
Importance Code B	\$48,500	\$6,200	\$3,700	\$4,000
Importance Code C	\$1,300		\$400	
<b>Total</b>	<b>\$87,800</b>	<b>\$6,700</b>	<b>\$4,500</b>	<b>\$4,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 206**  
**Asset # : 13102**

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	90%	Now	\$121,400	LIFE	**	5	\$19,300	
	Cracking/Crumbling, Extent : Light, Area Affected : 5%							
	Location : Throuhgout							
	Efflorescence, Extent : Light, Area Affected : 5%							
	Location : Front Facade							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 5%							
	Location : Front Facade							
	Vertical Cracks, Extent : Moderate, Area Affected : 10%							
	Location : Overhead Door Opening							
Wood Overhead Doors	10%	Now	\$14,100	2042	**	5	\$5,400	
	Dry Rot/Decay, Extent : Severe, Area Affected : 20%							
	Location : Front Facade							
Windows								
Aluminum	100%	Now	\$23,400	2054	**	5	\$300	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Single Pane Windows							
Parapets								
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$600	
Concrete Masonry Unit	45%			LIFE	**	5	\$400	
Masonry: Brick	45%			LIFE	**	5	\$400	
Roof								
Modified Bitumen	100%	2-4	\$42,300	2037	**			
	Blisters, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Soffits								
Cast in Place Concrete	100%			LIFE	**	5		
Interior								
Floors								
Cast in Place Concrete	40%	Now	\$3,300	LIFE	**	5	\$13,300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Apparatus Floor							
Ceramic Tile	35%			2042	**	5	\$5,300	
	Recent Installation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Quarry Tile	5%			2042	**	5	\$1,100	
Vinyl Tile	20%	2-4	\$27,000	2039	**	3	\$1,100	
	Worn/Eroded, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
Interior Walls								
Ceramic Tile	10%			2038	**	5	\$800	
Concrete Masonry Unit	35%			LIFE	**	5	\$1,100	
SGFT/Glazed Masonry	55%			LIFE	**			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 206**  
**Asset # : 13102**

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									
	Ceilings								
	AcousTileSusp.Lay-In	55%	Now	\$14,100	2046	* *	5	\$4,200	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
		Location : Boiler Room And Throughout							
		Misaligned/Bulging, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Staining/Discoloring, Extent : Severe, Area Affected : 80%							
		Location : Apparatus Room And Throughout							
	AcousTileSusp.Lay-In	35%			2046	* *	5	\$5,300	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
	Plaster	10%			LIFE	* *	5	\$1,000	
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2049	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	* *			
	On-Site Walkways								
	Cast in Place Concrete	100%			2042	* *			
	Parking/Driveway								
	Cast in Place Concrete	100%	Now	\$1,300	2042	* *			
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Front Apron							

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								
Molded Case Bkrs	100%			2049	**	5	\$300	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Mechanical Room								
Explanation : 400 Ampere Main Switch								
Raceway								
Conduit	100%			2029	\$32,700	1		
Panelboards								
Molded Case Bkrs	100%			2028	\$40,200	5	\$300	
Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
Location : Throughout Firehouse								
Wiring								
Thermoplastic	100%			2029	\$28,900	1		
Motor Controllers								
Locally Mounted	100%			2027	\$15,000	5	\$100	

Ground

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 206**  
**Asset # : 13102**

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	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2027	\$5,000	1	\$3,100	
	Generators								
	Diesel	100%			2025	\$68,600	1	\$3,900	
	Batteries								
	Lead/Acid	100%			2022	\$1,600	5	\$400	
	Fuel Storage								
	Main Tank	100%			2044	**	5	\$300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Mechanical Room								
	Explanation : 275 Gallons								
Lighting									
	Interior Lighting								
	Fluorescent	90%			2029	\$25,900	10	\$8,400	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	LED	10%			2037	**			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : LED Lighting								
	Egress Lighting								
	Emergency, Battery	80%			2034	**	10	\$2,000	
	Exit, Battery	20%			2034	**	10	\$100	
	Exterior Lighting								
	Fluorescent	20%			2034	**	10	\$200	
	HID	80%			2029	\$32,100	10		

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%			2055	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2042	**	1	\$5,000	
	Distribution								
	Hot Wtr Piping/Pump	100%			2045	**	4	\$800	
	Terminal Devices								
	Convactor/Radiator	95%			2042	**	1	\$3,100	
	Unit Heater - Steam	5%			2034	**	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 206**  
**Asset # : 13102**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	50%			2034	* *	2	\$300	
	Window/Wall Unit	50%			2027	\$10,400	1		
	Distribution								
	Ductwork/Diffusers	50%			LIFE	* *	2	\$6,600	
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,700	
	Exhaust Fans								
	Roof	100%			2034	* *	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$6,100	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Side Utility Room								
	Explanation : Two 75 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	95%							
	Generic	5%			2049	* *	1-2	\$200	
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : Kitchen								
	Explanation : Ansul System Serves Cooking Area								

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 209/ LADDER CO. 102  
**Address** : 850 BEDFORD AVENUE BET MYRTLE AVE AND PARK AVE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.209 / 13104 **Yr Built/Renovated** : 1965 / 2012  
**Area Sq Ft** : 8,727 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Mar-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1900 **Lot** : 50 **BIN** : 3054771

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$10,000
Mechanical		\$36,400
<b>Total</b>		<b>\$46,400</b>
Importance Code B		\$46,400
<b>Total</b>		<b>\$46,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$39,700			
Interior Architecture	\$43,400	\$600		\$600
Electrical	\$3,100	\$100	\$100	\$100
Mechanical	\$30,400	\$10,400	\$4,300	\$700
<b>Total</b>	<b>\$116,600</b>	<b>\$11,100</b>	<b>\$4,400</b>	<b>\$1,400</b>
Importance Code A	\$46,600	\$500	\$400	\$400
Importance Code B	\$57,900	\$10,600	\$4,000	\$1,000
Importance Code C	\$12,000			
<b>Total</b>	<b>\$116,600</b>	<b>\$11,100</b>	<b>\$4,400</b>	<b>\$1,400</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 209/ LADDER CO. 102**  
**Asset # : 13104**

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	10%	Now	\$25,800	LIFE	**	5	\$800	
Broken/Missing Elements, Extent : Severe, Area Affected : 100%									
Location : 2nd Floor Rear At Air Conditioner Opening									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : 2nd Floor Rear At Air Conditioner Opening									
Explanation : Opening Cut In Brick Wall For Air Conditioner. Brick Missing And No Lintel Installed.									
	Masonry: Brick	40%	4+	\$2,100	LIFE	**	5	\$3,300	
Efflorescence, Extent : Severe, Area Affected : 30%									
Location : Front Facade									
	Metal Sect. OHD	15%			2040	**	5	\$3,800	
	Pre-Cast Concrete	35%			LIFE	**	5	\$9,300	
Windows									
	Aluminum	100%	0-2	\$8,100	2035	**	5	\$500	
Hardware Missing, Extent : Light, Area Affected : 25%									
Location : Throughout									
Caulking Deteriorated, Extent : Light, Area Affected : 15%									
Location : Throughout									
Parapets									
	Masonry: Brick	100%	0-2	\$3,700	LIFE	**	5	\$3,100	
Efflorescence, Extent : Light, Area Affected : 25%									
Location : Back Faces Of Parapets									
Other Observation, Extent : Light, Area Affected : 100%									
Location : All Faces Of The Building Parapet									
Explanation : Parapet At Facade Is Precast Concrete									
Roof									
	Modified Bitumen	100%			2035	**	10	\$12,500	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Throughout									
Interior									
Floors									
	Cast in Place Concrete	50%	4+	\$1,300	LIFE	**	5	\$13,400	
Loose/Delam Surface, Extent : Light, Area Affected : 5%									
Location : Basement Storage Room									
	Ceramic Tile	5%			2036	**	5	\$600	
	Quarry Tile	5%			2040	**	5	\$900	
	Vinyl Tile	38%	2-4	\$24,800	2037	**	3	\$1,700	
Worn/Eroded, Extent : Moderate, Area Affected : 60%									
Location : Throughout									
	Wood	2%			2055	**	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.  
\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 209/ LADDER CO. 102**  
**Asset # : 13104**

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**

**Interior Walls**

Ceramic Tile	10%			2036	**	5	\$1,700	
Concrete Masonry Unit	15%			LIFE	**	5	\$1,000	
Masonry: Brick	10%			LIFE	**			
Plaster	35%	4+	\$1,000	LIFE	**	5	\$1,800	

*Paint Peeling, Extent : Moderate, Area Affected : 5%*

*Location : Basement*

*Punct/Tear/Impact Damage, Extent : Light, Area Affected : 1%*

*Location : 2nd Floor*

SGFT/Glazed Masonry	30%	Now	\$10,200	LIFE	**			
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Bunkroom, Throughout 1st Floor</i>								

**Ceilings**

AcousTileSusp.Lay-In	10%			2032	**	5	\$1,200	
Exposed Concrete	60%			LIFE	**	5	\$1,100	
Plaster	30%	Now	\$5,000	LIFE	**	5	\$2,300	

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Throughout*

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%			2037	**	5		
---------------	------	--	--	------	----	---	--	--

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

*Location : Basement Electrical Room*

*Explanation : 400 Amperes Main Disconnect Switch*

**Raceway**

Conduit	50%			2037	**	1		
Conduit	50%			2047	**	1		

**Panelboards**

Molded Case Bkrs	75%			2035	**	5	\$200	
Molded Case Bkrs	25%			2026		5	\$100	

**Wiring**

Braided Cloth	50%			2026		1	\$14,500	
Thermoplastic	50%			2037	**	1		

**Motor Controllers**

Locally Mounted	100%			2025		5	\$15,000	\$100
-----------------	------	--	--	------	--	---	----------	-------

**Ground**

**Grounding Devices**

Generic	100%			LIFE	**	5		\$100
---------	------	--	--	------	----	---	--	-------

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 209/ LADDER CO. 102**  
**Asset # : 13104**

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

90% 4+ \$1,100 2027 \$22,200

*Damaged Fixtures, Extent : Light, Area Affected : 50%*

*Location : 2nd Floor Locker Room*

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*

*Location : Throughout*

Incandescent

10% Now \$1,800 2037 \* \* 2

*Inadequate Lighting Level, Extent : Severe, Area Affected : 100%*

*Location : Sitting Room*

*Obsolete Fixtures, Extent : Light, Area Affected : 100%*

*Location : Sitting Room*

**Egress Lighting**

Emergency, Service

5% 2032 \* \* 1

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

*Location : In Chief Bathroom, Laundry Room And Women Locker Room On The 2nd Floor*

*Explanation : Emergency Lighting*

No Component

95%

**Exterior Lighting**

HID

50% 2027 \$17,200 10

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

*Location : Facade And Side Wall*

*Explanation : Wall Mounted, Controlled Via Time Clock*

HID

50% 2032 \* \* 10

**Alarm****Security System**

No Component

90%

Generic

10% 2032 \* \* 1 \$300

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

*Location : Above Front Door*

*Explanation : One Camera*

**Fire/Smoke Detection**

No Component

90%

Generic, Analog

10% Now \$200 2032 \* \* 1-3 \$500

*Devices Missing, Extent : Severe, Area Affected : 100%*

*Location : Throuhgout*

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% 2047 \* \* 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 209/ LADDER CO. 102**  
**Asset # : 13104**

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									
	Conversion Equipment								
	Hot Water Boiler	90%			2040	**	1	\$3,900	
	Hot Water Boiler	10%	Now	\$6,600	2047	**	1	\$400	
	Malfunctioning, Extent : Moderate, Area Affected : 100%								
	Location : Basement, Boiler Controls Jumped Out To Enable Boiler Operation								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 3 Natural Gas Fueled Sectional Hot Water Boilers								
Distribution									
	Hot Wtr Piping/Pump	100%			2026	\$13,300	4	\$600	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Explanation : Aged								
Terminal Devices									
	Convactor/Radiator	75%			2032	**	1	\$2,100	
	On Extended Life, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Convactor/Radiator	5%	0-2	\$500	2047	**	1	\$100	
	Damaged, Extent : Moderate, Area Affected : 50%								
	Location : Various Locations Throughout, Damaged Radiator Covers								
	On Extended Life, Extent : Moderate, Area Affected : 100%								
	Location : Throughout Facility								
	Unit Heater - Steam	5%			2035	**	4		
	Damaged, Extent : Moderate, Area Affected : 20%								
	Location : Gymnasium, Defective Controls 1 Of 3 Unit Heaters								
	Recent Repair Evident, Extent : Light, Area Affected : 20%								
	Location : Weight Room								
	Unit Heater - Steam	15%			2027	\$4,600	4	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Apparatus Floor And Gymnasium								
	Explanation : Units Beyond Useful Life								
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Split Unit	20%			2027	\$36,400			
	Window/Wall Unit	30%			2022	\$5,300	1		
	Window/Wall Unit	10%	Now	\$1,800	2027	\$1,800	1		
	Broken, Extent : Moderate, Area Affected : 25%								
	Location : 2nd Floor								
	No Component	40%							
Distribution									
	Ductwork/Diffusers	100%	2-4	\$13,700	LIFE	**	2	\$11,400	
	Other Observation, Extent : Light, Area Affected : 20%								
	Location : Bunk Room								
	Explanation : Needs Cleaning								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 209/ LADDER CO. 102**  
**Asset # : 13104**

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
Air Conditioning									
	Dehumidifier								
	No Component	90%							
	Generic	10%			2028				
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$4,900	
				Needs Cleaning, Extent : Severe, Area Affected : 20%					
				Location : Bunk Room, Kitchen Exhaust Systems And Toilet Exhaust					
Exhaust Fans									
	Interior	50%	Now	\$4,500	2027	\$15,200	2	\$100	
				On Extended Life, Extent : Moderate, Area Affected : 100%					
				Location : Rig Garage, Stairwell					
				Other Observation, Extent : Moderate, Area Affected : 50%					
				Location : 2nd Floor					
				Explanation : Toilet Exhaust Not Working					
	Roof	25%			2032	* *	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Roof					
				Explanation : Unit Serves Newly Renovated Restrooms					
	Roof	10%			2027	\$1,400	2		
				On Extended Life, Extent : Moderate, Area Affected : 20%					
				Location : Sleeping Quarters					
	Roof	15%	Now	\$2,100	2037	* *	2		
				Malfunctioning, Extent : Severe, Area Affected : 25%					
				Location : Kitchen Hood					
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	* *	1		
Water Heater									
	Gas Fired	100%			2025	\$5,200	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : 2 - 75 Gallon Units					
Sanitary Piping									
	Cast Iron	50%			LIFE	* *	1		
	Cast Iron	50%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Non-Submersible	100%			2022	\$1,300	4	\$300	
Fixtures									
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 209/ LADDER CO. 102**  
**Asset # : 13104**

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									
	Wet	10%	4+	\$500	2022	\$2,700	1-3	\$400	
<i>Heads Blocked, Extent : Moderate, Area Affected : 50%</i>									
<i>Location : Kitchen Hood</i>									
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 21  
**Address** : 238 EAST 40th STREET BTWN 2ND AVE. - 3RD AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.021 / 13015 **Yr Built/Renovated** : 1940 /  
**Area Sq Ft** : 3,759 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 30-Mar-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 920 **Lot** : 42 **BIN** : 1020385

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$51,700	
Electrical		\$87,100
Mechanical		\$62,100
<b>Total</b>	<b>\$51,700</b>	<b>\$149,200</b>
Importance Code A	\$51,700	
Importance Code B		\$149,200
<b>Total</b>	<b>\$51,700</b>	<b>\$149,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$19,200	\$4,800		
Interior Architecture	\$14,800	\$200	\$400	
Electrical		\$15,400		
Mechanical	\$4,000	\$6,600	\$600	\$500
<b>Total</b>	<b>\$38,000</b>	<b>\$26,900</b>	<b>\$1,000</b>	<b>\$500</b>
Importance Code A	\$19,600	\$5,200	\$400	\$400
Importance Code B	\$17,100	\$21,700	\$600	\$100
Importance Code C	\$1,300			
<b>Total</b>	<b>\$38,000</b>	<b>\$26,900</b>	<b>\$1,000</b>	<b>\$500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 21**  
**Asset # : 13015**

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	85%	2-4	\$51,700	LIFE	**	5	\$16,500	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%							
	Location : Throughout Side Facades, Bulkhead							
	Misaligned/Bulging, Extent : Light, Area Affected : 5%							
	Location : Top Left At Front Facade							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Bulkhead, Side Facades							
Masonry: Granite	5%			LIFE	**	5	\$700	
Wood Overhead Doors	10%			2032	**	5	\$9,700	
Windows								
Aluminum	100%	Now	\$1,500	2035	**	5	\$800	
	Unit Inoperable, Extent : Moderate, Area Affected : 20%							
	Location : Bathrooms, Stair Bulkhead							
Parapets								
Masonry: Brick	90%			LIFE	**	5	\$2,000	
Masonry: Limestone	10%			LIFE	**	5	\$300	
Roof								
Modified Bitumen	98%	Now	\$17,700	2032	**			
	Blisters, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
	Debris Present, Extent : Light, Area Affected : 15%							
	Location : Upper And Lower Roofs							
Skylight, Metal/Glass	2%			2037	**	10	\$400	
Interior								
Floors								
Cast in Place Concrete	45%			LIFE	**	5	\$6,000	
Ceramic Tile	5%			2030	\$6,100	5	\$300	
Vinyl Tile	50%			2035	**	3	\$1,100	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Interior Walls								
Ceramic Tile	5%			2030	\$11,300	5	\$400	
Marble Panels	5%	Now	\$700	LIFE	**			
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 2%							
	Location : Shower Stalls							
Plaster	50%	Now	\$700	LIFE	**	5	\$1,200	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout And Stairwell To Basement							
	Paint Peeling, Extent : Light, Area Affected : 15%							
	Location : Throughout And Hose Tower							
SGFT/Glazed Masonry	40%			LIFE	**			

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 21**  
**Asset # : 13015**

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

## Ceilings

AcousTileSusp.Lay-In	5%			2032	**	5		\$300	
Exposed Concrete	20%	Now	\$12,200	LIFE	**	5		\$200	

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Basement*

*Exposed Reinforcement, Extent : Severe, Area Affected : 6%*

*Location : Hose Tower And Basement*

*Other Observation, Extent : Severe, Area Affected : 30%*

*Location : Apparatus Floor/ Basement Ceiling*

*Explanation : Structurally Insufficient*

Plaster	75%	Now	\$1,200	LIFE	**	5		\$2,800	
---------	-----	-----	---------	------	----	---	--	---------	--

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Stair Bulkhead/ Hose Tower*

*Paint Peeling, Extent : Light, Area Affected : 20%*

*Location : Throughout*

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%			2027		\$5,000	5		
---------------	------	--	--	------	--	---------	---	--	--

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

*Location : Basement*

*Explanation : One 200 Amperes Main Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2027		\$50,900	5		\$100
------------------	------	--	--	------	--	----------	---	--	-------

## Raceway

Conduit	90%			2027		\$29,400	1		
Conduit	10%			2047		**	1		

## Panelboards

Fused Disc Sw	10%			2026		\$4,000	5		
Molded Case Bkrs	90%			2026		\$36,200	5		\$100

## Wiring

Thermoplastic	90%			2027		\$26,000	1		
Thermoplastic	10%			2047		**	1		

## Ground

## Grounding Devices

Not Accessible	100%								
----------------	------	--	--	--	--	--	--	--	--

## Lighting

## Interior Lighting

Incandescent	2%			2022		\$500	2		
LED	98%			2035		**			

## Exterior Lighting

HID	100%			2022		\$14,800	10		
-----	------	--	--	------	--	----------	----	--	--

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 21**  
**Asset # : 13015**

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%			2037	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2040	**	1	\$3,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : One Unit								
	Distribution								
	Central Plant Steam	100%			2027	\$62,100	4	\$200	
	Piping/Pmp								
	Terminal Devices								
	Convactor/Radiator	100%			2025	\$19,600	1	\$1,200	
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	50%			2022	\$3,800	1		
	No Component	50%							
Ventilation									
	Exhaust Fans								
	Wall Unit	100%			2027	\$1,300	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	1		
	Water Heater								
	Gas Fired	100%			2022	\$2,200	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Explanation : Hard To Access For Maintenance								
	Sanitary Piping								
	Cast Iron	80%			LIFE	**	1		
	Cast Iron	20%	Now	\$2,700	LIFE	**	1		
	Leak Evident, Extent : Moderate, Area Affected : 30%								
	Location : 1st Floor Ceiling								
	Storm Drain Piping								
	Cast Iron	100%	Now	\$800	LIFE	**	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 10%								
	Location : Basement When It Rains								
	Sump Pump(s)								
	Not Accessible	100%							
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 210  
**Address** : 160 CARLTON AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.210 / 13105  
**Area Sq Ft** : 6,780  
**Date of Survey** : 23-Mar-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2072      **Lot** : 33      **BIN** : 3058296  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1913 / 2003  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Mechanical		\$49,700
<b>Total</b>		<b>\$49,700</b>
Importance Code B		\$49,700
<b>Total</b>		<b>\$49,700</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$23,000		\$400	
Interior Architecture	\$29,700			
Electrical	\$2,900			
Mechanical	\$3,300	\$2,000	\$1,300	\$700
<b>Total</b>	<b>\$58,800</b>	<b>\$2,000</b>	<b>\$1,700</b>	<b>\$700</b>
Importance Code A	\$23,300	\$400	\$700	\$300
Importance Code B	\$33,200	\$1,700	\$900	\$400
Importance Code C	\$2,300			
<b>Total</b>	<b>\$58,800</b>	<b>\$2,000</b>	<b>\$1,700</b>	<b>\$700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 210**  
**Asset # : 13105**

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	75%			LIFE	**	5	\$21,700	
	Masonry: Limestone	10%	0-2	\$18,300	LIFE	**	5	\$2,200	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Metal Sect. OHD	10%			2040	**	5	\$9,000	
	Granite Panels	5%			LIFE	**	5	\$1,100	
Windows									
	Aluminum	100%			2043	**	5	\$800	
Parapets									
	Masonry: Brick	90%			LIFE	**	5	\$2,000	
	Masonry: Limestone	10%			LIFE	**	5	\$300	
Roof									
	Modified Bitumen	95%	0-2	\$1,900	2032	**			
	Water Penetration, Extent : Light, Area Affected : 5%								
	Location : Throughout								
	Skylight, Metal/Glass	5%	Now	\$2,800	2047	**			
	Water Penetration, Extent : Light, Area Affected : 5%								
	Location : Throughout								
Interior									
Floors									
	Cast in Place Concrete	30%	Now	\$10,100	LIFE	**	5	\$6,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
	Ceramic Tile	10%	0-2	\$400	2036	**	5	\$500	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 1%								
	Location : Bathroom Throughout								
	Wood	60%	4+	\$10,700	2055	**	5	\$5,800	
	Deteriorated Finish, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Interior Walls									
	Cast Stone/Terra Cotta	7%			LIFE	**			
	Staining/Discoloring, Extent : Moderate, Area Affected : 30%								
	Location : Kitchen								
	Water Penetration, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Cementitious Panels								
	Ceramic Tile	5%			2036	**	5	\$800	
	Concrete Masonry Unit	25%			LIFE	**	5	\$1,600	
	Masonry: Brick	30%			LIFE	**			
	Metal Panel	3%			LIFE	**			
	Plaster	30%	Now	\$1,900	LIFE	**	5	\$1,400	
	Water Penetration, Extent : Light, Area Affected : 5%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 210**  
**Asset # : 13105**

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								
Ceilings								
Exposed Struc: Steel	25%			LIFE	**			
Gypsum Board	60%	Now	\$6,200	LIFE	**	5	\$7,400	
	Water Penetration, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Metal Panel	15%			LIFE	**	5	\$1,800	
Site Pavements								
Parking/Driveway								
Cast in Place Concrete	100%			2032	**			
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%			2037	**	5		
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Basement							
	Explanation : One 400 Amperes Main Disconnect Switch							
Raceway								
Conduit	100%			2037	**	1		
Panelboards								
Fused Disc Sw	10%			2035	**	5		
Molded Case Bkrs	90%			2035	**	5	\$200	
Wiring								
Thermoplastic	100%			2037	**	1		
Motor Controllers								
Locally Mounted	100%			2032	**	5		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$100	
Lighting								
Interior Lighting								
Fluorescent	15%	Now	\$2,900	2037	**			
	Damaged Fixtures, Extent : Moderate, Area Affected : 100%							
	Location : 1st Floor							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : 1st Floor							
	Explanation : Fixtures are not operational Ballasts Need Replacement							
Fluorescent	85%			2027	\$16,300	10	\$5,300	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Egress Lighting								
Emergency, Service	70%			2027	\$2,400	1		
Exit, Service	30%			2027	\$200	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 210**  
**Asset # : 13105**

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

Exterior Lighting

HID

100%

2027

\$26,700

10

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%

2047

\* \*

1

Conversion Equipment

Furnace

50%

2032

\* \*

1

\$1,700

*Other Observation, Extent : Light, Area Affected : 50%**Location : Roof**Explanation : 5 Rooftop Package Units*

Hot Water Boiler

50%

2040

\* \*

1

\$1,700

*Other Observation, Extent : Light, Area Affected : 50%**Location : Basement**Explanation : 1 Unit*

## Distribution

Hot Wtr Piping/Pump

50%

Now

\$500

2043

\* \*

4

\$200

*Leak Evident, Extent : Moderate, Area Affected : 5%**Location : 2nd Floor Gymnasium, Leak Damaging The Floor*

No Component

50%

## Terminal Devices

Convactor/Radiator

40%

2040

\* \*

1

\$900

Unit Heater - Steam

10%

2032

\* \*

4

\$100

No Component

50%

## Air Conditioning

Energy Source

Electricity

100%

2043

\* \*

1

Conversion Equipment

Ext Pkg Unit -

Heating/Cooling

60%

2027

\$49,700

2

\$300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 5 Units, R-22 Refrigerant*

Window/Wall Unit

10%

2022

\$1,400

1

No Component

30%

## Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$3,800

Exhaust Fans

Roof

100%

2032

\* \*

2

\$200

## Plumbing

H/C Water Piping

Brass/Copper

100%

2047

\* \*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 210**  
**Asset # : 13105**

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%	Now	\$2,000	2025	\$4,000	2	\$100	
			Leak Evident, Extent : Moderate, Area Affected : 50%						
			Location : 1 Out Of 2 Is Leaking, Basement						
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%			2032	**	4	\$100	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2047	**	1-2	\$1,900	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 211/LADDER CO. 119 FIRE MARSHALLS  
**Address** : 26 HOOPER STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.211 / 13106 **Yr Built/Renovated** : 1925 /  
**Area Sq Ft** : 28,285 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2,3,4,5  
**Block** : 2203 **Lot** : 16 **BIN** : 3060298

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$324,900	\$281,900
Interior Architecture		\$243,900
Electrical		\$127,700
Mechanical		\$69,200
Site Enclosure	\$120,200	
<b>Total</b>	<b>\$445,100</b>	<b>\$722,600</b>
Importance Code A	\$324,900	\$281,900
Importance Code B		\$440,700
Importance Code C	\$120,200	
<b>Total</b>	<b>\$445,100</b>	<b>\$722,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$17,000			
Interior Architecture	\$151,800			\$4,800
Electrical	\$3,100	\$2,100	\$6,500	\$2,100
Mechanical	\$13,400	\$3,300	\$6,400	\$2,600
Site Pavements	\$8,200			
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
<b>Total</b>	<b>\$198,500</b>	<b>\$10,300</b>	<b>\$17,900</b>	<b>\$14,400</b>
Importance Code A	\$18,400	\$1,400	\$1,400	\$1,400
Importance Code B	\$104,500	\$8,900	\$16,500	\$13,000
Importance Code C	\$75,600			
<b>Total</b>	<b>\$198,500</b>	<b>\$10,300</b>	<b>\$17,900</b>	<b>\$14,400</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 211/LADDER CO. 119 FIRE MARSHALLS**  
**Asset # : 13106**

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	25%	Now	\$78,500	LIFE	* *	5	\$12,500	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%							
		Location : Chimney							
		Painted Surfaces, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Vertical Cracks, Extent : Moderate, Area Affected : 10%							
		Location : Elevator Penthouse							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Elevator Penthouse							
	Stucco Cement	70%	Now	\$211,200	2035	* *	5	\$43,700	
		Water Penetration, Extent : Moderate, Area Affected : 25%							
		Location : South Facade At All Floors And Stairwells							
	Wood Overhead Doors	5%			2035	* *	5	\$12,500	
Windows									
	Aluminum	100%	Now	\$35,200	2038	* *	5	\$2,000	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 25%							
		Location : Fourth Floor Offices Along The South Side And Various Other Locations.							
		Unit Inoperable, Extent : Moderate, Area Affected : 25%							
		Location : Various Locations							
Parapets									
	Cast Stone/Terra Cotta	5%			LIFE	* *	5-10	\$4,200	
	Masonry: Brick	80%			LIFE	* *	5-10	\$16,300	
	Metal Panel	15%			2050	* *	5	\$1,700	
Roof									
	Modified Bitumen	100%			2030	\$238,200	10	\$16,800	
Soffits									
	Wood	100%			2035	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Barbecue Grill Area In Rear Yard							
		Explanation : This Actually A Wood Awning							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 211/LADDER CO. 119 FIRE MARSHALLS**  
**Asset # : 13106**

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	20%			LIFE	**	5	\$37,000	
	Ceramic Tile	5%			2039	**	5	\$2,100	
	Quarry Tile	3%			2035	**	5	\$1,900	
	Terrazzo	2%	Now	\$8,200	LIFE	**	5	\$700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : 2nd Floor Showers									
Water Penetration, Extent : Moderate, Area Affected : 15%									
Location : 2nd Floor Showers									
	Vinyl Tile	65%	Now	\$4,900	2025	\$243,900	3	\$10,300	
Broken/Missing Elements, Extent : Light, Area Affected : 10%									
Location : Throughout 2nd Floor									
	Vinyl Tile	5%	Now	\$18,800	2040	**	3	\$800	
Broken/Missing Elements, Extent : Moderate, Area Affected : 40%									
Location : Third Floor Workout Room									
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : Third Floor Workout Room									
Interior Walls									
	Cast in Place Concrete	30%			LIFE	**	10	\$33,500	
	Ceramic Tile	5%	Now	\$12,900	2033	**	5	\$1,100	
Broken/Missing Elements, Extent : Moderate, Area Affected : 60%									
Location : 3rd Floor Shower Area Adjacent To Gymnasium									
	Concrete Masonry Unit	25%			LIFE	**	5	\$8,900	
	Gypsum Board	15%			LIFE	**	5-10	\$11,400	
	Plaster	10%	Now	\$3,700	LIFE	**	5	\$1,300	
Water Penetration, Extent : Light, Area Affected : 5%									
Location : Room 211 And Southeast Corner Of 4th And 5th Floor Offices									
	SGFT/Glazed Masonry	15%	Now	\$5,400	LIFE	**			
Broken/Missing Elements, Extent : Light, Area Affected : 2%									
Location : 1st Floor In Apparatus Area By Overhead Doors									
Ceilings									
	AcousTileSusp.Lay-In	50%	Now	\$17,900	2035	**	5	\$10,600	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Throughout Various Offices									
	Exposed Concrete	30%			LIFE	**	5-10	\$15,900	
	Plaster	20%	Now	\$2,300	LIFE	**	5	\$5,300	
Paint Peeling, Extent : Light, Area Affected : 2%									
Location : 2nd Floor Locker Room									
Water Penetration, Extent : Moderate, Area Affected : 2%									
Location : 2nd Floor Locker Room									
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2040	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 211/LADDER CO. 119 FIRE MARSHALLS**  
**Asset # : 13106**

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

## Site Enclosure

## Free Standing Walls

Masonry: Brick

100% Now \$120,200 2050 \* \*

*Cracking/Crumbling, Extent : Severe, Area Affected : 10%**Location : South Wall**Impact Damage, Extent : Severe, Area Affected : 20%**Location : South Wall**Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 75%**Location : South And East Walls**Misaligned/Bulging, Extent : Severe, Area Affected : 20%**Location : South Wall*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100% 2035 \* \*

## On-Site Walkways

Cast in Place Concrete

100% Now \$6,300 2035 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : Rear Yard And Adjacent To Generator*

## Parking/Driveway

Cast in Place Concrete

100% Now \$1,900 2035 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%**Location : Parking Area*

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

100% 2050 \* \* 5 \$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : 400 Ampere Main Switch*

## Raceway

Conduit

100% 2040 \* \* 1

## Panelboards

Molded Case Bkrs

25% 2046 \* \* 5 \$200

Molded Case Bkrs

75% 2038 \* \* 5 \$600

## Wiring

Thermoplastic

100% 2040 \* \* 1

## Motor Controllers

Locally Mounted

100% 2035 \* \* 5 \$200

## Ground

## Grounding Devices

Generic

100% LIFE \* \* 5 \$800

## Stand-by Power

## Transfer Switches

Automatic

100% 2043 \* \* 1 \$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 211/LADDER CO. 119 FIRE MARSHALLS**  
**Asset # : 13106**

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
Stand-by Power									
Generators									
	Diesel	100%			2033	* *	1	\$11,000	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Exterior</i>									
<i>Explanation : 125 Watt Generator</i>									
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$1,000	
Fuel Storage									
	Day Tank	100%			2038	* *	5	\$5,200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Side Yard</i>									
<i>Explanation : 125 Gallon</i>									
Lighting									
Interior Lighting									
	Fluorescent	60%			2030	\$48,000	10	\$15,600	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout</i>									
	Fluorescent	30%			2030	\$24,000	10	\$7,800	
<i>T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>									
<i>Location : 4th And 5th Floors</i>									
	Incandescent	10%			2030	\$18,900	2	\$100	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Stairs Dormitory And Closets</i>									
<i>Explanation : Mostly Incandescent Fixtures</i>									
Egress Lighting									
	Emergency, Service	20%			2030	\$2,900	1		
	No Component	80%							
Exterior Lighting									
	HID	50%			2030	\$55,700	10		
	No Component	50%							
Alarm									
Security System									
	No Component	90%							
	Generic	10%			2030	\$8,900	1	\$1,100	

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%			2050	* *	1		
Conversion Equipment									
	Hot Water Boiler	100%			2043	* *	1	\$14,000	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Mechanical Room									
Explanation : 1 Hot Water Boiler									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 211/LADDER CO. 119 FIRE MARSHALLS**  
**Asset # : 13106**

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									
	Distribution								
	Hot Wtr Piping/Pump	100%			2046	**	4	\$2,100	
	Terminal Devices								
	Convactor/Radiator	100%			2035	**	1	\$9,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	20%			2025	\$69,200	2	\$300	
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : Roof							
	Split Unit	5%			2030	\$29,500			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : R 410a							
	Window/Wall Unit	40%			2025	\$23,000	1		
	No Component	35%							
	Distribution								
	Ductwork/Diffusers	20%			LIFE	**	2	\$9,200	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$25,000	
	Exhaust Fans								
	Roof	70%			2030	\$32,100	2	\$600	
	Wall Unit	30%			2030	\$2,900	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	50%			2050	**	1		
	Galvanized Steel	50%			2035	**	1		
	Water Heater								
	Gas Fired	100%			2028	\$16,800	2	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Mechanical Room							
		Explanation : Two 75 Gallon Water Heaters And One Is An Instantaneous Heater.							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 211/LADDER CO. 119 FIRE MARSHALLS**  
**Asset # : 13106**

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									
	Geared Traction	100%			LIFE		* *		
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1st To 5th Floor									
Explanation : One Unit									
Fire Suppression									
Chemical System									
	No Component	98%							
	Generic	2%			2025	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 214  
**Address** : 495 HANCOCK STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.214 / 13108 **Yr Built/Renovated** : 1965 /  
**Area Sq Ft** : 7,040 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 18-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1654 **Lot** : 45 **BIN** : 3045695

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$222,400	
<b>Total</b>	<b>\$222,400</b>	
Importance Code A	\$222,400	
<b>Total</b>	<b>\$222,400</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$40,400	\$5,000	\$900	
Interior Architecture	\$29,800	\$400		\$400
Electrical	\$4,900	\$3,400	\$200	\$300
Mechanical	\$16,200	\$13,400	\$900	\$600
<b>Total</b>	<b>\$91,300</b>	<b>\$22,200</b>	<b>\$2,000</b>	<b>\$1,200</b>
Importance Code A	\$45,700	\$5,400	\$1,200	\$300
Importance Code B	\$37,000	\$16,900	\$800	\$900
Importance Code C	\$8,700			
<b>Total</b>	<b>\$91,300</b>	<b>\$22,200</b>	<b>\$2,000</b>	<b>\$1,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 214**  
**Asset # : 13108**

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	80%	Now	\$100,800	LIFE	* *	5	\$16,000	
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : At North Exit								
	Horizontal Cracks, Extent : Moderate, Area Affected : 10%								
	Location : Hose Tower								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%								
	Location : Throughout Exterior Facades								
	Masonry: Granite	5%	4+	\$6,200	LIFE	* *	5	\$800	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Adjacent To Ohd								
	Masonry: Limestone	5%	4+	\$2,300	LIFE	* *	5	\$800	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Front Facade								
	Wood Overhead Doors	10%			2032	* *	5	\$10,000	
Windows									
	Aluminum	100%			2043	* *	5	\$1,700	
Parapets									
	Masonry: Brick	90%	Now	\$26,600	LIFE	* *	5	\$2,200	
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
	Location : Corners								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Masonry: Limestone	10%	Now	\$5,400	LIFE	* *	5	\$300	
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : Copings Missing At Front Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
	Location : Coping								
Roof									
	Modified Bitumen	95%	Now	\$121,700	2037	* *			
	Alligatoring, Extent : Moderate, Area Affected : 75%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Showers, Engine Office								
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Skylight, Metal/Glass	5%			2037	* *	10	\$1,500	

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 214**  
**Asset # : 13108**

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	55%			LIFE	**	5	\$12,300	
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Basement									
	Ceramic Tile	10%			2036	**	5	\$1,000	
	Quarry Tile	5%			2032	**	5	\$800	
	Vinyl Tile	30%	2-4	\$13,600	2035	**	3	\$1,200	
Worn/Eroded, Extent : Moderate, Area Affected : 50%									
Location : 2nd Floor									
Interior Walls									
	Ceramic Tile	5%			2030	\$21,300	5	\$700	
	Masonry: Brick	20%			LIFE	**			
	Plaster	35%	Now	\$8,700	LIFE	**	5	\$1,600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Hose Tower, 2nd Floor Corridor									
	SGFT/Glazed Masonry	35%			LIFE	**			
	Wood	5%			LIFE	**	5	\$3,000	
Ceilings									
	Exposed Concrete	15%			LIFE	**	5	\$200	
	Exposed Struc: Steel	35%			LIFE	**			
	Plaster	50%	Now	\$7,000	LIFE	**	5	\$3,200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Hose Tower/ Stairwell									
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2037	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2032	**			
Parking/Driveway									
	Cast in Place Concrete	100%			2044	**			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Side Yard									
Explanation : Recent Replace Evident									

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		100%			2047	**	5	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Electrical Room								
Explanation : Main Service Switch Rated At 400 Amperes								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 214**  
**Asset # : 13108**

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									
	Raceway								
	Conduit	50%			2047	* *	1		
	Conduit	50%			2037	* *	1		
	Panelboards								
	Molded Case Bkrs	50%			2043	* *	5	\$100	
	Molded Case Bkrs	50%			2035	* *	5	\$100	
	Wiring								
	Thermoplastic	50%			2037	* *	1		
	Thermoplastic	50%			2047	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : No Ground Wire Jumping Water Meter.								
Lighting									
	Interior Lighting								
	Incandescent	5%			2022	\$2,400	2		
	LED	95%			2032	* *			
	Egress Lighting								
	Emergency, Battery	50%			2032	* *	10	\$900	
	Exit, Service	50%			2027	\$400	1		
	Exterior Lighting								
	HID	75%			2027	\$20,800	10		
	HID	25%	Now	\$4,200	2037	* *			
	Damaged Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Side Of Building On Exterior Wall								
Alarm									
	Fire/Smoke Detection								
	No Component	50%							
	Generic, Digital	50%	Now	\$800	2037	* *	1-3	\$2,000	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout Building								
	Explanation : Battery Only Smoke Detectors - Batteries Removed Or Smoke Detector Damaged.								

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%			2037	* *	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 214**  
**Asset # : 13108**

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									
	Conversion Equipment								
	Hot Water Boiler	100%	Now	\$5,300	2032	* *	1	\$3,100	
		Corroded, Extent : Moderate, Area Affected : 30%							
		Location : Cellar							
		On Extended Life, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Cellar							
		Explanation : 1 Unit							
	Distribution								
	Hot Wtr Piping/Pump	100%			2035	* *	4	\$300	
	Terminal Devices								
	Convactor/Radiator	90%			2025	\$33,100	1	\$2,100	
	Unit Heater - Steam	10%			2027	\$2,500	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Window/Wall Unit	60%			2022	\$8,600	1		
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	25%			LIFE	* *	2-5	\$1,000	
	No Component	75%							
	Exhaust Fans								
	Roof	25%	0-2	\$1,400	2027	\$2,900	2		
		Noisy/Vibrating, Extent : Moderate, Area Affected : 100%							
		Location : Roof							
	Wall Unit	20%			2027	\$500	2		
	No Component	55%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	98%			2037	* *	1		
	Brass/Copper	2%	Now	\$600	2053	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen Sink							
		Explanation : Leak At Sink							
	Water Heater								
	Gas Fired	100%			2022	\$4,200	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Cellar							
		Explanation : 2 Units 74 Gallons							
	Sanitary Piping								
	Cast Iron	90%			LIFE	* *	1		
	Cast Iron	10%	0-2	\$5,000	LIFE	* *	1		
		Corroded, Extent : Light, Area Affected : 100%							
		Location : Basement							

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 214**  
**Asset # : 13108**

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	75%			LIFE	**	1		
	Cast Iron	25%	0-2	\$3,600	LIFE	**	1		
		Corroded, Extent : Light, Area Affected : 100%							
		Location : Basement							
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen Hood							
		Explanation : Fire Suppression							
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 216/LADDER CO. 108 (COMBINED FACILITY) 76TH PCT  
**Address** : 187 UNION AVENUE @JOHNSON AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.216 / 13109 **Yr Built/Renovated** : 1971 /  
**Area Sq Ft** : 8,880 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 19-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2465 **Lot** : 100 **BIN** : 3063633

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$94,000	
Interior Architecture		\$148,000
<b>Total</b>	<b>\$94,000</b>	<b>\$148,000</b>
Importance Code A	\$94,000	
Importance Code B		\$148,000
<b>Total</b>	<b>\$94,000</b>	<b>\$148,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$8,500	\$13,800		
Interior Architecture	\$30,400	\$700		\$1,300
Electrical	\$500	\$3,000		
Mechanical	\$29,700	\$17,400	\$4,300	\$400
<b>Total</b>	<b>\$69,100</b>	<b>\$34,900</b>	<b>\$4,300</b>	<b>\$1,600</b>
Importance Code A	\$8,500	\$13,800		
Importance Code B	\$58,600	\$21,100	\$4,300	\$1,600
Importance Code C	\$1,900			
<b>Total</b>	<b>\$69,100</b>	<b>\$34,900</b>	<b>\$4,300</b>	<b>\$1,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 216/LADDER CO. 108 (COMBINED FACILITY) 76TH PCT**  
**Asset # : 13109**

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	89%	0-2	\$84,500	LIFE	* *	5	\$26,900		
	Horizontal Cracks, Extent : Moderate, Area Affected : 10% Location : Relieving Angles At Front, Side And Back Facades								
Masonry: Brick	1%	Now	\$9,500	LIFE	* *	5	\$300	1	
	Vertical Cracks, Extent : Severe, Area Affected : 100% Location : Stairwell At Side Of Building								
Metal Sect. OHD	10%			2032	* *	5	\$9,400		
Windows									
Aluminum	100%			2035	* *	5	\$2,400		
Parapets									
Concrete Masonry Unit	3%			LIFE	* *	5	\$100		
Masonry: Brick	67%			LIFE	* *	5	\$2,900		
Metal Cornice	15%			2042	* *	10	\$2,100		
	Other Observation, Extent : Light, Area Affected : 100% Location : Roof Parapet Coping Explanation : Metal Coping								
Metal Rail	15%			2032	* *	5-10	\$11,500		
Roof									
Built-Up (BUR)	100%	Now	\$8,500	2032	* *				
	Water Penetration, Extent : Severe, Area Affected : 1% Location : Water Damage In Locker Room Ceiling Below Fan Curb On Roof.								
Interior									
Floors									
Cast in Place Concrete	50%			LIFE	* *	5	\$32,200		
	Cracking/Crumbling, Extent : Light, Area Affected : 5% Location : First Floor Apparatus Area								
Ceramic Tile	10%			2030	\$59,400	5	\$2,900		
Quarry Tile	1%	4+	\$200	2040	* *	5	\$200		
	Broken/Missing Elements, Extent : Light, Area Affected : 1% Location : Kitchen								
Terrazzo	5%	0-2	\$21,400	LIFE	* *	5	\$1,100		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30% Location : Dining Area Worn/Eroded, Extent : Light, Area Affected : 30% Location : First Floor								
Vinyl Tile	34%			2027	\$88,600	3	\$5,000		
Interior Walls									
Ceramic Tile	10%			2036	* *	5	\$3,800		
Concrete Masonry Unit	39%			LIFE	* *	5	\$5,900		
Plaster	20%			LIFE	* *	5	\$2,300		
Plywood/Hardboard	1%			LIFE	* *				
SGFT/Glazed Masonry	30%			LIFE	* *				

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 216/LADDER CO. 108 (COMBINED FACILITY) 76TH PCT**  
**Asset # : 13109**

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

## Ceilings

AcousTileSusp.Lay-In	5%			2032	**	5	\$1,400	
Exposed Concrete	45%			LIFE	**	5	\$1,900	
Plaster	15%	Now	\$5,700	LIFE	**	5	\$2,600	

*Cracking/Crumbling, Extent : Light, Area Affected : 2%*

*Location : First Floor Apparatus Area*

*Water Penetration, Extent : Moderate, Area Affected : 15%*

*Location : 2nd Floor Dormitory*

Plaster	35%			LIFE	**	5	\$6,100	
---------	-----	--	--	------	----	---	---------	--

## Site Enclosure

## Fence/Gates

Chain Link	100%			2037	**			
------------	------	--	--	------	----	--	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2032	**			
------------------------	------	--	--	------	----	--	--	--

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

Not Accessible	100%							
----------------	------	--	--	--	--	--	--	--

## Switchgear / Switchboard

Not Accessible	100%							
----------------	------	--	--	--	--	--	--	--

## Raceway

Conduit	100%			2037	**	1		
---------	------	--	--	------	----	---	--	--

## Panelboards

Molded Case Bkrs	100%			2035	**	5	\$200	
------------------	------	--	--	------	----	---	-------	--

## Wiring

Thermoplastic	100%			2037	**	1		
---------------	------	--	--	------	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2032	**	5	\$100	
-----------------	------	--	--	------	----	---	-------	--

## Ground

## Grounding Devices

Not Accessible	100%							
----------------	------	--	--	--	--	--	--	--

## Stand-by Power

## Transfer Switches

Not Accessible	100%							
----------------	------	--	--	--	--	--	--	--

## Generators

Not Accessible	100%							
----------------	------	--	--	--	--	--	--	--

## Batteries

Not Accessible	100%							
----------------	------	--	--	--	--	--	--	--

## Fuel Storage

Not Accessible	100%							
----------------	------	--	--	--	--	--	--	--

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 216/LADDER CO. 108 (COMBINED FACILITY) 76TH PCT**  
**Asset # : 13109**

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	95%			2027	\$23,900	10	\$7,700	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Incandescent	5%			2022	\$3,000	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : In Sleeping Area 1st Floor And In Rear Yard							
		Explanation : Incandescent Downlights							
	Egress Lighting								
	Emergency, Service	100%			2027	\$4,600	1		
	Exterior Lighting								
	HID	50%			2027	\$17,500	10		
	Incandescent	50%			2027	\$14,800	2		
Alarm									
	Security System								
	Not Accessible	100%							
	Fire/Smoke Detection								
	No Component	95%							
	Generic, Digital	5%	Now	\$500	2037	* *	1-3	\$200	
		Devices Missing, Extent : Moderate, Area Affected : 100%							
		Location : Various Locations Around Building							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : Various Locations Around Building							
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								
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Entire Facility							
		Explanation : Located In NYPD Facility							
	Conversion Equipment								
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Entire Facility							
		Explanation : Located In NYPD Facility							
	Distribution								
	Hot Wtr Piping/Pump	100%			2043	* *	4	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Firehouse							
		Explanation : Only Firehouse Piping Accessible							

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 216/LADDER CO. 108 (COMBINED FACILITY) 76TH PCT**  
**Asset # : 13109**

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									
	Terminal Devices								
	Convactor/Radiator	95%	Now	\$2,200	2040	* *	1	\$2,400	
		Damaged, Extent : Light, Area Affected : 10%							
		Location : 2nd Floor Officers Room							
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Explanation : Units Not Heating Properly controlled By Nypd							
	Unit Heater - Steam	5%			2022	\$1,600	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	* *	1		
	Conversion Equipment								
	Window/Wall Unit	90%			2021	\$16,300	1		
	Not Accessible	10%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : NYPD Facility							
		Explanation : Unit Maintained With NYPD Equipment							
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2	\$11,600	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,000	
	Exhaust Fans								
	Interior	50%			2022	\$15,400	2	\$100	
	Roof	50%			2027	\$7,200	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
		Recent Repair Evident, Extent : Light, Area Affected : 30%							
		Location : Kitchen							
	Water Heater								
	Electric	50%			2026	\$3,800	4		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : New 120 Gallon Unit							
	Electric	50%			2021	\$3,800	4		
		On Extended Life, Extent : Light, Area Affected : 50%							
		Location : Basement							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Of 2 120 Gallon Heater							

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 216/LADDER CO. 108 (COMBINED FACILITY) 76TH PCT**  
**Asset # : 13109**

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									
	Sanitary Piping								
	Cast Iron	80%			LIFE	**	1		
	Cast Iron	20%	Now	\$6,300	LIFE	**	1		
	Other Observation, Extent : Severe, Area Affected : 50%								
	Location : Basement								
	Explanation : System Backs Up And Floods During Severe Rain								
Storm Drain Piping									
	Cast Iron	90%			LIFE	**	1		
	Cast Iron	10%	Now	\$900	LIFE	**	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 100%								
	Location : Severe Flooding On Main Floor In Rig Area								
Sump Pump(s)									
	Non-Submersible	100%			2027	\$1,300	4	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Heavy Duty Duplex Pumps								
Backflow Preventer									
	Not Accessible	100%							
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : Basement								
	Explanation : Signage For Connection Is Present / Could Not Locate Valve								
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	80%							
	Generic	20%			2047	**	1-2	\$500	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Only Basement Has Automatic Sprinkler Coverage								
Chemical System									
	Wet	10%			2025	\$2,700	1-3	\$400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen Hood								
	Explanation : Hood System								
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 217  
**Address** : 940 DEKALB AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.217 / 13110 **Yr Built/Renovated** : 1908 / 2002  
**Area Sq Ft** : 5,298 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Mar-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1601 **Lot** : 23 **BIN** : 3043215

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$252,300	
Electrical		\$8,000
<b>Total</b>	<b>\$252,300</b>	<b>\$8,000</b>
Importance Code A	\$252,300	
Importance Code B		\$8,000
<b>Total</b>	<b>\$252,300</b>	<b>\$8,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$6,400	\$7,800	\$25,300	
Interior Architecture	\$12,300			
Electrical		\$5,400	\$100	
Mechanical	\$4,400	\$5,600	\$1,100	\$700
<b>Total</b>	<b>\$23,100</b>	<b>\$18,800</b>	<b>\$26,400</b>	<b>\$700</b>
Importance Code A	\$6,900	\$8,300	\$25,800	\$500
Importance Code B	\$6,000	\$10,500	\$600	\$200
Importance Code C	\$10,200			
<b>Total</b>	<b>\$23,100</b>	<b>\$18,800</b>	<b>\$26,400</b>	<b>\$700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 217**  
**Asset # : 13110**

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									
	Alum/Vinyl Siding	5%			2047	**	10	\$400	
	Masonry: Brick	70%	Now	\$211,300	LIFE	**	5	\$16,800	1
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 20%									
Location : Throughout									
Misaligned/Bulging, Extent : Severe, Area Affected : 40%									
Location : Both Side Elevations									
Vertical Cracks, Extent : Moderate, Area Affected : 10%									
Location : Rear And Side Walls									
	Masonry: Granite	2%			LIFE	**	5	\$400	
	Masonry: Limestone	15%	Now	\$41,000	LIFE	**	5	\$2,700	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
	Wood Overhead Doors	8%			2032	**	5	\$9,600	
Windows									
	Aluminum	100%			2043	**	5	\$600	
Parapets									
	Masonry: Brick	60%			LIFE	**	5	\$1,100	
	Metal Panel	25%			2047	**	5	\$1,800	
	Slate	15%	Now	\$6,400	LIFE	**	5	\$300	
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : Lower Roof Coping Stones									
Roof									
	Modified Bitumen	30%			2032	**	10	\$2,100	
	Roll Roofing	68%			2023	\$20,500	5	\$8,000	
	Skylight, Metal/Glass	2%			2053	**	10	\$500	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Main Roof									
Interior									
Floors									
	Cast in Place Concrete	50%			LIFE	**	5	\$9,200	
	Quarry Tile	10%			2040	**	5	\$1,300	
	Sheet Vinyl/Rubber	40%			2035	**	5	\$5,000	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Recent Replace Evident									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 217**  
**Asset # : 13110**

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									
Interior Walls									
	Ceramic Tile	10%	Now	\$300	2030	\$17,500	5	\$300	
		Punct/Tear/Impact Damage, Extent : Light, Area Affected : 1%							
		Location : Bathroom On 3rd Floor							
	Concrete Masonry Unit	10%			LIFE	**	5	\$200	
	Masonry: Brick	30%	Now	\$3,700	LIFE	**			
		Paint Peeling, Extent : Moderate, Area Affected : 25%							
		Location : Basement							
		Water Penetration, Extent : Severe, Area Affected : 15%							
		Location : Basement							
	Plaster	25%			LIFE	**	5	\$500	
		Paint Peeling, Extent : Moderate, Area Affected : 10%							
		Location : 2nd Floor Hall / Staircase And Hose Tower							
	SGFT/Glazed Masonry	25%	Now	\$6,100	LIFE	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Apparatus Room							
		Diagonal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
Ceilings									
	AcousTileSusp.Lay-In	30%	Now	\$2,100	2040	**	5	\$1,300	
		Water Penetration, Extent : Light, Area Affected : 15%							
		Location : 2nd Floor Office And Kitchen							
	Embossed Metal	50%			LIFE	**	5	\$1,900	
	Gypsum Board	20%			LIFE	**	5	\$2,100	
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2047	**			
Site Pavements									
	Parking/Driveway								
	Cast in Place Concrete	100%			2040	**			

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%			2047	**	5		
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
		<i>Location : Basement</i>							
		<i>Explanation : 400 Ampere Main Disconnect Switch, 250 Ampere Fuses</i>							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2047	**	5	\$100	
	Raceway								
	Conduit	20%			2027	\$6,500	1		
	Conduit	80%			2047	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 217**  
**Asset # : 13110**

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%			2026	\$2,000	5		
	Molded Case Bkrs	75%			2043	* *	5	\$100	
	Molded Case Bkrs	20%			2026	\$8,000	5		
Wiring									
	Thermoplastic	80%			2047	* *	1		
	Thermoplastic	20%			2027	\$5,800	1		
Motor Controllers									
	Locally Mounted	100%			2025	\$15,000	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
Interior Lighting									
	Fluorescent	50%			2032	* *	10	\$2,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement And 1st Floor								
	Explanation : T-8 Lamps								
	Fluorescent	45%			2032	* *	10	\$2,200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 2nd And 3rd Floor								
	Explanation : T5 Lamps - Compact Fluorescent Lamps								
	Incandescent	5%			2032	* *	2		
Egress Lighting									
	Emergency, Battery	50%			2032	* *	10	\$600	
	No Component	50%							
Exterior Lighting									
	HID	100%			2032	* *	10		

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%			2037	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2032	* *	1	\$5,300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2037	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 217**  
**Asset # : 13110**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2032	**	1	\$1,700	
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Front Entrance							
		Explanation : Radiator Under Sized, Gets Cold							
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%			2032	**	2	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Under Sized							
	Split Unit	15%			2032	**			
	Window/Wall Unit	45%	0-2	\$1,500	2022	\$4,900	1		
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Various Locations							
		Explanation : Aging Units							
	No Component	20%							
	Distribution								
	Ductwork/Diffusers	20%			LIFE	**	2	\$1,400	
	No Component	80%							
Ventilation									
	Distribution								
	Not Accessible	100%							
	Exhaust Fans								
	Interior	10%	0-2	\$1,800	2037	**	2		
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : Ladies Room							
	Roof	15%			2027	\$1,300	2		
	Wall Unit	10%			2027	\$200	2		
	No Component	65%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	30%			2053	**	1		
		Not Insulated, Extent : Moderate, Area Affected : 10%							
		Location : Basement							
	Galvanized Steel	70%			2032	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,200	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units / 74 Gallons							
	Sanitary 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 217**  
**Asset # : 13110**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Storm Drain Piping							
	Cast Iron	100%		LIFE	* *	1		
	Sump Pump(s)							
	Submersible	100%		2021	\$200	4	\$200	
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Wet	10%		2025	\$2,700	1-3	\$400	
	No Component	90%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 218  
**Address** : 650 HART STREET  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.218 / 13111  
**Area Sq Ft** : 3,630  
**Date of Survey** : 18-Apr-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3228      **Lot** : 13      **BIN** : 3073407  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1887 / 2001  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$62,400	\$79,400
Mechanical		\$54,000
<b>Total</b>	<b>\$62,400</b>	<b>\$133,400</b>
Importance Code A	\$62,400	\$79,400
Importance Code B		\$54,000
<b>Total</b>	<b>\$62,400</b>	<b>\$133,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$1,600	\$1,800		
Interior Architecture	\$22,800	\$300	\$4,000	\$300
Electrical	\$3,100	\$300	\$300	\$300
Mechanical	\$5,600	\$4,200	\$600	\$500
Site Enclosure	\$11,700			
<b>Total</b>	<b>\$44,800</b>	<b>\$6,600</b>	<b>\$4,900</b>	<b>\$1,000</b>
Importance Code A	\$1,900	\$2,200	\$300	\$300
Importance Code B	\$16,200	\$4,400	\$4,600	\$600
Importance Code C	\$26,700			
<b>Total</b>	<b>\$44,800</b>	<b>\$6,600</b>	<b>\$4,900</b>	<b>\$1,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 218**  
**Asset # : 13111**

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	90%	Now	\$62,400	LIFE	* *	5	\$6,600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Paint Peeling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Worn/Eroded, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
	Wood Overhead Doors	10%			2032	* *	5	\$3,700	
Windows									
	Aluminum	100%			2035	* *	5	\$1,100	
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	* *	5	\$100	
	Masonry: Brick	85%	Now	\$700	LIFE	* *	5	\$100	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Slate	5%	4+	\$900	LIFE	* *	5		
		Worn/Eroded, Extent : Moderate, Area Affected : 100%							
		Location : Front Of Building							
Roof									
	Modified Bitumen	100%			2027	\$79,400	10	\$5,600	
Interior									
	Floors								
	Carpet	5%			2023	\$3,900	3	\$400	
	Cast in Place Concrete	50%	Now	\$1,600	LIFE	* *	5	\$6,400	
		Cracking/Crumbling, Extent : Severe, Area Affected : 10%							
		Location : Cellar							
	Ceramic Tile	5%			2036	* *	5	\$300	
	Quarry Tile	5%			2040	* *	5	\$400	
	Vinyl Tile	35%	4+	\$1,800	2027	\$18,200	3	\$800	
		Broken/Missing Elements, Extent : Light, Area Affected : 10%							
		Location : 2nd Floor Bunk Room							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 218**  
**Asset # : 13111**

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									
Interior Walls									
	Masonry: Brick	15%	Now	\$4,900	LIFE	* *			
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout Cellar									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Cellar									
	Plaster	75%	Now	\$10,100	LIFE	* *	5	\$1,800	
Cracking/Crumbling, Extent : Severe, Area Affected : 30%									
Location : Throughout 2nd Floor									
Water Penetration, Extent : Severe, Area Affected : 10%									
Location : 2nd Floor At Rear Of Building									
	Wood	10%			LIFE	* *	5	\$3,200	
Ceilings									
	AcousTileSusp.Lay-In	10%			2032	* *	5	\$600	
	Embossed Metal	40%	Now	\$4,300	LIFE	* *	5	\$1,100	
Broken/Missing Elements, Extent : Severe, Area Affected : 20%									
Location : Throughout									
	Exposed Struc: Steel	20%			LIFE	* *			
	Plaster	30%			LIFE	* *	5	\$1,100	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2037	* *			
Free Standing Walls									
	Masonry: Brick	100%	0-2	\$11,700	2037	* *			
Broken/Missing Elements, Extent : Light, Area Affected : 15%									
Location : Top Of Wall									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%									
Location : Back Yard									
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2032	* *			
Parking/Driveway									
	Cast in Place Concrete	100%			2032	* *			

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%			2047	* *	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 200 Ampere Main Disconnect Switch									
	Raceway								
	Conduit	100%			2037	* *	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 218**  
**Asset # : 13111**

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	10%			2035	**	5		
	Molded Case Bkrs	90%			2035	**	5	\$100	
Wiring									
	Thermoplastic	100%			2037	**	1		
Motor Controllers									
	Locally Mounted	100%			2032	**	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2040	**	1	\$1,100	
Generators									
	Diesel	100%			2036	**	1	\$1,400	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : One 62 Kilowatt									
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$100	
Fuel Storage									
	Main Tank	100%			2055	**	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : One 50 Gallon									
Lighting									
Interior Lighting									
	Fluorescent	95%			2027	\$9,800	10	\$3,200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Explanation : T8 Lamps									
	Fluorescent	5%			2027	\$500	10	\$200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Explanation : T5 Lamps - Compact Fluorescent									
Egress Lighting									
	Emergency, Service	50%			2027	\$900	1		
	No Component	50%							
Exterior Lighting									
	HID	100%			2032	**	10		
Alarm									
Fire/Smoke Detection									
	No Component	95%							
	Generic, Analog	5%	Now	\$1,200	2037	**	1-3	\$100	
Devices Missing, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 218**  
**Asset # : 13111**

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								
	Electricity	10%			2047	**	1		
	Natural Gas	90%			2047	**	1		
	Conversion Equipment								
	Hot Water Boiler	10%			2040	**	1	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor Lounge							
		Explanation : Underfloor Radiant Heat							
	Steam Boiler	90%			2040	**	1	\$3,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Hot Wtr Piping/Pump	10%			2043	**	4		
	Central Plant Steam Piping/Pmp	90%			2027	\$54,000	4	\$200	
	Terminal Devices								
	Convactor/Radiator	100%			2032	**	1	\$1,200	
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : Rig Room							
		Explanation : Insufficient Heat							
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2022	\$3,700	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	25%			LIFE	**	2-5	\$500	
	No Component	75%							
	Exhaust Fans								
	Interior	5%	Now	\$600	2037	**	2		
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : 2nd Floor Officers Bathroom							
	Interior	5%	Now	\$600	2037	**	2		
		Unit Inoperable, Extent : Moderate, Area Affected : 100%							
		Location : Kitchen Hood Exhaust							
	Roof	15%			2027	\$900	2		
	Wall Unit	20%			2027	\$300	2		
	No Component	55%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 218**  
**Asset # : 13111**

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%			2025	\$2,200	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 74 Gallons							
Sanitary Piping									
	Cast Iron	85%			LIFE	* *	1		
	Cast Iron	15%	Now	\$3,900	LIFE	* *	1		
		Leak Evident, Extent : Moderate, Area Affected : 100%							
		Location : Kitchen							
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 219/LADDER CO. 105  
**Address** : 494 DEAN STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.219 / 13112 **Yr Built/Renovated** : 1977 /  
**Area Sq Ft** : 9,109 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 23-Mar-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1136 **Lot** : 11 **BIN** : 3027813

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$183,800	\$162,700
Interior Architecture		\$98,600
Electrical		\$104,500
<b>Total</b>	<b>\$183,800</b>	<b>\$365,700</b>
Importance Code A	\$183,800	\$162,700
Importance Code B		\$148,700
Importance Code C		\$54,300
<b>Total</b>	<b>\$183,800</b>	<b>\$365,700</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$15,000	\$4,200		\$2,900
Interior Architecture	\$105,900	\$500		\$600
Electrical	\$7,400	\$11,800	\$700	\$700
Mechanical	\$27,900	\$900	\$1,800	\$900
Site Pavements	\$13,000			
<b>Total</b>	<b>\$169,100</b>	<b>\$17,400</b>	<b>\$2,500</b>	<b>\$5,200</b>
Importance Code A	\$18,000	\$4,700	\$500	\$3,400
Importance Code B	\$113,600	\$12,700	\$2,000	\$1,800
Importance Code C	\$37,500			
<b>Total</b>	<b>\$169,100</b>	<b>\$17,400</b>	<b>\$2,500</b>	<b>\$5,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 219/LADDER CO. 105**  
**Asset # : 13112**

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	85%	0-2	\$102,500	LIFE	* *	5	\$16,300	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Rusting Masonry Supt, Extent : Moderate, Area Affected : 100%								
Location : All Masonry Supporting Lintels								
Caulking Deteriorated, Extent : Moderate, Area Affected : 100%								
Location : All Masonry Control Joints								
Spalling, Extent : Moderate, Area Affected : 2%								
Location : Several Locations Along Rear And Side Facade								
Metal Panel	5%			2037	* *	5-10	\$6,600	
Wood	5%			2040	* *	5	\$4,800	
Wood Overhead Doors	5%			2032	* *	5	\$4,800	
Windows								
Aluminum	95%	0-2	\$11,800	2035	* *	5	\$700	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Unit Inoperable, Extent : Severe, Area Affected : 50%								
Location : Side Yard Windows								
Wood	5%	Now	\$2,100	2052	* *	5	\$400	1
Dry Rot/Decay, Extent : Severe, Area Affected : 50%								
Location : Side Wall								
Unit Inoperable, Extent : Severe, Area Affected : 50%								
Location : Side Wall								
Parapets								
Metal Panel	5%			2037	* *	5	\$100	
Metal Rail	45%			2044	* *	5-10	\$4,800	
Pre-Cast Concrete	50%	2-4	\$1,100	LIFE	* *	5	\$1,900	
Miss/Damaged Copings, Extent : Severe, Area Affected : 5%								
Location : Missing Portion Of Coping At All Elevations								
Caulking Deteriorated, Extent : Moderate, Area Affected : 100%								
Location : All Coping Joints								
Roof								
Asphalt Shingle	5%			2040	* *	10	\$100	
Modified Bitumen	95%	0-2	\$81,300	2027	\$162,700			
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 50%								
Location : Roof Penetrations And Pitch Pockets								
Ponding, Extent : Moderate, Area Affected : 33%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Roof Hatch								

**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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 219/LADDER CO. 105**  
**Asset # : 13112**

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	45%	2-4	\$3,000	LIFE	**	5	\$12,300	
Ponding, Extent : Moderate, Area Affected : 5%								
Location : Apparatus Floor								
Ceramic Tile	10%	0-2	\$12,600	2040	**	5	\$600	
Water Penetration, Extent : Moderate, Area Affected : 25%								
Location : Bathroom-Shower Area Ponding Near Radiator And Leaking To Below								
Quarry Tile	5%			2032	**	5	\$900	
Vinyl Tile	40%	Now	\$17,700	2027	\$44,300	3	\$1,900	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : 2nd Floor								
Worn/Eroded, Extent : Moderate, Area Affected : 20%								
Location : Throughout 2nd Floor								
Interior Walls								
Ceramic Tile	11%			2030	\$54,300	5	\$1,900	
Concrete Masonry Unit	30%	4+	\$2,400	LIFE	**	5	\$2,100	
Other Observation, Extent : Moderate, Area Affected : 2%								
Location : Staircase								
Explanation : Missing Handrail								
Gypsum Board	6%			LIFE	**	5	\$600	
Plaster	18%			LIFE	**	5	\$900	
SGFT/Glazed Masonry	32%	2-4	\$22,200	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Apparatus Floor								
Worn/Eroded, Extent : Moderate, Area Affected : 20%								
Location : Kitchen								
Wood	3%			LIFE	**	5	\$2,100	
Ceilings								
AcousTileConcealSpLn	30%	Now	\$31,600	2047	**	5	\$2,300	
Broken/Missing Elements, Extent : Severe, Area Affected : 33%								
Location : 2nd Floor								
Worn/Eroded, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Metal Panel	5%	Now	\$10,900	LIFE	**	5	\$800	
Broken/Missing Elements, Extent : Severe, Area Affected : 100%								
Location : 2nd Floor Toilet								
Plaster	65%	Now	\$5,600	LIFE	**	5	\$5,100	
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Ceiling Has Been Removed Due To Leaks								
Site Enclosure								
Fence/Gates								
Chain Link	85%			2037	**			
Iron Picket	15%			2047	**			
Free Standing Walls								
Cast in Place Concrete	100%			2062	**			
Site Pavements								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 219/LADDER CO. 105**  
**Asset # : 13112**

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

## Site Pavements

## Parking/Driveway

## Asphalt

50% 0-2 \$700 2040 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 80%**Location : Side Yard Driveway*

## Cast in Place Concrete

50% 0-2 \$12,200 2047 \* \*

*Cracking/Crumbling, Extent : Severe, Area Affected : 100%**Location : Building Front Entrance/ Driveway/ Sidewalk*

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% 4+ \$2,500 2037 \* \* 5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 250 Amp*

## Raceway

## Conduit

100% 2037 \* \* 1

## Panelboards

## Molded Case Bkrs

100% 2035 \* \* 5 \$200

## Wiring

## Braided Cloth

20% 2026 \$5,800 1

## Thermoplastic

80% 2037 \* \* 1

## Motor Controllers

## Locally Mounted

100% 2032 \* \* 5 \$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : Motorized Operator For 2 Overhead Doors*

## Ground

## Grounding Devices

## Generic

100% LIFE \* \* 5 \$100

## Stand-by Power

## Transfer Switches

## Automatic

100% 2032 \* \* 1 \$2,800

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 60 Amperes*

## Generators

## Diesel

100% 2030 \$68,600 1 \$3,500

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 80 Kilovolt-ampere*

## Batteries

## Lead/Acid

100% 2021 \$1,600 5 \$300

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 219/LADDER CO. 105**  
**Asset # : 13112**

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	

## Stand-by Power

## Fuel Storage

## Main Tank

100%

2042

\* \*

5

\$300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Exterior - Side Yard**Explanation : 275 Gallon*

## Lighting

## Interior Lighting

## Fluorescent

95%

2032

\* \*

10

\$7,900

*T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout*

## Incandescent

5%

2022

\$3,000

2

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor Tv Room**Explanation : Incandescent Lamps In Use*

## Exterior Lighting

## HID

100%

2027

\$35,900

10

## Alarm

## Fire/Smoke Detection

## No Component

95%

## Generic, Analog

5%

0-2

\$2,500

2027

\$4,900

1-3

\$300

*Devices Missing, Extent : Moderate, Area Affected : 100%**Location : 2nd Floor**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 2nd Floor*

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%

2047

\* \*

1

## Conversion Equipment

## Hot Water Boiler

100%

2040

\* \*

1

\$4,500

## Distribution

## Hot Wtr Piping/Pump

80%

2043

\* \*

4

\$400

## Hot Wtr Piping/Pump

20%

2049

\* \*

4

\$100

*Recent Repair Evident, Extent : Light, Area Affected : 20%**Location : Throughout*

## Terminal Devices

## Convactor/Radiator

70%

2040

\* \*

1

\$2,100

## Unit Heater - Steam

30%

2032

\* \*

4

\$300

*Other Observation, Extent : Light, Area Affected : 30%**Location : Apparatus Floor**Explanation : Unit Heaters*

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 219/LADDER CO. 105**  
**Asset # : 13112**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2049	**	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2021	\$18,500	1		
	Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
	Location : Total House								
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$5,100	
	Needs Cleaning, Extent : Severe, Area Affected : 100%								
	Location : Total House								
	Exhaust Fans								
	Roof	90%			2035	**	2	\$300	
	Roof	10%	Now	\$1,500	2037	**	2		
	Damaged, Extent : Severe, Area Affected : 10%								
	Location : Rooftop								
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2044	**	1		
	Water Heater								
	Gas Fired	100%			2026	\$5,400	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Explanation : Two 75 Gallon Heaters								
	Sanitary Piping								
	Cast Iron	90%			LIFE	**	1		
	Cast Iron	10%	Now	\$6,500	LIFE	**	1		
	Leak Evident, Extent : Severe, Area Affected : 10%								
	Location : 2nd Floor Bathroom								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Backflow Preventer								
	No Component	90%							
	Generic	10%			2035	**	1	\$100	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Cellar								
	Explanation : Boiler Feed								
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 219/LADDER CO. 105**  
**Asset # : 13112**

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									
Sprinkler									
	No Component	40%							
	Generic	60%			2047	* *	1-2	\$1,500	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement, Stair Tower And 2nd Floor									
Explanation : Fully Sprinkled									
Chemical System									
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 22/ LADDER CO.13/ BATTALION 10  
**Address** : 159 EAST 85th STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.022 / 13016 **Yr Built/Renovated** : 1961 /  
**Area Sq Ft** : 8,256 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1514 **Lot** : 27 **BIN** : 1047937

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$59,100	
Interior Architecture		\$51,200
Electrical		\$89,100
Mechanical		\$65,200
<b>Total</b>	<b>\$59,100</b>	<b>\$205,600</b>
Importance Code A	\$59,100	
Importance Code B		\$205,600
<b>Total</b>	<b>\$59,100</b>	<b>\$205,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$64,300		\$300	
Interior Architecture	\$26,600	\$1,300		\$700
Electrical	\$20,700	\$5,300	\$1,800	\$1,200
Mechanical	\$30,600	\$26,700	\$3,500	\$1,400
<b>Total</b>	<b>\$142,200</b>	<b>\$33,300</b>	<b>\$5,600</b>	<b>\$3,300</b>
Importance Code A	\$64,800	\$400	\$700	\$400
Importance Code B	\$75,300	\$32,900	\$4,900	\$2,900
Importance Code C	\$2,100			
<b>Total</b>	<b>\$142,200</b>	<b>\$33,300</b>	<b>\$5,600</b>	<b>\$3,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 22/ LADDER CO.13/ BATTALION 10**  
**Asset # : 13016**

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	83%	4+	\$11,900	LIFE	* *	5	\$18,900	
Broken/Missing Elements, Extent : Light, Area Affected : 1%								
Location : Front Facade								
Masonry: Limestone	10%	2-4	\$5,200	LIFE	* *	5	\$1,700	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 2%								
Location : Front Facade								
Metal Sect. OHD	2%			2040	* *	5	\$1,400	
Wood Overhead Doors	5%	Now	\$11,300	2040	* *	5	\$2,800	
Other Observation, Extent : Severe, Area Affected : 50%								
Location : Ohd Gets Stuck Upon Raising								
Explanation : Replace Door								
Windows								
Aluminum	100%			2043	* *	5	\$600	
Parapets								
Cast Stone/Terra Cotta	15%	2-4	\$3,500	LIFE	* *	5	\$2,000	
Caulking Deteriorated, Extent : Moderate, Area Affected : 100%								
Location : Cast Stone Copings								
Masonry: Brick	85%	2-4	\$18,000	LIFE	* *	5	\$1,500	
Spalling, Extent : Moderate, Area Affected : 20%								
Location : Spalling And Paint Peeling Throughout								
Roof								
Modified Bitumen	5%	2-4	\$3,100	2032	* *			
Worn/Eroded, Extent : Moderate, Area Affected : 30%								
Location : Low Roof								
Roll Roofing	95%			2021	\$59,100	5	\$22,900	
Interior								
Floors								
Cast in Place Concrete	45%			LIFE	* *	5	\$14,200	
Cracking/Crumbling, Extent : Light, Area Affected : 2%								
Location : Apparatus Floor								
Ceramic Tile	10%			2030	\$29,200	5	\$1,400	
Quarry Tile	5%			2032	* *	5	\$1,100	
Vinyl Tile	40%			2027	\$51,200	3	\$2,900	
Interior Walls								
Cast in Place Concrete	5%			LIFE	* *			
Spalling, Extent : Light, Area Affected : 2%								
Location : Cellar And Stairwell To Cellar								
Ceramic Tile	5%			2036	* *	5	\$600	
Concrete Masonry Unit	5%			LIFE	* *	5	\$200	
Plaster	40%	Now	\$1,900	LIFE	* *	5	\$1,300	
Paint Peeling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Water Penetration, Extent : Severe, Area Affected : 2%								
Location : Over Window In Engine Office								
SGFT/Glazed Masonry	45%			LIFE	* *			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 22/ LADDER CO.13/ BATTALION 10**  
**Asset # : 13016**

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

## Ceilings

AcousTileSusp.Lay-In	10%			2032	**	5	\$1,400	
Exposed Concrete	30%			LIFE	**	5	\$700	
Plaster	60%	Now	\$23,700	LIFE	**	5	\$5,400	

*Water Penetration, Extent : Severe, Area Affected : 20%*

*Location : 2nd Floor Dormitory And Front Offices*

## Site Enclosure

## Fence/Gates

Chain Link	100%			2047	**			
------------	------	--	--	------	----	--	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2040	**			
------------------------	------	--	--	------	----	--	--	--

## On-Site Walkways

Cast in Place Concrete	100%			2040	**			
------------------------	------	--	--	------	----	--	--	--

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

Not Accessible	100%								
----------------	------	--	--	--	--	--	--	--	--

## Raceway

Conduit	100%			2037	**	1			
---------	------	--	--	------	----	---	--	--	--

## Panelboards

Molded Case Bkrs	100%			2035	**	5	\$200		
------------------	------	--	--	------	----	---	-------	--	--

## Motor Controllers

Locally Mounted	100%	Now	\$1,500	2032	**	5			
-----------------	------	-----	---------	------	----	---	--	--	--

*Not Functioning, Extent : Moderate, Area Affected : 100%*

*Location : 1st Floor*

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

*Location : 1st Floor*

*Explanation : Operator For Apparatus Overhead Door Fails Must Use Manual Override*

## Ground

## Grounding Devices

Not Accessible	100%								
----------------	------	--	--	--	--	--	--	--	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2040	**	1	\$2,500		
-----------	------	--	--	------	----	---	---------	--	--

## Generators

Diesel	100%			2036	**	1	\$3,200		
--------	------	--	--	------	----	---	---------	--	--

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

*Location : Side Yard*

*Explanation : 40 Kilowatts/ 50 Kilovolt-ampere, 208/120V, 3 Phase*

## Batteries

Lead/Acid	100%			2021		5	\$300		
-----------	------	--	--	------	--	---	-------	--	--

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 22/ LADDER CO.13/ BATTALION 10**  
**Asset # : 13016**

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
Stand-by Power									
	Fuel Storage								
	Day Tank	100%			2043	* *	5	\$1,500	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Inside Emergency Generator Enclosure									
Explanation : 50 Gallon Sub- Base Day Tank									
Lighting									
	Interior Lighting								
	Fluorescent	20%			2032	* *	10	\$1,500	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Basement									
	Incandescent	5%			2022	\$2,800	2		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Roof, 3rd And 2nd Floors									
Explanation : Halogen And Incandescent Lighting Observed									
	LED	75%			2032	* *			
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : 1st And 2nd Floors									
Egress Lighting									
	Emergency, Service	50%			2027	\$2,100	1		
	Exit, LED	50%			2042	* *	1		
Exterior Lighting									
	HID	100%	0-2	\$16,300	2037	* *			
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Side Yard Facade									
Explanation : Wall Mounted									
Alarm									
	Fire/Smoke Detection								
	Generic, Analog	100%			2027	\$89,100	1-3	\$5,200	

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%			2057	* *	1		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Gas Service Replaced During Inspection									
Conversion Equipment									
	Hot Water Boiler	100%			2040	* *	1	\$4,100	
Distribution									
	Hot Wtr Piping/Pump	100%			2035	* *	4	\$400	
Terminal Devices									
	Convactor/Radiator	90%			2032	* *	1	\$2,400	
	Unit Heater - Steam	10%			2027	\$2,900	4	\$100	
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 22/ LADDER CO.13/ BATTALION 10**  
**Asset # : 13016**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	15%	2-4	\$9,800	2037	**	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Lower Roof							
		Explanation : Serves Kitchen Area							
	Exterior Pkg Unit - Cooling	30%	2-4	\$19,600	2037	**	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : Split Unit Serves 2nd Floor							
	Window/Wall Unit	40%			2022	\$6,700	1		
	No Component	15%							
Distribution									
	Ductwork/Diffusers	65%			LIFE	**	2	\$7,000	
	No Component	35%							
Terminal Devices									
	Fan Coil - 2 Pipe	50%			2027	\$65,200	1	\$1,300	
	No Component	50%							
Heat Rejection									
	Dry Cooler	50%			2022	\$18,600	2	\$2,900	
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,600	
	Exhaust Fans								
	Roof	95%			2027	\$12,700	2	\$200	
	Wall Unit	5%			2027	\$100	2		
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$4,900	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 220/LADDER CO. 122  
**Address** : 530 11th STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSLAD.122 / 13224 **Yr Built/Renovated** : 1865 / 1988  
**Area Sq Ft** : 4,508 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1096 **Lot** : 25 **BIN** : 3026278

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$131,500	
<b>Total</b>	<b>\$131,500</b>	
Importance Code A	\$131,500	
<b>Total</b>	<b>\$131,500</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$30,600	\$1,000		\$8,100
Interior Architecture	\$36,100	\$400		\$600
Electrical	\$13,800	\$100		\$4,000
Mechanical	\$11,500	\$700	\$2,700	\$2,100
Site Enclosure	\$14,900			
Site Pavements	\$4,000			
<b>Total</b>	<b>\$110,800</b>	<b>\$2,100</b>	<b>\$2,700</b>	<b>\$14,700</b>
Importance Code A	\$40,700	\$1,200	\$200	\$8,300
Importance Code B	\$48,800	\$700	\$2,500	\$6,400
Importance Code C	\$21,300	\$200		
<b>Total</b>	<b>\$110,800</b>	<b>\$2,100</b>	<b>\$2,700</b>	<b>\$14,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 220/LADDER CO. 122**  
**Asset # : 13224**

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	\$2,200	LIFE	**	5	\$1,900	1	
	Cracking/Crumbling, Extent : Severe, Area Affected : 20%								
	Location : Rear Of Building								
Masonry: Brick	35%	Now	\$20,800	LIFE	**	5	\$6,600		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 20%								
	Location : Back Facade								
	Vegetation Growth, Extent : Moderate, Area Affected : 15%								
	Location : Back Facade								
Masonry: Limestone	55%	Now	\$131,500	LIFE	**	5	\$7,800		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Front Facade								
Wood	3%	Now	\$3,100	2034	**	5	\$1,400		
	Broken/Missing Elements, Extent : Severe, Area Affected : 15%								
	Location : Upper Left Corner								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Front Elevation Of Ladder 122								
	Explanation : Wood Framed Cornice								
Wood Overhead Doors	5%			2034	**	5	\$4,700		
Windows									
Aluminum	100%			2045	**	5	\$700		
Parapets									
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$700		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
Masonry: Brick	55%	Now	\$2,900	LIFE	**	5	\$500		
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%								
	Location : Throughout								
Masonry: Limestone	20%			LIFE	**	5	\$200		
Metal Rail	10%			2042	**	5-10	\$1,600		
Slate	5%	0-2	\$1,500	LIFE	**	5			
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : 2 Story Roof								
Roof									
Copper/Terne	5%			2057	**	10	\$800		
Modified Bitumen	90%			2034	**	10	\$5,700		
Skylight, Metal/Glass	3%			2049	**	10	\$600		
Skylight, Plastic	2%			2034	**	1			
	Other Observation, Extent : Light, Area Affected : 25%								
	Location : Engine Company Side								
	Explanation : Two Skylights Have Been Sealed								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 220/LADDER CO. 122**  
**Asset # : 13224**

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	40%	4+	\$1,500	LIFE	**	5	\$5,900	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Basement							
	Ceramic Tile	5%			2032	**	5	\$300	
	Quarry Tile	5%			2034	**	5	\$500	
	Vinyl Tile	40%	Now	\$4,800	2034	**	3	\$1,000	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Worn/Eroded, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
	Wood	10%	Now	\$23,200	2069	**	5	\$600	
		Deteriorated Finish, Extent : Severe, Area Affected : 60%							
		Location : Engine Company Side							
		Loose Units, Extent : Moderate, Area Affected : 15%							
		Location : Engine Company Side							
		Split/Cracked, Extent : Moderate, Area Affected : 30%							
		Location : Engine Company Side							
Interior Walls									
	Cast in Place Concrete	5%			LIFE	**			
	Ceramic Tile	5%			2032	**	5	\$500	
	Concrete Masonry Unit	5%			LIFE	**	5	\$200	
	Gypsum Board	31%			LIFE	**	5	\$1,700	
	Masonry: Brick	5%			LIFE	**			
	Granite Panels	3%	Now	\$1,200	LIFE	**			
		Broken/Missing Elements, Extent : Light, Area Affected : 2%							
		Location : Throughout							
	Plaster	31%	Now	\$1,200	LIFE	**	5	\$900	
		Cracking/Crumbling, Extent : Severe, Area Affected : 10%							
		Location : Under Sealed Skylights							
	SGFT/Glazed Masonry	15%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	15%	Now	\$1,700	2042	**	5	\$500	
		Broken/Missing Elements, Extent : Severe, Area Affected : 30%							
		Location : Basement Gymnasium							
		Staining/Discoloring, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Embossed Metal	10%	4+	\$1,200	LIFE	**	5	\$300	
		Paint Peeling, Extent : Moderate, Area Affected : 60%							
		Location : Apparatus Floor							
	Exposed Struc: Steel	15%			LIFE	**			
	Gypsum Board	30%			LIFE	**	5	\$2,500	
	Plaster	30%	Now	\$1,400	LIFE	**	5	\$1,300	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Engine 122 Side							

**Site Enclosure**

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 220/LADDER CO. 122**  
**Asset # : 13224**

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

## Site Enclosure

## Free Standing Walls

Masonry: Brick

100% Now \$14,900 2049 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : Throughout**Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%**Location : Throughout*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100% 2034 \* \*

## On-Site Walkways

Cast in Place Concrete

100% Now \$4,000 2034 \* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 25%**Location : Throughout*

## Parking/Driveway

Cast in Place Concrete

100% 2042 \* \*

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% 2049 \* \* 5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 600 Ampere Main Disconnect Switch Serving Both Engine Company And Ladder Company*

## Switchgear / Switchboard

Fused Disc Sw

100% 2049 \* \* 5

## Raceway

Conduit

30% 2039 \* \* 1

Conduit

70% 2029 \$22,900 1

## Panelboards

Fused Disc Sw

10% 2028 \$4,000 5

Molded Case Bkrs

90% 2037 \* \* 5 \$100

## Wiring

Thermoplastic

30% 2039 \* \* 1

Thermoplastic

70% 2029 \$20,200 1

## Motor Controllers

Locally Mounted

100% 2027 \$15,000 5

## Ground

## Grounding Devices

Generic

100% 0-2 \$9,900 LIFE \* \* 5 \$100

*Corroded, Extent : Light, Area Affected : 100%**Location : Basement*

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 220/LADDER CO. 122**  
**Asset # : 13224**

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	70%			2029	\$8,900	10	\$2,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Explanation : T-8 Lamps							
	Fluorescent	30%	0-2	\$3,800	2039	* *			
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
Egress Lighting									
	Emergency, Battery	50%			2024	\$3,200	10	\$500	
	Exit, Service	50%			2024	\$300	1		
Exterior Lighting									
	HID	100%			2029	\$17,700	10		

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%			2049	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%	0-2	\$10,200	2046	* *	1	\$2,000	
		Malfunctioning, Extent : Moderate, Area Affected : 10%							
		Location : Heating Controls							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Boilers Piped With Manifold							
	Distribution								
	Hot Wtr Piping/Pump	100%			2045	* *	4	\$300	
	Terminal Devices								
	Air Handler	10%			2034	* *	1	\$300	
	Convactor/Radiator	80%			2042	* *	1	\$1,200	
	Unit Heater - Steam	10%			2029	\$1,600	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	90%			2037	* *	2	\$300	
		Recent Replace Evident, Extent : Light, Area Affected : 80%							
		Location : Roof							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : Engine Side - 2 Roof Units / 1 Unit In Courtyard							
		ladder Side - 2 Units							
	Window/Wall Unit	10%			2024	\$900	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 220/LADDER CO. 122**  
**Asset # : 13224**

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
Air Conditioning									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$5,900	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$2,500	
	Exhaust Fans								
	Roof	100%			2034	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	**	1		
	HW Heat Exchanger								
	Steam Fired	100%			2049	**	4	\$700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 180 Gallon Storage Tank							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%	Now	\$500	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : Basement							
		Leak Evident, Extent : Moderate, Area Affected : 5%							
		Location : Roof Drain, Third Floor Roof							
	Sump Pump(s)								
	Submersible	100%			2023	\$100	4	\$100	
	Backflow Preventer								
	No Component	50%							
	Generic	50%			2029	\$600	1	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Apparatus Floor							
		Explanation : One Unit							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Standpipe								
	Generic	100%			2049	**	1-5	\$2,300	
	Sprinkler								
	Generic	100%			2049	**	1-2	\$1,300	
		No Backflow Preventer, Extent : Moderate, Area Affected : 100%							
		Location : Main Service Entrance							
Chemical System									
	Dry	2%			2027	\$500	1-3	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Ansul-102							
	No Component	98%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 221/LADDER CO. 104  
**Address** : 161 SOUTH SECOND STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.221 / 13114 **Yr Built/Renovated** : 1932 / 2007  
**Area Sq Ft** : 6,128 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 19-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2406 **Lot** : 35 **BIN** : 3062972

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$270,200	
Interior Architecture	\$96,500	
<b>Total</b>	<b>\$366,700</b>	
Importance Code A	\$270,200	
Importance Code B	\$96,500	
<b>Total</b>	<b>\$366,700</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$5,300		\$600	
Interior Architecture	\$11,700		\$500	
Electrical	\$100	\$5,400	\$100	\$100
Mechanical	\$10,900	\$5,800	\$900	\$800
Site Pavements	\$2,200			
<b>Total</b>	<b>\$30,200</b>	<b>\$11,200</b>	<b>\$2,200</b>	<b>\$900</b>
Importance Code A	\$5,900	\$600	\$1,200	\$600
Importance Code B	\$19,000	\$10,600	\$900	\$300
Importance Code C	\$5,400			
<b>Total</b>	<b>\$30,200</b>	<b>\$11,200</b>	<b>\$2,200</b>	<b>\$900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 221/LADDER CO. 104**  
**Asset # : 13114**

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	80%	4+	\$52,600	LIFE	* *	5	\$16,700	
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Throughout									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Paint Peeling, Extent : Moderate, Area Affected : 50%									
Location : Rear And Side Facades									
	Masonry: Granite	2%			LIFE	* *	5	\$300	
	Masonry: Limestone	10%	2-4	\$4,800	LIFE	* *	5	\$1,600	
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%									
Location : Front Facade									
	Wood Overhead Doors	8%			2040	* *	5	\$8,400	
Windows									
	Aluminum	100%			2043	* *	5	\$1,200	
Parapets									
	Masonry: Brick	75%	0-2	\$51,400	LIFE	* *	5	\$1,700	1
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 20%									
Location : Main Roof									
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%									
Location : Front Of Building									
Spalling, Extent : Severe, Area Affected : 25%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
	Masonry: Limestone	10%	Now	\$500	LIFE	* *	5	\$300	1
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 100%									
Location : Front Facade									
	Slate	15%	Now	\$40,200	LIFE	* *	5	\$300	
Broken/Missing Elements, Extent : Light, Area Affected : 15%									
Location : Throughout Side And Rear Elevations									
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Roof									
	Modified Bitumen	98%	0-2	\$126,100	2037	* *			
Patching Evident, Extent : Moderate, Area Affected : 15%									
Location : Front Of Building By Drain									
Water Penetration, Extent : Light, Area Affected : 10%									
Location : Front Of Building By Drain									
Worn/Eroded, Extent : Moderate, Area Affected : 80%									
Location : Throughout									
	Skylight, Metal/Glass	2%			2037	* *	10	\$600	
Corrosion/Rusting, Extent : Moderate, Area Affected : 15%									
Location : Throughout									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 221/LADDER CO. 104**  
**Asset # : 13114**

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	45%	Now	\$44,700	LIFE	**	5	\$9,000	
Cracking/Crumbling, Extent : Severe, Area Affected : 30%									
Location : Throughout Steel Columns And Beams In Basement Are Shoring Up									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Apparatus Room									
Explanation : Steel Columns And Beams In Basement Are Shoring Up Floor									
	Ceramic Tile	5%			2036	**	5	\$500	
	Quarry Tile	5%	4+	\$2,700	2047	**	5	\$300	
Broken/Missing Elements, Extent : Light, Area Affected : 15%									
Location : Kitchen									
	Vinyl Tile	45%			2032	**	3	\$1,500	
Interior Walls									
	Cast in Place Concrete	30%			LIFE	**			
	Ceramic Tile	15%			2036	**	5	\$2,100	
	Masonry: Brick	20%			LIFE	**			
	Plaster	35%	Now	\$2,100	LIFE	**	5	\$1,500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Roof Access, Wall Near Entrance, 2nd Floor Miscellaneous Areas									
Paint Peeling, Extent : Moderate, Area Affected : 20%									
Location : Roof Access, Second Floor									
Ceilings									
	AcousTileSusp.Lay-In	5%			2040	**	5	\$500	
	Exposed Concrete	15%	Now	\$51,700	LIFE	**	5	\$200	
Exposed Reinforcement, Extent : Moderate, Area Affected : 15%									
Location : Cellar Under Apparatus Floor									
Spalling, Extent : Severe, Area Affected : 15%									
Location : Cellar Under Apparatus Floor									
Other Observation, Extent : Severe, Area Affected : 80%									
Location : Cellar									
Explanation : Structurally Insufficient And Supported By Temporary Steel Columns									
	Plaster	80%	Now	\$5,600	LIFE	**	5	\$5,100	
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
Water Penetration, Extent : Light, Area Affected : 5%									
Location : 2nd Floor Office At Front Of Building									
Site Enclosure									
Fence/Gates									
	Chain Link	97%			2047	**			
	Iron Picket	3%			2062	**			
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	100%			2040	**			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 221/LADDER CO. 104**  
**Asset # : 13114**

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

## Site Pavements

## Parking/Driveway

Cast in Place Concrete      100%    Now      \$2,200    2047      \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 30%*  
*Location : Front Of Driveway*

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%      2047      \* \*    5

*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*  
*Explanation : One 400 Amperes*

## Raceway

Conduit      50%      2047      \* \*    1

Conduit      50%      2037      \* \*    1

## Panelboards

Fused Disc Sw      20%      2043      \* \*    5

Molded Case Bkrs      50%      2035      \* \*    5      \$100

Molded Case Bkrs      30%      2043      \* \*    5

## Wiring

Thermoplastic      100%      2047      \* \*    1

## Motor Controllers

Locally Mounted      100%      2040      \* \*    5

## Ground

## Grounding Devices

Generic      100%      LIFE      \* \*    5      \$100

*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Basement*  
*Explanation : The Is No Ground Wire Jumper For The Water Meter.*

## Lighting

## Interior Lighting

Fluorescent      95%      2032      \* \*    10      \$5,300

*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Throughout Firehouse.*  
*Explanation : T8 Lamps*

Incandescent      5%      2032      \* \*    2

## Egress Lighting

Exit, Service      100%      2027      \$700    1

## Exterior Lighting

HID      100%      2032      \* \*    10

## Alarm

## Security System

No Component      80%

Generic      20%      2032      \* \*    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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 221/LADDER CO. 104**  
**Asset # : 13114**

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

## Alarm

## Fire/Smoke Detection

No Component

95%

Generic, Digital

5%

2027

\$3,300

1-3

\$200

*Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : Various Locations Around Building*

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%

2047

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2040

\* \*

1

\$6,100

*Recent Replace Evident, Extent : Light, Area Affected : 100%**Location : Basement*

## Distribution

Central Plant Steam

100%

2037

\* \*

4

\$500

Piping/Pmp

## Terminal Devices

Convactor/Radiator

90% Now

\$2,900

2032

\* \*

1

\$1,600

*Other Observation, Extent : Moderate, Area Affected : 10%**Location : Throughout**Explanation : Radiator Valves Need Replacement - Several Radiators Removed*

Unit Heater - Steam

10%

2027

\$2,100

4

\$100

## Air Conditioning

## Energy Source

Electricity

100%

2043

\* \*

1

## Conversion Equipment

Split Unit

40%

2032

\* \*

Window/Wall Unit

40% Now

\$1,000

2022

\$5,000

1

*Broken, Extent : Moderate, Area Affected : 50%**Location : 2nd Floor Officers Office*

No Component

20%

## Ventilation

## Distribution

Ductwork/Diffusers

20% Now

\$2,200

LIFE

\* \*

2-5

\$700

*Damaged, Extent : Severe, Area Affected : 50%**Location : Kitchen Hood Duct**Other Observation, Extent : Severe, Area Affected : 100%**Location : Kitchen Hood**Explanation : Replace Wrong Installation Of Kitchen Hood And Associated Ducts. Grease Leaks From Duct*

No Component

80%

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 221/LADDER CO. 104**  
**Asset # : 13114**

<b>Mechanical</b>		<b>Current Repair</b>			<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Ventilation</b>									
	Exhaust Fans								
	Roof	30%			2032	* *	2	\$100	
	Wall Unit	20%	Now		2027	\$400	2		
				<i>Malfunctioning, Extent : Light, Area Affected : 50%</i>					
				<i>Location : Apparatus Floor, Defective Exhaust Fan</i>					
	No Component	50%							
<b>Plumbing</b>									
	H/C Water Piping								
	Brass/Copper	10%			2047	* *	1		
				<i>Not Insulated, Extent : Light, Area Affected : 100%</i>					
				<i>Location : Basement</i>					
				<i>Other Observation, Extent : Light, Area Affected : 5%</i>					
				<i>Location : Basement</i>					
				<i>Explanation : No Dilectric Fittings</i>					
	Galvanized Steel	90%			2032	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,600	2	\$100	
				<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
				<i>Location : Basement</i>					
				<i>Explanation : 2 Units At 74 Gallons Each</i>					
				<i>Booster Pump</i>					
	Sanitary Piping								
	Cast Iron	100%	Now	\$2,200	LIFE	* *	1		
				<i>Leak Evident, Extent : Light, Area Affected : 10%</i>					
				<i>Location : Basement</i>					
	Storm Drain Piping								
	Cast Iron	70%	Now	\$900	LIFE	* *	1		
				<i>Leak Evident, Extent : Light, Area Affected : 10%</i>					
				<i>Location : South East Corner Of Second Floor, Probable Roof Drain Pipe Leak</i>					
	Cast Iron	30%	Now	\$700	LIFE	* *	1		
				<i>Blockage /Clogged, Extent : Severe, Area Affected : 100%</i>					
				<i>Location : Basement</i>					
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
				<i>Location : Basement</i>					
				<i>Explanation : Inadequate</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 222/BATTALION 37/ COMBINED FACILITY 81ST PCT  
**Address** : 32 RALPH AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.222 / 13115 **Yr Built/Renovated** : 1973 /  
**Area Sq Ft** : 9,206 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 18-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 1633 **Lot** : 39 **BIN** : 3044596

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>		<b>FY 2025 - 2030</b>	
Exterior Architecture	\$192,700			
Interior Architecture			\$78,900	
Mechanical			\$209,200	
<b>Total</b>	<b>\$192,700</b>		<b>\$288,100</b>	
Importance Code A	\$192,700			
Importance Code B			\$245,800	
Importance Code C			\$42,300	
<b>Total</b>	<b>\$192,700</b>		<b>\$288,100</b>	

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$34,900	\$12,200	\$100	
Interior Architecture	\$12,400	\$2,400		\$500
Electrical	\$500	\$18,500		
Mechanical	\$44,300	\$10,200	\$7,500	\$1,500
<b>Total</b>	<b>\$92,100</b>	<b>\$43,300</b>	<b>\$7,600</b>	<b>\$2,100</b>
Importance Code A	\$35,300	\$12,700	\$500	\$500
Importance Code B	\$53,700	\$30,700	\$7,100	\$1,600
Importance Code C	\$3,100			
<b>Total</b>	<b>\$92,100</b>	<b>\$43,300</b>	<b>\$7,600</b>	<b>\$2,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 222/BATTALION 37/ COMBINED FACILITY 81ST PCT**  
**Asset # : 13115**

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	50%	Now	\$33,300	LIFE	* *	5	\$5,300	1
Expansion Jnt Failure, Extent : Severe, Area Affected : 25%								
Location : Rear Brick Facade At Relieving Angle At Parapet								
Metal Sect. OHD	10%			2032	* *	5	\$3,300	
Pre-Cast Concrete	40%			LIFE	* *	5	\$13,700	
Windows								
Aluminum	90%	Now	\$43,500	2052	* *	5	\$500	
Air Infiltration, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Corrosion/Rusting, Extent : Severe, Area Affected : 60%								
Location : Window Lintels At Multiple Unit Windows								
Water Penetration, Extent : Severe, Area Affected : 20%								
Location : Throughout								
Aluminum	10%			2043	* *	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%								
Location : 2nd Floor Front								
Explanation : (2) New Windows At Battalion Chief Office								
Parapets								
Masonry: Brick	70%			LIFE	* *	5	\$800	
Metal: Cage/Fence	10%	Now	\$700	2032	* *	5	\$400	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Side Parapet Near Front								
Pre-Cast Concrete	20%	2-4	\$900	LIFE	* *	5	\$1,500	
Caulking Deteriorated, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Roof								
Built-Up (BUR)	100%			2022	\$149,200	10	\$10,500	
Interior								
Floors								
Cast in Place Concrete	45%			LIFE	* *	5	\$13,600	
Ceramic Tile	10%			2030	\$27,800	5	\$1,400	
Terrazzo	15%	4+	\$2,000	LIFE	* *	5	\$1,600	
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Stairwell								
Vinyl Tile	30%	2-4	\$7,300	2027	\$36,600	3	\$1,600	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : 2nd Floor Lockers And Weight Room								
Worn/Eroded, Extent : Light, Area Affected : 40%								
Location : Throughout 2nd Floor								

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 222/BATTALION 37/ COMBINED FACILITY 81ST PCT**  
**Asset # : 13115**

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								
Interior Walls								
Ceramic Tile	10%			2030	\$42,300	5	\$1,500	
Gypsum Board	10%			LIFE	**	5	\$900	
Plaster	25%	Now	\$3,100	LIFE	**	5	\$1,100	
Spalling, Extent : Severe, Area Affected : 15%								
Location : 2nd Floor Weight Room, Corridor By Suana								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : 2nd Floor Weight Room								
Plywood/Hardboard	5%			LIFE	**			
SGFT/Glazed Masonry	50%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	45%			2032	**	5	\$4,800	
Exposed Concrete	40%			LIFE	**	5	\$700	
Gypsum Board	5%			LIFE	**	5	\$700	
Plaster	10%			LIFE	**	5	\$700	
Paint Peeling, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Site Enclosure								
Free Standing Walls								
Masonry: Brick	100%			2037	**			

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								
Not Accessible	100%							
Raceway								
Conduit	100%			2027	\$32,700	1		
Panelboards								
Molded Case Bkrs	100%			2035	**	5	\$200	
Wiring								
Thermoplastic	100%			2037	**	1		
Motor Controllers								
Locally Mounted	100%			2025	\$15,000	5	\$100	
Ground								
Grounding Devices								
Not Accessible	100%							
Stand-by Power								
Transfer Switches								
Not Accessible	100%							
Generators								
Not Accessible	100%							
Batteries								
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 222/BATTALION 37/ COMBINED FACILITY 81ST PCT**  
**Asset # : 13115**

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
Stand-by Power									
	Fuel Storage								
	Not Accessible	100%							
Lighting									
	Interior Lighting								
	Fluorescent	95%			2027	\$24,700	10	\$8,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Incandescent	5%			2022	\$3,100	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : In Office							
		Explanation : Downlights							
Egress Lighting									
	Emergency, Service	50%			2027	\$2,400	1		
	Exit, Service	50%			2027	\$500	1		
Exterior Lighting									
	HID	50%			2027	\$18,100	10		
	Incandescent	50%			2022	\$15,400	2		
Alarm									
	Security System								
	Not Accessible	100%							
Fire/Smoke Detection									
	No Component	95%							
	Generic, Digital	5%	0-2	\$500	2037	* *	1-3	\$300	
		Devices Damaged, Extent : Light, Area Affected : 50%							
		Location : Through Out The Building							
		Devices Missing, Extent : Light, Area Affected : 50%							
		Location : Throughout Building							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							

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%			2047	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Located In Basement Of N Y P D Area							
	Conversion Equipment								
	Hot Water Boiler	100%			2040	* *	1	\$4,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Located In Basement Of N Y P D Area							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 222/BATTALION 37/ COMBINED FACILITY 81ST PCT**  
**Asset # : 13115**

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									
Distribution	Hot Wtr Piping/Pump	100%			2043	**	4	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Piping Comes From Basement Of N Y P D Area							
Terminal Devices									
	Convactor/Radiator	95%	Now	\$900	2040	**	1	\$2,500	
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : Entire House							
		Explanation : Firehouse Side Of System Has Comfort Control Issues							
	Unit Heater - Steam	5%			2027	\$1,600	4		
Air Conditioning									
Energy Source	Electricity	100%			2043	**	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Penthouse							
		Explanation : Located In Penthouse Above N Y P D Area							
Conversion Equipment									
	Reciprocating Compr/Chiller	50%			2027	\$38,100	1	\$2,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Penthouse							
		Explanation : Located In Penthouse Above N Y P D Area							
	Split Unit	10%			2032	**			
	Window/Wall Unit	40%			2022	\$7,500	1		
Distribution									
	Ductwork/Diffusers	100%			LIFE	**	2	\$12,000	
Terminal Devices									
	Fan Coil - 2 Pipe	100%	Now	\$3,400	2027	\$171,000	1	\$2,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Penthouse							
		Explanation : Located In Penthouse Above N Y P D Area / Firehouse Area Has Comfort Control Issues							
Heat Rejection									
	Water Cooling Tower	100%			2021	\$34,100	2	\$9,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Maintained By NYPD							
		Explanation : NYPD							
Ventilation									
Distribution	Ductwork/Diffusers	100%			LIFE	**	2-5	\$5,100	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 222/BATTALION 37/ COMBINED FACILITY 81ST PCT**  
**Asset # : 13115**

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
Ventilation									
	Exhaust Fans								
	Interior	50%			2027	\$16,000	2	\$100	
	Roof	40%	4+	\$600	2027	\$6,000	2	\$100	
		Dented, Extent : Moderate, Area Affected : 100%							
		Location : Roof Kitchen Fan							
	Roof	10%	Now	\$1,500	2037	**	2		
		Abandoned in Place, Extent : Moderate, Area Affected : 100%							
		Location : Roof							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	1		
	Water Heater								
	Electric	100%			2025	\$7,900	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : 2 - 120 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%	Now	\$900	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 100%							
		Location : Rear Yard							
	Backflow Preventer								
	Generic	100%			2032	**	1	\$600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Located In Basement Of N Y P D Area							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Standpipe								
	Generic	100%			2047	**	1-5	\$4,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Stair							
		Explanation : Connections At 1st And 2nd Floors							
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 224  
**Address** : 274 HICKS STREET  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.224 / 13116  
**Area Sq Ft** : 5,328  
**Date of Survey** : 20-Apr-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 260      **Lot** : 36      **BIN** : 3002336  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1903 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : HISTORICAL LANDMARK DISTRICT

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$76,300
Interior Architecture		\$37,400
Electrical		\$26,300
<b>Total</b>		<b>\$140,000</b>
Importance Code A		\$76,300
Importance Code B		\$26,300
Importance Code C		\$37,400
<b>Total</b>		<b>\$140,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$41,100	\$5,700		
Interior Architecture	\$63,500	\$300		\$300
Electrical	\$4,700	\$28,900		
Mechanical	\$7,000	\$12,600	\$900	\$700
<b>Total</b>	<b>\$116,300</b>	<b>\$47,500</b>	<b>\$900</b>	<b>\$1,000</b>
Importance Code A	\$41,700	\$6,200	\$500	\$500
Importance Code B	\$71,600	\$41,300	\$400	\$500
Importance Code C	\$3,000			
<b>Total</b>	<b>\$116,300</b>	<b>\$47,500</b>	<b>\$900</b>	<b>\$1,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 224**  
**Asset # : 13116**

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	60%	0-2	\$27,400	LIFE	* *	5	\$16,000	
		Water Penetration, Extent : Light, Area Affected : 5%							
		Location : Cellar							
	Masonry: Granite	5%	4+	\$3,600	LIFE	* *	5	\$1,000	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Masonry: Limestone	10%	4+	\$7,300	LIFE	* *	5	\$2,000	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Masonry: Limestone	20%			LIFE	* *	5	\$4,000	
	Wood Overhead Doors	5%			2032	* *	5	\$6,700	
Windows									
	Aluminum	100%			2035	* *	5	\$1,300	
Parapets									
	Masonry: Brick	85%	4+	\$2,500	LIFE	* *	5	\$1,900	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Pre-Cast Concrete	15%	4+	\$300	LIFE	* *	5	\$2,100	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%							
		Location : Throughout							
Roof									
	Copper/Terne	15%			2042	* *	10	\$2,300	
	Modified Bitumen	80%			2027	\$76,300	10	\$5,000	
	Skylight, Metal/Glass	5%			2047	* *	10	\$1,000	
Interior									
Floors									
	Cast in Place Concrete	40%	Now	\$24,600	LIFE	* *	5	\$7,600	
		Cracking/Crumbling, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : Apparatus Floor							
		Explanation : Slab Is Structurally Insufficient To Carry Current Loads							
	Ceramic Tile	10%			2030	\$19,100	5	\$900	
	Quarry Tile	5%			2032	* *	5	\$700	
	Vinyl Tile	25%			2027	\$20,900	3	\$1,100	
	Wood	20%	4+	\$1,300	2042	* *	5	\$1,600	
		Deteriorated Finish, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 224**  
**Asset # : 13116**

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									
Interior Walls									
	Ceramic Tile	10%			2030	\$37,400	5	\$1,200	
	Gypsum Board	5%			LIFE	**	5	\$400	
	Masonry: Brick	20%	4+	\$2,100	LIFE	**			
	Vertical Cracks, Extent : Light, Area Affected : 2%								
	Location : Cellar								
	Water Penetration, Extent : Light, Area Affected : 5%								
	Location : Cellar								
	Masonry: Fieldstone	5%	4+	\$900	LIFE	**			
	Other Observation, Extent : Light, Area Affected : 20%								
	Location : Cellar Foundation Wall Adjacent To Stairwell								
	Explanation : Eroded Mortar Joints								
	Plaster	35%			LIFE	**	5	\$1,300	
	SGFT/Glazed Masonry	25%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	5%	4+	\$400	2032	**	5	\$200	
	Broken/Missing Elements, Extent : Light, Area Affected : 1%								
	Location : 2nd Floor At Front Of Building								
	Staining/Discoloring, Extent : Light, Area Affected : 1%								
	Location : 2nd Floor At Front Of Building								
	Embossed Metal	65%	4+	\$2,300	LIFE	**	5	\$2,500	
	Punct/Tear/Impact Damage, Extent : Light, Area Affected : 1%								
	Location : 2nd Floor Gymnasium Area								
	Exposed Concrete	25%	Now	\$31,700	LIFE	**	5	\$300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 40%								
	Location : Throughout Cellar								
	Exposed Reinforcement, Extent : Moderate, Area Affected : 15%								
	Location : Cellar								
	Gypsum Board	5%			LIFE	**	5	\$500	
Site Enclosure									
	Free Standing Walls								
	Masonry: Brick	100%			2037	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2040	**			

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%			2027	\$5,500	5		
Enclosure Corroded, Extent : Light, Area Affected : 10%								
Location : Basement								

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 224**  
**Asset # : 13116**

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									
Raceway									
	Conduit	90%			2037	* *	1		
	Conduit	10%	0-2	\$3,600	2057	* *	1		
Corroded, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Panelboards									
	Fused Disc Sw	20%			2026	\$8,800	5		
	Molded Case Bkrs	60%			2026	\$26,300	5	\$100	
	Molded Case Bkrs	20%			2035	* *	5		
Other Observation, Extent : Light, Area Affected : 50%									
Location : Basement									
Explanation : Main Distribution Panel Is Blocked From Access Due To Temporary Structural Support For Apparatus Room Floor.									
Wiring									
	Thermoplastic	100%			2037	* *	1		
Motor Controllers									
	Locally Mounted	100%			2032	* *	5		
Ground									
Grounding Devices									
	Generic	100%	0-2	\$1,100	LIFE	* *	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement - Water Main									
Explanation : Corroded									
Lighting									
Interior Lighting									
	Fluorescent	68%			2027	\$11,200	10	\$3,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : T-8 Lamps									
	Fluorescent	30%			2022	\$4,900	10	\$1,500	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : T-12 Lamps									
	Incandescent	2%			2022	\$800	2		
Egress Lighting									
	Emergency, Service	50%			2027	\$1,500	1		
	No Component	50%							
Exterior Lighting									
	HID	67%			2022	\$15,300	10		
	Incandescent	33%			2022	\$6,400	2		

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

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 224**  
**Asset # : 13116**

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%			2047	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2040	* *	1	\$5,300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Natural Gas Fired Steam Boiler								
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2047	* *	4	\$300	
	Terminal Devices								
	Convactor/Radiator	100%			2032	* *	1	\$1,700	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	* *	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2022	\$11,800	1		
Ventilation									
	Distribution								
	Ductwork/Diffusers	5%	4+	\$2,600	LIFE	* *	2-5	\$200	
	Corroded, Extent : Light, Area Affected : 20%								
	Location : Kitchen Hood Duct								
	No Component	95%							
	Exhaust Fans								
	Interior	20%			2032	* *	2		
	Roof	10%			2027	\$900	2		
	Wall Unit	20%			2027	\$400	2		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : 1 Wall Unit								
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	10%			2047	* *	1		
	Galvanized Steel	90%			2040	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,500	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 224**  
**Asset # : 13116**

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									
	Sanitary Piping								
	Cast Iron	85%			LIFE	**	1		
	Cast Iron	5%	Now	\$1,000	LIFE	**	1		
		Leak Evident, Extent : Moderate, Area Affected : 10%							
		Location : Drain At Ice Maker							
	Cast Iron	10%	Now	\$1,700	LIFE	**	1		
		Other Observation, Extent : Moderate, Area Affected : 25%							
		Location : Basement							
		Explanation : Floods With Sewage During Rainstorm							
Storm Drain Piping									
	Cast Iron	90%			LIFE	**	1		
	Cast Iron	10%	Now	\$700	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 25%							
		Location : Basement							
		Other Observation, Extent : Moderate, Area Affected : 25%							
		Location : Basement							
		Explanation : Floods Occasionally							
Sump Pump(s)									
	Submersible	100%			2021	\$200	4	\$200	
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$3,000	1-3	\$400	
	No Component	90%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 225 / LADDER 107 / BATTALION 39  
**Address** : 799 LINCOLN AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.225 / 13117 **Yr Built/Renovated** : 1970 /  
**Area Sq Ft** : 8,320 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 4271 **Lot** : 75 **BIN** : 3095894

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$89,600	\$165,200
Electrical		\$68,600
Mechanical	\$59,500	
<b>Total</b>	<b>\$149,100</b>	<b>\$233,800</b>
Importance Code A	\$149,100	\$165,200
Importance Code B		\$68,600
<b>Total</b>	<b>\$149,100</b>	<b>\$233,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$40,300	\$16,200		
Interior Architecture	\$27,400	\$300	\$400	
Electrical	\$3,400	\$3,400	\$600	\$600
Mechanical	\$23,600	\$11,600	\$1,600	\$600
Site Pavements				
<b>Total</b>	<b>\$94,700</b>	<b>\$31,500</b>	<b>\$2,600</b>	<b>\$1,300</b>
Importance Code A	\$43,900	\$16,600	\$400	\$400
Importance Code B	\$38,600	\$14,900	\$2,200	\$900
Importance Code C	\$12,300			
<b>Total</b>	<b>\$94,700</b>	<b>\$31,500</b>	<b>\$2,600</b>	<b>\$1,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 225 / LADDER 107 / BATTALION 39**  
**Asset # : 13117**

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	55%	4+	\$6,100	LIFE	* *	5	\$9,700	
		Graffiti, Extent : Moderate, Area Affected : 5% Location : Side Facade (Linden Boulevard)							
	Masonry: Brick	5%	Now	\$27,700	LIFE	* *	5	\$900	
		Corrosion/Rusting, Extent : Severe, Area Affected : 10% Location : Steel Cap At Chimney Cracking/Crumbling, Extent : Severe, Area Affected : 50% Location : Vertical And Horizontal Cracks - Chimney At Roof							
	Metal Sect. OHD	10%			2040	* *	5	\$5,500	
	Stucco Cement	30%	4+	\$3,200	2040	* *	5	\$6,600	
		Broken/Missing Elements, Extent : Light, Area Affected : 1% Location : Exterior Soffit At Side Entrance Of Building							
Windows									
	Aluminum	100%	Now	\$89,600	2052	* *	5	\$1,000	
		Air Infiltration, Extent : Moderate, Area Affected : 75% Location : Throughout Ctwt/Balnc Not Funct, Extent : Severe, Area Affected : 20% Location : Throughout Hardware Missing, Extent : Moderate, Area Affected : 25% Location : Throughout Other Observation, Extent : Severe, Area Affected : 100% Location : Throughout Explanation : Thermally Inefficient							
Parapets									
	Metal Panel	10%			2037	* *	5	\$900	
		Other Observation, Extent : Light, Area Affected : 100% Location : At Roof Parapet Explanation : Metal Coping							
	Metal Rail	60%			2032	* *	5-10	\$24,500	
	Stucco Cement	30%			2032	* *	5	\$1,800	
Roof									
	Modified Bitumen	100%	Now	\$3,300	2027	\$165,200			
		Miss/Damaged Flashings, Extent : Moderate, Area Affected : 5% Location : Chimney							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 225 / LADDER 107 / BATTALION 39**  
**Asset # : 13117**

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	60%	Now	\$8,100	LIFE	**	5	\$16,300	
		Broken/Missing Elements, Extent : Severe, Area Affected : 5%							
		Location : Apparatus Room							
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Apparatus Room							
		Worn/Eroded, Extent : Severe, Area Affected : 5%							
		Location : Apparatus Room							
	Ceramic Tile	10%			2036	**	5	\$1,200	
	Terrazzo	5%			LIFE	**	5	\$500	
	Vinyl Tile	25%			2032	**	3	\$1,200	
		Recent Replace Evident, Extent : Light, Area Affected : 75%							
		Location : 2nd Floor Throughout							
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	10%			2036	**	5	\$1,900	
	Concrete Masonry Unit	5%			LIFE	**	5	\$400	
	Masonry: Brick	2%			LIFE	**			
	Plaster	35%	0-2	\$11,300	LIFE	**	5	\$2,000	
		Loose/Delam Surface, Extent : Severe, Area Affected : 10%							
		Location : Stairwell							
		Worn/Eroded, Extent : Severe, Area Affected : 20%							
		Location : Stairwell							
	SGFT/Glazed Masonry	35%			LIFE	**			
	Wood	3%			LIFE	**	5	\$2,300	
Ceilings									
	AcousTileSusp.Lay-In	5%			2032	**	5	\$600	
	Exposed Concrete	20%			LIFE	**	5	\$400	
	Plaster	75%	Now	\$6,400	LIFE	**	5	\$5,800	
		Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
		Location : Stairwell At Roof Hatch							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : Duct Soffit In 2nd Floor Lounge And Stairwell							
		Worn/Eroded, Extent : Severe, Area Affected : 5%							
		Location : Stairwell At Roof Hatch							
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2047	**			
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	100%			2040	**			
Parking/Driveway									
	Asphalt	20%			2030	\$10,300			
	Cast in Place Concrete	80%			2040	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 225 / LADDER 107 / BATTALION 39**  
**Asset # : 13117**

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%			2037	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Service Room							
		Explanation : 400 Amperes Fused Service Switch							
Raceway									
	Conduit	80%			2037	**	1		
	Conduit	20%			2047	**	1		
Panelboards									
	Molded Case Bkrs	80%			2035	**	5	\$200	
	Molded Case Bkrs	20%			2043	**	5		
		Other Observation, Extent : Moderate, Area Affected : 5%							
		Location : Various Locations Throughout Building							
		Explanation : Tripping Circuit Breakers When Turning a/c on							
Wiring									
	Thermoplastic	90%			2037	**	1		
	Thermoplastic	10%			2047	**	1		
Motor Controllers									
	Locally Mounted	100%			2032	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2032	**	1	\$2,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 260 Amp, 3 Pole							
Generators									
	Diesel	100%			2030	\$68,600	1	\$3,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Side Yard							
		Explanation : 81 Kilovolt-ampere, 3 Phase, 120/208 V							
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Exterior							
		Explanation : Inside Enclosure							
Fuel Storage									
	Day Tank	10%			2035	**	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Backyard							
		Explanation : 60 Gallon Sub-basement Diesel Fuel Tank							
	Main Tank	90%			2042	**	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 550 Gallon Diesel Fuel Tank							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 225 / LADDER 107 / BATTALION 39**  
**Asset # : 13117**

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	5%			2022	\$1,200	10	\$400	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Fluorescent		2%			2027	\$500	10	\$200	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : Second Floor							
LED		93%			2032	* *			
Egress Lighting									
Emergency, Service Exit, Service		50%			2027	\$2,100	1		
		50%			2027	\$500	1		
Exterior Lighting									
Fluorescent		5%			2027	\$1,400	10		
	HID	45%			2022	\$1,000	10		
	HID	30%	Now	\$700	2037	* *			
	Not in Service, Extent : Severe, Area Affected : 100%								
	Location : Facade								
Incandescent		20%			2027	\$5,600	2		
		Not in Service, Extent : Light, Area Affected : 100%							
		Location : Side Yard							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Side Yard							
	Explanation : Wall Mounted, Controlled Via Switch								
Alarm									
Fire/Smoke Detection									
No Component		95%							
	Generic, Analog	5%	Now	\$400	2037	* *	1-3	\$200	
	Devices Missing, Extent : Moderate, Area Affected : 100%								
	Location : One One First Floor And One On Second Floor								
	Local/Battery Operated Detect, Extent : Light, Area Affected : 100%								
	Location : First And Second Floor								

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								
	Electricity	5%			2047	* *	1		
	Natural Gas	95%			2047	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 225 / LADDER 107 / BATTALION 39**  
**Asset # : 13117**

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									
	Conversion Equipment								
	Hot Water Boiler	95%	Now	\$59,500	2047	* *	1	\$3,500	
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : 3 Burner Modular, 2 Burners Do Not Work							
	Radiant Heater	5%	Now	\$3,600	2032	* *	2	\$200	
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor House Watch							
Distribution									
	Hot Wtr Piping/Pump	80%			2035	* *	4	\$300	
	Under Construction	20%							
Terminal Devices									
	Convector/Radiator	70%			2032	* *	1	\$1,900	
	Convector/Radiator	10%	Now	\$900	2032	* *	1	\$200	
		Broken, Extent : Moderate, Area Affected : 10%							
		Location : 1st Floor Office							
		Malfunctioning, Extent : Moderate, Area Affected : 20%							
		Location : Kitchen							
	Unit Heater - Steam	20%			2027	\$5,800	4	\$200	
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : Rig Area							
		Explanation : Inadequate							
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%	Now	\$13,200	2037	* *	2	\$100	
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : Roof							
	Window/Wall Unit	60%			2022	\$10,200	1		
	Window/Wall Unit	10%	Now	\$1,700	2027	\$1,700	1		
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor Gymnasium And 2nd Floor Locker Room							
	No Component	10%							
Distribution									
	Ductwork/Diffusers	20%	Now	\$800	LIFE	* *	2	\$2,200	
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : 1st Floor Cardio							
		Explanation : Ductwork Not Connected To Air Outlet							
	No Component	80%							
Ventilation									

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



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 225 / LADDER 107 / BATTALION 39**  
**Asset # : 13117**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	10%	2-4	\$1,500	LIFE	* *	2-5	\$500	
		Corroded, Extent : Moderate, Area Affected : 30%							
		Location : Kitchen Hood Exhaust Duct							
	No Component	90%							
Exhaust Fans									
	Interior	50%			2027	\$14,500	2	\$100	
	Roof	15%			2035	* *	2		
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Roof							
	Roof	10%	Now	\$1,300	2037	* *	2		
		Malfunctioning, Extent : Moderate, Area Affected : 50%							
		Location : Fan On Roof Serves Kitchen Hood							
	Wall Unit	25%			2022	\$700	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Rig Area							
		Explanation : Inadequate							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2047	* *	1		
		Not Insulated, Extent : Moderate, Area Affected : 100%							
		Location : All Areas							
Water Heater									
	Gas Fired	100%			2025	\$5,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 74 Gallon Units							
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%			2021	\$300	4	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Units In 2 Locations							
Backflow Preventer									
	No Component	95%							
	Generic	5%			2032	* *	1		
Fixtures									
	Generic	100%							
Fire Suppression									
Chemical System									
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 226  
**Address** : 409 STATE STREET  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.226 / 13118  
**Area Sq Ft** : 3,718  
**Date of Survey** : 20-Apr-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 172      **Lot** : 48      **BIN** : 3000562  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1889 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$81,400	\$66,000
Interior Architecture	\$85,700	
<b>Total</b>	<b>\$167,100</b>	<b>\$66,000</b>
Importance Code A	\$81,400	\$66,000
Importance Code B	\$85,700	
<b>Total</b>	<b>\$167,100</b>	<b>\$66,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$10,800	\$5,200		
Interior Architecture	\$18,500			\$300
Electrical	\$3,100	\$4,800	\$300	\$300
Mechanical	\$3,600	\$500	\$2,100	\$500
Site Enclosure	\$17,500			
<b>Total</b>	<b>\$53,500</b>	<b>\$10,500</b>	<b>\$2,400</b>	<b>\$1,100</b>
Importance Code A	\$11,200	\$5,600	\$400	\$400
Importance Code B	\$21,600	\$4,900	\$2,000	\$800
Importance Code C	\$20,700			
<b>Total</b>	<b>\$53,500</b>	<b>\$10,500</b>	<b>\$2,400</b>	<b>\$1,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 226**  
**Asset # : 13118**

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	80%	Now	\$81,400	LIFE	* *	5	\$12,900	1
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : North Facade							
		Diagonal Cracks, Extent : Moderate, Area Affected : 15%							
		Location : North Facade							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : North Facade							
		Painted Surfaces, Extent : Moderate, Area Affected : 25%							
		Location : South Facade							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Foundation							
	Masonry: Limestone	10%			LIFE	* *	5	\$1,200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Cornice At South Facade							
		Explanation : Painted Surface							
	Wood Overhead Doors	10%			2032	* *	5	\$8,100	
Windows									
	Aluminum	100%			2035	* *	5	\$1,000	
Parapets									
	Masonry: Brick	85%			LIFE	* *	5	\$1,500	
	Metal Panel	5%			2047	* *	5	\$300	
	Metal Rail	5%			2032	* *	5-10	\$1,600	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : South Parapet							
		Explanation : Ornamental Cast Iron							
	Pre-Cast Concrete	5%			LIFE	* *	5	\$600	
Roof									
	Modified Bitumen	85%	Now	\$6,600	2027	\$66,000			
		Blisters, Extent : Moderate, Area Affected : 20%							
		Location : North Section							
		Drains Clogged, Extent : Moderate, Area Affected : 50%							
		Location : Drain At North Side Of Roof							
		Vegetation Growth, Extent : Moderate, Area Affected : 20%							
		Location : Drain At North Section							
	Roll Roofing	15%			2021	\$3,500	5	\$1,400	
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : Over Kitchen							

## 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 226**  
**Asset # : 13118**

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	45%			LIFE	**	5	\$5,600	
	Ceramic Tile	10%			2036	**	5	\$600	
	Vinyl Tile	45%	2-4	\$13,600	2032	**	3	\$1,000	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Interior Walls									
	Masonry: Brick	10%	4+	\$3,200	LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Basement									
	Plaster	80%			LIFE	**	5	\$1,900	
	Wood	10%			LIFE	**	5	\$3,100	
Ceilings									
	AcousTileSusp.Lay-In	10%	4+	\$1,400	2032	**	5	\$300	
Staining/Discoloring, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
	Embossed Metal	45%			LIFE	**	5	\$1,200	
	Exposed Concrete	45%	Now	\$85,700	LIFE	**	5	\$400	
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%									
Location : Steel Beams									
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Basement									
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Apparatus Slab									
Explanation : Support Of Apparatus Floor Is Reinforced With Lally Columns									
Site Enclosure									
	Free Standing Walls								
	Masonry: Brick	100%	Now	\$17,500	2037	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 25%									
Location : Rear Yard									
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%									
Location : Rear Yard									
Other Observation, Extent : Severe, Area Affected : 20%									
Location : Rear Yard									
Explanation : Vertical Cracking									

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 226**  
**Asset # : 13118**

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%			2047	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Switch Rated At 200 Amperes							
	Raceway								
	Conduit	50%			2047	**	1		
	Conduit	50%			2037	**	1		
	Panelboards								
	Molded Case Bkrs	50%			2043	**	5		
	Molded Case Bkrs	50%			2035	**	5		
	Wiring								
	Thermoplastic	100%			2047	**	1		
	Motor Controllers								
	Locally Mounted	100%			2040	**	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	**	1	\$1,100	
	Generators								
	Diesel	100%			2036	**	1	\$1,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : Diesel Generator Rated At 60 Kilowatts							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$100	
	Fuel Storage								
	Main Tank	100%			2055	**	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 50 Gallon Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	90%			2032	**	10	\$3,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Lamps							
	Fluorescent	5%			2032	**	10	\$200	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
	Incandescent	5%			2022	\$1,200	2		
	Egress Lighting								
	Emergency, Service	100%			2032	**	1		
	Exterior Lighting								
	HID	100%			2032	**	10		

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.

**FIRE DEPARTMENT - 057****ENGINE CO. 226****Asset # : 13118**

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

**Alarm**

## Fire/Smoke Detection

No Component

90%

Generic, Digital

10% Now

\$1,200

2037

\* \*

1-3

\$200

*Devices Missing, Extent : Moderate, Area Affected : 100%**Location : Various Locations Around The Building**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : Various Locations Around The Building*

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%

2047

\* \*

1

*Recent Replace Evident, Extent : Light, Area Affected : 100%**Location : Total House*

## Conversion Equipment

Steam Boiler

100%

2040

\* \*

1

\$3,700

## Distribution

Central Plant Steam

100%

2047

\* \*

4

\$200

Piping/Pmp

## Terminal Devices

Convactor/Radiator

100%

2040

\* \*

1

\$1,200

**Air Conditioning**

## Energy Source

Electricity

100%

2043

\* \*

1

## Conversion Equipment

Exterior Pkg Unit -

50%

2032

\* \*

2

\$100

Cooling

Window/Wall Unit

50%

2025

\$3,800

1

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2

\$4,800

**Ventilation**

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$2,100

## Exhaust Fans

Interior

25%

2032

\* \*

2

Roof

30% Now

\$1,800

2037

\* \*

2

*Unit Inoperable, Extent : Moderate, Area Affected : 25%**Location : Kitchen Hood*

Roof

10%

2032

\* \*

2

Wall Unit

10% Now

\$100

2037

\* \*

2

*Malfunctioning, Extent : Moderate, Area Affected : 25%**Location : Rig General Exhaust*

No Component

25%

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 226**  
**Asset # : 13118**

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								
	Galvanized Steel	100%			2040	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$2,200	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : Two 74 Gallon					
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	85%			LIFE	* *	1		
	Cast Iron	15%	Now	\$1,100	LIFE	* *	1		
				Blockage /Clogged, Extent : Moderate, Area Affected : 50%					
				Location : Roof					
				Cracked, Extent : Light, Area Affected : 20%					
				Location : Basement					
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 227  
**Address** : 423 RALPH AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.227 / 13119  
**Area Sq Ft** : 8,440  
**Date of Survey** : 18-Apr-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1445      **Lot** : 2      **BIN** : 3038838  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1907 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$164,000	\$63,500
Interior Architecture	\$111,600	
Mechanical		\$232,500
<b>Total</b>	<b>\$275,600</b>	<b>\$296,000</b>
Importance Code A	\$164,000	\$116,900
Importance Code B	\$111,600	\$179,200
<b>Total</b>	<b>\$275,600</b>	<b>\$296,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,500			
Interior Architecture	\$70,100	\$300	\$200	
Electrical	\$13,100	\$19,600		
Mechanical	\$34,200	\$33,000	\$1,200	\$1,100
Site Enclosure	\$10,300			
Site Pavements	\$1,900			
<b>Total</b>	<b>\$159,100</b>	<b>\$52,900</b>	<b>\$1,400</b>	<b>\$1,100</b>
Importance Code A	\$35,400	\$800	\$800	\$800
Importance Code B	\$108,900	\$52,100	\$600	\$300
Importance Code C	\$14,700			
<b>Total</b>	<b>\$159,100</b>	<b>\$52,900</b>	<b>\$1,400</b>	<b>\$1,100</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 227**  
**Asset # : 13119**

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	80%	0-2	\$68,700	LIFE	* *	5	\$7,300	
Diagonal Cracks, Extent : Light, Area Affected : 2%								
Location : 3rd Floor Rear Wall								
Painted Surfaces, Extent : Moderate, Area Affected : 80%								
Location : Throughout Except Front Facade								
Spalling, Extent : Moderate, Area Affected : 20%								
Location : Left Facade And Throughout Upper Parts Of Wall Except Front Facade								
Vertical Cracks, Extent : Moderate, Area Affected : 1%								
Location : Left Side Front Corner								
Masonry: Granite	2%			LIFE	* *	5	\$100	
Masonry: Limestone	10%	0-2	\$20,700	LIFE	* *	5	\$700	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Front Facade								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
Location : Throughout Limestone								
Metal Sect. OHD	8%	Now	\$1,200	2040	* *	5	\$1,100	
Other Observation, Extent : Severe, Area Affected : 2%								
Location : Base Of Ohd Frame								
Explanation : Frame Is Deteriorated/rusted At Base.								
Windows								
Aluminum	85%			2026	\$11,100	5	\$300	
Steel	15%	0-2	\$2,400	2052	* *	5	\$300	
Corrosion/Rusting, Extent : Severe, Area Affected : 100%								
Location : Lintels At 1st, 2nd And 3rd Floor Rear Windows								
Parapets								
Cast Stone/Terra Cotta	10%	Now	\$1,500	LIFE	* *	5	\$300	1
Broken/Missing Elements, Extent : Severe, Area Affected : 20%								
Location : Cornice								
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 80%								
Location : Cornice								
Caulking Deteriorated, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Masonry: Brick	75%	0-2	\$3,500	LIFE	* *	5	\$300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Spalling, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Metal Cornice	15%			2055	* *	10	\$200	
Other Observation, Extent : Light, Area Affected : 100%								
Location : At Parapet								
Explanation : Metal Coping								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 227**  
**Asset # : 13119**

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									
Roof									
	Built-Up (BUR)	60%	Now	\$95,300	2037	**			1
		Blisters, Extent : Severe, Area Affected : 25%							
		Location : Throughout							
		Water Penetration, Extent : Severe, Area Affected : 25%							
		Location : Front Portion Of Roof							
		Worn/Eroded, Extent : Severe, Area Affected : 100%							
		Location : Entire Built-Up Roof							
	Modified Bitumen	40%			2027	\$63,500	10	\$4,500	
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$41,600	LIFE	**	5	\$14,000	
		Other Observation, Extent : Severe, Area Affected : 80%							
		Location : Apparatus Floor							
		Explanation : Structurally Insufficient; Major Rusting At Temporary Support Column Bases In Cellar							
	Ceramic Tile	10%			2036	**	5	\$1,300	
	Vinyl Tile	15%			2035	**	3	\$700	
	Wood	25%	2-4	\$22,000	2042	**	5	\$3,000	
		Worn/Eroded, Extent : Moderate, Area Affected : 80%							
		Location : Stairwell, Third Floor Lounge							
Interior Walls									
	Ceramic Tile	30%	4+	\$3,200	2030	\$32,300	5	\$600	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : Apparatus And Stairwell							
	Masonry: Brick	20%			LIFE	**			
		Paint Peeling, Extent : Severe, Area Affected : 90%							
		Location : Cellar							
	Plaster	20%	Now	\$1,300	LIFE	**	5	\$200	
		Spalling, Extent : Severe, Area Affected : 5%							
		Location : 2nd Floor Hallway							
		Water Penetration, Extent : Severe, Area Affected : 5%							
		Location : 2nd Floor Hallway							
	SGFT/Glazed Masonry	15%			LIFE	**			
	Wood	15%			LIFE	**	5	\$2,200	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 227**  
**Asset # : 13119**

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									
	Ceilings								
	AcousTileSusp.Lay-In	5%			2032	**	5	\$700	
	Embossed Metal	20%	0-2	\$9,900	LIFE	**	5	\$1,200	
		Worn/Eroded, Extent : Moderate, Area Affected : 20%							
		Location : Apparatus Floor							
	Exposed Concrete	25%	Now	\$67,800	LIFE	**	5	\$500	
		Cracking/Crumbling, Extent : Severe, Area Affected : 50%							
		Location : Cellar							
		Water Penetration, Extent : Severe, Area Affected : 10%							
		Location : Cellar At Areaway Hatch							
		Other Observation, Extent : Severe, Area Affected : 75%							
		Location : Cellar							
		Explanation : Structurally Insufficient							
	Exposed Concrete	5%	Now	\$2,300	LIFE	**	5	\$100	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 15%							
		Location : 1st Floor Ceiling At Storehouse Side							
	Plaster	45%	Now	\$33,200	LIFE	**	5	\$3,800	
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : Throughout							
		Paint Peeling, Extent : Moderate, Area Affected : 10%							
		Location : 3rd Floor Lounge And 2nd Floor Bunkroom							
Site Enclosure									
	Free Standing Walls								
	Masonry: Brick	100%	Now	\$10,300	2037	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 40%							
		Location : Back Yard							
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Back Yard							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%							
		Location : Back Yard							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%	4+	\$1,900	2032	**			
		Other Observation, Extent : Light, Area Affected : 1%							
		Location : Apron At Overhead Door Entrance							
		Explanation : Minor Spall							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 227**  
**Asset # : 13119**

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%	Now	\$5,000	2057	* *	5		
				Enclosure Corroded, Extent : Severe, Area Affected : 100%					
				Location : Basement					
				Other Observation, Extent : Severe, Area Affected : 100%					
				Location : Basement					
				Explanation : Severe Water Damage					
	Raceway								
	Conduit	100%			2037	* *	1		
	Panelboards								
	Molded Case Bkrs	50%	Now	\$8,000	2052	* *	5	\$100	
				Enclosure Corroded, Extent : Severe, Area Affected : 100%					
				Location : Basement					
				Other Observation, Extent : Severe, Area Affected : 100%					
				Location : Basement					
				Explanation : Severe Water Damage					
	Molded Case Bkrs	50%			2035	* *	5	\$100	
	Wiring								
	Rubber	50%			2035	* *	1		
	Thermoplastic	50%			2047	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Incandescent	5%			2022	\$2,800	2		
	LED	95%			2032	* *			
	Egress Lighting								
	Emergency, Service	50%			2022	\$2,200	1		
	Exit, Service	50%			2022	\$500	1		
	Exterior Lighting								
	HID	50%			2032	* *	10		
	Incandescent	50%			2022	\$14,100	2		

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	50%			2047	**	1		
	Natural Gas	50%	4+	\$200	2037	**	1		
				Corroded, Extent : Light, Area Affected : 100%					
				Location : Basement					

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 227**  
**Asset # : 13119**

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									
	Conversion Equipment								
	Steam Boiler	100%			2025	\$53,300	1	\$8,400	
	Distribution								
	Central Plant Steam Piping/Pmp	100%	4+	\$13,900	2027	\$139,500	4	\$400	
		Corroded, Extent : Light, Area Affected : 50%							
		Location : Basement							
	Terminal Devices								
	Convactor/Radiator	90%			2025	\$39,700	1	\$2,500	
	Unit Heater - Steam	10%	Now	\$2,900	2037	* *	4	\$100	
		Abandoned in Place, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor							
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	* *	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2022	\$17,200	1		
Ventilation									
	Exhaust Fans								
	Interior	50%			2022	\$14,700	2	\$100	
	Roof	50%			2027	\$6,800	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
		No Water Meter, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Water Heater								
	Gas Fired	100%			2025	\$5,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 - 75 Gallon Unit							
	Sanitary Piping								
	Cast Iron	100%	4+	\$12,100	LIFE	* *	1		
		Corroded, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Storm Drain Piping								
	Cast Iron	100%	2-4	\$3,400	LIFE	* *	1		
		Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 227**  
**Asset # : 13119**

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

<b>Asset Name</b>	: ENGINE CO. 228		
<b>Address</b>	: 436 39th STREET		
<b>Borough</b>	: BROOKLYN	<b>Agency's Number</b>	: N/A
<b>Program / Asset #</b>	: FIRSECO.228 / 13120	<b>Yr Built/Renovated</b>	: 1897 /
<b>Area Sq Ft</b>	: 3,519	<b>Project Type</b>	: FIRE DEPARTMENT
<b>Date of Survey</b>	: 22-Apr-2016	<b>Landmark Status</b>	: NONE
<b>Areas Surveyed</b>	: Basement, Roof, Floors 1,2		
<b>Block</b>	: 709	<b>Lot</b>	: 19
		<b>BIN</b>	: 3010534

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$28,100
<b>Total</b>		<b>\$28,100</b>
Importance Code B		\$28,100
<b>Total</b>		<b>\$28,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$105,000	\$4,800	\$1,300	
Interior Architecture	\$24,900			\$200
Electrical	\$18,900	\$27,000		
Mechanical	\$2,200	\$4,100	\$500	\$300
Site Pavements	\$1,600			
<b>Total</b>	<b>\$152,600</b>	<b>\$35,900</b>	<b>\$1,700</b>	<b>\$500</b>
Importance Code A	\$110,300	\$5,000	\$1,400	\$200
Importance Code B	\$22,900	\$30,900	\$300	\$300
Importance Code C	\$19,500			
<b>Total</b>	<b>\$152,600</b>	<b>\$35,900</b>	<b>\$1,700</b>	<b>\$500</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 228**  
**Asset # : 13120**

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	80%	0-2	\$21,500	LIFE	* *	5	\$13,700	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Spalling, Extent : Moderate, Area Affected : 10%							
		Location : East, South And West Facades Along Top							
	Masonry: Sandstone	10%	0-2	\$15,400	LIFE	* *	5	\$1,300	
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : By Ohd At Front Facade							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
		Location : Front Facade							
		Spalling, Extent : Light, Area Affected : 15%							
		Location : Top Of Front Facade							
	Wood Overhead Doors	10%			2032	* *	5	\$8,600	
Windows									
	Metal Clad	75%			2043	* *	5	\$2,500	
	Metal/Detention Type	25%	Now	\$27,900	2057	* *	5	\$200	
		Air Infiltration, Extent : Severe, Area Affected : 100%							
		Location : Clerestory Windows At Rear Of Building							
		Corrosion/Rusting, Extent : Severe, Area Affected : 100%							
		Location : Clerestory Windows At Rear Of Building							
		Caulking Deteriorated, Extent : Severe, Area Affected : 100%							
		Location : Clerestory Windows At Rear Of Building							
		Water Penetration, Extent : Severe, Area Affected : 100%							
		Location : Clerestory Windows At Rear Of Building							
Parapets									
	Masonry: Brick	40%			LIFE	* *	5	\$500	
	Masonry: Sandstone	15%			LIFE	* *	5	\$200	
	Metal Panel	25%			2037	* *	5	\$1,100	
	Slate	20%	Now	\$27,200	LIFE	* *	5	\$200	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
		Location : Throughout Main Roof							
		Worn/Eroded, Extent : Severe, Area Affected : 100%							
		Location : Throughout Main Roof							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 228**  
**Asset # : 13120**

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									
Roof									
	Asphalt Shingle	20%			2036	* *	10	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Back Yard Explanation : Shed Roof							
	Modified Bitumen	75%	Now	\$13,100	2032	* *			1
		Drains Clogged, Extent : Severe, Area Affected : 100% Location : Upper And Lower Roof Ponding, Extent : Severe, Area Affected : 30% Location : Upper And Lower Roof Vegetation Growth, Extent : Moderate, Area Affected : 30% Location : Lower Roof Water Penetration, Extent : Moderate, Area Affected : 30% Location : Lower Roof							
	Skylight, Metal/Glass	5%			2037	* *	10	\$1,000	
		Corrosion/Rusting, Extent : Light, Area Affected : 25% Location : Upper Roof							
Interior									
Floors									
	Cast in Place Concrete	60%	0-2	\$1,900	LIFE	* *	5	\$7,800	
		Cracking/Crumbling, Extent : Light, Area Affected : 5% Location : Apparatus Floor, Weight Room In Cellar							
	Ceramic Tile	15%	4+	\$900	2036	* *	5	\$400	
		Broken/Missing Elements, Extent : Light, Area Affected : 1% Location : Kitchen Under Sink Area							
	Vinyl Tile	25%			2027	\$13,200	3	\$700	
Interior Walls									
	Ceramic Tile	10%			2036	* *	5	\$800	
	Gypsum Board	10%			LIFE	* *	5	\$500	
	Masonry: Brick	30%	0-2	\$19,100	LIFE	* *			
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35% Location : In Cellar Throughout Water Penetration, Extent : Moderate, Area Affected : 25% Location : In Cellar At Front Of Building							
	Plaster	50%			LIFE	* *	5	\$1,200	

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 228**  
**Asset # : 13120**

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								
Ceilings								
Embossed Metal	35%	Now	\$1,900	LIFE	* *	5	\$900	
	Deformed/Dented, Extent : Light, Area Affected : 20%							
	Location : Throughout							
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 1%							
	Location : Kitchen Area Over Sink							
	Water Penetration, Extent : Severe, Area Affected : 1%							
	Location : Kitchen Area Over Sink							
Exposed Concrete	30%			LIFE	* *	5	\$300	
Metal Panel	5%			LIFE	* *	5	\$400	
Plaster	30%	Now	\$500	LIFE	* *	5	\$1,100	
	Water Penetration, Extent : Light, Area Affected : 5%							
	Location : 2nd Floor							
Site Enclosure								
Fence/Gates								
Chain Link	100%			2037	* *			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%	Now	\$1,600	2032	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : By Street Curb And Hatchway Area							

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%	Now	\$5,000	2057	* *	5		
	Enclosure Corroded, Extent : Severe, Area Affected : 100%							
	Location : Basement							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : One 200 Amperes Main Disconnect Switch							
Raceway								
Conduit	100%			2027	\$32,700	1		
Panelboards								
Fused Disc Sw	10%			2026	\$4,000	5		
Molded Case Bkrs	20%	Now	\$8,000	2052	* *	5		
	Enclosure Corroded, Extent : Severe, Area Affected : 25%							
	Location : Basement, Main Distribution Panel. Panel Is Not Fastened Properly To The Wall							
Molded Case Bkrs	70%			2026	\$28,100	5	\$100	
Wiring								
Braided Cloth	20%	Now	\$5,800	2052	* *	1		
	Insulation Damaged, Extent : Severe, Area Affected : 20%							
	Location : Apparatus Floor							
Thermoplastic	80%			2027	\$23,100	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 228**  
**Asset # : 13120**

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									
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	100%			2022	\$10,000	10	\$3,200	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout Building								
	Exterior Lighting								
	HID	100%			2022	\$13,900	10		
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%			2047	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2032	* *	1	\$1,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Hot Wtr Piping/Pump	100%			2035	* *	4	\$200	
	Terminal Devices								
	Convactor/Radiator	100%			2032	* *	1	\$1,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Split Unit	5%			2027	\$3,700			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Kitchen								
	Window/Wall Unit	50%			2022	\$3,600	1		
	Window/Wall Unit	15%	Now	\$1,100	2027	\$1,100	1		
	Broken, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	No Component	30%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	15%			LIFE	* *	2-5	\$300	
	No Component	85%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 228**  
**Asset # : 13120**

<b>Mechanical</b>		<b>Current Repair</b>			<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Ventilation</b>									
	Exhaust Fans								
	Interior	15%	4+	\$600	2027	\$1,800	2		
		<i>Noisy/Vibrating, Extent : Moderate, Area Affected : 50%</i>							
		<i>Location : Rig Floor</i>							
	Wall Unit	10%			2027	\$100	2		
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
		<i>Location : Kitchen</i>							
		<i>Explanation : Kitchen Hood</i>							
	No Component	75%							
<b>Plumbing</b>									
	H/C Water Piping								
	Brass/Copper	98%			2037	* *	1		
	Galvanized Steel	2%	Now	\$200	2040	* *	1		
		<i>Broken, Extent : Light, Area Affected : 10%</i>							
		<i>Location : 2nd Floor Mens Bathroom</i>							
	Water Heater								
	Gas Fired	100%			2025	\$2,100	2	\$100	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
		<i>Location : Basement</i>							
		<i>Explanation : 2 Units</i>							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%	2-4	\$100	2022	\$100	4	\$100	
		<i>Malfunctioning, Extent : Light, Area Affected : 100%</i>							
		<i>Location : Basement</i>							
	Fixtures								
	Generic	100%							
<b>Fire Suppression</b>									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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.*

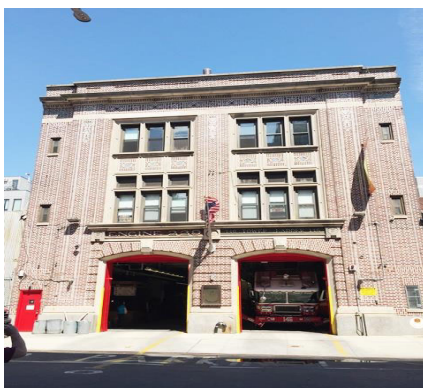
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 229/LADDER 146  
**Address** : 75 RICHARDSON STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.229 / 13121 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 8,184 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 19-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2722 **Lot** : 28 **BIN** : 3067898

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$205,400
Interior Architecture	\$231,700	\$128,700
Electrical		\$16,100
<b>Total</b>	<b>\$231,700</b>	<b>\$350,200</b>
Importance Code A		\$205,400
Importance Code B	\$231,700	\$16,100
Importance Code C		\$128,700
<b>Total</b>	<b>\$231,700</b>	<b>\$350,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,900			
Interior Architecture	\$5,200		\$300	\$500
Electrical	\$4,900	\$17,800		
Mechanical	\$28,100	\$23,900	\$1,700	\$1,100
<b>Total</b>	<b>\$41,000</b>	<b>\$41,700</b>	<b>\$2,000</b>	<b>\$1,700</b>
Importance Code A	\$23,600	\$800	\$800	\$800
Importance Code B	\$14,300	\$40,800	\$1,200	\$900
Importance Code C	\$3,100			
<b>Total</b>	<b>\$41,000</b>	<b>\$41,700</b>	<b>\$2,000</b>	<b>\$1,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 229/LADDER 146**  
**Asset # : 13121**

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	85%			LIFE	**	5	\$19,700	
	Masonry: Granite	2%			LIFE	**	5	\$300	
	Masonry: Limestone	5%			LIFE	**	5	\$900	
	Wood Overhead Doors	8%			2025	\$61,200	5	\$9,300	
Windows									
	Aluminum	100%			2035	**	5		
Parapets									
	Cast Stone/Terra Cotta	20%			LIFE	**	5	\$1,600	
	Masonry: Brick	80%			LIFE	**	5	\$800	
Paint Peeling, Extent : Moderate, Area Affected : 10%									
Location : Front Parapet Wall									
Roof									
	Modified Bitumen	100%	0-2	\$2,900	2027	\$144,200			
Blisters, Extent : Light, Area Affected : 5%									
Location : Main Roof									
Ponding, Extent : Moderate, Area Affected : 3%									
Location : 1st Floor Roof									
Interior									
Floors									
	Cast in Place Concrete	40%	Now	\$36,000	LIFE	**	5	\$12,100	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Floor									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Apparatus Floor									
Explanation : Temporary Columns In Cellar									
	Ceramic Tile	5%			2036	**	5	\$700	
	Terrazzo	5%			LIFE	**	5	\$500	
	Vinyl Tile	30%	0-2	\$36,800	2037	**	3	\$1,600	
Broken/Missing Elements, Extent : Light, Area Affected : 35%									
Location : 2nd And 3rd Floor Throughout And In Cellar									
Worn/Eroded, Extent : Moderate, Area Affected : 75%									
Location : 2nd And 3rd Floor Throughout									
	Vinyl Tile	15%			2032	**	3	\$800	
	Wood	5%			2055	**	5	\$1,300	

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 229/LADDER 146**  
**Asset # : 13121**

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									
Interior Walls									
	Ceramic Tile	30%			2030	\$128,700	5	\$4,500	
	Masonry: Brick	20%			LIFE	**			
	Plaster	50%	0-2	\$3,100	LIFE	**	5	\$2,200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : 2nd Floor Locker Room, 3rd Floor, Roof Scuttle, Stairwell									
Spalling, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Water Penetration, Extent : Light, Area Affected : 2%									
Location : Stairwell At Second Floor									
Worn/Eroded, Extent : Light, Area Affected : 100%									
Location : Throughout									
Ceilings									
	AcousTileSusp.Lay-In	10%			2040	**	5	\$1,600	
	Exposed Concrete	50%	Now	\$158,900	LIFE	**	5	\$1,200	
Corrosion/Rusting, Extent : Severe, Area Affected : 30%									
Location : Steel Beams In Cellar									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Cellar									
Explanation : Temporary Supports In Cellar									
	Plaster	40%	4+	\$1,700	LIFE	**	5	\$3,900	
Water Penetration, Extent : Light, Area Affected : 1%									
Location : Stairwell At Second Floor									
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2037	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2032	**			

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%			2047	* *	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : 200 Amperes Main Electrical Service Switch</i>									
Raceway									
	Conduit	80%			2027	\$26,100	1		
	Conduit	20%			2037	* *	1		
Panelboards									
	Molded Case Bkrs	40%			2026	\$16,100	5	\$100	
	Molded Case Bkrs	60%			2035	* *	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 229/LADDER 146**  
**Asset # : 13121**

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									
	Wiring								
	Thermoplastic	100%			2037	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2032	* *	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Motor Controllers For Two Overhead Doors							
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Ground Clamps On Line And Load Side Of Water Meter Are Corroded							
Lighting									
	Interior Lighting								
	Fluorescent	5%	2-4	\$1,200	2037	* *			
		Damaged Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Covers Missing From Light Fixtures Throughout Firehouse							
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement And 3rd Floor							
	Fluorescent	40%			2022	\$9,300	10	\$3,000	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 50%							
		Location : Basement And 3rd Floor							
	Fluorescent	45%			2027	\$10,400	10	\$3,400	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 1st And 2nd Floors							
	Incandescent	10%			2022	\$5,500	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st And 3rd Floor Lounges							
		Explanation : Incandescent Lamps In Use							
	Exterior Lighting								
	HID	50%	4+	\$3,200	2032	* *			
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : Building Exterior Facade							
	Incandescent	50%			2027	\$13,700	2		
Alarm									
	Fire/Smoke Detection								
	No Component	95%							
	Generic, Digital	5%	Now	\$400	2037	* *	1-3	\$200	
		Devices Missing, Extent : Moderate, Area Affected : 100%							
		Location : Various Locations Around Building							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : Various Locations Around Building							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 229/LADDER 146**  
**Asset # : 13121**

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%			2037	**	1		
		Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Cellar							
	Conversion Equipment								
	Steam Boiler	100%	4+	\$20,700	2047	**	1	\$7,300	
		Obsolete Equipment, Extent : Moderate, Area Affected : 100%							
		Location : Cellar							
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2037	**	4	\$600	
	Terminal Devices								
	Convector/Radiator	100%			2032	**	1	\$2,600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2049	**	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2025	\$16,700	1		
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%	Now	\$1,500	LIFE	**	2-5	\$4,600	
		Abandoned in Place, Extent : Light, Area Affected : 40%							
		Location : Apparatus Floor							
	Exhaust Fans								
	Interior	80%			2022	\$22,700	2	\$200	
	Wall Unit	20%			2027	\$600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen Hood							
		Explanation : Hood							
Plumbing									
	H/C Water Piping								
	Brass/Copper	20%			2047	**	1		
	Galvanized Steel	80%			2040	**	1		
	Water Heater								
	Gas Fired	70%	0-2	\$3,400	2027	\$3,400	2	\$100	
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : Cellar							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Cellar							
		Explanation : 1 Of 2 Units Obsolete							
	Gas Fired	30%			2025	\$1,500	2		
	Sanitary 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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 229/LADDER 146**  
**Asset # : 13121**

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	80%			LIFE	**	1		
	Cast Iron	20%	4+	\$1,700	LIFE	**	1		
	Corroded, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2027	\$100	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Explanation : Boiler Feed								
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 23  
**Address** : 215 WEST 58th STREET @ 7TH AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.023 / 13017 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 6,108 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Apr-2016 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1030 **Lot** : 23 **BIN** : 1024915

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$778,600	
Interior Architecture		\$40,600
Electrical	\$64,600	\$35,600
<b>Total</b>	<b>\$843,200</b>	<b>\$76,200</b>
Importance Code A	\$778,600	
Importance Code B	\$64,600	\$35,600
Importance Code C		\$40,600
<b>Total</b>	<b>\$843,200</b>	<b>\$76,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$52,900	\$7,600		
Interior Architecture	\$66,800		\$7,100	\$400
Electrical	\$11,400	\$28,600	\$300	\$400
Mechanical	\$3,600	\$14,500	\$1,000	\$700
<b>Total</b>	<b>\$134,700</b>	<b>\$50,700</b>	<b>\$8,300</b>	<b>\$1,500</b>
Importance Code A	\$56,200	\$8,100	\$500	\$500
Importance Code B	\$45,700	\$42,500	\$7,800	\$1,100
Importance Code C	\$32,800			
<b>Total</b>	<b>\$134,700</b>	<b>\$50,700</b>	<b>\$8,300</b>	<b>\$1,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 23**  
**Asset # : 13017**

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	75%	Now	\$234,900	LIFE	* *	5	\$22,900	
	Sidewalk Shed in Use, Extent : Severe, Area Affected : 25%								
	Location : Front Wall - Could Not Be Surveyed								
	Masonry: Limestone	15%	2-4	\$314,700	LIFE	* *	5	\$3,400	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
	Location : Front Wall								
	Wood Overhead Doors	10%			2032	* *	5	\$15,200	
Windows									
	Aluminum	50%	Now	\$27,000	2052	* *	5	\$300	
	Air Infiltration, Extent : Severe, Area Affected : 50%								
	Location : Windows Missing Gaskets								
	Ctwt/Balnc Not Funct, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Caulking Deteriorated, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Wood	50%	Now	\$1,800	2043	* *	5	\$2,800	
	Ctwt/Balnc Not Funct, Extent : Severe, Area Affected : 10%								
	Location : 3rd Floor Front Facade								
Parapets									
	Masonry: Limestone	20%	Now	\$24,000	LIFE	* *	5	\$500	1
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
	Location : Front Wall Is Temporarily Stabilized With Plywood/ Straps								
	Slate	80%	Now	\$129,500	LIFE	* *	5	\$1,600	
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 100%								
	Location : Caulk Joints Failing Throughout								
	Miss/Damaged Copings, Extent : Severe, Area Affected : 75%								
	Location : Copings Are Damaged/ Not Level								
Roof									
	Built-Up (BUR)	100%	0-2	\$99,500	2037	* *			
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Roofing Covered For Adjacent Property Construction								
	Explanation : Roof Covered With Wood Planks								
Interior									
Floors									
	Carpet	5%			2023	\$6,800	3	\$700	
	Cast in Place Concrete	40%			LIFE	* *	5	\$8,200	
	Ceramic Tile	5%			2030	\$10,400	5	\$500	
	Panel/Paver: Cer/Brk	5%			2035	* *	5	\$1,100	
	Quarry Tile	10%	0-2	\$3,100	2040	* *	5	\$700	
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Kitchen								
	Vinyl Tile	35%	0-2	\$12,700	2032	* *	3	\$1,200	
	Worn/Eroded, Extent : Moderate, Area Affected : 35%								
	Location : 2nd And 3rd Floor								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 23**  
**Asset # : 13017**

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

## Interior Walls

Ceramic Tile	10%			2030	\$40,600	5		\$1,300	
Concrete Masonry Unit	10%			LIFE	**	5		\$500	
Gypsum Board	5%			LIFE	**	5		\$400	
Masonry: Brick	25%	0-2	\$28,700	LIFE	**				

Spalling, Extent : Moderate, Area Affected : 20%

Location : Basement

Plaster	35%	0-2	\$4,100	LIFE	**	5		\$1,400	
---------	-----	-----	---------	------	----	---	--	---------	--

Loose/Delam Surface, Extent : Severe, Area Affected : 20%

Location : 3rd Floor Stair

SGFT/Glazed Masonry	15%			LIFE	**				
---------------------	-----	--	--	------	----	--	--	--	--

## Ceilings

AcousTileSusp.Lay-In	35%	0-2	\$18,200	2040	**	5		\$1,700	
----------------------	-----	-----	----------	------	----	---	--	---------	--

Misaligned/Bulging, Extent : Moderate, Area Affected : 15%

Location : 3rd Floor Locker Room

Staining/Discoloring, Extent : Moderate, Area Affected : 10%

Location : 3rd Floor Locker Room

Embossed Metal	25%			LIFE	**	5		\$1,100	
Exposed Concrete	25%			LIFE	**	5		\$400	
Exposed Struc: Steel	5%			LIFE	**				
Plaster	10%			LIFE	**	5		\$600	

Paint Peeling, Extent : Severe, Area Affected : 30%

Location : 3rd Floor Stair

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2040	**				
------------------------	------	--	--	------	----	--	--	--	--

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%			2027	\$5,500	5			
---------------	------	--	--	------	---------	---	--	--	--

## Raceway

Conduit	100%	Now	\$700	2027	\$35,600	1			
---------	------	-----	-------	------	----------	---	--	--	--

Covers Missing, Extent : Moderate, Area Affected : 100%

Location : 3rd Floor Light Switches And Junction Boxes

## Panelboards

Molded Case Bkrs	100%			2035	**	5		\$200	
------------------	------	--	--	------	----	---	--	-------	--

## Wiring

Braided Cloth	30%	0-2	\$9,400	2052	**	1			
---------------	-----	-----	---------	------	----	---	--	--	--

Insulation Aged, Extent : Moderate, Area Affected : 30%

Location : Basement

Thermoplastic	70%			2037	**	1			
---------------	-----	--	--	------	----	---	--	--	--

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 23**  
**Asset # : 13017**

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									
	Motor Controllers								
	Locally Mounted	100%			2032	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Incandescent	5%			2022	\$2,200	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : Office Area							
	LED	95%			2032	* *			
Egress Lighting									
	Emergency, Battery	50%			2027	\$4,700	10	\$700	
	Exit, Service	50%			2027	\$400	1		
Exterior Lighting									
	HID	95%			2022	\$24,900	10		
	Incandescent	5%			2022	\$1,100	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Front Facade							
		Explanation : Flood Lights							
Alarm									
	Fire/Smoke Detection								
	No Component	10%							
	Generic, Analog	90%	Now	\$1,300	2022	\$64,600	1-3	\$3,100	
		Devices Missing, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : Throughout							

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%			2047	* *	1		
	Conversion Equipment								
	Steam Boiler	80%	Now	\$3,400	2040	* *	1	\$4,400	
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : Boilers							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units							
	No Component	20%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 23**  
**Asset # : 13017**

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									
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2047	**	4	\$300	
	Terminal Devices								
	Convactor/Radiator	90%			2032	**	1	\$1,800	
	Unit Heater - Steam	10%			2032	**	4	\$100	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : 1st Floor							
		Explanation : Apparatus Floor							
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2022	\$13,500	1		
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%			LIFE	**	2-5	\$700	
	No Component	80%							
	Exhaust Fans								
	Interior	100%			2035	**	2	\$200	
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2044	**	1		
	Water Heater								
	Gas Fired	100%			2026	\$4,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1-75 Gallon							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%	0-2		2022	\$200	4	\$100	
		Damaged, Extent : Moderate, Area Affected : 100%							
		Location : Cellar							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	5%			2025	\$1,500	1-3	\$200	
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : 1st Floor							
		Explanation : Over Kitchen Hood							
	No Component	95%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 230  
**Address** : 701 PARK AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.230 / 13122  
**Area Sq Ft** : 4,500  
**Date of Survey** : 22-Mar-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1730      **Lot** : 49      **BIN** : 3048373  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1949 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$85,300
Interior Architecture	\$39,600	
Electrical	\$50,900	\$32,200
<b>Total</b>	<b>\$90,600</b>	<b>\$117,400</b>
Importance Code A		\$85,300
Importance Code B	\$90,600	\$32,200
<b>Total</b>	<b>\$90,600</b>	<b>\$117,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$40,000			
Interior Architecture	\$17,200			\$200
Electrical	\$6,100	\$5,900		
Mechanical	\$3,700	\$7,500	\$800	\$600
<b>Total</b>	<b>\$67,000</b>	<b>\$13,400</b>	<b>\$800</b>	<b>\$800</b>
Importance Code A	\$45,500	\$400	\$400	\$400
Importance Code B	\$10,500	\$13,000	\$400	\$400
Importance Code C	\$11,000			
<b>Total</b>	<b>\$67,000</b>	<b>\$13,400</b>	<b>\$800</b>	<b>\$800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 230**  
**Asset # : 13122**

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	90%	Now	\$22,600	LIFE	* *	5	\$14,400	
	Water Penetration, Extent : Light, Area Affected : 20%								
	Location : 2nd Floor Exercise Room								
	Wood Overhead Doors	10%	4+	\$5,300	2032	* *	5	\$4,000	
Broken/Missing Elements, Extent : Light, Area Affected : 30%									
Location : Throughout									
Windows									
Aluminum	100%	Now	\$700	2043	* *	5	\$400		
	Weather Strip Missing, Extent : Light, Area Affected : 5%								
	Location : At Windows With Air Conditioning Units								
Parapets									
Cast Stone/Terra Cotta	10%			LIFE	* *	5	\$400		
	Masonry: Brick	90%		LIFE	* *	5	\$500		
Roof									
Built-Up (BUR)	95%	4+	\$1,700	2027	\$85,300				
	Alligatoring, Extent : Light, Area Affected : 50%								
	Location : Throughout								
Skylight, Metal/Glass	5%	Now	\$9,800	2037	* *				
	Corrosion/Rusting, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%								
	Location : Metal Counter Flashing Located Over Roof Curb								
	Water Penetration, Extent : Light, Area Affected : 5%								
Location : Throughout									
Interior									
Floors									
Cast in Place Concrete	60%	Now	\$39,600	LIFE	* *	5	\$8,000		
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : Structurally Insufficient								
Ceramic Tile	5%			2036	* *	5	\$300		
Granite Panels	5%			LIFE	* *	5	\$200		
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Kitchen									
Terrazzo	5%			LIFE	* *	5	\$200		
Vinyl Tile	25%	Now	\$4,100	2027	\$13,500	3	\$600		
	Worn/Eroded, Extent : Light, Area Affected : 50%								
Location : Throughout									

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 230**  
**Asset # : 13122**

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

## Interior Walls

Cast in Place Concrete	30%	Now	\$4,600	LIFE	**				
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>									
<i>Location : Basement</i>									
Ceramic Tile	10%			2036	**	5		\$1,200	
Plaster	30%	Now	\$5,800	LIFE	**	5		\$1,000	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>									
<i>Location : Throughout</i>									
<i>Paint Peeling, Extent : Light, Area Affected : 10%</i>									
<i>Location : 2nd Floor</i>									

SGFT/Glazed Masonry	30%			LIFE	**				
---------------------	-----	--	--	------	----	--	--	--	--

## Ceilings

AcousTileSusp.Lay-In	15%	Now	\$500	2032	**	5		\$600	
<i>Staining/Discoloring, Extent : Light, Area Affected : 10%</i>									
<i>Location : 2nd Floor Locker Room</i>									
Exposed Concrete	60%			LIFE	**	5		\$800	
<i>Paint Peeling, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Apparatus And Basement</i>									
Plaster	25%	Now	\$1,400	LIFE	**	5		\$1,300	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>									
<i>Location : Throughout</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

Molded Case Bkrs	100%	Now	\$5,000	2057	**	5		\$100	
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : The Service Equipment Was Severely Damaged From Water Leaking On Components.</i>									

## Switchgear / Switchboard

Molded Case Bkrs	100%	Now	\$50,900	2057	**	5		\$100	
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : Severely Damaged From Water Leak.</i>									

## Raceway

Conduit	80%			2027		\$26,100	1		
Conduit	20%			2047	**		1		

## Panelboards

Molded Case Bkrs	80%			2026		\$32,200	5		\$100
Molded Case Bkrs	20%			2035	**		5		

## Wiring

Thermoplastic	80%			2027		\$23,100	1		
Thermoplastic	20%			2037	**		1		

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 230**  
**Asset # : 13122**

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									
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%	Now	\$1,000	LIFE	* *	5	\$100	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Explanation : Ground Wire Is In Poor Condition And Connections Are Severely Corroded.							
Lighting									
	Interior Lighting								
	Fluorescent	30%			2027	\$3,800	10	\$1,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : T-8 Lamps							
	Incandescent	5%			2022	\$1,500	2		
	LED	65%			2035	* *			
Exterior Lighting									
	HID	75%			2032	* *	10		
	HID	25%			2022	\$4,400	10		

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%			2037	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2032	**	1	\$4,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2037	**	4	\$300	
	Terminal Devices								
	Convactor/Radiator	100%			2032	**	1	\$1,500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	**	1		
	Conversion Equipment								
	Split Unit	15%			2027	\$14,100			
	Window/Wall Unit	45%			2022	\$4,100	1		
	No Component	40%							
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2	\$600	
	No Component	90%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 230**  
**Asset # : 13122**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$300	
	No Component	90%							
Exhaust Fans									
	Interior	20%			2032	* *	2		
	Roof	10%			2027	\$700	2		
	No Component	70%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2037	* *	1		
Water Heater									
	Gas Fired	100%			2022	\$2,700	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%	Now	\$2,700	LIFE	* *	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 10%								
	Location : Water Backs Up In Basement When It Rains								
Sump Pump(s)									
	Submersible	100%			2021	\$100	4	\$100	
Fixtures									
	Generic	100%							
Fire Suppression									
Chemical System									
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 231/LADDER 120  
**Address** : 107 WATKINS STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.231 / 13123 **Yr Built/Renovated** : 1905 / 2002  
**Area Sq Ft** : 9,700 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 08-Mar-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3507 **Lot** : 5 **BIN** : 3000000

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$66,500	
Electrical	\$38,200	\$89,100
Mechanical		\$160,300
<b>Total</b>	<b>\$104,700</b>	<b>\$249,400</b>
Importance Code A	\$66,500	
Importance Code B	\$38,200	\$249,400
<b>Total</b>	<b>\$104,700</b>	<b>\$249,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,300	\$31,000		\$5,100
Interior Architecture	\$29,000		\$1,500	\$1,200
Electrical	\$700	\$2,700	\$800	\$20,100
Mechanical	\$4,700	\$1,700	\$2,400	\$17,800
Site Enclosure	\$20,000			
Site Pavements	\$1,200			
<b>Total</b>	<b>\$84,900</b>	<b>\$35,400</b>	<b>\$4,700</b>	<b>\$44,200</b>
Importance Code A	\$30,300	\$32,000	\$1,000	\$6,100
Importance Code B	\$39,700	\$3,400	\$2,800	\$38,100
Importance Code C	\$14,900		\$900	
<b>Total</b>	<b>\$84,900</b>	<b>\$35,400</b>	<b>\$4,700</b>	<b>\$44,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 231/LADDER 120**  
**Asset # : 13123**

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	80%	Now	\$66,500	LIFE	**	5	\$21,200	
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 5%							
		Location : South Facade							
		Spalling, Extent : Moderate, Area Affected : 15%							
		Location : South Facade							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : South Facade 2nd Floor							
	Masonry: Granite	5%			LIFE	**	5	\$1,000	
	Masonry: Limestone	8%	Now	\$12,000	LIFE	**	5	\$1,600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Around Bay Doors							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Front Facade							
	Wood Overhead Doors	7%			2034	**	5	\$9,300	
Windows									
	Aluminum	100%	Now	\$14,400	2045	**	5	\$300	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 2%							
		Location : 2nd Floor							
		Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$800	
	Masonry: Brick	40%			LIFE	**	5	\$400	
	Metal: Cage/Fence	10%			2042	**	5-10	\$700	
	Stucco Cement	40%			2034	**	5	\$1,000	
		Cracking/Crumbling, Extent : Light, Area Affected : 2%							
		Location : Throughout Parapet							
Roof									
	Modified Bitumen	40%	Now	\$2,800	2034	**			
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Above 2nd Floor							
	Roll Roofing	60%			2022	\$25,600	5	\$9,900	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 231/LADDER 120**  
**Asset # : 13123**

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	35%	Now	\$2,400	LIFE	* *	5	\$9,500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : 1st Floor								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : 1st Floor Into Basement								
Ceramic Tile	10%			2038	* *	5	\$1,200	
Sheet Vinyl/Rubber	5%			2034	* *	5	\$900	
Vinyl Tile	50%	Now	\$11,000	2034	* *	3	\$2,300	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Uneven Substrate, Extent : Moderate, Area Affected : 2%								
Location : 3rd Floor								
Interior Walls								
Ceramic Tile	10%			2038	* *	5	\$1,800	
Concrete Masonry Unit	10%			LIFE	* *	5	\$700	
Gypsum Board	10%			LIFE	* *	5	\$1,100	
Repairs in Progress, Extent : Light, Area Affected : 5%								
Location : Basement								
Masonry: Brick	10%	Now	\$3,700	LIFE	* *			
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%								
Location : Basement								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Basement								
Plaster	35%	Now	\$2,700	LIFE	* *	5	\$1,900	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : 2nd Floor Bunk Room								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : 2nd Floor Bunk Room								
SGFT/Glazed Masonry	20%	0-2	\$7,300	LIFE	* *			
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Truck Bay								
Wood	5%			LIFE	* *	5	\$3,600	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 231/LADDER 120**  
**Asset # : 13123**

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								
Ceilings								
AcousTileSusp.Lay-In	10%	Now	\$1,100	2042	**	5	\$600	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 5%							
	Location : Kitchen							
	Staining/Discoloring, Extent : Moderate, Area Affected : 5%							
	Location : Basement, Kitchen							
Embossed Metal	80%			LIFE	**	5	\$4,500	
	Paint Peeling, Extent : Light, Area Affected : 10%							
	Location : 1st And 2nd Floor							
	Water Penetration, Extent : Moderate, Area Affected : 5%							
	Location : 2nd Floor							
Exposed Concrete	10%	Now	\$800	LIFE	**	5	\$200	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
	Location : Basement							
	Water Penetration, Extent : Moderate, Area Affected : 5%							
	Location : Basement							
Site Enclosure								
Fence/Gates								
Chain Link	100%			2049	**			
Retaining Walls								
Masonry: Brick	100%	Now	\$20,000	2039	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			
On-Site Walkways								
Cast in Place Concrete	100%	4+	\$1,200	2042	**			
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Rear Yard							
Parking/Driveway								
Cast in Place Concrete	100%			2042	**			
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 231/LADDER 120**  
**Asset # : 13123**

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%			2029	\$5,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Electrical Room							
		Explanation : One 200 Ampere Main Disconnect Switch							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2029	\$50,900	5		
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	95%			2028	\$38,200	5	\$200	
	Wiring								
	Thermoplastic	100%			2029	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2034	* *	1	\$3,000	
	Generators								
	Diesel	100%			2032	* *	1	\$3,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Generator Room Outside							
		Explanation : One 60 Kilowatts/ 75 Kilovolt-ampere, 208V, 3 Phase							
	Batteries								
	Lead/Acid	100%			2022	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	30%			2037	* *	5	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Generator Room Outside							
		Explanation : One 125 Gallons							
	Main Tank	70%			2044	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 550 Gallons							
Lighting									
	Interior Lighting								
	Fluorescent	30%			2024	\$8,200	10	\$2,700	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement, 3rd Floor Locker Room And Offices							
	Fluorescent	68%			2034	* *	10	\$6,100	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	2%			2024	\$1,300	2		

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 231/LADDER 120**  
**Asset # : 13123**

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

## Egress Lighting

Emergency, Service

20%

2024

\$1,000

1

Emergency, Service

40%

2034

\* \*

1

No Component

40%

## Exterior Lighting

HID

100%

2024

\$38,200

10

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%

2049

\* \*

1

*Recent Replace Evident, Extent : Light, Area Affected : 100%**Location : Total House*

## Conversion Equipment

Steam Boiler

100%

2042

\* \*

1

\$9,600

## Distribution

Central Plant Steam

100%

2029

\$160,300

4

\$700

Piping/Pmp

## Terminal Devices

Convactor/Radiator

90%

Now

\$2,300

2034

\* \*

1

\$2,500

*Leak Evident, Extent : Severe, Area Affected : 100%**Location : Basement*

Unit Heater - Steam

10%

2029

\$3,400

4

\$100

## Air Conditioning

## Energy Source

Electricity

100%

2045

\* \*

1

## Conversion Equipment

Exterior Pkg Unit -

10%

2029

\$7,700

2

\$100

Cooling

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : Split Unit Serves Kitchen And Basement*

Window/Wall Unit

80%

2024

\$15,800

1

No Component

10%

## Heat Rejection

Dry Cooler

10%

2034

\* \*

2

\$700

No Component

90%

## Ventilation

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$5,400

## Exhaust Fans

Interior

100%

2029

\$33,700

2

\$300

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 231/LADDER 120**  
**Asset # : 13123**

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%			2039	* *	1		
		No Water Meter, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Water Heater Gas Fired	100%			2027	\$5,800	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 75 Gallon Units							
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Submersible	100%			2021	\$300	4	\$300	
	Sewage Ejector(s) Not Accessible	100%							
	Backflow Preventer No Component Generic	95%			2034	* *	1		
		5%							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
	Fixtures Generic	100%							
		Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Total House							
Fire Suppression									
	Chemical System Generic	100%			2027	\$27,200	1-3	\$4,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Ansul System Serves Cooking Area							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 233/LADDER CO. 176  
**Address** : 25 ROCKAWAY AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.233 / 13124 **Yr Built/Renovated** : 1974 / 1984  
**Area Sq Ft** : 12,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,m,2  
**Block** : 1512 **Lot** : 1 **BIN** : 3040990

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$521,400	
Interior Architecture		\$79,600
Electrical	\$68,600	\$91,100
Mechanical		\$140,400
<b>Total</b>	<b>\$590,000</b>	<b>\$311,100</b>
Importance Code A	\$521,400	
Importance Code B	\$68,600	\$311,100
<b>Total</b>	<b>\$590,000</b>	<b>\$311,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$24,900	\$800		
Interior Architecture	\$63,700	\$700		\$1,100
Electrical	\$13,300	\$4,900	\$800	\$800
Mechanical	\$24,100	\$36,500	\$2,400	\$1,600
<b>Total</b>	<b>\$126,000</b>	<b>\$42,800</b>	<b>\$3,200</b>	<b>\$3,500</b>
Importance Code A	\$25,500	\$1,500	\$600	\$600
Importance Code B	\$92,700	\$41,300	\$2,600	\$3,000
Importance Code C	\$7,800			
<b>Total</b>	<b>\$126,000</b>	<b>\$42,800</b>	<b>\$3,200</b>	<b>\$3,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 233/LADDER CO. 176**  
**Asset # : 13124**

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									
	Concrete Masonry Unit	45%	Now	\$168,900	LIFE	**	5	\$6,100	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : Side Alley								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
	Location : Entry Facade								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 15%								
	Location : Above Overhead Doors - Main Facade								
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Vertical Cracks, Extent : Moderate, Area Affected : 20%								
	Location : Street Facades And Side Lot Entrance								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : North Facade At 1st Floor Offices And Foundation Wall Below								
	Metal Panel	10%	Now	\$800	2037	**	5	\$4,100	
	Deformed/Dented, Extent : Moderate, Area Affected : 20%								
	Location : House Watch At Main Facade								
	Metal Sect. OHD	10%			2040	**	5	\$6,800	
	Pre-Cast Concrete	25%			LIFE	**	5	\$17,800	
	Stucco Cement	5%			2040	**	5	\$2,700	
	Window Wall	5%	Now	\$54,800	2057	**	5	\$2,000	1
	Broken/Missing Elements, Extent : Severe, Area Affected : 20%								
	Location : House Watch - Main Entrance, 1st And 2nd Floor								
Windows									
	Aluminum	97%	Now	\$24,100	2052	**	5	\$300	
	Air Infiltration, Extent : Severe, Area Affected : 40%								
	Location : Throughout								
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : 2nd Floor								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 35%								
	Location : Throughout								
	Metal Louvers	3%			2036	**	10	\$100	
Parapets									
	Cast in Place Concrete	50%			LIFE	**	5	\$4,300	
	Concrete Masonry Unit	25%			LIFE	**	5	\$200	
	Metal Panel	20%			2037	**	5	\$600	
	Metal Rail	5%			2032	**	5-10	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 233/LADDER CO. 176**  
**Asset # : 13124**

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									
Roof	Modified Bitumen	100%	Now	\$297,800	2037	**			
				Alligatoring, Extent : Severe, Area Affected : 40%					
				Location : Main And Lower Roofs					
				Blisters, Extent : Moderate, Area Affected : 35%					
				Location : Main And Lower Roofs					
				Seams Open/Split, Extent : Moderate, Area Affected : 30%					
				Location : Main And Lower Roofs					
				Water Penetration, Extent : Severe, Area Affected : 10%					
				Location : Above Kitchen					
				Worn/Eroded, Extent : Moderate, Area Affected : 25%					
				Location : Main And Lower Roofs					
Interior									
Floors	Cast in Place Concrete	40%	2-4	\$7,800	LIFE	**	5	\$15,700	
				Cracking/Crumbling, Extent : Moderate, Area Affected : 15%					
				Location : Various Locations In Apparatus Room					
	Ceramic Tile	5%			2030	\$18,100	5	\$900	
	Quarry Tile	5%			2032	**	5	\$1,300	
	Vinyl Tile	50%	Now	\$15,900	2027	\$79,600	3	\$3,400	
				Broken/Missing Elements, Extent : Moderate, Area Affected : 20%					
				Location : Sitting Area					
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	5%			2030	\$21,600	5	\$800	
	Concrete Masonry Unit	45%	4+	\$7,800	LIFE	**	5	\$2,700	
				Cracking/Crumbling, Extent : Light, Area Affected : 20%					
				Location : Various Locations Throughout					
	Gypsum Board	10%			LIFE	**	5	\$900	
	SGFT/Glazed Masonry	30%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	15%	Now	\$22,700	2047	**	5	\$1,300	
				Staining/Discoloring, Extent : Moderate, Area Affected : 40%					
				Location : Kitchen					
				Water Penetration, Extent : Severe, Area Affected : 15%					
				Location : Kitchen					
	Exposed Concrete	35%			LIFE	**	5	\$1,000	
	Gypsum Board	50%	0-2	\$9,500	LIFE	**	5	\$11,200	
				Water Penetration, Extent : Moderate, Area Affected : 20%					
				Location : Mezzanine Offices					

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 233/LADDER CO. 176**  
**Asset # : 13124**

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								
	Molded Case Bkrs	100%			2027	\$5,000	5	\$300	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Disconnect Rated At 500 Amperes							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2027	\$50,900	5	\$300	
	Raceway								
	Conduit	100%			2027	\$32,700	1		
	Panelboards								
	Molded Case Bkrs	100%			2026	\$40,200	5	\$300	
	Wiring								
	Thermoplastic	100%			2027	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%	0-2	\$9,900	LIFE	* *	5	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Boiler Room							
		Explanation : Corroded							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2025	\$5,000	1	\$3,700	
	Generators								
	Diesel	100%			2023	\$68,600	1	\$4,700	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Emergency Generator Rated At 62 Kilowatts							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	50%			2026	\$500	5	\$1,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : 50 Gallons Rated Capacity							
	Main Tank	50%			2030	\$800	5	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : 275 Gallons Rated Capacity							
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 233/LADDER CO. 176**  
**Asset # : 13124**

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	70%			2027	\$23,800	10	\$7,700	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	5%			2027	\$1,700	10	\$600	
		Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%							
		Location : 2nd Floor							
	LED	25%			2035	* *			
Egress Lighting									
	Emergency, Service	50%			2022	\$3,100	1		
	Exit, Service	50%			2022	\$700	1		
Exterior Lighting									
	HID	20%			2027	\$9,400	10		
	No Component	80%							

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%			2047	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2044	**	1	\$5,900	
	Distribution								
	Hot Wtr Piping/Pump	100%			2035	**	4	\$600	
	Terminal Devices								
	Convactor/Radiator	10%			2032	**	1	\$400	
	Fan Coil Unit/Heat	80%	Now	\$14,000	2027	\$140,400	1	\$2,800	
		Malfunctioning, Extent : Severe, Area Affected : 20%							
		Location : 6 Of Them Have Mechanical Defects.							
		Other Observation, Extent : Severe, Area Affected : 80%							
		Location : Throughout							
		Explanation : 15 Units.							
	Unit Heater - Steam	10%			2027	\$4,200	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 233/LADDER CO. 176**  
**Asset # : 13124**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	15%			2032	**			
		Other Observation, Extent : Light, Area Affected : 15%							
		Location : For Locker Room							
		Explanation : 1 Unit. R-410a.							
	Window/Wall Unit	30%			2022	\$7,300	1		
	Window/Wall Unit	30%	0-2	\$7,300	2027	\$7,300	1		
		On Extended Life, Extent : Severe, Area Affected : 30%							
		Location : Various							
	No Component	25%							
Terminal Devices									
	Fan Coil - 2 Pipe	15%			2032	**	1	\$600	
	No Component	85%							
Heat Rejection									
	Dry Cooler	15%			2032	**	2	\$1,300	
	No Component	85%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	60%			LIFE	**	2-5	\$4,000	
	No Component	40%							
	Exhaust Fans								
	Roof	60%			2032	**	2	\$200	
	No Component	40%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$7,100	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%	Now	\$1,700	LIFE	**	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 5%							
		Location : 1st Floor Sitting Area							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%			2027	\$1,800	4	\$300	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	90%							
	Generic	10%			2037	**	1-2	\$300	

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



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 233/LADDER CO. 176**

**Asset # : 13124**

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

Generic

100%

2022

\$27,200

1-3

\$3,700

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

*Location : In Kitchen*

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 234 LADDER 123/BATTALION 38  
**Address** : 1352 ST. JOHN'S PLACE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.234 / 13125 **Yr Built/Renovated** : 1977 /  
**Area Sq Ft** : 10,355 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 28-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 1384 **Lot** : 8 **BIN** : 3037055

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>		<b>FY 2025 - 2030</b>	
Exterior Architecture	\$330,000		\$35,000	
Interior Architecture	\$53,500		\$42,200	
Electrical	\$68,600		\$91,100	
<b>Total</b>	<b>\$452,100</b>		<b>\$168,400</b>	
Importance Code A	\$330,000		\$35,000	
Importance Code B	\$122,100		\$91,100	
Importance Code C			\$42,200	
<b>Total</b>	<b>\$452,100</b>		<b>\$168,400</b>	

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$42,400	\$2,600		\$5,300
Interior Architecture	\$40,700	\$1,700		\$800
Electrical	\$3,100	\$4,800	\$700	\$700
Mechanical	\$14,200	\$41,000	\$1,400	\$900
<b>Total</b>	<b>\$100,400</b>	<b>\$50,100</b>	<b>\$2,200</b>	<b>\$7,800</b>
Importance Code A	\$42,900	\$3,300	\$500	\$5,800
Importance Code B	\$57,500	\$46,900	\$1,600	\$1,900
Importance Code C				
<b>Total</b>	<b>\$100,400</b>	<b>\$50,100</b>	<b>\$2,200</b>	<b>\$7,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 234 LADDER 123/BATTALION 38**  
**Asset # : 13125**

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									
	Concrete Masonry Unit	90%	Now	\$330,000	LIFE	* *	5	\$12,000	
	Broken/Missing Elements, Extent : Severe, Area Affected : 15%								
	Location : On Both Sides Of Overhead Door And West Facade								
	Cracking/Crumbling, Extent : Severe, Area Affected : 15%								
	Location : Entry Facade								
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%								
	Location : All Facades								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 15%								
	Location : Underside Of Soffits								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : At Duct Penetrations Along Side Elevation								
	Wood Overhead Doors	10%			2044	* *	5	\$10,700	
	Recent Repair Evident, Extent : Light, Area Affected : 100%								
	Location : Entry Facade								
Windows									
	Aluminum	100%	Now	\$23,300	2052	* *	5	\$300	
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	15%	0-2	\$3,200	LIFE	* *	5	\$1,900	
	Repointing Failure, Extent : Moderate, Area Affected : 20%								
	Location : Main And Lower Roofs								
	Concrete Masonry Unit	60%	0-2	\$2,600	LIFE	* *	5	\$1,100	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Metal Rail	15%			2032	* *	5-10	\$4,300	
	Stucco Cement	10%	Now	\$1,300	2040	* *	5	\$200	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Loose/Delam Surface, Extent : Moderate, Area Affected : 15%								
	Location : Interior Side Of Upper Parapet Wall								
	Vertical Cracks, Extent : Moderate, Area Affected : 25%								
	Location : Upper Roof								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 234 LADDER 123/BATTALION 38**  
**Asset # : 13125**

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									
Roof									
	Modified Bitumen	85%	2-4	\$8,500	2035	**			
				Debris Present, Extent : Moderate, Area Affected : 15%					
				Location : Throughout					
				Recent Replace Evident, Extent : Light, Area Affected : 100%					
				Location : Upper Roof					
				Ridging, Extent : Light, Area Affected : 15%					
				Location : South West Corner					
	Single Ply Membrane	15%	Now	\$3,500	2027	\$35,000			
				Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%					
				Location : Throughout					
				Ponding, Extent : Moderate, Area Affected : 20%					
				Location : Lower Roof - South And North Ends					
				Water Penetration, Extent : Moderate, Area Affected : 10%					
				Location : Bunk Room					
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$8,200	LIFE	**	5	\$16,500	
				Misaligned/Bulging, Extent : Severe, Area Affected : 5%					
				Location : Apparatus Room					
	Ceramic Tile	5%	Now	\$1,500	2030	\$15,200	5	\$400	
				Broken/Missing Elements, Extent : Moderate, Area Affected : 25%					
				Location : 2nd Floor Bathrooms And Officers Quarters					
	Quarry Tile	5%			2032	**	5	\$1,100	
	Vinyl Tile	40%	0-2	\$53,500	2037	**	3	\$2,300	
				Broken/Missing Elements, Extent : Moderate, Area Affected : 20%					
				Location : Second Floor					
				Worn/Eroded, Extent : Severe, Area Affected : 25%					
				Location : Throughout 2nd Floor					
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	10%			2030	\$42,200	5	\$1,500	
	Concrete Masonry Unit	15%			LIFE	**	5	\$900	
	Gypsum Board	30%			LIFE	**	5	\$2,600	
	SGFT/Glazed Masonry	35%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	15%			2032	**	5	\$2,300	
	Exposed Concrete	20%			LIFE	**	5	\$500	
	Gypsum Board	65%	Now	\$31,000	LIFE	**	5	\$12,300	
				Cracking/Crumbling, Extent : Severe, Area Affected : 40%					
				Location : 2nd Floor Office And Officer Bunk Room					
				Water Penetration, Extent : Severe, Area Affected : 15%					
				Location : 2nd Floor					

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 234 LADDER 123/BATTALION 38**  
**Asset # : 13125**

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								
	Molded Case Bkrs	100%			2027	\$5,000	5	\$300	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Disconnect Switch Rated At 300 Amperes.							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2027	\$50,900	5	\$300	
	Raceway								
	Conduit	100%			2027	\$32,700	1		
	Panelboards								
	Molded Case Bkrs	100%			2026	\$40,200	5	\$300	
	Wiring								
	Thermoplastic	100%			2027	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2025	\$5,000	1	\$3,200	
	Generators								
	Diesel	100%			2023	\$68,600	1	\$4,000	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Generator Room							
		Explanation : Emergency Generator Rated At 30 Kilowatts							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	50%			2026	\$400	5	\$1,000	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : 30 Gallon Rated Capacity							
	Main Tank	50%			2030	\$700	5	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Underground							
		Explanation : 1,000 Gallon Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	40%			2032	* *	10	\$3,800	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	LED	60%			2035	* *			
	Egress Lighting								
	Emergency, Service	100%			2027	\$5,300	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 234 LADDER 123/BATTALION 38**  
**Asset # : 13125**

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

## Exterior Lighting

HID	20%			2027	\$8,200	10			
No Component	80%								

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

Electricity	35%			2037	**	1			
Natural Gas	65%			2047	**	1			

## Conversion Equipment

Furnace	30%			2035	**	1		\$1,500	
---------	-----	--	--	------	----	---	--	---------	--

*Other Observation, Extent : Light, Area Affected : 30%*

*Location : Roof*

*Explanation : 1 Rooftop Package Unit*

Hot Water Boiler	65%			2040	**	1		\$3,300	
------------------	-----	--	--	------	----	---	--	---------	--

*Other Observation, Extent : Light, Area Affected : 65%*

*Location : Basement Boiler Room*

*Explanation : 1 Unit*

Radiant Heater	5%			2027		\$9,000	2	\$200	
----------------	----	--	--	------	--	---------	---	-------	--

## Distribution

Hot Wtr Piping/Pump	65%			2035	**	4		\$300	
No Component	35%								

## Terminal Devices

Convactor/Radiator	40%			2032	**	1		\$1,300	
Unit Heater - Steam	25%	0-2	\$9,000	2037	**	4		\$200	

*Other Observation, Extent : Light, Area Affected : 25%*

*Location : 1st Floor*

*Explanation : Aged Units, Serves Engine Bay*

No Component	35%								
--------------	-----	--	--	--	--	--	--	--	--

## Air Conditioning

## Energy Source

Electricity	100%			2043	**	1			
-------------	------	--	--	------	----	---	--	--	--

## Conversion Equipment

Ext Pkg Unit - Heating/Cooling	30%			2035	**	2		\$200	
--------------------------------	-----	--	--	------	----	---	--	-------	--

*Other Observation, Extent : Light, Area Affected : 30%*

*Location : Roof*

*Explanation : 1 Rooftop Unit. R-410a*

Window/Wall Unit	30%			2022		\$6,300	1		
------------------	-----	--	--	------	--	---------	---	--	--

No Component	40%								
--------------	-----	--	--	--	--	--	--	--	--

## Ventilation

## Distribution

Ductwork/Diffusers	30%			LIFE	**	2-5		\$1,700	
No Component	70%								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 234 LADDER 123/BATTALION 38**  
**Asset # : 13125**

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
Ventilation									
	Exhaust Fans								
	Roof	40%			2035	**	2	\$100	
	Wall Unit	20%			2032	**	2	\$100	
	No Component	40%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
	Water Heater								
	Gas Fired	100%			2022	\$6,200	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units.								
	Sanitary Piping								
	Cast Iron	100%	Now	\$3,700	LIFE	**	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 5%								
	Location : 1st Floor								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	95%							
	Generic	5%			2027	\$5,000	1-2	\$200	
	Other Observation, Extent : Light, Area Affected : 5%								
	Location : Basement								
	Explanation : Limited Coverage								
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	

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.

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 235 / BATTALION 57  
**Address** : 206 MONROE STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.235 / 13126 **Yr Built/Renovated** : 1895 /  
**Area Sq Ft** : 4,733 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,3  
**Block** : 1817 **Lot** : 48 **BIN** : 3051323

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$60,300	
<b>Total</b>	<b>\$60,300</b>	
Importance Code A	\$60,300	
<b>Total</b>	<b>\$60,300</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$13,100	\$6,800		\$11,300
Interior Architecture	\$13,100	\$700		
Electrical	\$300	\$2,000	\$300	\$400
Mechanical	\$700	\$6,600	\$700	\$700
Site Pavements	\$3,800			
<b>Total</b>	<b>\$31,100</b>	<b>\$16,200</b>	<b>\$1,000</b>	<b>\$12,300</b>
Importance Code A	\$13,600	\$7,300	\$500	\$11,800
Importance Code B	\$3,300	\$8,900	\$500	\$600
Importance Code C	\$14,200			
<b>Total</b>	<b>\$31,100</b>	<b>\$16,200</b>	<b>\$1,000</b>	<b>\$12,300</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 235 / BATTALION 57**  
**Asset # : 13126**

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	70%	Now	\$60,300	LIFE	**	5	\$19,200	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Masonry: Limestone	10%			LIFE	**	5	\$2,100	
	Metal Panel	10%			2059	**	5-10	\$18,800	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Wood Overhead Doors	10%			2042	**	5	\$13,700	
Windows									
	Aluminum	100%			2045	**	5	\$700	
Parapets									
	Masonry: Brick	90%	Now	\$10,100	LIFE	**	5	\$800	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Masonry: Limestone	10%	Now	\$3,000	LIFE	**	5	\$100	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 60%							
		Location : Coping							
Roof									
	Built-Up (BUR)	80%			2034	**	10	\$6,100	
	Copper/Terne	15%			2057	**	10	\$2,900	
	Skylight, Metal/Glass	5%			2049	**	10	\$1,300	
Interior									
Floors									
	Cast in Place Concrete	40%			LIFE	**	5	\$6,500	
	Ceramic Tile	5%	Now	\$400	2038	**	5	\$200	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%							
		Location : Womens Toilet							
	Quarry Tile	5%			2042	**	5	\$600	
	Vinyl Tile	50%			2037	**	3	\$1,400	
Interior Walls									
	Ceramic Tile	5%	Now	\$500	2038	**	5	\$400	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Concrete Masonry Unit	5%			LIFE	**	5	\$400	
	Masonry: Brick	15%	0-2	\$5,400	LIFE	**			
		Efflorescence, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Masonry: Fieldstone	10%			LIFE	**			
	Plaster	60%	Now	\$4,400	LIFE	**	5	\$3,200	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Wood	5%			LIFE	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 235 / BATTALION 57**  
**Asset # : 13126**

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								
Ceilings								
AcousTileSusp.Lay-In	5%	Now	\$600	2042	**	5	\$200	
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Embossed Metal	35%			LIFE	**	5	\$1,200	
Exposed Struc: Steel	25%			LIFE	**			
Plaster	35%	Now	\$1,800	LIFE	**	5	\$1,600	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Site Enclosure								
Fence/Gates								
Chain Link	100%			2059	**			
Free Standing Walls								
Masonry: Brick	100%			2049	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			
Parking/Driveway								
Asphalt	60%	2-4	\$3,800	2038	**			
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	40%			2042	**			

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%			2049	**	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Service Area</i>								
<i>Explanation : The Service Equipment Consists Of One 400 Ampere Main Disconnect Switch.</i>								
Raceway								
Conduit	80%			2029	\$26,100	1		
Conduit	20%			2055	**	1		
Panelboards								
Molded Case Bkrs	100%			2045	**	5	\$100	
Wiring								
Thermoplastic	80%			2049	**	1		
Thermoplastic	20%			2029	\$5,800	1		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$100	
Stand-by Power								
Transfer Switches								
Automatic	100%			2034	**	1	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 235 / BATTALION 57**  
**Asset # : 13126**

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
Stand-by Power									
Generators									
	Diesel	100%			2032	* *	1	\$1,800	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : The 81 Kilovolt-ampere Generator Is Mounted On The Side Of The Building. It Is In Good Condition.									
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$200	
Fuel Storage									
	Main Tank	100%			2044	* *	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : One 60 Gallon Unit									
Lighting									
Interior Lighting									
	Fluorescent	10%			2029	\$1,300	10	\$400	
Compact Fluorescent Light, Extent : Light, Area Affected : 100%									
Location : Dining Area.									
	LED	90%			2037	* *			
Egress Lighting									
	Emergency, Service	50%			2029	\$1,200	1		
	No Component	50%							
Exterior Lighting									
	HID	100%			2029	\$18,600	10		
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%			2049	* *	1		
Conversion Equipment									
	Steam Boiler	100%			2042	* *	1	\$4,700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : 1 Unit									
Distribution									
	Steam Piping/Pump	100%			2039	* *			
Terminal Devices									
	Convactor/Radiator	90%			2034	* *	1	\$1,400	
	Unit Heater - Steam	10%			2029	\$1,700	4	\$100	
Air Conditioning									
Energy Source									
	Electricity	100%			2037	* *	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 235 / BATTALION 57**  
**Asset # : 13126**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Air Conditioning								
	Conversion Equipment							
	Split Unit	2%		2034	**			
	Window/Wall Unit	60%		2022	\$5,800	1		
	No Component	38%						
Ventilation								
	Exhaust Fans							
	Roof	20%		2034	**	2		
	No Component	80%						
Plumbing								
	H/C Water Piping							
	Brass/Copper	60%		2049	**	1		
	Galvanized Steel	40%		2034	**	1		
	Water Heater							
	Gas Fired	100%		2027	\$2,800	2	\$100	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Two 75 Gallon Unit</i>							
	Sanitary Piping							
	Cast Iron	100%		LIFE	**	1		
	Storm Drain Piping							
	Cast Iron	100%		LIFE	**	1		
	Sump Pump(s)							
	Submersible	100%		2022	\$200	4	\$200	
	Backflow Preventer							
	Generic	100%		2034	**	1	\$300	
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Wet	2%		2027	\$500	1-3	\$100	
	No Component	98%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 236  
**Address** : 998 LIBERTY AVENUE @ S. CONDUIT BLVD.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.236 / 13127 **Yr Built/Renovated** : 1895 / 2010  
**Area Sq Ft** : 4,761 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Mar-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 4194 **Lot** : 20 **BIN** : 3094289

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$91,100
<b>Total</b>		<b>\$91,100</b>
Importance Code B		\$91,100
<b>Total</b>		<b>\$91,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,600			
Interior Architecture	\$46,000		\$2,000	\$400
Electrical	\$10,000		\$100	\$100
Mechanical	\$4,200	\$1,000	\$1,000	\$6,700
Site Pavements	\$4,700			
<b>Total</b>	<b>\$67,500</b>	<b>\$1,000</b>	<b>\$3,100</b>	<b>\$7,300</b>
Importance Code A	\$3,100	\$500	\$500	\$500
Importance Code B	\$61,000	\$500	\$1,200	\$6,800
Importance Code C	\$3,500		\$1,400	
<b>Total</b>	<b>\$67,500</b>	<b>\$1,000</b>	<b>\$3,100</b>	<b>\$7,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 236**  
**Asset # : 13127**

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	80%			LIFE	**	5	\$19,000	
	Masonry: Granite	3%			LIFE	**	5	\$500	
	Masonry: Limestone	10%			LIFE	**	5	\$1,800	
	Metal Coiling Doors	7%			2046	**	5	\$5,200	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Front Elevation									
Windows									
	Aluminum	100%			2045	**	5	\$1,200	
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,500	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Roof									
	Masonry: Brick	90%			LIFE	**	5	\$1,800	
Recent Repair Evident, Extent : Light, Area Affected : 100%									
Location : Roof									
Roof									
	Copper/Terne	5%			2057	**	10	\$700	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Roof									
	Modified Bitumen	95%			2037	**	10	\$5,200	
Interior									
Floors									
	Cast in Place Concrete	35%	0-2	\$3,000	LIFE	**	5	\$6,000	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
	Ceramic Tile	15%			2038	**	5	\$1,200	
	Quarry Tile	5%			2046	**	5	\$600	
	Vinyl Tile	45%	Now	\$15,600	2034	**	3	\$1,300	
Worn/Eroded, Extent : Severe, Area Affected : 50%									
Location : 2nd Floor									
Interior Walls									
	Cast in Place Concrete	3%	0-2	\$1,100	LIFE	**			
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
	Ceramic Tile	25%			2038	**	5	\$2,900	
	Concrete Masonry Unit	2%			LIFE	**	5	\$100	
	Gypsum Board	20%			LIFE	**	5	\$1,400	
	Masonry: Brick	20%			LIFE	**			
	Plaster	25%			LIFE	**	5	\$900	
	SGFT/Glazed Masonry	5%	Now	\$2,300	LIFE	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 40%									
Location : Throughout									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 236**  
**Asset # : 13127**

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

## Interior

## Ceilings

AcousTileSusp.Lay-In	10%	0-2	\$2,600	2034	**	5	\$400
----------------------	-----	-----	---------	------	----	---	-------

*Water Penetration, Extent : Moderate, Area Affected : 20%*  
*Location : 2nd Floor Office*

Embossed Metal	20%	4+	\$1,400	LIFE	**	5	\$700
----------------	-----	----	---------	------	----	---	-------

*Deformed/Dented, Extent : Light, Area Affected : 10%*  
*Location : Throughout*

Exposed Struc: Steel	20%	0-2	\$17,200	LIFE	**		
----------------------	-----	-----	----------	------	----	--	--

*Corrosion/Rusting, Extent : Light, Area Affected : 20%*  
*Location : Throughout*

Gypsum Board	10%	Now	\$2,500	LIFE	**	5	\$1,000
--------------	-----	-----	---------	------	----	---	---------

*Cracking/Crumbling, Extent : Severe, Area Affected : 30%*  
*Location : Throughout*

Metal Panel	5%			LIFE	**	5	\$500
-------------	----	--	--	------	----	---	-------

Plaster	35%			LIFE	**	5	\$1,700
---------	-----	--	--	------	----	---	---------

## Site Enclosure

## Fence/Gates

Chain Link	100%			2049	**		
------------	------	--	--	------	----	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%	0-2	\$4,700	2042	**		
------------------------	------	-----	---------	------	----	--	--

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%*  
*Location : Liberty Avenue*

Parking/Driveway	100%			2042	**		
------------------	------	--	--	------	----	--	--

Cast in Place Concrete	100%			2042	**		
------------------------	------	--	--	------	----	--	--

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	100%			2029	\$5,000	5	
---------------	------	--	--	------	---------	---	--

*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*

*Explanation : Main Service Disconnect Switch Rated At 200 Amperes.*

Switchgear / Switchboard	100%			2029	\$50,900	5	\$100
--------------------------	------	--	--	------	----------	---	-------

Raceway	100%			2029	\$32,700	1	
---------	------	--	--	------	----------	---	--

Panelboards	100%			2028	\$40,200	5	\$100
-------------	------	--	--	------	----------	---	-------

Wiring	100%			2029	\$28,900	1	
--------	------	--	--	------	----------	---	--

Thermoplastic	100%			2029	\$28,900	1	
---------------	------	--	--	------	----------	---	--

## Ground

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 236**  
**Asset # : 13127**

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% 2-4 \$9,900 LIFE \* \* 5 \$100  
*Corroded, Extent : Moderate, Area Affected : 100%*  
*Location : Basement*

## Lighting

Interior Lighting  
Fluorescent

100% 2029 \$13,500 10 \$4,400  
*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*  
*Location : Throughout The Building*

## Egress Lighting

## Exit, Service

50% 2029 \$300 1

## Exit, Battery

50% 2029 \$900 10 \$200

## Exterior Lighting

## HID

30% 2029 \$5,600 10

## No Component

70%

## Alarm

## Security System

## No Component

85%

## Generic

15% 2037 \* \* 1 \$300

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

*Location : Front Of The Building*

*Explanation : CCTV Surveillance Cameras*

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% 2049 \* \* 1

## Conversion Equipment

## Steam Boiler

100% 2042 \* \* 1 \$4,700

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

*Location : Basement*

*Explanation : 1 Natural Gas Fired Steam Boiler*

## Distribution

## Steam Piping/Pump

100% 2029 \$20,600

## Terminal Devices

## Convactor/Radiator

100% 0-2 \$1,200 2034 \* \* 1 \$1,400

*Other Observation, Extent : Light, Area Affected : 10%*

*Location : 1st Floor Back Room*

*Explanation : There Is No Heating Device In The Back Room Since The Radiators Were Removed*

## Air Conditioning

## Energy Source

## Electricity

100% 2037 \* \* 1

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 236**  
**Asset # : 13127**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	10%			2034	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Unit, R-410a							
	Window/Wall Unit	50%			2024	\$4,800	1		
	No Component	40%							
Terminal Devices									
	Fan Coil - 2 Pipe	10%			2034	* *	1	\$200	
	No Component	90%							
Heat Rejection									
	Air Cooled Condenser Unit	10%			2034	* *	2	\$300	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$300	
	No Component	90%							
Exhaust Fans									
	Roof	10%			2029	\$800	2		
	Wall Unit	25%			2024	\$400	2		
	No Component	65%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$2,800	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units							
	Sanitary Piping								
	Cast Iron	100%	0-2	\$1,700	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : Operatic Floor							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%	0-2	\$200	2024	\$200	4	\$100	
		Malfunctioning, Extent : Moderate, Area Affected : 100%							
		Location : Basement, Defective Submersible Pump							
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 236**  
**Asset # : 13127**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression	Chemical System							
	Generic	100%		2027	\$27,200	1-3	\$4,000	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Kitchen</i>						
		<i>Explanation : 1 Set</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

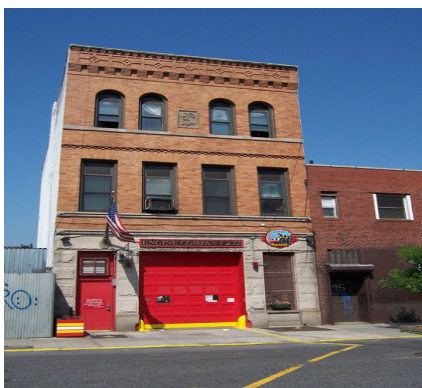
**Asset Name** : ENGINE CO. 237  
**Address** : 43 MORGAN AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.237 / 13128  
**Area Sq Ft** : 5,810  
**Date of Survey** : 14-Jun-2018  
**Areas Surveyed** : Floors 1  
**Block** : 3102      **Lot** : 23      **BIN** : 3071494  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1894 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture				\$6,400
Electrical				
<b>Total</b>				<b>\$6,400</b>
Importance Code A				\$6,400
Importance Code B				
<b>Total</b>				<b>\$6,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 237**  
**Asset # : 13128**

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	77%			LIFE	* *	5	\$19,600	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Front Facade								
Explanation : Only Front Facade Was Accessible Due To The Active Construction Of The Interior								
Masonry: Granite	3%			LIFE	* *	5	\$600	
Masonry: Limestone	10%			LIFE	* *	5	\$1,900	
Wood Overhead Doors	10%			2034	* *	5	\$12,700	
Windows								
Not Accessible	100%							
Parapets								
Not Accessible	100%							
Roof								
Not Accessible	100%							
Interior								
Floors								
Under Construction	100%							
Interior Walls								
Under Construction	100%							
Ceilings								
Under Construction	100%							
Site Enclosure								
Fence/Gates								
Not Accessible	100%							
Free Standing Walls								
Not Accessible	100%							
Site Pavements								
Public Sidewalk								
Not Accessible	100%							
On-Site Walkways								
Not Accessible	100%							
Parking/Driveway								
Not Accessible	100%							

Electrical		Current Repair			Future Replacement		Maintenance		
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Under 600 Volts									
	Service Equipment								
	Under Construction	100%							
	Transformers								
	Under Construction	100%							
	Switchgear / Switchboard								
	Under Construction	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 237**  
**Asset # : 13128**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Under 600 Volts								
	Raceway							
	Under Construction	100%						
	Panelboards							
	Under Construction	100%						
	Wiring							
	Under Construction	100%						
	Motor Controllers							
	Under Construction	100%						
Ground								
	Grounding Devices							
	Under Construction	100%						
Stand-by Power								
	Transfer Switches							
	Under Construction	100%						
	Generators							
	Under Construction	100%						
	Batteries							
	Under Construction	100%						
	Fuel Storage							
	Under Construction	100%						
Lighting								
	Interior Lighting							
	HID	10%		2037		* *	10	
	Under Construction	90%						
	Egress Lighting							
	Under Construction	100%						
	Exterior Lighting							
	Under Construction	100%						
Lightning Protection								
	Arresters/Cabling							
	Under Construction	100%						
Alarm								
	Security System							
	Under Construction	100%						
	Fire/Smoke Detection							
	Under Construction	100%						

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Heating								
	Energy Source							
	Under Construction	100%						
	Conversion Equipment							
	Under Construction	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 237**  
**Asset # : 13128**

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									
	Distribution								
	Under Construction	100%							
	Terminal Devices								
	Under Construction	100%							
Air Conditioning									
	Energy Source								
	Under Construction	100%							
	Conversion Equipment								
	No Component	40%							
	Under Construction	60%							
Ventilation									
	Exhaust Fans								
	No Component	80%							
	Under Construction	20%							
Plumbing									
	H/C Water Piping								
	Under Construction	30%							
	Under Construction	70%							
	Water Heater								
	Under Construction	100%							
	Sanitary Piping								
	Under Construction	100%							
	Storm Drain Piping								
	Under Construction	100%							
	Sump Pump(s)								
	Under Construction	100%							
	Pool Filter/Treatment								
	Under Construction	100%							
	Fixtures								
	Under Construction	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 238/LADDER CO. 106  
**Address** : 205 GREENPOINT AVENUE @ MCGUINNESS BLVD.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.238 / 13129 **Yr Built/Renovated** : 1972 /  
**Area Sq Ft** : 10,262 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2560 **Lot** : 50 **BIN** : 3064786

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$148,000	\$213,500
Electrical		\$91,100
<b>Total</b>	<b>\$148,000</b>	<b>\$304,600</b>
Importance Code A	\$148,000	\$213,500
Importance Code B		\$91,100
<b>Total</b>	<b>\$148,000</b>	<b>\$304,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,600	\$4,500		
Interior Architecture	\$60,600			\$400
Electrical	\$2,600	\$7,700	\$700	\$700
Mechanical	\$900	\$1,900	\$5,200	\$1,600
<b>Total</b>	<b>\$66,700</b>	<b>\$14,200</b>	<b>\$5,900</b>	<b>\$2,700</b>
Importance Code A	\$3,200	\$5,200	\$500	\$500
Importance Code B	\$56,600	\$9,000	\$5,400	\$2,200
Importance Code C	\$7,000			
<b>Total</b>	<b>\$66,700</b>	<b>\$14,200</b>	<b>\$5,900</b>	<b>\$2,700</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 238/LADDER CO. 106**  
**Asset # : 13129**

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	10%			LIFE	**	5	\$12,200	
	Masonry: Brick Cavity	85%			LIFE	**	5	\$20,800	
	Wood Overhead Doors	5%			2032	**	5	\$6,100	
Windows									
	Aluminum	100%	2-4	\$105,300	2052	**	5	\$1,200	2
	Air Infiltration, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Misaligned/Bulging, Extent : Severe, Area Affected : 25%								
	Location : 2nd Floor Windows								
	Unit Inoperable, Extent : Severe, Area Affected : 10%								
	Location : Various Locations Throughout								
Parapets									
	Cast in Place Concrete	30%	2-4	\$2,600	LIFE	**	5	\$8,200	
	Caulking Deteriorated, Extent : Moderate, Area Affected : 20%								
	Location : At Joints Throughout								
	Cast Stone/Terra Cotta	5%			LIFE	**	5	\$1,000	
	Masonry: Brick	50%			LIFE	**	5	\$1,300	
	Metal Rail	5%			2032	**	5-10	\$2,400	
	No Component	10%							
Roof									
	Modified Bitumen	100%	Now	\$42,700	2027	\$213,500			
	Alligatoring, Extent : Moderate, Area Affected : 20%								
	Location : Throughout Both Roofs								
	Blisters, Extent : Moderate, Area Affected : 20%								
	Location : Main Roof								
	Ridging, Extent : Moderate, Area Affected : 15%								
	Location : Throughout Both Roofs								
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : Lower Roof Where Kitchen Abuts Garage								
Interior									
Floors									
	Cast in Place Concrete	57%	0-2	\$9,500	LIFE	**	5	\$19,200	
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : Through Slab In Basement Tank Room								
	Worn/Eroded, Extent : Moderate, Area Affected : 20%								
	Location : Basement Slab Throughout								
	Ceramic Tile	15%			2040	**	5	\$2,300	
	Recent Installation, Extent : Light, Area Affected : 90%								
	Location : 2nd Floor Bath And Locker Rooms								
	Terrazzo	8%			LIFE	**	5	\$1,000	
	Vinyl Tile	20%	0-2	\$5,400	2027	\$27,200	3	\$1,200	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
	Location : 2nd Floor And Basement								
	Worn/Eroded, Extent : Moderate, Area Affected : 30%								
	Location : 2nd Floor And Basement								

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

Estimates are rounded to the nearest hundred dollars.

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

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



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 238/LADDER CO. 106**  
**Asset # : 13129**

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								
Interior Walls								
Cast in Place Concrete	10%	Now	\$7,000	LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Various Locations Throughout Basement								
Ceramic Tile	10%			2040	**	5	\$2,100	
Recent Replace Evident, Extent : Light, Area Affected : 90%								
Location : 2nd Floor Bath And Locker Rooms								
Concrete Masonry Unit	15%			LIFE	**	5	\$1,300	
Gypsum Board	5%			LIFE	**	5	\$600	
Plaster	30%			LIFE	**	5	\$1,900	
SGFT/Glazed Masonry	30%			LIFE	**			
Ceilings								
AcousTileConcealSpLn	35%	0-2	\$9,100	2044	**	5	\$3,400	
Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
Location : 2nd Floor								
Exposed Concrete	45%	Now	\$23,200	LIFE	**	5	\$1,100	
Loose/Delam Surface, Extent : Severe, Area Affected : 15%								
Location : Connecting Soffit Between Kitchen And Apparatus Room								
Metal Panel	10%	4+	\$5,300	LIFE	**	5	\$1,900	
Deformed/Dented, Extent : Moderate, Area Affected : 30%								
Location : Throughout Kitchen								
Plaster	10%	Now	\$1,100	LIFE	**	5	\$1,000	
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : Gymnasium Ceiling - From Roof Penetrations Above								

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%			2027	\$5,000	5	\$300	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : Main Service Disconnect Switch Rated At 400 Amperes								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2027	\$50,900	5	\$300	
Raceway								
Conduit	100%			2027	\$32,700	1		
Panelboards								
Molded Case Bkrs	100%			2026	\$40,200	5	\$300	
Wiring								
Thermoplastic	100%			2027	\$28,900	1		

Ground

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 238/LADDER CO. 106**  
**Asset # : 13129**

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  
Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Basement**Explanation : Connected To Metal Water Pipe. Point Of Contact Not Visible Covered With Insulation*

## Stand-by Power

Transfer Switches  
Automatic

100%

2040

\* \*

1

\$3,200

Generators

Diesel

100%

2036

\* \*

1

\$4,000

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement**Explanation : Emergency Generator Rated At 55 Kilowatts*

Batteries

Lead/Acid

100%

2021

\$1,600

5

\$400

Fuel Storage

Main Tank

100%

2042

\* \*

5

\$300

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement**Explanation : 275 Gallon Rated Capacity*

## Lighting

Interior Lighting  
Fluorescent

70%

2032

\* \*

10

\$6,600

*T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%**Location : 1st Floor And Basement*

LED

30%

2035

\* \*

Egress Lighting

Emergency, Service

70%

2032

\* \*

1

Exit, LED

30%

2062

\* \*

1

Exterior Lighting

HID

20%

2027

\$8,100

10

No Component

80%

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%

2053

\* \*

1

Conversion Equipment

Hot Water Boiler

100%

2040

\* \*

1

\$5,100

Distribution

Hot Wtr Piping/Pump

100%

2043

\* \*

4

\$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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 238/LADDER CO. 106**  
**Asset # : 13129**

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									
	Terminal Devices								
	Convactor/Radiator	90%			2040	**	1	\$3,000	
	Unit Heater - Steam	10%			2032	**	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2049	**	1		
	Conversion Equipment								
	Window/Wall Unit	20%			2025	\$4,200	1		
	Under Construction	80%							
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$13,400	
	Terminal Devices								
	Air Handler/Dir	50%			2032	**	1		
	Expansion								
	No Component	50%							
	Heat Rejection								
	Dry Cooler	50%			2032	**	2	\$3,600	
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$5,700	
	Exhaust Fans								
	Interior	50%			2032	**	2	\$200	
	Roof	50%			2032	**	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2053	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$6,100	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 - 75 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%	Now	\$100	2022	\$300	4	\$200	
	Not in Service, Extent : Severe, Area Affected : 100%								
	Location : Cellar								
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 239  
**Address** : 395 4th AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.239 / 13130  
**Area Sq Ft** : 4,600  
**Date of Survey** : 30-May-2018  
**Areas Surveyed** : Floors 1  
**Block** : 993      **Lot** : 5      **BIN** : 3021578  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1895 / 2008  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$44,200			\$3,000
Interior Architecture	\$2,500	\$200		\$1,500
Electrical	\$300	\$300	\$2,000	\$4,200
Mechanical	\$700	\$500	\$1,100	\$500
<b>Total</b>	<b>\$47,800</b>	<b>\$1,000</b>	<b>\$3,100</b>	<b>\$9,100</b>
Importance Code A	\$44,500	\$200	\$200	\$3,200
Importance Code B	\$3,300	\$800	\$2,800	\$5,900
Importance Code C				
<b>Total</b>	<b>\$47,800</b>	<b>\$1,000</b>	<b>\$3,100</b>	<b>\$9,100</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 239**  
**Asset # : 13130**

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	80%	Now	\$11,900	LIFE	**	5	\$18,900	
	Diagonal Cracks, Extent : Moderate, Area Affected : 3%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Water Penetration, Extent : Light, Area Affected : 5%								
	Location : Throughout								
	Masonry: Limestone	5%	2-4	\$6,700	LIFE	**	5	\$900	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Metal/Glass Curt Wall	10%	Now	\$19,600	LIFE	**	5	\$4,400	
	Water Penetration, Extent : Light, Area Affected : 5%								
	Location : Throughout								
	Wood Overhead Doors	5%			2034	**	5	\$5,900	
Windows									
	Aluminum	100%			2051	**	5	\$700	
Parapets									
	Masonry: Brick	80%			LIFE	**	5	\$1,200	
	Masonry: Limestone	10%			LIFE	**	5	\$200	
	Metal Panel	10%			2055	**	5	\$600	
Roof									
	Modified Bitumen	90%			2037	**	10	\$6,700	
	Plaza Roof: Stone Panels	5%			2055	**			
	Skylight, Metal/Glass	5%	Now	\$5,700	2055	**			
	Water Penetration, Extent : Light, Area Affected : 10%								
	Location : Lower Roof								
Interior									
Floors									
	Cast in Place Concrete	75%			LIFE	**	5	\$13,200	
	Ceramic Tile	5%			2042	**	5	\$400	
	Wood	20%			2064	**	5	\$3,000	
Interior Walls									
	Cast in Place Concrete	5%			LIFE	**			
	Concrete Masonry Unit	10%			LIFE	**	5	\$400	
	Gypsum Board	70%			LIFE	**	5	\$4,600	
	SGFT/Glazed Masonry	10%			LIFE	**			
	Wood	5%			LIFE	**	5	\$2,200	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 239**  
**Asset # : 13130**

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									
	Ceilings								
	AcousTileSusp.Lay-In	50%	Now	\$1,700	2046	**	5	\$2,000	
		Broken/Missing Elements, Extent : Light, Area Affected : 5%							
		Location : Weight Room							
	Embossed Metal	20%			LIFE	**	5	\$700	
	Exposed Struc: Steel	20%			LIFE	**			
	Gypsum Board	10%	Now	\$800	LIFE	**	5	\$1,000	
		Water Penetration, Extent : Light, Area Affected : 10%							
		Location : Kitchen							
Site Enclosure									
	Fence/Gates								
	Aluminum Rail	100%			2042	**	5-10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : Roof Rail							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	**			
	Parking/Driveway								
	Cast in Place Concrete	100%			2042	**			
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%			2049	**	5		
	Transformers								
	Dry Type	100%			2042	**	5		
	Raceway								
	Conduit	100%			2049	**	1		
	Panelboards								
	Fused Disc Sw	20%			2045	**	5		
	Molded Case Bkrs	80%			2045	**	5	\$100	
	Wiring								
	Thermoplastic	100%			2049	**	1		
	Motor Controllers								
	Locally Mounted	100%			2042	**	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	**	1	\$1,400	

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 239**  
**Asset # : 13130**

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
Stand-by Power									
	Generators								
	Diesel	100%			2038	* *	1	\$1,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : The Generator Is In Good Condition. It Is A 180 Kilowatt Generator.							
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$200	
Fuel Storage									
	Day Tank	50%			2045	* *	5	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement - Generator Room							
		Explanation : The Day Tanks Has A 50 Gallon Capacity.							
	Main Tank	50%			2044	* *	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : The Main Diesel Tank Has A 550 Gallon Capacity.							
Lighting									
	Interior Lighting								
	Fluorescent	90%			2034	* *	10	\$3,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : Most Lighting Fixtures Are T-8 Lamps Type Fixtures And Are In Good Condition.							
	Fluorescent	10%			2037	* *	10	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Stairway							
		Explanation : Lighting Fixtures In The Stairway Are T-5 Lamp Type. They Are In Good Condition.							
Egress Lighting									
	Emergency, Service	50%			2034	* *	1		
	Exit, LED	50%			2057	* *	1		
Exterior Lighting									
	LED	100%			2034	* *			
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

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%			2055	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 239**  
**Asset # : 13130**

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									
	Conversion Equipment								
	Furnace	50%			2037	**	1	\$1,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 3 Rooftop Air Conditioning Units With Gas Fired Furnaces							
	Hot Water Boiler	50%			2046	**	1	\$1,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Natural Gas Fired Hot Water Boiler							
Distribution									
	Hot Wtr Piping/Pump	100%			2051	**	4	\$200	
Terminal Devices									
	Air Handler	30%			2037	**	1	\$900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : H And V Unit Serves Boiler And Emergency Generator Engine Rooms							
	Fan Coil Unit/Heat	20%			2037	**	1	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Apparatus Floor							
		Explanation : Unit Heaters Serve Apparatus Floor							
	No Component	50%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	**	1		
Conversion Equipment									
	Ext Pkg Unit - Heating/Cooling	90%			2037	**	2	\$300	
	Split Unit	10%			2037	**			
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$2,600	
	Exhaust Fans								
	Roof	100%			2037	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2055	**	1		
	Water Heater								
	Gas Fired	100%			2028	\$2,700	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 239**  
**Asset # : 13130**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Sump Pump(s) Non-Submersible	100%		2037	* *	4	\$100	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : 2 Units</i>						
	Backflow Preventer Generic	100%		2037	* *	1	\$300	
	Fixtures Generic	100%						
Fire Suppression								
	Sprinkler Generic	100%		2055	* *	1-2	\$1,300	
	Chemical System Wet	2%		2028	\$500	1-3	\$100	
	No Component	98%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 24/ LADDER CO. 5  
**Address** : 227 AVENUE OF THE AMERICAS  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.024 / 13018 **Yr Built/Renovated** : 1975 /  
**Area Sq Ft** : 9,376 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 15-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 520 **Lot** : 37 **BIN** : 1080044

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$78,500	
Interior Architecture	\$62,200	
Electrical		\$157,800
<b>Total</b>	<b>\$140,700</b>	<b>\$157,800</b>
Importance Code A	\$78,500	
Importance Code B	\$62,200	\$157,800
<b>Total</b>	<b>\$140,700</b>	<b>\$157,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$96,000			
Interior Architecture	\$30,200	\$3,900		\$900
Electrical	\$2,400	\$800	\$1,000	\$40,700
Mechanical	\$4,200	\$1,600	\$1,500	\$5,400
Site Pavements	\$5,100			
<b>Total</b>	<b>\$137,800</b>	<b>\$6,200</b>	<b>\$2,500</b>	<b>\$47,000</b>
Importance Code A	\$96,400	\$500	\$500	\$500
Importance Code B	\$36,800	\$5,800	\$2,100	\$46,500
Importance Code C	\$4,600			
<b>Total</b>	<b>\$137,800</b>	<b>\$6,200</b>	<b>\$2,500</b>	<b>\$47,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 24/ LADDER CO. 5**  
**Asset # : 13018**

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	90%	4+	\$33,700	LIFE	**	5	\$21,400	
		Diagonal Cracks, Extent : Moderate, Area Affected : 10% Location : Front And Rear Facade On The Right Expansion Jnt Failure, Extent : Moderate, Area Affected : 5% Location : North And South Property Lines Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10% Location : Front Facade Vegetation Growth, Extent : Light, Area Affected : 15% Location : Ivy Growth At Front And Left Facade							
	Wood Overhead Doors	10%	Now	\$78,500	2049	**	5	\$6,000	
		Unit Inoperable, Extent : Moderate, Area Affected : 100% Location : Main Door Other Observation, Extent : Moderate, Area Affected : 100% Location : Main Door Explanation : Unit Always Braking Down							
Windows									
	Aluminum	100%	Now	\$27,800	2037	**	5	\$800	
		Air Infiltration, Extent : Moderate, Area Affected : 50% Location : Throughout Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 10% Location : Throughout Water Penetration, Extent : Moderate, Area Affected : 20% Location : Throughout							
Parapets									
	Cast Stone/Terra Cotta	15%	Now	\$13,900	LIFE	**	5	\$4,100	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 15% Location : Throughout							
	Masonry: Brick	85%			LIFE	**	5	\$3,000	
		Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10% Location : Throughout Vegetation Growth, Extent : Light, Area Affected : 30% Location : South Wall Of Parapet							
Roof									
	Modified Bitumen	100%	Now	\$20,500	2034	**			
		Alligatoring, Extent : Moderate, Area Affected : 5% Location : Throughout Blisters, Extent : Moderate, Area Affected : 5% Location : Throughout Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10% Location : Throughout							
Soffits									
	Cement-Fiber Panel	100%			2029		10		
		Staining/Discoloring, Extent : Light, Area Affected : 35% Location : Front Facade							

## 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 24/ LADDER CO. 5**  
**Asset # : 13018**

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	40%	4+	\$6,100	LIFE	* *	5	\$12,300		
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Apparatus And Basement Floor									
Ponding, Extent : Moderate, Area Affected : 5%									
Location : Basement									
Other Observation, Extent : Moderate, Area Affected : 10%									
Location : Basement									
Explanation : Flooding During Heavy Rain, Sewer Backs Up									
Ceramic Tile	5%	4+	\$700	2032	* *	5	\$400		
Worn/Eroded, Extent : Light, Area Affected : 25%									
Location : Throughout									
Quarry Tile	5%	4+	\$1,100	2042	* *	5	\$500		
Worn/Eroded, Extent : Light, Area Affected : 10%									
Location : Kitchen									
Vinyl Tile	50%	Now	\$18,700	2024	\$62,200	3	\$2,600		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Worn/Eroded, Extent : Light, Area Affected : 75%									
Location : Throughout									
Interior Walls									
Concrete Masonry Unit	30%	4+	\$3,200	LIFE	* *	5	\$2,700		
Diagonal Cracks, Extent : Light, Area Affected : 5%									
Location : Stair									
Gypsum Board	5%	Now	\$200	LIFE	* *	5	\$700		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Lounge									
Plaster	15%			LIFE	* *	5	\$1,000		
Plywood/Hardboard	10%			LIFE	* *				
SGFT/Glazed Masonry	40%			LIFE	* *				
Ceilings									
AcousTileSusp.Lay-In	55%			2042	* *	5	\$7,700		
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : Locker Room And Kitchen									
Exposed Concrete	35%			LIFE	* *	5	\$800		
Gypsum Board	10%	2-4	\$300	LIFE	* *	5	\$1,800		
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : 2nd Floor Corridor									
Site Enclosure									
Fence/Gates									
Chain Link	100%			2049	* *				
Free Standing Walls									
Cast in Place Concrete	100%			2064	* *				

## Site Pavements

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 24/ LADDER CO. 5**  
**Asset # : 13018**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2042		* *			
------------------------	------	--	--	------	--	-----	--	--	--

## On-Site Walkways

Cast in Place Concrete	100%	Now	\$200	2042		* *			
------------------------	------	-----	-------	------	--	-----	--	--	--

*Spalling, Extent : Moderate, Area Affected : 5%**Location : Steps To Rear Yard*

## Parking/Driveway

Cast in Place Concrete	100%	0-2	\$1,000	2042		* *			
------------------------	------	-----	---------	------	--	-----	--	--	--

*Cracking/Crumbling, Extent : Light, Area Affected : 10%**Location : Front Ramp*

## Activity Yard

Cast in Place Concrete	100%	0-2	\$3,900	2042		* *			
------------------------	------	-----	---------	------	--	-----	--	--	--

*Ponding, Extent : Moderate, Area Affected : 15%**Location : Rear Yard**Other Observation, Extent : Moderate, Area Affected : 15%**Location : Rear Yard**Explanation : Floods During Heavy Rain*

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

## Under 600 Volts

## Service Equipment

Fused Disc Sw	90%			2029		\$4,500	5		
---------------	-----	--	--	------	--	---------	---	--	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 300 Ampere Main Disconnect Switch*

Fused Disc Sw	10%			2029		\$500	5		
---------------	-----	--	--	------	--	-------	---	--	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 200 Amperes Main Disconnect Switch For Emergency*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2029		\$50,900	5	\$200	
------------------	------	--	--	------	--	----------	---	-------	--

## Raceway

Conduit	100%			2029		\$32,700	1		
---------	------	--	--	------	--	----------	---	--	--

## Panelboards

Fused Disc Sw	5%			2028		\$2,000	5		
---------------	----	--	--	------	--	---------	---	--	--

Molded Case Bkrs	95%			2028		\$38,200	5	\$200	
------------------	-----	--	--	------	--	----------	---	-------	--

## Wiring

Thermoplastic	100%			2029		\$28,900	1		
---------------	------	--	--	------	--	----------	---	--	--

## Motor Controllers

Locally Mounted	100%			2027		\$15,000	5	\$100	
-----------------	------	--	--	------	--	----------	---	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE		* *	5	\$100	
---------	------	--	--	------	--	-----	---	-------	--

## Stand-by Power

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 24/ LADDER CO. 5**  
**Asset # : 13018**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Stand-by Power								
Transfer Switches								
Automatic	100%			2027	\$5,000	1	\$2,900	
Generators								
Diesel	100%			2025	\$68,600	1	\$3,600	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Back Yard</i>								
<i>Explanation : One 40 Kilowatts</i>								
Batteries								
Lead/Acid	100%			2021	\$1,600	5	\$300	
Fuel Storage								
Day Tank	30%			2028	\$200	5	\$500	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Generator Room Back Yard</i>								
<i>Explanation : One 50 Gallons</i>								
Main Tank	70%			2032	* *	5	\$200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : One 1,000 Gallons</i>								
Lighting								
Interior Lighting								
Fluorescent	95%			2029	\$25,200	10	\$8,200	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Incandescent	5%			2024	\$3,100	2		
Egress Lighting								
Emergency, Service	60%			2029	\$2,900	1		
Exit, Service	40%			2024	\$400	1		
Exterior Lighting								
HID	90%			2024	\$33,200	10		
Incandescent	10%			2024	\$3,100	2		

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Heating								
Energy Source								
Natural Gas	100%			2055	* *	1		
Conversion Equipment								
Hot Water Boiler	100%			2042	* *	1	\$4,600	
Distribution								
Hot Wtr Piping/Pump	100%			2037	* *	4	\$700	
Terminal Devices								
Convactor/Radiator	80%			2034	* *	1	\$2,400	
Unit Heater - Steam	20%			2029	\$6,500	4	\$300	
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 24/ LADDER CO. 5**  
**Asset # : 13018**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	60%			2034	* *	2	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 6 Split Units							
	Window/Wall Unit	20%			2024	\$3,800	1		
	No Component	20%							
	Heat Rejection								
	Dry Cooler	60%			2034	* *	2	\$3,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : Split Units							
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,200	
	Exhaust Fans								
	Roof	100%	Now	\$3,000	2029	\$15,200	2	\$200	
		Unit Inoperable, Extent : Moderate, Area Affected : 20%							
		Location : Roof							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$5,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2029	\$1,400	4	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Duplex Unit							
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 24/ LADDER CO. 5**  
**Asset # : 13018**

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%

*Leaking Faucets/Valves/Heads, Extent : Moderate, Area Affected : 10%**Location : Bathrooms*

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 240  
**Address** : 1307 PROSPECT AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.240 / 13131  
**Area Sq Ft** : 5,090  
**Date of Survey** : 22-May-2018  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 5285      **Lot** : 21      **BIN** : 3122838  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1895 / 2000  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$146,400	
Electrical		\$20,100
<b>Total</b>	<b>\$146,400</b>	<b>\$20,100</b>
Importance Code A	\$146,400	
Importance Code B		\$20,100
<b>Total</b>	<b>\$146,400</b>	<b>\$20,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,700			\$4,400
Interior Architecture	\$58,300	\$300	\$300	\$2,000
Electrical	\$400	\$500	\$2,100	\$20,500
Mechanical	\$3,600	\$700	\$900	\$6,000
Site Pavements	\$2,200			
<b>Total</b>	<b>\$77,200</b>	<b>\$1,400</b>	<b>\$3,300</b>	<b>\$32,900</b>
Importance Code A	\$13,200	\$500	\$500	\$4,900
Importance Code B	\$50,100	\$900	\$2,700	\$28,000
Importance Code C	\$13,800		\$100	
<b>Total</b>	<b>\$77,200</b>	<b>\$1,400</b>	<b>\$3,300</b>	<b>\$32,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 240**  
**Asset # : 13131**

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	70%	Now	\$38,700	LIFE	**	5	\$12,300	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : East And North Facade									
	Masonry: Limestone	20%			LIFE	**	5	\$2,600	
	Wood Overhead Doors	10%			2034	**	5	\$8,800	
Windows									
	Aluminum	100%			2045	**	5	\$1,400	
Parapets									
	Cast Stone/Terra Cotta	5%			LIFE	**	5	\$900	
	Masonry: Brick	90%	Now	\$12,700	LIFE	**	5	\$2,100	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
	Masonry: Limestone	5%			LIFE	**	5	\$100	
Roof									
	Modified Bitumen	98%	4+	\$107,800	2039	**			
Worn/Eroded, Extent : Moderate, Area Affected : 60%									
Location : Granular Finish Is Deteriorating Collecting At The Roof Drains - Throughout									
	Skylight, Metal/Glass	2%			2039	**	10	\$500	
Interior									
Floors									
	Cast in Place Concrete	45%			LIFE	**	5	\$7,500	
	Ceramic Tile	5%			2038	**	5	\$400	
	Quarry Tile	5%			2042	**	5	\$600	
	Vinyl Tile	45%	Now	\$30,400	2039	**	3	\$1,300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : Locker Room									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : 2nd Floor, Locker Room									
Interior Walls									
	Ceramic Tile	2%			2038	**	5	\$200	
	Gypsum Board	5%			LIFE	**	5	\$200	
	Masonry: Brick	10%	Now	\$6,300	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Basement									
	Plaster	83%	Now	\$5,400	LIFE	**	5	\$1,900	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Battalion 48									
Water Penetration, Extent : Moderate, Area Affected : 15%									
Location : Corridor, Battalion 48 Office And Stairs To Basement									

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 240**  
**Asset # : 13131**

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									
AcousTileSusp.Lay-In	40%			2034	**	5	\$3,000		
Embossed Metal	40%	Now	\$11,200	LIFE	**	5	\$1,400		
Bent/Warped Elements, Extent : Moderate, Area Affected : 20%									
Location : Apparatus Floor									
Paint Peeling, Extent : Moderate, Area Affected : 25%									
Location : Apparatus Floor									
Exposed Concrete	20%	Now	\$5,100	LIFE	**	5	\$200		
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Basement									
Site Enclosure									
Fence/Gates									
Chain Link	95%			2039	**				
Iron Picket	5%			2049	**				
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2042	**				
On-Site Walkways									
Cast in Place Concrete	100%	Now	\$2,200	2042	**				
Cracking/Crumbling, Extent : Severe, Area Affected : 25%									
Location : Throughout									
Parking/Driveway									
Cast in Place Concrete	100%			2042	**				

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%			2039	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Switch Rated At 200 Amperes							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2039	**	5	\$100	
	Raceway								
	Conduit	100%			2039	**	1		
	Panelboards								
	Molded Case Bkrs	50%			2028	\$20,100	5	\$100	
	Molded Case Bkrs	50%			2037	**	5	\$100	
	Wiring								
	Thermoplastic	100%			2039	**	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 240**  
**Asset # : 13131**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Stand-by Power</b>								
Transfer Switches								
Automatic	100%			2034	* *	1	\$1,600	
Generators								
Diesel	100%			2038	* *	1	\$2,000	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : The Diesel Generator Is Rated At 60 Kilowatts.</i>								
Batteries								
Lead/Acid	100%			2023	\$1,600	5	\$200	
Fuel Storage								
Main Tank	100%			2057	* *	5	\$200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : No Available Capacity Ratings</i>								
<b>Lighting</b>								
Interior Lighting								
Fluorescent	100%			2029	\$14,400	10	\$4,700	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout Building</i>								
Egress Lighting								
Emergency, Service	100%			2029	\$2,600	1		
Exterior Lighting								
HID	100%			2024	\$20,000	10		
<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Heating</b>								
Energy Source								
Natural Gas	100%			2049	* *	1		
Conversion Equipment								
Steam Boiler	100%			2042	* *	1	\$5,000	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 1 Unit</i>								
Distribution								
Central Plant Steam Piping/Pmp	100%			2039	* *	4	\$300	
Terminal Devices								
Convactor/Radiator	100%			2027	\$26,600	1	\$1,600	
<b>Air Conditioning</b>								
Energy Source								
Electricity	100%			2037	* *	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 240**  
**Asset # : 13131**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	10%			2034	**			
	Window/Wall Unit	50%			2024	\$5,200	1		
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	30%			LIFE	**	2-5	\$900	
	No Component	70%							
	Exhaust Fans								
	Roof	10%			2034	**	2		
	Roof	20%	Now	\$1,700	2039	**	2		
		Unit Inoperable, Extent : Severe, Area Affected : 20%							
		Location : 2 Old Units, Roof							
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	50%			2049	**	1		
	Galvanized Steel	50%	Now	\$1,100	2027	\$10,900	1		
		Corroded, Extent : Severe, Area Affected : 20%							
		Location : Basement							
	Water Heater								
	Gas Fired	100%			2027	\$3,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%	Now	\$200	2024	\$200	4	\$100	
		On Extended Life, Extent : Severe, Area Affected : 100%							
		Location : Basement							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 241  
**Address** : 6630 THIRD AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.241 / 13132  
**Area Sq Ft** : 8,575  
**Date of Survey** : 06-Jun-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5841      **Lot** : 40      **BIN** : 3144349  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1970 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$136,600	
Electrical		\$83,100
<b>Total</b>	<b>\$136,600</b>	<b>\$83,100</b>
Importance Code A	\$136,600	
Importance Code B		\$83,100
<b>Total</b>	<b>\$136,600</b>	<b>\$83,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$45,200	\$2,200		
Interior Architecture	\$51,700	\$1,200		
Electrical	\$9,900	\$100	\$100	\$200
Mechanical	\$2,900	\$1,100	\$32,500	\$15,800
Site Enclosure	\$3,600			
<b>Total</b>	<b>\$113,300</b>	<b>\$4,500</b>	<b>\$32,600</b>	<b>\$16,000</b>
Importance Code A	\$45,600	\$2,600	\$400	\$500
Importance Code B	\$42,300	\$1,900	\$32,200	\$15,500
Importance Code C	\$25,400			
<b>Total</b>	<b>\$113,300</b>	<b>\$4,500</b>	<b>\$32,600</b>	<b>\$16,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 241**  
**Asset # : 13132**

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	80%	2-4	\$21,800	LIFE	**	5	\$13,800	
Corrosion/Rusting, Extent : Severe, Area Affected : 2%									
Location : Entrance Door									
Diagonal Cracks, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
	Stucco Cement	10%			2042	**	5	\$4,300	
	Wood Overhead Doors	10%	Now	\$57,100	2049	**	5	\$4,300	
Broken/Missing Elements, Extent : Severe, Area Affected : 40%									
Location : Apparatus Floor									
Windows									
	Aluminum	100%	Now	\$79,500	2054	**	5	\$900	
Ctrwt/Balnc Not Funct, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Unit Inoperable, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Roof									
	Modified Bitumen	100%	2-4	\$23,400	2034	**			
Blisters, Extent : Moderate, Area Affected : 5%									
Location : Main Roof									
Patching Evident, Extent : Moderate, Area Affected : 10%									
Location : Main Roof									
Interior									
Floors									
	Cast in Place Concrete	50%	0-2	\$7,000	LIFE	**	5	\$14,000	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : Stair Treads To Cellar And Boiler Room									
Horizontal Cracks, Extent : Moderate, Area Affected : 5%									
Location : Apparatus Floor									
Spalling, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Floor									
	Ceramic Tile	10%			2042	**	5	\$1,300	
	Terrazzo	5%	2-4	\$1,600	LIFE	**	5	\$500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Kitchen									
	Vinyl Tile	34%			2037	**	3	\$1,600	
	Vinyl Tile	1%	Now	\$1,100	2039	**	3		
Other Observation, Extent : Severe, Area Affected : 1%									
Location : Stair Landings									
Explanation : Very Old									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 241**  
**Asset # : 13132**

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									
Interior Walls									
	Cast in Place Concrete	5%	0-2	\$1,500	LIFE	**			
		Water Penetration, Extent : Light, Area Affected : 5% Location : Upper Foundation Wall At Building Joint							
	Ceramic Tile	10%	2-4	\$6,500	2038	**	5	\$1,100	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5% Location : Bathrooms							
	Concrete Masonry Unit	5%			LIFE	**	5	\$500	
	Marble Panels	5%			LIFE	**			
	Plaster	35%	0-2	\$6,600	LIFE	**	5	\$2,400	
		Diagonal Cracks, Extent : Moderate, Area Affected : 2% Location : Various Locations At The 2nd Floor Spalling, Extent : Severe, Area Affected : 5% Location : Cellar Stair Water Penetration, Extent : Moderate, Area Affected : 2% Location : 2nd Floor Window At Third Avenue Side							
	SGFT/Glazed Masonry	40%	4+	\$7,300	LIFE	**			
		Diagonal Cracks, Extent : Moderate, Area Affected : 2% Location : Kitchen							
Ceilings									
	AcousTileSusp.Lay-In	10%	2-4	\$1,400	2042	**	5	\$800	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10% Location : Lounge And Watch Room							
	Exposed Concrete	55%	4+	\$15,100	LIFE	**	5	\$1,400	
		Water Penetration, Extent : Light, Area Affected : 5% Location : 2nd Floor Ceiling							
	Gypsum Board	5%	2-4	\$400	LIFE	**	5	\$1,000	
		Water Penetration, Extent : Light, Area Affected : 2% Location : 2nd Floor Bathroom							
	Plaster	30%	4+	\$3,400	LIFE	**	5	\$3,100	
		Water Penetration, Extent : Moderate, Area Affected : 5% Location : Stairway							
Site Enclosure									
Fence/Gates									
	Aluminum Rail	75%	Now	\$3,600	2042	**	5	\$4,600	
		Broken/Missing Elements, Extent : Severe, Area Affected : 8% Location : Main Roof Detached Guardrail Loose/Miss Fasteners, Extent : Severe, Area Affected : 5% Location : Throughout							
	Chain Link	25%			2039	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2034	**			
	On-Site Walkways								
	Cast in Place Concrete	100%			2042	**			

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 241**  
**Asset # : 13132**

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								
	Molded Case Bkrs	100%			2029	\$5,000	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : Main Service Disconnect Switch Rated At 300 Amperes.								
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
	Raceway								
	Conduit	20%			2039	* *	1		
	Conduit	80%			2029	\$26,100	1		
	Panelboards								
	Molded Case Bkrs	20%			2037	* *	5		
	Molded Case Bkrs	80%			2028	\$32,200	5	\$200	
	Wiring								
	Thermoplastic	50%			2039	* *	1		
	Thermoplastic	50%			2029	\$14,500	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%	2-4	\$9,900	LIFE	* *	5	\$100	
	Corroded, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
Lighting									
	Interior Lighting								
	LED	100%			2037	* *			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : LED Light Fixtures								
	Egress Lighting								
	Emergency, Battery	50%			2037	* *	10	\$1,000	
	Exit, LED	50%			2064	* *	1		
	Exterior Lighting								
	HID	30%			2029	\$10,100	10		
	No Component	70%							

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%			2055	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2046	* *	1	\$4,200	
	Leak Evident, Extent : Light, Area Affected : 100%								
	Location : Cellar								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 241**  
**Asset # : 13132**

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									
	Distribution								
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$600	
	Terminal Devices								
	Convactor/Radiator	70%			2034	* *	1	\$1,900	
	Unit Heater - Hot Water	30%			2029	\$9,400			
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Interior Pkg Unit - Cooling	10%			2023	\$31,300	2	\$100	
		R-22 Refrigerant, Extent : Light, Area Affected : 100% Location : Kitchen							
	Reciprocating Compr/Chiller	10%			2037	* *	1	\$400	
		Other Observation, Extent : Light, Area Affected : 100% Location : Roof Explanation : 1 Unit, R-410a. For Bunkroom							
	Window/Wall Unit	40%			2024	\$7,000	1		
	No Component	40%							
	Heat Rejection								
	Air Cooled Condenser Unit	10%			2037	* *	2	\$600	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	* *	2-5	\$2,400	
	No Component	50%							
	Exhaust Fans								
	Interior	10%			2024	\$3,000	2		
	Roof	40%			2037	* *	2	\$100	
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	* *	1		
	Water Heater								
	Gas Fired	100%			2024	\$5,100	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Cellar Explanation : One 75 Gallon Heater							
	Sanitary 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 241**  
**Asset # : 13132**

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%	0-2	\$1,700	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 30%							
		Location : Apparatus Floor							
		Other Observation, Extent : Moderate, Area Affected : 20%							
		Location : Apparatus Floor							
		Explanation : Blockage							
	Sump Pump(s)								
	Submersible	100%			2022	\$300	4	\$300	
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	70%							
	Generic	30%			2029	\$24,600	1-2	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 242  
**Address** : 9219 FIFTH AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.242 / 13133  
**Area Sq Ft** : 4,800  
**Date of Survey** : 14-May-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 6109      **Lot** : 19      **BIN** : 3155323  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1895 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$20,100
<b>Total</b>		<b>\$20,100</b>
Importance Code B		\$20,100
<b>Total</b>		<b>\$20,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,900			\$7,400
Interior Architecture	\$39,000	\$300	\$200	\$300
Electrical				\$18,900
Mechanical	\$500	\$400	\$400	\$700
Site Enclosure	\$10,700			
Site Pavements	\$1,700			
<b>Total</b>	<b>\$54,900</b>	<b>\$700</b>	<b>\$700</b>	<b>\$27,300</b>
Importance Code A	\$3,200	\$200	\$200	\$7,600
Importance Code B	\$29,300	\$500	\$200	\$19,700
Importance Code C	\$22,400		\$200	
<b>Total</b>	<b>\$54,900</b>	<b>\$700</b>	<b>\$700</b>	<b>\$27,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 242**  
**Asset # : 13133**

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	75%			LIFE	**	5	\$13,100	
	Masonry: Limestone	10%			LIFE	**	5	\$1,300	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Granite Panels	2%			LIFE	**	5	\$300	
	Wood Overhead Doors	13%			2034	**	5	\$11,300	
Windows									
	Aluminum	100%	Now	\$2,900	2045	**	5	\$300	1
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
Parapets									
	Masonry: Brick	85%			LIFE	**	5	\$1,200	
	Metal Cornice	15%			2057	**	10	\$700	
Roof									
	Asphalt Shingle	80%			2038	**	10	\$1,100	
	Modified Bitumen	20%			2034	**	10	\$1,700	
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$15,600	LIFE	**	5	\$7,900	
	Recent Replace Evident, Extent : Light, Area Affected : 75%								
	Location : Throughout								
	Ceramic Tile	10%	Now	\$1,500	2038	**	5	\$400	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Quarry Tile	5%			2042	**	5	\$500	
	Vinyl Tile	35%	Now	\$4,500	2029	\$22,300	3	\$900	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Interior Walls									
	Ceramic Tile	5%			2038	**	5	\$500	
	Gypsum Board	15%			LIFE	**	5	\$900	
	Masonry: Brick	15%			LIFE	**			
	Plaster	60%	Now	\$9,900	LIFE	**	5	\$1,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Wood	5%			LIFE	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 242**  
**Asset # : 13133**

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								
Ceilings								
AcousTileSusp.Lay-In	15%	Now	\$3,600	2042	* *	5	\$500	
	Misaligned/Bulging, Extent : Moderate, Area Affected : 30%							
	Location : 2nd Floor Bathrooms							
	Water Penetration, Extent : Light, Area Affected : 10%							
	Location : Toilet							
	Worn/Eroded, Extent : Light, Area Affected : 100%							
	Location : Kitchen And Toilets							
Exposed Struc: Steel Plaster	20%			LIFE	* *			
	40%	Now	\$3,900	LIFE	* *	5	\$1,800	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Wood	25%			LIFE	* *	5	\$15,700	
Site Enclosure								
Free Standing Walls								
Concrete Masonry Unit	100%	Now	\$10,700	2049	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Rear Yard							
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2046	* *			
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$1,700	2042	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Parking/Driveway								
Cast in Place Concrete	100%			2046	* *			

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%			2029	\$5,000	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : 200 Amperes									
Raceway									
Conduit		20%			2039	* *	1		
Conduit		80%			2029	\$26,100	1		
Panelboards									
Molded Case Bkrs		50%			2028	\$20,100	5	\$100	
Molded Case Bkrs		50%			2037	* *	5	\$100	
Wiring									
Thermoplastic		100%			2039	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 242**  
**Asset # : 13133**

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									
	Motor Controllers								
	Locally Mounted	100%			2034	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Water Main							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2029	\$13,600	10	\$4,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Explanation : T-8 Lamps							
	Egress Lighting								
	Exit, Service	50%			2029	\$300	1		
	Exit, Battery	50%			2029	\$900	10	\$200	
	Exterior Lighting								
	HID	100%			2024	\$18,900	10		
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%			2039	* *	1		
	Conversion Equipment								
	Furnace	30%			2034	* *	1	\$700	
		Other Observation, Extent : Light, Area Affected : 30%							
		Location : Roof							
		Explanation : Serves 2nd Floor							
	Hot Water Boiler	70%			2046	* *	1	\$1,700	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Natural Gas Fired Sectional Hot Water Boiler							
	Distribution								
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$400	
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$1,600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 242**  
**Asset # : 13133**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	2%			2034	**			
	Window/Wall Unit	78%			2027	\$7,600	1		
	No Component	20%							
Ventilation									
	Exhaust Fans								
	Interior	100%			2034	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2046	**	1		
	Water Heater								
	Gas Fired	100%			2028	\$2,900	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2024	\$200	4	\$100	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 243/LADDER CO. 168  
**Address** : 8653 18th AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.243 / 13134 **Yr Built/Renovated** : 1896 / 2009  
**Area Sq Ft** : 5,742 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 6369 **Lot** : 24 **BIN** : 3166596

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$38,800	\$85,400
Electrical		\$40,200
Mechanical	\$43,200	
<b>Total</b>	<b>\$82,100</b>	<b>\$125,600</b>
Importance Code A	\$82,100	\$85,400
Importance Code B		\$40,200
<b>Total</b>	<b>\$82,100</b>	<b>\$125,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$8,600			
Interior Architecture	\$86,300	\$600	\$200	\$400
Electrical	\$400	\$400	\$500	\$2,200
Mechanical	\$3,000	\$500	\$500	\$6,300
Site Enclosure	\$18,300			
Site Pavements	\$10,400			
<b>Total</b>	<b>\$127,100</b>	<b>\$1,500</b>	<b>\$1,200</b>	<b>\$8,900</b>
Importance Code A	\$8,600	\$300	\$300	\$300
Importance Code B	\$67,500	\$1,200	\$1,000	\$8,600
Importance Code C	\$51,000			
<b>Total</b>	<b>\$127,100</b>	<b>\$1,500</b>	<b>\$1,200</b>	<b>\$8,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 243/LADDER CO. 168**  
**Asset # : 13134**

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									
	Alum/Vinyl Siding	10%			2049	**	10	\$600	
	Cast Stone/Terra Cotta	5%			LIFE	**	5	\$7,900	
	Concrete Masonry Unit	5%			LIFE	**	5	\$600	
	Masonry: Brick	80%	Now	\$38,800	LIFE	**	5	\$16,200	
Cracking/Crumbling, Extent : Light, Area Affected : 20%									
Location : Throughout									
Windows									
	Aluminum	100%			2045	**	5	\$500	
Parapets									
	Cast Stone/Terra Cotta	40%			LIFE	**	5	\$1,500	
	Masonry: Brick	60%	Now	\$8,600	LIFE	**	5	\$300	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Roof									
	Copper/Terne	5%			2057	**	10	\$900	
	Copper/Terne	5%			2057	**	10	\$900	
	Modified Bitumen	85%			2029	\$85,400	10	\$6,000	
	Skylight, Metal/Glass	5%			2049	**	10	\$1,200	
Interior									
Floors									
	Cast in Place Concrete	60%	Now	\$18,700	LIFE	**	5	\$12,600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
	Ceramic Tile	5%			2038	**	5	\$500	
	Quarry Tile	5%			2042	**	5	\$700	
	Vinyl Tile	30%	Now	\$12,800	2029	\$25,500	3	\$1,100	
Cracking/Crumbling, Extent : Severe, Area Affected : 60%									
Location : Throughout									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 243/LADDER CO. 168**  
**Asset # : 13134**

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								
Interior Walls								
Ceramic Tile	5%	Now	\$1,200	2038	**	5	\$400	
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Masonry: Brick	10%	Now	\$19,600	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Basement								
Paint Peeling, Extent : Severe, Area Affected : 75%								
Location : Basement								
Spalling, Extent : Severe, Area Affected : 25%								
Location : Basement								
Water Penetration, Extent : Severe, Area Affected : 100%								
Location : Basement								
Metal Panel	2%			LIFE	**			
Plaster	56%	Now	\$1,500	LIFE	**	5	\$2,700	
Paint Peeling, Extent : Severe, Area Affected : 5%								
Location : Weight Room								
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : Weight Room								
SGFT/Glazed Masonry	25%			LIFE	**			
Wood	2%			LIFE	**	5	\$1,300	
Ceilings								
AcousTileSusp.Lay-In	5%			2042	**	5	\$500	
AcousTileSusp.Lay-In	30%			2046	**	5	\$2,800	
Embossed Metal	30%	Now	\$10,400	LIFE	**	5	\$1,300	
Broken/Missing Elements, Extent : Light, Area Affected : 30%								
Location : Throughout								
Exposed Struc: Steel	5%	Now	\$20,700	LIFE	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : Underside Of Stairs								
Gypsum Board	10%			LIFE	**	5	\$1,200	
Plaster	20%			LIFE	**	5	\$1,200	
Site Enclosure								
Fence/Gates								
Chain Link	80%	Now	\$18,300	2059	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Corrosion/Rusting, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Iron Picket	20%			2064	**			
Free Standing Walls								
Cast in Place Concrete	100%			2064	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 243/LADDER CO. 168**  
**Asset # : 13134**

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

Site Pavements

On-Site Walkways

Cast in Place Concrete	100%	Now	\$7,400	2042	**			
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 70%</i>								
<i>Location : Side Yard</i>								
<i>Tripping Hazard, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Near Gate</i>								

Parking/Driveway

Cast in Place Concrete	100%	Now	\$3,000	2042	**			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</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%			2039	**		5	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Service Area</i>								
<i>Explanation : 200 Ampere Safety Switch Being Used As A Service Switch</i>								

Raceway

Conduit	100%			2039	**		1	
---------	------	--	--	------	----	--	---	--

Panelboards

Molded Case Bkrs	100%			2028		\$40,200	5	\$200
------------------	------	--	--	------	--	----------	---	-------

Wiring

Thermoplastic	100%			2039	**		1	
---------------	------	--	--	------	----	--	---	--

Motor Controllers

Locally Mounted	100%			2034	**		5	
-----------------	------	--	--	------	----	--	---	--

Ground

Grounding Devices

Generic	100%			LIFE	**		5	\$100
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Main Water Pipe</i>								

Stand-by Power

Transfer Switches

Automatic	100%			2046	**		1	\$1,800
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Service Area</i>								
<i>Explanation : Asco Type Switch.</i>								

Generators

Diesel	100%			2042	**		1	\$2,200
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Outside Rear Yard</i>								
<i>Explanation : Onan Cummins Type Generator</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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 243/LADDER CO. 168**  
**Asset # : 13134**

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
Stand-by Power									
Batteries									
	Lead/Acid	100%			2024	\$1,600	5	\$200	
Fuel Storage									
	Main Tank	100%			2064	* *	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside Rear Yard									
Explanation : 60 Gallon Intergrated Tank									
Lighting									
Interior Lighting									
	Fluorescent	100%			2029	\$16,200	10	\$5,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : T-12 Fixtures In Basement, 1st Floor And 2nd Floor: T-8 Fixtures									
Exterior Lighting									
	HID	100%			2029	\$22,600	10		
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%			2039	* *	1		
Conversion Equipment									
	Hot Water Boiler	100%	0-2	\$43,200	2049	* *	1	\$2,600	
Malfunctioning, Extent : Moderate, Area Affected : 100%									
Location : Basement, Unreliable Boiler Burner Operation									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : 2 Natural Gas Fired Sectional Hot Water Boilers									
Distribution									
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$400	
Terminal Devices									
	Convactor/Radiator	100%			2034	* *	1	\$1,900	
Air Conditioning									
Energy Source									
	Electricity	100%			2037	* *	1		
Conversion Equipment									
	Split Unit	25%			2034	* *			
	Window/Wall Unit	50%			2024	\$5,800	1		
	No Component	25%							
Ventilation									
Exhaust Fans									
	Roof	60%			2029	\$5,600	2	\$100	
	Wall Unit	40%			2029	\$800	2	\$100	
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 243/LADDER CO. 168**  
**Asset # : 13134**

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 Galvanized Steel	100%			2034	**	1		
				Other Observation, Extent : Light, Area Affected : 5%					
				Location : Incoming Water Service					
				Explanation : Obsolete Material / Water Service From Street					
	Water Heater Gas Fired	100%			2027	\$3,400	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : One 74 Gallon Unit					
	Sanitary Piping Cast Iron	100%	Now	\$2,100	LIFE	**	1		
				Blockage /Clogged, Extent : Moderate, Area Affected : 30%					
				Location : Second Floor Water Closet					
	Storm Drain Piping Cast Iron	100%	Now	\$600	LIFE	**	1		
				Blockage /Clogged, Extent : Moderate, Area Affected : 100%					
				Location : Apparatus Floor Drains					
	Backflow Preventer No Component Generic	98%							
		2%			2034	**	1		
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : Serves Boiler Only					
	Fixtures Generic	100%							
Fire Suppression									
	Chemical System Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 245/LADDER CO. 161 / BATTALION 43/ 60TH PRECINCT  
**Address** : 2929 WEST 8th STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.245 / 13135 **Yr Built/Renovated** : 1971 / 2001  
**Area Sq Ft** : 8,650 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 09-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 7279 **Lot** : 290 **BIN** : 3196591

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$146,900	\$579,100
Interior Architecture		\$52,400
Electrical		\$10,000
<b>Total</b>	<b>\$146,900</b>	<b>\$641,600</b>
Importance Code A	\$146,900	\$579,100
Importance Code B		\$62,500
<b>Total</b>	<b>\$146,900</b>	<b>\$641,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$25,400	\$3,900		\$3,900
Interior Architecture	\$38,600			\$23,100
Electrical	\$6,400	\$600	\$600	\$6,600
Mechanical	\$700	\$500	\$4,000	\$9,200
Site Enclosure			\$16,700	
<b>Total</b>	<b>\$71,000</b>	<b>\$5,000</b>	<b>\$21,300</b>	<b>\$42,800</b>
Importance Code A	\$25,500	\$4,000	\$100	\$4,100
Importance Code B	\$10,900	\$1,000	\$4,500	\$34,300
Importance Code C	\$34,700		\$16,700	\$4,400
<b>Total</b>	<b>\$71,000</b>	<b>\$5,000</b>	<b>\$21,300</b>	<b>\$42,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 245/LADDER CO. 161 / BATTALION 43/ 60TH PRECINCT**  
**Asset # : 13135**

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	75%	Now	\$58,800	LIFE	**	5	\$37,400	
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
		Efflorescence, Extent : Light, Area Affected : 20%							
		Location : Rear Elevation							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%							
		Location : Throughout							
	Metal Panel	5%	Now	\$400	2049	**	5	\$4,700	
		Deformed/Dented, Extent : Light, Area Affected : 5%							
		Location : Front Elevation							
		Deteriorated Finish, Extent : Light, Area Affected : 5%							
		Location : Front Elevation							
	Metal Sect. OHD	5%			2042	**	5	\$7,800	
	Pre-Cast Concrete	15%	Now	\$12,900	LIFE	**	5	\$24,300	
		Caulking Deteriorated, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
Windows									
	Aluminum	100%			2054	**	5	\$6,100	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Parapets									
	Masonry: Brick	80%	Now	\$88,100	LIFE	**	5	\$3,700	1
		Cracking/Crumbling, Extent : Severe, Area Affected : 45%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 55%							
		Location : Throughout							
	Metal Panel	10%			2039	**	5	\$1,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Metal Coping At Parapet							
	Metal Rail	10%	Now	\$1,300	2034	**	5	\$3,200	
		Deformed/Dented, Extent : Moderate, Area Affected : 50%							
		Location : West Elevation							
Roof									
	Modified Bitumen	100%	4+	\$10,800	2029	\$541,700			
		Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 2%							
		Location : 1st Floor Rear - Downspout Missing							

## 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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 245/LADDER CO. 161 / BATTALION 43/ 60TH PRECINCT**  
**Asset # : 13135**

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	55%			LIFE	**	5	\$52,400	
Ceramic Tile	35%			2044	**	5	\$15,300	
Recent Installation, Extent : Light, Area Affected : 100%								
Location : Second Floor And Toilets								
Terrazzo	5%			LIFE	**	5	\$1,700	
Vinyl Tile	5%	Now	\$3,900	2029	\$19,300	3	\$800	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
Location : 2nd Floor Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 65%								
Location : Throughout								
Interior Walls								
Ceramic Tile	15%			2044	**	5	\$8,900	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Laundry, Toilets And Locker Room								
Gypsum Board	5%			LIFE	**	5	\$1,800	
Plaster	35%	Now	\$34,700	LIFE	**	5	\$6,200	
Deteriorated Finish, Extent : Light, Area Affected : 20%								
Location : Throughout								
SGFT/Glazed Masonry	40%			LIFE	**			
Wood	5%			LIFE	**	5	\$11,800	
Ceilings								
AcousTileSusp.Lay-In	50%			2049	**	5	\$21,500	
Recent Installation, Extent : Light, Area Affected : 100%								
Location : Throughout								
Staining/Discoloring, Extent : Light, Area Affected : 3%								
Location : 2nd Floor Office								
Exposed Concrete	20%			LIFE	**	5	\$1,300	
Plaster	30%			LIFE	**	5	\$8,100	
Site Enclosure								
Fence/Gates								
Wood	100%			2023	\$16,700			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			
On-Site Walkways								
Cast in Place Concrete	100%			2042	**			
Parking/Driveway								
Cast in Place Concrete	100%			2042	**			
Electrical								
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 245/LADDER CO. 161 / BATTALION 43/ 60TH PRECINCT**  
**Asset # : 13135**

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%			2055	* *	5		
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2055	* *	5	\$200	
Raceway									
	Conduit	30%			2029	\$9,800	1		
	Conduit	70%			2049	* *	1		
Panelboards									
	Molded Case Bkrs	25%			2028	\$10,000	5	\$100	
	Molded Case Bkrs	75%			2045	* *	5	\$200	
Wiring									
	Braided Cloth	20%	Now	\$5,800	2054	* *	1		
		Insulation Aged, Extent : Severe, Area Affected : 20% Location : Basement							
	Thermoplastic	80%			2049	* *	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Controls For Heating System							
Ground									
	Grounding Devices								
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0% Location : Police Department Basement Explanation : Ground Connection In Adjacent Police Building							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2046	* *	1	\$2,700	
Generators									
	Diesel	100%			2042	* *	1	\$3,400	
		Recent Installation, Extent : Light, Area Affected : 100% Location : Outside Other Observation, Extent : Light, Area Affected : 100% Location : Outside Explanation : Generator Is Under Construction.							
Batteries									
	Not Accessible	100%							
Fuel Storage									
	Not Accessible	100%							
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 245/LADDER CO. 161 / BATTALION 43/ 60TH PRECINCT**  
**Asset # : 13135**

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	50%			2034	* *	10	\$4,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Fluorescent	25%			2034	* *	10	\$2,000	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
	LED	25%			2037	* *			
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Egress Lighting									
	Exit, Service	100%			2037	* *	1		
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Fed From Emergency Generator In 60th Precinct							
Exterior Lighting									
	HID	100%			2034	* *	10		
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Building Exterior							

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%			2049	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 60th Precinct							
		Explanation : Service From Adjacent Building							
Conversion Equipment									
	Furnace	30%			2037	* *	1	\$1,300	
	Not Accessible	70%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Building							
		Explanation : Supplied From Adjacent 60th Precinct							
Distribution									
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$600	
Terminal Devices									
	Convactor/Radiator	90%			2034	* *	1	\$2,500	
	Unit Heater - Steam	10%			2029	\$3,000	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 245/LADDER CO. 161 / BATTALION 43/ 60TH PRECINCT**  
**Asset # : 13135**

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
Air Conditioning									
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	30%			2037	* *	2	\$200	
	Window/Wall Unit	50%			2024	\$8,800	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Building							
		Explanation : Window Units Compensate For Ineffective Cooling Provided From Adjacent 60th Precinct							
	No Component	20%							
Distribution									
	Ductwork/Diffusers	100%			LIFE	* *	2	\$11,300	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$4,800	
	Exhaust Fans								
	Roof	50%			2037	* *	2	\$100	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Roof							
	Wall Unit	50%			2029	\$1,500	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Electric	100%			2027	\$7,400	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 120 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2034	* *	4	\$300	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Serves Cooking Area							
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 246/LADDER CO. 169  
**Address** : 2732 EAST 11th STREET @ BLAKE CT.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.246 / 13136 **Yr Built/Renovated** : 1960 / 2004  
**Area Sq Ft** : 7,476 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 09-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Floors 1,2  
**Block** : 8761 **Lot** : 38 **BIN** : 3246894

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$54,400	
Electrical		\$71,000
<b>Total</b>	<b>\$54,400</b>	<b>\$71,000</b>
Importance Code A	\$54,400	
Importance Code B		\$71,000
<b>Total</b>	<b>\$54,400</b>	<b>\$71,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture				\$17,900
Interior Architecture	\$103,700	\$600		\$1,400
Electrical	\$24,400	\$100	\$100	\$6,900
Mechanical	\$2,500	\$28,800	\$1,000	\$8,500
<b>Total</b>	<b>\$130,600</b>	<b>\$29,500</b>	<b>\$1,100</b>	<b>\$34,700</b>
Importance Code A	\$400	\$400	\$400	\$18,300
Importance Code B	\$102,900	\$29,100	\$700	\$16,000
Importance Code C	\$27,300			\$400
<b>Total</b>	<b>\$130,600</b>	<b>\$29,500</b>	<b>\$1,100</b>	<b>\$34,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 246/LADDER CO. 169**  
**Asset # : 13136**

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									
Alum/Vinyl Siding	5%			2039	**	10	\$300		
Masonry: Brick	70%			LIFE	**	5	\$14,400		
Masonry: Granite	5%			LIFE	**	5	\$800		
Masonry: Limestone	5%			LIFE	**	5	\$800		
Wood Overhead Doors	15%			2034	**	5	\$15,500		
Windows									
Aluminum	100%	2-4	\$54,400	2037	**	5	\$1,600		
Deteriorated Finish, Extent : Light, Area Affected : 100%									
Location : Throughout									
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Explanation : Windows Are Single Glazed With Plexiglass Installed In Many Panes. They Are Generally Operable									
Parapets									
Masonry: Brick	85%			LIFE	**	5	\$2,100		
Masonry: Limestone	15%			LIFE	**	5	\$500		
Roof									
Asphalt Shingle	5%			2038	**	10	\$100		
Modified Bitumen	95%			2034	**	10	\$10,200		
Interior									
Floors									
Cast in Place Concrete	45%	0-2	\$5,600	LIFE	**	5	\$11,300		
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
Ceramic Tile	8%			2044	**	5	\$900		
Quarry Tile	5%			2042	**	5	\$900		
Vinyl Tile	30%	Now	\$30,500	2039	**	3	\$1,300		
Broken/Missing Elements, Extent : Severe, Area Affected : 100%									
Location : 2nd Floor									
Worn/Eroded, Extent : Severe, Area Affected : 100%									
Location : 2nd Floor									
Vinyl Tile 9" X 9"	10%	Now	\$13,200	2039	**	3	\$400		
Broken/Missing Elements, Extent : Severe, Area Affected : 80%									
Location : Bunker Room And Exercise Room									
Cracking/Crumbling, Extent : Severe, Area Affected : 80%									
Location : Bunker Room And Exercise Room									
Wood	2%			2057	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 246/LADDER CO. 169**  
**Asset # : 13136**

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

## Interior Walls

Cast in Place Concrete	25%	4+	\$26,000	LIFE	**			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i> <i>Location : Basement, Oil Tank Room, Boiler Room, Stairwell</i>								
Ceramic Tile	5%			2044	**	5	\$800	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i> <i>Location : Throughout</i>								
Concrete Masonry Unit	2%			LIFE	**	5	\$100	
Gypsum Board	20%	0-2	\$1,400	LIFE	**	5	\$1,900	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i> <i>Location : Throughout</i>								
Masonry: Brick	10%			LIFE	**			
Plaster	20%			LIFE	**	5	\$900	
Plywood/Hardboard	8%			LIFE	**			
SGFT/Glazed Masonry	10%			LIFE	**			

## Ceilings

AcousTileConcealSpLn	50%	Now	\$19,300	2042	**	5	\$3,600	
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i> <i>Location : 2nd Floor</i> <i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i> <i>Location : 2nd Floor</i>								
Plaster	50%	Now	\$7,800	LIFE	**	5	\$3,600	
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : 2nd Floor, Apparatus Area</i>								

## Site Enclosure

## Fence/Gates

Chain Link	100%			2039	**			
------------	------	--	--	------	----	--	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2042	**			
------------------------	------	--	--	------	----	--	--	--

## On-Site Walkways

Cast in Place Concrete	100%			2042	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Under Construction	100%							
--------------------	------	--	--	--	--	--	--	--

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%			2029	\$5,000	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Basement</i> <i>Explanation : Main Service Disconnect Switch Rated At 400 Amperes.</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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 246/LADDER CO. 169**  
**Asset # : 13136**

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									
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
				Enclosure Corroded, Extent : Light, Area Affected : 25%					
				Location : Basement					
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Molded Case Bkrs	50%			2037	* *	5	\$100	
	Molded Case Bkrs	50%			2028	\$20,100	5	\$100	
	Wiring								
	Braided Cloth	50%	2-4	\$14,500	2054	* *	1		
				Insulation Aged, Extent : Moderate, Area Affected : 100%					
				Location : Throughout The Building					
	Thermoplastic	50%			2039	* *	1		
Ground									
	Grounding Devices								
	Generic	100%	0-2	\$9,900	LIFE	* *	5	\$100	
				Corroded, Extent : Moderate, Area Affected : 100%					
				Location : Basement					
Lighting									
	Interior Lighting								
	Fluorescent	98%			2034	* *	10	\$6,700	
				T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%					
				Location : Throughout The Building					
	Fluorescent	2%			2029	\$400	10	\$100	
				Compact Fluorescent Light, Extent : Light, Area Affected : 100%					
				Location : Lounge Area					
	Exterior Lighting								
	HID	25%			2029	\$7,400	10		
	No Component	75%							
Alarm									
	Security System								
	No Component	90%							
	Generic	10%			2029	\$2,400	1	\$300	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Front Only					
				Explanation : CCTV Surveillance Cameras					

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%			2055	* *	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 246/LADDER CO. 169**  
**Asset # : 13136**

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									
	Conversion Equipment								
	Hot Water Boiler	100%			2046	**	1	\$3,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Boiler							
Distribution									
	Hot Wtr Piping/Pump	100%	0-2	\$200	2037	**	4	\$400	
		Insul. Deteriorating, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
Terminal Devices									
	Convactor/Radiator	80%	0-2	\$1,600	2027	\$31,300	1	\$1,700	
		Damaged, Extent : Moderate, Area Affected : 15%							
		Location : Convactor covers, Various locations							
	Fan Coil Unit/Heat	20%			2037	**	1	\$500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2024	\$7,600	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$400	
	No Component	90%							
	Exhaust Fans								
	Roof	10%			2037	**	2		
	Wall Unit	25%			2029	\$600	2	\$100	
	No Component	65%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	80%			2039	**	1		
	Galvanized Steel	20%			2027	\$6,400	1		
	Water Heater								
	Gas Fired	100%			2027	\$4,500	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 246/LADDER CO. 169**  
**Asset # : 13136**

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								
	Generic	100%			2022	\$27,200	1-3	\$3,700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Kitchen									
Explanation : 1 Set									

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 247  
**Address** : 1336 60th STREET BTWN 13TH AVE - 14TH AVE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.247 / 13137 **Yr Built/Renovated** : 1897 /  
**Area Sq Ft** : 5,356 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5719 **Lot** : 22 **BIN** : 3141309

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$143,900	
Mechanical	\$40,300	
<b>Total</b>	<b>\$184,200</b>	
Importance Code A	\$184,200	
<b>Total</b>	<b>\$184,200</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$56,300	\$500		\$3,800
Interior Architecture	\$30,700	\$300		\$3,900
Electrical	\$14,500			\$25,200
Mechanical	\$2,200	\$500	\$400	\$3,600
Site Enclosure	\$2,900			
Site Pavements	\$3,000			
<b>Total</b>	<b>\$109,500</b>	<b>\$1,200</b>	<b>\$500</b>	<b>\$36,500</b>
Importance Code A	\$56,300	\$700	\$300	\$4,100
Importance Code B	\$28,100	\$500	\$200	\$32,400
Importance Code C	\$25,200			
<b>Total</b>	<b>\$109,500</b>	<b>\$1,200</b>	<b>\$500</b>	<b>\$36,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 247**  
**Asset # : 13137**

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	5%	Now	\$6,400	LIFE	**	5	\$5,900	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : North Facade							
	Copper/Terne	2%			2049	**	10	\$700	
	Masonry: Brick	20%	Now	\$28,900	LIFE	**	5	\$3,000	
		Diagonal Cracks, Extent : Moderate, Area Affected : 10%							
		Location : Main Facade							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : Main Facade							
	Masonry: Brick	63%			LIFE	**	5	\$9,500	
	Wood Overhead Doors	10%			2034	**	5	\$7,600	
Windows									
	Aluminum	100%			2037	**	5	\$900	
Parapets									
	Cast Stone/Terra Cotta	5%	Now	\$600	LIFE	**	5	\$400	
		Open Joints, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Masonry: Brick	95%			LIFE	**	5	\$900	
Roof									
	Asphalt Shingle	10%	Now	\$2,900	2044	**			1
		Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
	Built-Up (BUR)	70%	2-4	\$80,900	2039	**			
		Water Penetration, Extent : Light, Area Affected : 10%							
		Location : Into 2nd Floor Toilet							
		Worn/Eroded, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	Modified Bitumen	15%	0-2	\$17,300	2039	**			1
		Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 60%							
		Location : Throughout							
		Water Penetration, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Skylight, Metal/Glass	5%	0-2	\$62,900	2059	**			
		Unit Inoperable, Extent : Moderate, Area Affected : 100%							
		Location : Roof							
Interior									
Floors									
	Cast in Place Concrete	40%			LIFE	**	5	\$6,500	
	Ceramic Tile	5%			2044	**	5	\$400	
	Quarry Tile	5%			2042	**	5	\$600	
	Wood	50%			2044	**	5	\$7,000	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 247**  
**Asset # : 13137**

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								
Interior Walls								
Masonry: Brick	40%	Now	\$16,600	LIFE	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
Location : Basement								
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%								
Location : Basement								
Water Penetration, Extent : Light, Area Affected : 10%								
Location : Basement								
Metal Panel	10%	0-2	\$700	LIFE	**			
Deformed/Dented, Extent : Light, Area Affected : 10%								
Location : Throughout								
Plaster	45%	Now	\$1,900	LIFE	**	5	\$1,400	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Wood	5%			LIFE	**	5	\$2,000	
Ceilings								
AcousTileSusp.Lay-In	5%			2034	**	5	\$400	
Embossed Metal	50%	4+	\$8,500	LIFE	**	5	\$1,700	
Deteriorated Finish, Extent : Light, Area Affected : 10%								
Location : Throughout								
Exposed Concrete	15%			LIFE	**	5	\$200	
Gypsum Board	5%	Now	\$400	LIFE	**	5	\$500	
Water Penetration, Extent : Light, Area Affected : 20%								
Location : 2nd Floor Toilet								
Plaster	25%	0-2	\$2,500	LIFE	**	5	\$1,200	
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Site Enclosure								
Fence/Gates								
Chain Link	50%	2-4	\$2,900	2039	**			
Corrosion/Rusting, Extent : Light, Area Affected : 10%								
Location : Throughout								
Iron Picket	50%			2064	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$3,000	2042	**			
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Rear Yard And Walkway Along Side Of Building								
Parking/Driveway								
Cast in Place Concrete	100%			2042	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 247**  
**Asset # : 13137**

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%			2029	\$5,000	5		
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Fused Knife Sw	80%			2028	\$32,200	5	\$100	
	Molded Case Bkrs	20%			2037	* *	5		
	Wiring								
	Thermoplastic	100%			2039	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%	0-2	\$9,900	LIFE	* *	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Water Main								
Lighting									
	Interior Lighting								
	Fluorescent	30%	Now	\$4,500	2039	* *			
	Obsolete Fixtures, Extent : Light, Area Affected : 100%								
	Location : Basement Area								
	Fluorescent	70%			2034	* *	10	\$3,400	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : 1st And 2nd Floor								
	Egress Lighting								
	Exit, Service	100%			2024	\$600	1		
	Exterior Lighting								
	HID	100%			2024	\$21,100	10		

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%			2049	* *	1		
Conversion Equipment									
	Hot Water Boiler	100%	0-2	\$40,300	2049	* *	1	\$2,400	
		On Extended Life, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Unit							
Distribution									
	Hot Wtr Piping/Pump	100%			2037	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 247**  
**Asset # : 13137**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$1,700	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Window/Wall Unit	70%			2027	\$7,600	1		
	No Component	30%							
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2027	\$22,900	1		
	Water Heater								
	Gas Fired	100%			2024	\$3,200	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 74 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%	Now	\$1,900	LIFE	* *	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 50%								
	Location : Engine Bay Drains								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
Fixtures									
	Generic	100%							
	Obsolete Fixtures, Extent : Moderate, Area Affected : 40%								
	Location : Bathrooms And Kitchen								

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 248 (COMBINED FACILITY) 67TH PCT  
**Address** : 2900 SNYDER AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.248 / 13138 **Yr Built/Renovated** : 1972 /  
**Area Sq Ft** : 7,484 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 29-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5111 **Lot** : 24 **BIN** : 3117400

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$69,200	\$65,200
<b>Total</b>	<b>\$69,200</b>	<b>\$65,200</b>
Importance Code A	\$69,200	\$65,200
<b>Total</b>	<b>\$69,200</b>	<b>\$65,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$10,800	\$4,800		\$12,300
Interior Architecture	\$6,500		\$3,600	\$100
Electrical				\$32,300
Mechanical	\$500	\$200	\$1,300	\$8,400
Site Pavements	\$600			
<b>Total</b>	<b>\$18,400</b>	<b>\$5,000</b>	<b>\$4,800</b>	<b>\$53,000</b>
Importance Code A	\$10,800	\$4,800		\$12,300
Importance Code B	\$7,000	\$200	\$4,400	\$40,700
Importance Code C	\$600		\$400	
<b>Total</b>	<b>\$18,400</b>	<b>\$5,000</b>	<b>\$4,800</b>	<b>\$53,000</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 248 (COMBINED FACILITY) 67TH PCT**  
**Asset # : 13138**

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%			LIFE	**	5	\$2,700	
	Masonry: Brick	17%			LIFE	**	5	\$4,600	
	Metal Sect. OHD	6%	0-2	\$10,500	2042	**	5	\$2,500	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Front Of Building									
Explanation : Overhead Door Is Fiberglass. Hardware, Springs, Chains And Locks Breakdown Frequently									
	Pre-Cast Concrete	75%	Now	\$69,200	LIFE	**	5	\$65,200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Column At Front Facade									
Windows									
	Aluminum	100%			2051	**	5	\$700	
Parapets									
	Cast in Place Concrete	75%			LIFE	**	5	\$13,600	
Recent Repair Evident, Extent : Light, Area Affected : 10%									
Location : Throughout									
	Metal Rail	25%			2042	**	5-10	\$7,900	
Roof									
	Built-Up (BUR)	100%			2034	**	10	\$12,300	
Interior									
Floors									
	Cast in Place Concrete	35%			LIFE	**	5	\$9,600	
	Ceramic Tile	50%			2038	**	5	\$6,300	
Recent Replace Evident, Extent : Light, Area Affected : 50%									
Location : 2nd Floor									
	Terrazzo	10%			LIFE	**	5	\$1,000	
	Vinyl Tile	5%	Now	\$2,200	2034	**	3	\$200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : 1st Floor									
Interior Walls									
	Ceramic Tile	10%			2038	**	5	\$900	
	Gypsum Board	5%			LIFE	**	5	\$300	
	Plaster	45%			LIFE	**	5	\$1,200	
	SGFT/Glazed Masonry	40%			LIFE	**			
Ceilings									
	AcousTileConcealSpLn	55%			2046	**	5	\$8,600	
Recent Replace Evident, Extent : Light, Area Affected : 90%									
Location : 2nd Floor									
	Exposed Concrete	40%			LIFE	**	5	\$800	
	Metal Panel	5%			LIFE	**	5	\$800	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2049	**			
Site Pavements									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 248 (COMBINED FACILITY) 67TH PCT**  
**Asset # : 13138**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

2042

\* \*

## On-Site Walkways

Asphalt

100%

Now

\$600

2038

\* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 50%**Location : Throughout*

## Parking/Driveway

Cast in Place Concrete

100%

2042

\* \*

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

## Raceway

Conduit

100%

2029

\$32,700

1

## Panelboards

Molded Case Bkrs

100%

2045

\* \*

5

\$200

*Recent Replace Evident, Extent : Light, Area Affected : 100%**Location : Throughout Building*

## Wiring

Thermoplastic

100%

2049

\* \*

1

## Lighting

## Interior Lighting

Fluorescent

90%

2037

\* \*

10

\$6,200

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : T-8 Lamps*

Fluorescent

10%

2024

\$2,100

10

\$700

*Other Observation, Extent : Light, Area Affected : 100%**Location : Stair And 1st Floor Kitchen**Explanation : T-12 Lamps*

## Egress Lighting

Exit, Service

100%

2034

\* \*

1

*Not Functioning, Extent : Moderate, Area Affected : 100%**Location : Throughout*

## Exterior Lighting

HID

100%

2024

\$29,500

10

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 248 (COMBINED FACILITY) 67TH PCT**  
**Asset # : 13138**

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								
	Not Accessible	100%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location : Basement Of Precinct						
			Explanation : Located In Adjacent 67th Police Precinct						
Conversion Equipment									
	Not Accessible	100%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location : Basement Of Precinct						
			Explanation : Heating Unit Located In Adjacent 67th Police Precinct						
Distribution									
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$600	
Terminal Devices									
	Convactor/Radiator	80%			2034	* *	1	\$1,900	
	Unit Heater - Steam	10%			2029	\$2,600	4	\$100	
	No Component	10%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location : Locker Room						
			Explanation : No Heating Device						
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
Conversion Equipment									
	Split Unit	30%			2037	* *			
	Window/Wall Unit	50%			2024	\$7,600	1		
	No Component	20%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location :						
			Explanation : No Air Conditioning In Locker Room						
Distribution									
	Ductwork/Diffusers	20%			LIFE	* *	2	\$1,900	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	90%			LIFE	* *	2-5	\$3,800	
			Obsolete Equipment, Extent : Moderate, Area Affected : 100%						
			Location : 2nd Floor						
	No Component	10%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location :						
			Explanation : No Air Ventilation In Locker Room						
Exhaust Fans									
	Interior	30%			2029	\$7,800	2	\$100	
	Roof	70%			2037	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 248 (COMBINED FACILITY) 67TH PCT**  
**Asset # : 13138**

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								
	Electric	100%			2029	\$6,400	4	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : 1st Floor						
			Explanation : Two 120-gallon Unit Heaters						
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	Not Accessible	100%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location : Precinct Basement						
			Explanation : Water Main Is Located In Adjacent Police Precinct						
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2024	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 249/LADDER CO. 113  
**Address** : 491 ROGERS AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.249 / 13139 **Yr Built/Renovated** : 1896 / 2007  
**Area Sq Ft** : 4,800 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 29-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5033 **Lot** : 4 **BIN** : 3114990

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$61,400	
Electrical		\$32,200
Mechanical		\$35,200
<b>Total</b>	<b>\$61,400</b>	<b>\$67,400</b>
Importance Code A	\$61,400	
Importance Code B		\$67,400
<b>Total</b>	<b>\$61,400</b>	<b>\$67,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$37,000			\$2,800
Interior Architecture	\$47,100		\$600	\$700
Electrical	\$10,400	\$100	\$100	\$100
Mechanical	\$600	\$400	\$2,100	\$2,300
Site Enclosure				\$200
Site Pavements	\$4,600			
<b>Total</b>	<b>\$99,800</b>	<b>\$500</b>	<b>\$2,800</b>	<b>\$6,200</b>
Importance Code A	\$37,200	\$200	\$200	\$3,100
Importance Code B	\$37,400	\$200	\$2,300	\$2,900
Importance Code C	\$25,200		\$300	\$200
<b>Total</b>	<b>\$99,800</b>	<b>\$500</b>	<b>\$2,800</b>	<b>\$6,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 249/LADDER CO. 113**  
**Asset # : 13139**

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	20%			LIFE	**	5	\$3,300		
	Efflorescence, Extent : Light, Area Affected : 20%								
	Location : Rear Of Buliding								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Third Floor								
	Explanation : A Third Floor Was Added In 1998								
Masonry: Brick	60%	Now	\$61,400	LIFE	**	5	\$9,800		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : South Facade Near Rear Door And Throughout								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 25%								
	Location : Lower Section Of South Facade								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Lower Section Of South Facade								
Masonry: Limestone	10%			LIFE	**	5	\$1,200		
Slate Panels	3%	Now	\$13,300	LIFE	**	5	\$400		
	Cracking/Crumbling, Extent : Severe, Area Affected : 70%								
	Location : Base Of Front Facade								
Wood Overhead Doors	7%			2034	**	5	\$5,700		
Windows									
Aluminum	100%			2045	**	5	\$400		
Parapets									
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$500		
Masonry: Brick	90%	Now	\$3,400	LIFE	**	5	\$600		
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Roof									
Modified Bitumen	100%	Now	\$20,200	2034	**				
	Vegetation Growth, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Locker Room And Weight Room								
Interior									
Floors									
Cast in Place Concrete	45%			LIFE	**	5	\$6,900		
Ceramic Tile	10%			2038	**	5	\$700		
Quarry Tile	5%	2-4	\$10,600	2049	**	5	\$300		
	Worn/Eroded, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
Vinyl Tile	40%	Now	\$12,500	2034	**	3	\$1,100		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 249/LADDER CO. 113**  
**Asset # : 13139**

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									
Interior Walls									
	Ceramic Tile	10%			2038	**	5	\$500	
	Concrete Masonry Unit	10%			LIFE	**	5	\$200	
	Gypsum Board	45%			LIFE	**	5	\$1,400	
	Masonry: Brick	20%	Now	\$21,300	LIFE	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 25%									
Location : Basement									
Paint Peeling, Extent : Severe, Area Affected : 75%									
Location : Basement									
Spalling, Extent : Severe, Area Affected : 30%									
Location : Basement									
	Plaster	15%	Now	\$300	LIFE	**	5	\$200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Locker Room									
Ceilings									
	AcousTileSusp.Lay-In	10%			2034	**	5	\$700	
	Embossed Metal	20%			LIFE	**	5	\$600	
	Exposed Struc: Steel	20%			LIFE	**			
	Plaster	50%	Now	\$2,400	LIFE	**	5	\$2,200	
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
Water Penetration, Extent : Light, Area Affected : 10%									
Location : Locker Room And Weight Room									
Site Enclosure									
Fence/Gates									
	Aluminum Rail	5%			2034	**	5-10	\$300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Roof Level									
Explanation : Rail At Roof Level									
	Chain Link	45%			2049	**			
	Iron Picket	5%			2064	**			
	Wood	45%			2030			\$5,400	
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	Now	\$1,100	2042	**			
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
On-Site Walkways									
	Cast in Place Concrete	100%			2042	**			
Parking/Driveway									
	Cast in Place Concrete	100%	Now	\$3,500	2042	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Front Of Building									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 249/LADDER CO. 113**  
**Asset # : 13139**

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%			2039	* *	5		
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2039	* *	5		
	Raceway								
	Conduit	80%			2039	* *	1		
	Conduit	20%			2039	* *	1		
	Panelboards								
	Molded Case Bkrs	80%			2028	\$32,200	5	\$100	
	Molded Case Bkrs	20%			2045	* *	5		
	Wiring								
	Thermoplastic	80%			2049	* *	1		
	Not Accessible	20%							
	Motor Controllers								
	Locally Mounted	100%			2034	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement Near Water Service.								
	Explanation : Recently Installed Ground For Main Service.								
Lighting									
	Interior Lighting								
	LED	100%			2034	* *			
	Egress Lighting								
	Exit, LED	90%			2057	* *	1		
	Exit, Service	10%	Now	\$100	2039	* *	1		
	Not Functioning, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : First Floor Exit Lights Are Not Operational.								
	Exterior Lighting								
	HID	100%			2029	\$18,900	10		
Alarm									
	Fire/Smoke Detection								
	No Component	80%							
	Generic, Analog	20%	Now	\$10,400	2039	* *	1-3	\$500	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : Not Functional								

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									

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 249/LADDER CO. 113**  
**Asset # : 13139**

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%			2049	**	1		
	Conversion Equipment								
	Furnace	60%			2029	\$6,600	1	\$1,400	
		Other Observation, Extent : Light, Area Affected : 60%							
		Location : Roof							
		Explanation : 3 Rooftop Package Units							
	Hot Water Boiler	40%			2042	**	1	\$1,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Hot Wtr Piping/Pump	40%			2045	**	4	\$100	
	No Component	60%							
	Terminal Devices								
	Convactor/Radiator	30%			2034	**	1	\$500	
	Unit Heater - Steam	10%			2029	\$1,700	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Unit Heaters Serve Truck Bays							
	No Component	60%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	60%			2029	\$35,200	2	\$200	
		R-22 Refrigerant, Extent : Light, Area Affected : 60%							
		Location : Roof							
		Other Observation, Extent : Light, Area Affected : 60%							
		Location : Roof							
		Explanation : 3 Rooftop Package Units							
	Window/Wall Unit	20%			2024	\$2,000	1		
	No Component	20%							
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2	\$6,200	
Ventilation									
	Exhaust Fans								
	Roof	100%			2029	\$7,800	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$2,900	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 74 Gallons Each							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 249/LADDER CO. 113**  
**Asset # : 13139**

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									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2034	* *	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2039	* *	1-2	\$1,400	
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

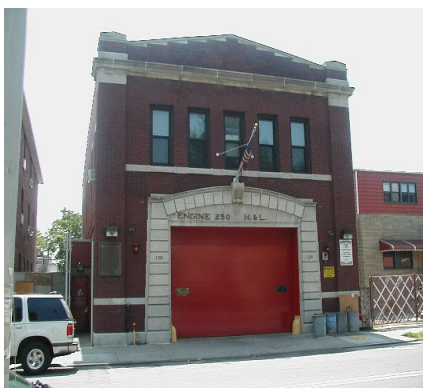
**Asset Name** : ENGINE CO. 250  
**Address** : 126 FOSTER AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.250 / 13140  
**Area Sq Ft** : 4,930  
**Date of Survey** : 14-May-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 6499      **Lot** : 11      **BIN** : 3170273  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1927 / 2012  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,000	\$2,000		\$7,800
Interior Architecture	\$13,800	\$900	\$200	\$500
Electrical	\$1,600	\$100		\$100
Mechanical	\$5,400	\$700	\$700	\$20,300
Site Pavements	\$11,000			
<b>Total</b>	<b>\$33,700</b>	<b>\$3,600</b>	<b>\$900</b>	<b>\$28,600</b>
Importance Code A	\$2,500	\$2,500	\$500	\$8,300
Importance Code B	\$16,200	\$800	\$400	\$20,300
Importance Code C	\$15,100	\$300		
<b>Total</b>	<b>\$33,700</b>	<b>\$3,600</b>	<b>\$900</b>	<b>\$28,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 250**  
**Asset # : 13140**

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	88%			LIFE	**	5	\$22,100	
		Painted Surfaces, Extent : Moderate, Area Affected : 50%							
		Location : East And West Facades							
	Masonry: Granite	2%			LIFE	**	5	\$400	
	Masonry: Limestone	5%			LIFE	**	5	\$900	
	Metal Sect. OHD	5%			2042	**	5	\$3,900	
Windows									
	Aluminum	100%			2045	**	5	\$1,900	
Parapets									
	Masonry: Brick	87%	0-2	\$2,000	LIFE	**	5	\$1,600	
		Paint Peeling, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Masonry: Limestone	3%			LIFE	**	5	\$100	
	Metal Panel	10%			2049	**	5	\$700	
Roof									
	Modified Bitumen	98%			2034	**	10	\$7,400	
	Skylight, Metal/Glass	2%			2039	**	10	\$500	
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$2,200	LIFE	**	5	\$8,700	
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Ceramic Tile	5%			2038	**	5	\$400	
	Quarry Tile	10%			2042	**	5	\$1,200	
	Terrazzo	5%			LIFE	**	5	\$300	
	Vinyl Tile	30%	Now	\$2,100	2029	\$21,200	3	\$900	
		Broken/Missing Elements, Extent : Severe, Area Affected : 100%							
		Location : Basement							
Interior Walls									
	Ceramic Tile	5%			2032	**	5	\$500	
	Gypsum Board	10%			LIFE	**	5	\$700	
	Masonry: Brick	35%			LIFE	**			
	Marble Panels	5%			LIFE	**			
	Plaster	45%	Now	\$4,100	LIFE	**	5	\$1,500	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Various Locations 2nd Floor							
Ceilings									
	AcousTileSusp.Lay-In	5%			2034	**	5	\$400	
	Exposed Concrete	45%			LIFE	**	5	\$600	
	Plaster	50%	Now	\$5,400	LIFE	**	5	\$2,500	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Various Locations 2nd Floor, Roof Access							
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2049	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 250**  
**Asset # : 13140**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2042		* *			
------------------------	------	--	--	------	--	-----	--	--	--

## On-Site Walkways

Cast in Place Concrete	100%	Now	\$11,000	2042		* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>									
<i>Location : Throughout</i>									

## Parking/Driveway

Cast in Place Concrete	100%			2042		* *			
------------------------	------	--	--	------	--	-----	--	--	--

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%			2029		\$5,000	5		
---------------	------	--	--	------	--	---------	---	--	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Main Service Switch Rated At 200 Amperes.*

## Raceway

Conduit	100%			2029		\$32,700	1		
---------	------	--	--	------	--	----------	---	--	--

## Panelboards

Fused Disc Sw	10%			2028		\$4,000	5		
Molded Case Bkrs	90%			2037		* *	5	\$100	

## Wiring

Thermoplastic	100%			2039		* *	1		
---------------	------	--	--	------	--	-----	---	--	--

## Ground

## Grounding Devices

Generic	100%			LIFE		* *	5	\$100	
---------	------	--	--	------	--	-----	---	-------	--

## Lighting

## Interior Lighting

Fluorescent	70%			2037		* *	10	\$3,200	
-------------	-----	--	--	------	--	-----	----	---------	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : T-8 Lamps*

HID	30%			2034		* *	10		
-----	-----	--	--	------	--	-----	----	--	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : LED*

## Exterior Lighting

HID	100%			2029		\$19,400	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 250**  
**Asset # : 13140**

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

## Alarm

## Security System

No Component

90%

Generic

10% Now

\$1,600

2039

\* \*

1

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement.**Explanation : Water Penetrates The Basement Area Through The Communications Conduit.*

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%

2055

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2046

\* \*

1

\$4,900

*Recent Installation, Extent : Light, Area Affected : 100%**Location : Basement*

## Distribution

Central Plant Steam

100%

2049

\* \*

4

\$400

Piping/Pmp

## Terminal Devices

Convactor/Radiator

80%

2034

\* \*

1

\$1,300

Fan Coil Unit/Heat

20%

2024

\$14,400

1

\$300

## Air Conditioning

## Energy Source

Electricity

100%

2037

\* \*

1

## Conversion Equipment

Window/Wall Unit

50%

2024

\$5,000

1

No Component

50%

## Ventilation

## Exhaust Fans

Roof

10%

2034

\* \*

2

Wall Unit

20%

2029

\$300

2

No Component

70%

## Plumbing

## H/C Water Piping

Brass/Copper

100%

2039

\* \*

1

## Water Heater

Gas Fired

100%

2027

\$2,900

2

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 1 Unit Insufficient For Building*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 250**  
**Asset # : 13140**

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									
	HW Heat Exchanger HTHW/HW	100%	0-2	\$4,200	2049		**		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Roof And Basement									
Explanation : This Is A Solar Powered Heat Exchanger. Not Properly Heating Water									
	Sanitary Piping Cast Iron	100%			LIFE		**	1	
	Storm Drain Piping Cast Iron	100%	0-2	\$200	LIFE		**	1	
Blockage /Clogged, Extent : Severe, Area Affected : 10%									
Location : 1st Floor									
	Sump Pump(s) Submersible	100%	0-2	\$200	2024	\$200	4	\$100	
On Extended Life, Extent : Severe, Area Affected : 100%									
Location : Basement									
	Fixtures Generic	100%							
Fire Suppression									
	Chemical System Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 251  
**Address** : 254-20 UNION TURNPIKE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.251 / 13141 **Yr Built/Renovated** : 1952 / 2001  
**Area Sq Ft** : 6,110 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 8691 **Lot** : 13 **BIN** : 4177508

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$221,000	
Interior Architecture	\$86,300	\$46,500
<b>Total</b>	<b>\$307,200</b>	<b>\$46,500</b>
Importance Code A	\$221,000	
Importance Code B		\$46,500
Importance Code C	\$86,300	
<b>Total</b>	<b>\$307,200</b>	<b>\$46,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,000	\$6,600	\$900	
Interior Architecture	\$25,600		\$200	\$700
Electrical	\$16,600	\$400	\$400	\$400
Mechanical	\$51,800	\$900	\$800	\$900
<b>Total</b>	<b>\$123,000</b>	<b>\$7,900</b>	<b>\$2,300</b>	<b>\$1,900</b>
Importance Code A	\$29,600	\$7,200	\$1,500	\$600
Importance Code B	\$88,600	\$700	\$900	\$1,300
Importance Code C	\$4,800			
<b>Total</b>	<b>\$123,000</b>	<b>\$7,900</b>	<b>\$2,300</b>	<b>\$1,900</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 251**  
**Asset # : 13141**

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	85%	Now	\$176,300	LIFE	* *	5	\$18,700	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Throughout Rear Facade, Bulkhead							
		Spalling, Extent : Moderate, Area Affected : 10%							
		Location : Bulkhead							
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : Rear Facade And Facade Along 255th Street							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Explanation : No Weeps In Exterior Brick Masonry							
	Masonry: Limestone	3%	Now	\$1,500	LIFE	* *	5	\$500	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
		Location : Above Overhead Door							
	Wood Overhead Doors	12%			2032	* *	5	\$13,200	
Windows									
	Aluminum	100%			2043	* *	5	\$1,700	
Parapets									
	Masonry: Brick	90%	Now	\$44,700	LIFE	* *	5	\$2,500	1
		Horizontal Cracks, Extent : Severe, Area Affected : 10%							
		Location : Interior Face							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%							
		Location : Throughout Interior And Exterior Face Of Front Facade And Facade Along 255th Street							
		Spalling, Extent : Severe, Area Affected : 15%							
		Location : Interior Face							
	Masonry: Limestone	10%	Now	\$1,500	LIFE	* *	5	\$300	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%							
		Location : Throughout At Coping Joints							
Roof									
	Modified Bitumen	95%	Now	\$26,000	2032	* *			
		Alligatoring, Extent : Moderate, Area Affected : 75%							
		Location : Upper And Lower Roof							
		Blisters, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : Second Floor							
	Skylight, Metal/Glass	5%			2037	* *	10	\$1,600	

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.  
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 251**  
**Asset # : 13141**

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	30%			LIFE	* *	5	\$6,300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : Apparatus Floor On Jacks								
	Ceramic Tile	5%	Now	\$500	2030	\$9,600	5	\$200	
	Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
	Location : Mens Shower (2nd Floor) Missing Tiles								
	Panel/Paver: Cer/Brk	2%			2043	* *	5	\$400	
	Quarry Tile	3%			2040	* *	5	\$400	
	Vinyl Tile	55%	4+	\$4,700	2027	\$46,500	3	\$2,000	
	Broken/Missing Elements, Extent : Light, Area Affected : 2%								
	Location : 2nd Floor Corridor								
	Worn/Eroded, Extent : Moderate, Area Affected : 10%								
	Location : Throughout 2nd Floor								
	Wood	5%			2055	* *	5	\$900	
Interior Walls									
	Ceramic Tile	5%			2030	\$20,500	5	\$700	
	Plaster	20%	Now	\$4,800	LIFE	* *	5	\$900	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : 2nd Floor At Front Office And Weight Room And Hose Tower								
	Water Penetration, Extent : Severe, Area Affected : 20%								
	Location : 2nd Floor Dormitory And Locker East Wall At Windows And Hose Tower								
	SGFT/Glazed Masonry	75%	Now	\$86,300	LIFE	* *			
	Cracking/Crumbling, Extent : Severe, Area Affected : 2%								
	Location : Stairwell Midlanding B/w 1st And 2nd Floor								
	Diagonal Cracks, Extent : Light, Area Affected : 2%								
	Location : 2nd Floor Bathroom								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
Ceilings									
	Exposed Concrete	30%			LIFE	* *	5	\$400	
	Gypsum Board	10%			LIFE	* *	5	\$1,200	
	Plaster	60%	Now	\$15,700	LIFE	* *	5	\$3,600	
	Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
	Location : Under Basement Stair, Garage Area								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : Garage Area, Along 255th Street								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 251**  
**Asset # : 13141**

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%			2047	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 200 Amperes Main Disconnect Switch							
Raceway									
	Conduit	95%			2027	\$31,000	1		
	Conduit	5%	4+		2037	**	1		
		Covers Missing, Extent : Light, Area Affected : 10%							
		Location : 2nd Floor Basement And Stairwell							
Panelboards									
	Molded Case Bkrs	100%			2035	**	5	\$200	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : 2nd Floor And Bunk Room							
		Explanation : Insufficient Receptacles							
Wiring									
	Braided Cloth	50%	2-4	\$14,500	2052	**	1		
		Insulation Aged, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	Thermoplastic	45%			2037	**	1		
	Thermoplastic	5%			2047	**	1		
Motor Controllers									
	Locally Mounted	100%			2025	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	**	1	\$1,900	
Generators									
	Diesel	100%			2036	**	1	\$2,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Side Yard							
		Explanation : 40 Kilovolt-ampere							
Batteries									
	Not Accessible	100%							
Fuel Storage									
	Main Tank	100%			2055	**	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Side Yard Intergral With Generator							
		Explanation : 125 Gallons							
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 251**  
**Asset # : 13141**

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

97% Now \$1,700 2027 \$16,800

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

*Location : Throughout*

*Explanation : T-8 Lamps*

Incandescent

3% 2027 \$1,200 2

Egress Lighting

Emergency, Service

100% 2027 \$3,100 1

Exterior Lighting

HID

100% 2027 \$24,100 10

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% 2047 \* \* 1

Conversion Equipment

Steam Boiler

100% 2040 \* \* 1 \$6,100

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

*Location : Basement*

*Explanation : One Unit*

Distribution

Central Plant Steam

Piping/Pmp

100% Now \$5,000 2047 \* \* 4 \$300

*Corroded, Extent : Moderate, Area Affected : 20%*

*Location : Basement And First Floor*

Terminal Devices

Convactor/Radiator

10% Now \$300 2040 \* \* 1 \$200

*Leak Evident, Extent : Moderate, Area Affected : 10%*

*Location : 2nd Floor Landing And Weight Room*

*Unit Inoperable, Extent : Light, Area Affected : 10%*

*Location : Dining Room*

Convactor/Radiator

90% 0-2 \$28,700 2047 \* \* 1 \$1,600

*Corroded, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

## Air Conditioning

Energy Source

Electricity

100% 2043 \* \* 1

Conversion Equipment

Window/Wall Unit

100% 2021 \$12,400 1

## Ventilation

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 251**  
**Asset # : 13141**

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
Ventilation									
	Exhaust Fans								
	Interior	90%			2032	* *	2	\$200	
	Wall Unit	10%			2032	* *	2		
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : 1st Floor								
	Explanation : Kitchen Hood Fan And Apparatus Floor								
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2040	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,600	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 74 Gallon								
	Sanitary Piping								
	Cast Iron	100%	Now	\$4,400	LIFE	* *	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 10%								
	Location : By House Trap When It Rains								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Backflow Preventer								
	No Component	80%							
	Generic	20%			2032	* *	1	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : For Boiler Intake Only								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	5%			2025	\$1,400	1-3	\$200	
	No Component	95%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 253  
**Address** : 2429 86th STREET  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.253 / 13143  
**Area Sq Ft** : 5,776  
**Date of Survey** : 10-May-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2,Att  
**Block** : 6859      **Lot** : 65      **BIN** : 3185380  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1895 / 2006  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : EXTERIOR LANDMARK

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$48,200	
Electrical		\$72,800
<b>Total</b>	<b>\$48,200</b>	<b>\$72,800</b>
Importance Code A	\$48,200	
Importance Code B		\$72,800
<b>Total</b>	<b>\$48,200</b>	<b>\$72,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$9,700		\$700	\$9,100
Interior Architecture	\$56,600			\$500
Electrical			\$100	\$29,300
Mechanical	\$800	\$800	\$800	\$11,800
Site Pavements	\$5,600			
<b>Total</b>	<b>\$72,700</b>	<b>\$800</b>	<b>\$1,600</b>	<b>\$50,600</b>
Importance Code A	\$10,300	\$600	\$1,300	\$9,700
Importance Code B	\$37,300	\$200	\$300	\$40,800
Importance Code C	\$25,100			\$200
<b>Total</b>	<b>\$72,700</b>	<b>\$800</b>	<b>\$1,600</b>	<b>\$50,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 253**  
**Asset # : 13143**

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								
Exposed Struc: Steel	2%			LIFE	**	5	\$1,100	
Masonry: Brick	78%	Now	\$48,200	LIFE	**	5	\$14,100	
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
Location : Above Apparatus Door								
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 20%								
Location : North And East Elevations								
Masonry: Brownstone	5%	Now	\$9,700	LIFE	**	5	\$700	
Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
Location : Above Apparatus Door								
Wood Overhead Doors	15%			2034	**	5	\$13,500	
Windows								
Wood	100%			2045	**	5	\$9,900	
Parapets								
Cast Stone/Terra Cotta	40%			LIFE	**	5	\$1,900	
Metal Panel	60%			2049	**	5	\$1,400	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Rear Lower Roof								
Explanation : Stainless Steel Flashing At Lower Roof								
Roof								
Asphalt Shingle	65%			2038	**	10	\$1,200	
Cement-Fiber Panel	20%			2038	**	5	\$1,500	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Roofing At The Front Section Of The Building								
Explanation : Decorative Cementitious Tilerroofing								
Modified Bitumen	15%			2034	**	10	\$1,600	
Interior								
Floors								
Cast in Place Concrete	60%	Now	\$11,600	LIFE	**	5	\$10,800	
Cracking/Crumbling, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Spalling, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Ceramic Tile	15%	Now	\$1,400	2032	**	5	\$600	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Recent Replace Evident, Extent : Light, Area Affected : 25%								
Location : Throughout								
Vinyl Tile	25%	Now	\$9,900	2034	**	3	\$800	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Other Observation, Extent : Light, Area Affected : 25%								
Location : Kitchen								
Explanation : Kitchen Section Replaced With Ceramic Tile								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 253**  
**Asset # : 13143**

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									
Interior Walls									
	Cast in Place Concrete	10%	Now	\$6,800	LIFE	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Basement Walls							
	Ceramic Tile	5%			2044	**	5	\$500	
		Recent Construction, Extent : Light, Area Affected : 100% Location : Toilets And Kitchen							
	Concrete Masonry Unit	15%			LIFE	**	5	\$600	
	Gypsum Board	10%	Now	\$400	LIFE	**	5	\$600	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10% Location : Throughout							
	Masonry: Brick	10%	0-2	\$2,100	LIFE	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Throughout							
	Plaster	35%	Now	\$3,000	LIFE	**	5	\$1,000	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 15% Location : Basement, Basement Stairway And Other Areas Throughout							
	Wood	15%	0-2	\$7,200	LIFE	**	5	\$5,700	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10% Location : Front Of Apparatus Area Deteriorated Finish, Extent : Light, Area Affected : 20% Location : Throughout							
Ceilings									
	AcousTileSusp.Lay-In	5%			2046	**	5	\$400	
		Recent Replace Evident, Extent : Light, Area Affected : 90% Location : Throughout							
	Embossed Metal	30%	Now	\$3,100	LIFE	**	5	\$1,100	
		Deformed/Dented, Extent : Light, Area Affected : 10% Location : Throughout							
	Exposed Concrete	30%	Now	\$9,000	LIFE	**	5	\$400	
		Cracking/Crumbling, Extent : Light, Area Affected : 20% Location : Throughout							
	Gypsum Board	10%	Now	\$1,900	LIFE	**	5	\$1,000	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 25% Location : 2nd Floor							
	Metal Panel	5%			LIFE	**	5	\$500	
	Plaster	20%			LIFE	**	5	\$1,000	
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2049	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	**			

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 253**  
**Asset # : 13143**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	Now	\$5,000	2042	* *
------------------------	------	-----	---------	------	-----

*Cracking/Crumbling, Extent : Light, Area Affected : 25%**Location : Throughout*

## Parking/Driveway

Cast in Place Concrete	100%	Now	\$600	2042	* *
------------------------	------	-----	-------	------	-----

*Cracking/Crumbling, Extent : Light, Area Affected : 5%**Location : Throughout*

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%			2029	\$5,500	5
---------------	------	--	--	------	---------	---

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 200 Ampere Main Disconnect Switch*

## Raceway

Conduit	100%			2029	\$35,600	1
---------	------	--	--	------	----------	---

## Panelboards

Fused Disc Sw	15%			2028	\$6,600	5
---------------	-----	--	--	------	---------	---

Molded Case Bkrs	85%			2028	\$37,200	5	\$100
------------------	-----	--	--	------	----------	---	-------

## Wiring

Thermoplastic	100%			2029	\$31,500	1
---------------	------	--	--	------	----------	---

## Motor Controllers

Locally Mounted	100%			2027	\$16,300	5
-----------------	------	--	--	------	----------	---

## Ground

## Grounding Devices

Generic	100%			LIFE	* *	5	\$100
---------	------	--	--	------	-----	---	-------

*Corroded, Extent : Light, Area Affected : 100%**Location : Basement*

## Lighting

## Interior Lighting

Fluorescent	15%			2037	* *	10	\$800
-------------	-----	--	--	------	-----	----	-------

Fluorescent	85%			2034	* *	10	\$4,500
-------------	-----	--	--	------	-----	----	---------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout**Explanation : T-8 Lamps*

## Egress Lighting

Emergency, Service	100%			2034	* *	1
--------------------	------	--	--	------	-----	---

## Exterior Lighting

HID	100%			2024	\$24,800	10
-----	------	--	--	------	----------	----

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 253**  
**Asset # : 13143**

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%			2039	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2034	* *	1	\$5,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Steam Piping/Pump	100%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2027	\$32,900	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Split Unit	10%			2034	* *			
	Window/Wall Unit	50%			2024	\$6,400	1		
	No Component	40%							
	Terminal Devices								
	No Component	90%							
	No Component	10%							
Ventilation									
	Exhaust Fans								
	Wall Unit	25%			2029	\$500	2		
	No Component	75%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2024	\$3,700	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units at 75 Gallons Each								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2024	\$200	4	\$100	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2029	\$100	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : For Boiler Feed Only								

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 253**  
**Asset # : 13143**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Wet	2%		2024	\$600	1-3	\$100	
	No Component	98%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 254/LADDER CO. 153  
**Address** : 901 AVENUE U @ E. 9TH ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.254 / 13144 **Yr Built/Renovated** : 1924 /  
**Area Sq Ft** : 5,376 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 10-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 7112 **Lot** : 49 **BIN** : 3192210

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$40,200
<b>Total</b>		<b>\$40,200</b>
Importance Code B		\$40,200
<b>Total</b>		<b>\$40,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$48,300			\$800
Interior Architecture	\$119,100	\$300		\$400
Electrical			\$100	\$24,700
Mechanical	\$800	\$700	\$1,400	\$700
Site Pavements	\$16,400			
<b>Total</b>	<b>\$184,500</b>	<b>\$1,000</b>	<b>\$1,500</b>	<b>\$26,700</b>
Importance Code A	\$48,800	\$500	\$500	\$1,400
Importance Code B	\$102,800	\$200	\$900	\$25,300
Importance Code C	\$32,900	\$300		
<b>Total</b>	<b>\$184,500</b>	<b>\$1,000</b>	<b>\$1,500</b>	<b>\$26,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 254/LADDER CO. 153**  
**Asset # : 13144**

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	85%			LIFE	* *	5	\$14,400	
		Paint Peeling, Extent : Light, Area Affected : 50%							
		Location : Rear Elevation							
		Recent Repair Evident, Extent : Light, Area Affected : 5%							
		Location : Front Elevation							
	Masonry: Granite	5%	Now	\$10,400	LIFE	* *	5	\$600	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Masonry: Limestone	5%	Now	\$9,600	LIFE	* *	5	\$600	
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
	Wood Overhead Doors	5%	4+	\$27,900	2049	* *	5	\$2,100	
		Worn/Eroded, Extent : Light, Area Affected : 100%							
		Location : Main Door							
Windows									
	Aluminum	98%			2054	* *	5	\$1,700	
	Metal Louvers	2%	Now	\$300	2044	* *			
		Deformed/Dented, Extent : Light, Area Affected : 25%							
		Location : Louver							
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	* *	5	\$1,500	
		Recent Repair Evident, Extent : Light, Area Affected : 50%							
		Location : Throughout							
	Masonry: Brick	80%			LIFE	* *	5	\$1,600	
		Recent Repair Evident, Extent : Light, Area Affected : 50%							
		Location : Throughout							
	Masonry: Limestone	10%			LIFE	* *	5	\$300	
Roof									
	Modified Bitumen	100%			2037	* *	10	\$7,900	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Main Roof							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 254/LADDER CO. 153**  
**Asset # : 13144**

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	50%	Now	\$13,100	LIFE	**	5	\$8,800		
	Cracking/Crumbling, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
Ceramic Tile	10%	Now	\$1,600	2032	**	5	\$400		
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Kitchen								
Terrazzo	2%			LIFE	**	5	\$100		
Vinyl Tile	28%	0-2	\$19,900	2039	**	3	\$800		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor								
	Worn/Eroded, Extent : Moderate, Area Affected : 100%								
	Location : 2nd Floor								
Vinyl Tile 9" X 9"	10%	0-2	\$9,200	2039	**	3	\$300		
	Worn/Eroded, Extent : Moderate, Area Affected : 100%								
	Location : 2nd Floor								
Interior Walls									
Cast in Place Concrete	20%	Now	\$30,000	LIFE	**				
	Water Penetration, Extent : Moderate, Area Affected : 25%								
	Location : Basement								
Ceramic Tile	5%			2032	**	5	\$600		
Gypsum Board	10%			LIFE	**	5	\$700		
Masonry: Brick	30%			LIFE	**				
Plaster	30%	Now	\$2,900	LIFE	**	5	\$1,000		
	Water Penetration, Extent : Severe, Area Affected : 15%								
	Location : 2nd Floor Bunk Room								
Wood	5%			LIFE	**	5	\$2,300		
Ceilings									
AcousTileSusp.Lay-In	30%	Now	\$2,000	2049	**	5	\$1,200		
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 20%								
	Location : Throughout								
Embossed Metal	10%	Now	\$1,400	LIFE	**	5	\$400		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Metal Lay-in Ceiling Tile								
Exposed Concrete	25%	Now	\$6,600	LIFE	**	5	\$300		
	Cracking/Crumbling, Extent : Severe, Area Affected : 25%								
	Location : Basement								
Gypsum Board	5%			LIFE	**	5	\$500		
Plaster	30%	Now	\$32,300	LIFE	**	5	\$1,500		
	Cracking/Crumbling, Extent : Severe, Area Affected : 60%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Site Enclosure									

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 254/LADDER CO. 153**  
**Asset # : 13144**

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

## Site Enclosure

## Fence/Gates

Iron Picket

100%

2049

\* \*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

Now

\$16,400

2042

\* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 25%**Location : West Side Of The Building*

## On-Site Walkways

Cast in Place Concrete

100%

2034

\* \*

## Parking/Driveway

Cast in Place Concrete

100%

2042

\* \*

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%

2029

\$5,000

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 200 Amperes*

## Raceway

Conduit

80%

2029

\$26,100

1

Conduit

20%

2055

\* \*

1

## Panelboards

Molded Case Bkrs

100%

2028

\$40,200

5

\$100

## Wiring

Thermoplastic

80%

2029

\$23,100

1

Thermoplastic

20%

2055

\* \*

1

## Motor Controllers

Locally Mounted

100%

2034

\* \*

5

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Water Main**Explanation : Main Water Pipe*

## 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 254/LADDER CO. 153**  
**Asset # : 13144**

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	50%			2037	* *	10	\$2,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : T-8 Lamps							
	Fluorescent	10%			2024	\$1,500	10	\$500	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement							
	LED	40%			2037	* *			
Egress Lighting									
	Exit, Service	50%			2024	\$300	1		
	Exit, Battery	50%			2024	\$1,000	10	\$200	
Exterior Lighting									
	HID	100%			2024	\$21,200	10		

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$5,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Natural Gas Fired Steam Boiler							
	Distribution								
	Steam Piping/Pump	100%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$1,700	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%			2029	\$8,500	2	\$100	
	Window/Wall Unit	60%			2027	\$6,600	1		
	No Component	20%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$3,000	
	Exhaust Fans								
	Roof	30%			2034	* *	2	\$100	
	Wall Unit	20%			2029	\$400	2		
	No Component	50%							

**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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 254/LADDER CO. 153**  
**Asset # : 13144**

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%			2049	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$3,200	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 74 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2023	\$200	4	\$100	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 255/ LADDER 157  
**Address** : 1367 ROGERS AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.255 / 13145 **Yr Built/Renovated** : 1897 / 2000  
**Area Sq Ft** : 8,453 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 01-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5229 **Lot** : 9 **BIN** : 3120929

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$64,300
Interior Architecture	\$51,000	
Electrical		\$26,100
<b>Total</b>	<b>\$51,000</b>	<b>\$90,400</b>
Importance Code A		\$64,300
Importance Code B	\$51,000	\$26,100
<b>Total</b>	<b>\$51,000</b>	<b>\$90,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$79,700			
Interior Architecture	\$12,200			\$600
Electrical			\$100	\$2,100
Mechanical	\$1,900	\$15,500	\$1,600	\$6,900
Site Pavements	\$3,000			
<b>Total</b>	<b>\$96,900</b>	<b>\$15,600</b>	<b>\$1,700</b>	<b>\$9,700</b>
Importance Code A	\$80,500	\$800	\$800	\$800
Importance Code B	\$11,800	\$14,700	\$900	\$8,800
Importance Code C	\$4,600			
<b>Total</b>	<b>\$96,900</b>	<b>\$15,600</b>	<b>\$1,700</b>	<b>\$9,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 255/ LADDER 157**  
**Asset # : 13145**

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%			LIFE	**	5	\$18,100		
Masonry: Brick	75%	Now	\$27,400	LIFE	**	5	\$17,400		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%									
Location : Side Facade									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Northeast Corner									
Metal Sect. OHD	10%	4+	\$7,600	2034	**	5	\$3,600		
Other Observation, Extent : Moderate, Area Affected : 20%									
Location : Main Apparatus Door									
Explanation : Dents At Lower Interior Sections Of Overhead Door Broken Glazing At Metal Swing Doors At Front									
Wood Overhead Doors	5%	0-2	\$19,100	2034	**	5	\$2,900		
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Glazing In Door									
Not Insulated, Extent : Light, Area Affected : 100%									
Location : West Side									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Throughout Glazing									
Windows									
Aluminum	100%	Now	\$18,400	2037	**	5	\$700		
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : South Side 1st And 2nd Floors									
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Unit Inoperable, Extent : Moderate, Area Affected : 50%									
Location : 2nd Floor									
Parapets									
Masonry: Brick	80%			LIFE	**	5	\$2,200		
Masonry: Limestone	5%			LIFE	**	5	\$200		
Pre-Cast Concrete	15%			LIFE	**	5	\$2,600		
Roof									
Asphalt Shingle	50%	Now	\$800	2032	**				
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Built-Up (BUR)	50%	Now	\$6,400	2029	\$64,300				
Debris on Roof, Extent : Light, Area Affected : 5%									
Location : From Construction Next Door									
Drains Clogged, Extent : Moderate, Area Affected : 50%									
Location : From Construction Next Door									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Around Drains									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 255/ LADDER 157**  
**Asset # : 13145**

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	50%			LIFE	**	5	\$13,800	
	Ceramic Tile	5%	Now	\$300	2038	**	5	\$300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Basement Showers								
	Quarry Tile	5%	0-2	\$400	2042	**	5	\$500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Door Way Edges								
	Vinyl Tile	40%	Now	\$9,000	2034	**	3	\$1,900	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : 2nd Floor								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : 2nd Floor								
	Other Observation, Extent : Light, Area Affected : 60%								
	Location : 2nd Floor								
	Explanation : 9 X 9 Tiles								
Interior Walls									
	Ceramic Tile	5%	0-2	\$1,000	2038	**	5	\$300	
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Kitchen And Toilets Throughout								
	Gypsum Board	5%			LIFE	**	5	\$400	
	Paint Peeling, Extent : Light, Area Affected : 5%								
	Location : Throughout								
	Masonry: Brick	20%			LIFE	**			
	Plaster	45%			LIFE	**	5	\$1,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Stair								
	Vertical Cracks, Extent : Moderate, Area Affected : 2%								
	Location : Office								
	Water Penetration, Extent : Moderate, Area Affected : 5%								
	Location : Stair								
	SGFT/Glazed Masonry	20%			LIFE	**			
	Wood	5%	4+	\$1,600	LIFE	**	5	\$2,700	
	Worn/Eroded, Extent : Light, Area Affected : 20%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 255/ LADDER 157**  
**Asset # : 13145**

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								
Ceilings								
AcousTileSusp.Lay-In	5%	Now	\$100	2034	* *	5	\$300	
	Staining/Discoloring, Extent : Light, Area Affected : 10%							
	Location : 2nd Floor							
	Water Penetration, Extent : Moderate, Area Affected : 5%							
	Location : 2nd Floor							
Embossed Metal	55%	Now	\$51,000	LIFE	* *	5	\$3,100	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Deformed/Dented, Extent : Moderate, Area Affected : 5%							
	Location : Throughout							
	Paint Peeling, Extent : Light, Area Affected : 75%							
	Location : Throughout							
	Staining/Discoloring, Extent : Light, Area Affected : 75%							
	Location : Throughout							
Exposed Struc: Steel	25%			LIFE	* *			
Plaster	15%			LIFE	* *	5	\$1,200	
	Paint Peeling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%	4+	\$1,000	2034	* *			
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$100	2034	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
	Location : South Side							
	Ponding, Extent : Moderate, Area Affected : 5%							
	Location : South Side							
	Sinking/Subsiding, Extent : Moderate, Area Affected : 5%							
	Location : South Side							
Parking/Driveway								
Cast in Place Concrete	100%	Now	\$2,000	2034	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : West Side							

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%			2055	* *	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : One 400 Ampere Main Disconnect Switch								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 255/ LADDER 157**  
**Asset # : 13145**

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									
Raceway									
	Conduit	80%			2029	\$26,100	1		
	Conduit	20%			2055	* *	1		
Panelboards									
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	30%			2051	* *	5	\$100	
	Molded Case Bkrs	65%			2028	\$26,100	5	\$100	
Wiring									
	Thermoplastic	70%			2029	\$20,200	1		
	Thermoplastic	30%			2055	* *	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
Interior Lighting									
	Fluorescent	98%			2037	* *	10	\$7,600	
	Incandescent	2%			2024	\$1,100	2		
Exterior Lighting									
	HID	100%			2024	\$900	10		

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2034	* *	1	\$8,400	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2039	* *	4	\$400	
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$2,700	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Window/Wall Unit	80%			2022	\$13,800	1		
	No Component	20%							
Ventilation									
	Exhaust Fans								
	Wall Unit	100%			2029	\$2,900	2	\$300	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 255/ LADDER 157**  
**Asset # : 13145**

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%			2049	* *	1		
				Booster Pump w/Tank, Extent : Light, Area Affected : 100%					
				Location : Basement					
	Water Heater Gas Fired	100%			2024	\$5,000	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : One 75 Gallon Unit					
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Submersible	100%			2022	\$300	4	\$300	
	Fixtures Generic	100%							
Fire Suppression									
	Chemical System Wet	100%			2027	\$27,200	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 257/LADDER 170 / BATTALION 58  
**Address** : 1361 ROCKAWAY PARKWAY  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.257 / 13146 **Yr Built/Renovated** : 1907 / 2010  
**Area Sq Ft** : 8,142 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 8166 **Lot** : 33 **BIN** : 3229407

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$70,300	
Interior Architecture	\$76,100	
Electrical		\$59,000
Mechanical		\$38,300
<b>Total</b>	<b>\$146,400</b>	<b>\$97,300</b>
Importance Code A	\$70,300	
Importance Code B	\$76,100	\$97,300
<b>Total</b>	<b>\$146,400</b>	<b>\$97,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$53,100	\$9,100		\$12,200
Interior Architecture	\$69,700	\$300	\$900	\$800
Electrical	\$600	\$700	\$2,300	\$700
Mechanical	\$28,700	\$1,400	\$1,800	\$9,900
Site Enclosure	\$8,800			
Site Pavements	\$23,200			
<b>Total</b>	<b>\$184,100</b>	<b>\$11,500</b>	<b>\$5,000</b>	<b>\$23,600</b>
Importance Code A	\$53,900	\$9,900	\$800	\$13,000
Importance Code B	\$82,600	\$1,600	\$3,300	\$10,500
Importance Code C	\$47,600		\$900	
<b>Total</b>	<b>\$184,100</b>	<b>\$11,500</b>	<b>\$5,000</b>	<b>\$23,600</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 257/LADDER 170 / BATTALION 58**  
**Asset # : 13146**

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	87%	2-4	\$70,300	LIFE	* *	5	\$22,400	
	Efflorescence, Extent : Light, Area Affected : 5%								
	Location : Farragut Road Facade And Hose Tower								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 20%								
	Location : Throughout, Except Front Facade								
	Masonry: Granite	2%			LIFE	* *	5	\$400	
	Masonry: Limestone	3%			LIFE	* *	5	\$600	
	Metal Sect. OHD	5%			2042	* *	5	\$4,000	
	Stucco Cement	3%	4+	\$1,200	2042	* *	5	\$1,000	
	Cracking/Crumbling, Extent : Light, Area Affected : 15%								
	Location : Front Facade								
Windows									
	Aluminum	70%	Now	\$34,500	2054	* *	5	\$1,000	
	Unit Inoperable, Extent : Moderate, Area Affected : 35%								
	Location : Throughout								
	Worn/Eroded, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Wood	30%	Now	\$12,400	2054	* *	5	\$4,200	
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : 1st Floor Side Facade Near Front- Sash Missing								
	Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	20%			LIFE	* *	5	\$3,300	
	Masonry: Brick	30%	Now	\$3,900	LIFE	* *	5	\$600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Parapet Wall								
	Explanation : Covered With Tar And Stucco Cement								
	Metal Rail	30%			2042	* *	5-10	\$11,600	
	Stucco Cement	20%	Now	\$1,200	2042	* *	5	\$600	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : Top Of Hose Tower								
Roof									
	Modified Bitumen	100%			2034	* *	10	\$12,200	
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 257/LADDER 170 / BATTALION 58**  
**Asset # : 13146**

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	45%	Now	\$18,500	LIFE	**	5	\$12,400		
Cracking/Crumbling, Extent : Severe, Area Affected : 10%									
Location : Apparatus Floor Near Ladder Truck Bay									
Water Penetration, Extent : Moderate, Area Affected : 25%									
Location : Basement, Apparatus Floor At Threshold Of Over Head Door									
Other Observation, Extent : Severe, Area Affected : 50%									
Location : Apparatus Floor									
Explanation : Temporary Shoring In Basement									
Ceramic Tile	5%			2032	**	5	\$600		
Vinyl Tile	50%	2-4	\$27,900	2034	**	3	\$2,400		
Worn/Eroded, Extent : Moderate, Area Affected : 75%									
Location : Throughout, Engine Office									
Interior Walls									
Ceramic Tile	25%	Now	\$6,200	2032	**	5	\$2,200		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Ladder Truck Side And At Rear Wall Under Windows									
Ceramic Tile	10%			2038	**	5	\$1,700		
Masonry: Brick	35%	2-4	\$4,900	LIFE	**				
Spalling, Extent : Moderate, Area Affected : 5%									
Location : Basement Front Wall									
Plaster	30%	Now	\$4,300	LIFE	**	5	\$1,600		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Ceilings									
AcousTileSusp.Lay-In	5%	Now	\$5,300	2049	**	5	\$300		
Broken/Missing Elements, Extent : Moderate, Area Affected : 50%									
Location : 2nd Floor Offices									
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : 2nd Floor Offices And 1st Floor Lounge									
AcousTileSusp.Lay-In	5%			2046	**	5	\$600		
Embossed Metal	35%			LIFE	**	5	\$2,000		
Exposed Concrete	30%	Now	\$76,100	LIFE	**	5	\$600		
Corrosion/Rusting, Extent : Severe, Area Affected : 2%									
Location : Steel Beam At Front Wall									
Spalling, Extent : Severe, Area Affected : 20%									
Location : Basement Throughout									
Other Observation, Extent : Severe, Area Affected : 60%									
Location : Basement									
Explanation : Temporary Supports Under Apparatus Floor									
Plaster	25%	Now	\$2,200	LIFE	**	5	\$2,000		
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Throughout									
Site Enclosure									

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 257/LADDER 170 / BATTALION 58**  
**Asset # : 13146**

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

## Site Enclosure

## Fence/Gates

## Chain Link

100% Now \$8,800 2055 \* \*

*Broken/Missing Elements, Extent : Severe, Area Affected : 60%**Location : Side Yard And Rear Yard*

## Site Pavements

## Public Sidewalk

## Cast in Place Concrete

100% 2042 \* \*

## Parking/Driveway

## Cast in Place Concrete

100% 0-2 \$23,200 2042 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%**Location : Parking Area*

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% 2049 \* \* 5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Main Service Disconnect Switch Rated At 400 Amperes.*

## Switchgear / Switchboard

## Molded Case Bkrs

100% 2029 \$50,900 5 \$200

## Raceway

## Conduit

80% 2029 \$26,100 1

## Conduit

20% 2049 \* \* 1

## Panelboards

## Molded Case Bkrs

80% 2045 \* \* 5 \$200

## Molded Case Bkrs

20% 2028 \$8,000 5

## Wiring

## Thermoplastic

80% 2029 \$23,100 1

## Thermoplastic

20% 2049 \* \* 1

## Motor Controllers

## Variable Frequency

100% 2034 \* \*

## Drive

## Ground

## Grounding Devices

## Generic

100% LIFE \* \* 5 \$100

## Stand-by Power

## Transfer Switches

## Automatic

100% 2042 \* \* 1 \$2,500

## Generators

## Diesel

100% 2038 \* \* 1 \$3,200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Side Yard**Explanation : No Available Nameplate Rating Capacity*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 257/LADDER 170 / BATTALION 58**  
**Asset # : 13146**

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
Stand-by Power									
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$300	
	Fuel Storage								
	Main Tank	100%			2057	* *	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Side Yard								
	Explanation : 120 Gallons Rated Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	10%			2029	\$2,300	10	\$700	
	T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Fluorescent	5%			2029	\$1,200	10	\$400	
	Compact Fluorescent Light, Extent : Light, Area Affected : 100%								
	Location : Basement								
	LED	85%			2037	* *			
	Egress Lighting								
	Emergency, Service	100%			2034	* *	1		
	Exterior Lighting								
	LED	30%			2037	* *			
	No Component	70%							
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								
	Fuel Oil No 2	100%			2039	* *	5	\$2,500	
	Conversion Equipment								
	Steam Boiler	100%			2046	* *	1	\$8,100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Steam Piping/Pump	100%	0-2	\$700	2039	* *			
	Leak Evident, Extent : Moderate, Area Affected : 2%								
	Location : Basement Gymnasium								
	Terminal Devices								
	Convactor/Radiator	90%			2027	\$38,300	1	\$2,400	
	Fan Coil Unit/Heat	10%	0-2	\$11,900	2039	* *	1	\$200	
	On Extended Life, Extent : Moderate, Area Affected : 100%								
	Location : Apparatus Floor								
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 257/LADDER 170 / BATTALION 58**  
**Asset # : 13146**

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
Air Conditioning									
Conversion Equipment									
	Heat Pump Air Sourced	10%	0-2	\$7,900	2034	* *	2		
		Not Energy Efficient, Extent : Moderate, Area Affected : 100%							
		Location : Rear Of The Building							
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : 1 Obsolete Unit, Rear Of The Building							
	Split Unit	10%	0-2	\$1,700	2029	\$17,000			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 2 Inefficient Units, R-410a Refrigerant							
	Window/Wall Unit	40%	0-2	\$1,300	2024	\$6,600	1		
		Not in Service, Extent : Moderate, Area Affected : 20%							
		Location : 2nd Floor							
	No Component	40%							
Terminal Devices									
	Fan Coil - 2 Pipe	20%			2029	\$18,200	1	\$500	
	No Component	80%							
Heat Rejection									
	Dry Cooler	20%			2029	\$5,200	2	\$1,100	
	No Component	80%							
Ventilation									
Distribution									
	Ductwork/Diffusers	20%			LIFE	* *	2-5	\$900	
	No Component	80%							
Exhaust Fans									
	Roof	20%			2029	\$2,600	2	\$100	
	Wall Unit	10%			2029	\$300	2		
	No Component	70%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%	0-2	\$3,000	2039	* *	1		
		Corroded, Extent : Moderate, Area Affected : 10%							
		Location : Water Main Valve, Basement							
Water Heater									
	Gas Fired	50%			2027	\$2,400	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 - 75 Gallon Unit							
	Gas Fired	50%			2029	\$2,400	2	\$100	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : 1 - 75 Gallon Unit, Basement							
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 257/LADDER 170 / BATTALION 58**  
**Asset # : 13146**

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Plumbing	Sump Pump(s)							
	Submersible	100%	0-2	\$300	2024	\$300	4	\$200
		<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
	Fixtures							
	Generic	100%						
Fire Suppression	Chemical System							
	Generic	100%			2027	\$27,200	1-3	\$4,000
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Kitchen</i>						
		<i>Explanation : 1 Set</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 258/LADDER CO. 115  
**Address** : 10-10 47TH AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.258 / 13147 **Yr Built/Renovated** : 1903 / 2009  
**Area Sq Ft** : 10,491 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-Dec-2018 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 46 **Lot** : 34 **BIN** : 4000333

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$402,600	
Interior Architecture	\$105,800	
Electrical		\$24,900
Mechanical	\$76,800	
<b>Total</b>	<b>\$585,200</b>	<b>\$24,900</b>
Importance Code A	\$402,600	
Importance Code B	\$182,600	\$24,900
<b>Total</b>	<b>\$585,200</b>	<b>\$24,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$41,000		\$2,600	
Interior Architecture	\$67,700		\$1,600	
Electrical	\$3,700	\$700	\$800	\$2,500
Mechanical	\$7,800	\$900	\$1,300	\$700
Site Enclosure	\$7,300			
Site Pavements	\$2,000			
<b>Total</b>	<b>\$129,600</b>	<b>\$1,600</b>	<b>\$6,300</b>	<b>\$3,300</b>
Importance Code A	\$41,500	\$500	\$3,100	\$500
Importance Code B	\$63,600	\$1,100	\$1,600	\$2,800
Importance Code C	\$24,500		\$1,600	
<b>Total</b>	<b>\$129,600</b>	<b>\$1,600</b>	<b>\$6,300</b>	<b>\$3,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 258/LADDER CO. 115**  
**Asset # : 13147**

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	3%			LIFE	**	5	\$18,200		
Masonry: Brick	75%	Now	\$99,800	LIFE	**	5	\$29,200		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Northwest Corner Including Street Side Parapet									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : Front And Rear Facades									
Paint Peeling, Extent : Severe, Area Affected : 25%									
Location : Rear Facade									
Vegetation Growth, Extent : Severe, Area Affected : 2%									
Location : East And South Facade									
Water Penetration, Extent : Severe, Area Affected : 2%									
Location : 2nd Floor At Bay Window Copper Panning									
Masonry: Granite	2%			LIFE	**	5	\$1,200		
Masonry: Limestone	10%	0-2	\$10,700	LIFE	**	5	\$2,900		
Staining/Discoloring, Extent : Moderate, Area Affected : 10%									
Location : Front Facade									
Metal Sect. OHD	5%			2035	**	5	\$6,100		
Stucco Cement	5%			2035	**	5	\$4,900		
Other Observation, Extent : Light, Area Affected : 100%									
Location : 4th Floor Bulkhead									
Explanation : Stucco Located At 4th Floor Observed From Roof.									
Windows									
Aluminum	100%	Now	\$19,400	2046	**	5	\$1,000		
Unit Inoperable, Extent : Moderate, Area Affected : 30%									
Location : Bathroom									
Parapets									
Metal Panel	70%			2040	**	5	\$7,400		
Metal Rail	30%	Now	\$1,200	2035	**	5	\$5,800		
Corrosion/Rusting, Extent : Light, Area Affected : 5%									
Location : At The Corners									

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 258/LADDER CO. 115**  
**Asset # : 13147**

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									
	Roof								
	Built-Up (BUR)	85%	Now	\$184,600	2040	**			1
				Blisters, Extent : Severe, Area Affected : 25%					
				Location : Main Roof					
				Drains Clogged, Extent : Severe, Area Affected : 25%					
				Location : Towards Front Of Building					
				Ponding, Extent : Severe, Area Affected : 15%					
				Location : Various Locations					
				Water Penetration, Extent : Severe, Area Affected : 50%					
				Location : Main Roof, Skylight, 2nd Floor Bathroom					
				Other Observation, Extent : Severe, Area Affected : 100%					
				Location : Main Roof					
				Explanation : Poor Installation On Replacement Roof.					
	Metal Panel	10%			2043	**	10	\$2,600	
	Skylight, Metal/Glass	5%	Now	\$118,200	2060	**			1
				Water Penetration, Extent : Severe, Area Affected : 50%					
				Location : Main Roof					
				Other Observation, Extent : Severe, Area Affected : 100%					
				Location : Over Stair					
				Explanation : Needs Complete Re-Caulking.					
Interior									
	Floors								
	Cast in Place Concrete	40%			LIFE	**	5	\$27,500	
	Ceramic Tile	15%	Now	\$2,600	2033	**	5	\$1,200	
				Cracking/Crumbling, Extent : Moderate, Area Affected : 5%					
				Location : Kitchen					
	Wood	45%	0-2	\$105,800	2045	**	5	\$6,600	
				Deteriorated Finish, Extent : Moderate, Area Affected : 75%					
				Location : 2nd Floor, 3rd Floor					
				Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%					
				Location : 2nd Floor, 3rd Floor					

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 258/LADDER CO. 115**  
**Asset # : 13147**

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									
Interior Walls									
	Ceramic Tile	10%			2033	**	5	\$3,200	
	Concrete Masonry Unit	20%	4+	\$8,100	LIFE	**	5	\$2,600	
	Staining/Discoloring, Extent : Light, Area Affected : 15%								
	Location : Basement								
	Water Penetration, Extent : Light, Area Affected : 10%								
	Location : Basement								
	Gypsum Board	10%	Now	\$800	LIFE	**	5	\$1,900	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Various Locations								
	Masonry: Brick	20%			LIFE	**	10	\$1,900	
	Paint Peeling, Extent : Light, Area Affected : 25%								
	Location : Apparatus Room, Staircase								
	Plaster	40%	Now	\$5,900	LIFE	**	5	\$3,900	
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : 3rd Floor Under Skylight In Pool Room And Various Other Locations.								
Ceilings									
	AcousTileSusp.Lay-In	35%	Now	\$15,100	2035	**	5	\$2,700	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Various Locations Throughout.								
	Staining/Discoloring, Extent : Moderate, Area Affected : 35%								
	Location : 2nd, 3rd And 4th Floor Mezzanine Lounge Area.								
	Embossed Metal	45%	2-4	\$7,000	LIFE	**	5	\$3,200	
	Deformed/Dented, Extent : Moderate, Area Affected : 5%								
	Location : 4th Floor And Apparatus Room								
	Staining/Discoloring, Extent : Moderate, Area Affected : 5%								
	Location : 4th Floor And Apparatus Room								
	Exposed Struc: Steel	15%	Now	\$11,300	LIFE	**			
	Water Penetration, Extent : Severe, Area Affected : 5%								
	Location : Basement Below Apparatus Floor								
	Other Observation, Extent : Light, Area Affected : 2%								
	Location : 3rd Floor, Rear Wall And Basement								
	Explanation : Rusted Lintel Above Window.								
	Plaster	5%	Now	\$1,200	LIFE	**	5	\$500	
	Horizontal Cracks, Extent : Light, Area Affected : 5%								
	Location : Truck Bay Stair And 2nd Floor Offices								
Site Enclosure									
	Free Standing Walls								
	Masonry: Brick	100%	0-2	\$7,300	2040	**			
	Cracking/Crumbling, Extent : Severe, Area Affected : 5%								
	Location : Rear Yard								
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Rear Yard								
	Explanation : Paint Peeling								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 258/LADDER CO. 115**  
**Asset # : 13147**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete      100%    4+                  \$1,600    2043                  \* \*

*Ponding, Extent : Moderate, Area Affected : 2%*

*Location : 47th Avenue*

*Other Observation, Extent : Moderate, Area Affected : 2%*

*Location : 47th Avenue*

*Explanation : Entry Apron Misaligned*

## On-Site Walkways

Cast in Place Concrete      100%    2-4                  \$400    2035                  \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 2%*

*Location : Rear Yard*

*Ponding, Extent : Moderate, Area Affected : 2%*

*Location : Rear Yard*

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                  100%                  2050                  \* \*                  5

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

*Location : Basement*

*Explanation : One 800 Ampere Service*

## Switchgear / Switchboard

Molded Case Bkrs              100%                  2050                  \* \*                  5                  \$300

## Raceway

Conduit                          70%                  2030                  \$24,900                  1

Conduit                          30%                  2050                  \* \*                  1

## Panelboards

Fused Disc Sw                  2%                  2029                  \$900                  5

Fused Disc Sw                  2%                  2029                  \$900                  5

Fused Disc Sw                  40%                  2046                  \* \*                  5                  \$100

Molded Case Bkrs              56%                  2029                  \$24,500                  5                  \$200

## Wiring

Thermoplastic                  60%                  2030                  \$18,900                  1

Thermoplastic                  40%                  2050                  \* \*                  1

## Motor Controllers

Locally Mounted              100%                  2028                  \$16,300                  5                  \$100

## Ground

## Grounding Devices

Generic                          100%                  LIFE                  \* \*                  5                  \$300

## Stand-by Power

## Transfer Switches

Automatic                      100%                  2043                  \* \*                  1                  \$3,200

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 258/LADDER CO. 115**  
**Asset # : 13147**

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
Stand-by Power									
Generators									
	Diesel	100%			2039	**	1	\$4,100	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : One 250 Kilowatt</i>									
Batteries									
	Lead/Acid	100%			2024	\$1,700	5	\$400	
Fuel Storage									
	Day Tank	100%			2046	**	5	\$1,900	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Outside Rear Yard</i>									
<i>Explanation : 125 Gallons</i>									
Lighting									
Interior Lighting									
	Fluorescent	90%			2035	**	10	\$8,700	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									
	Incandescent	10%			2025	\$7,600	2		
Egress Lighting									
	Emergency, Battery	50%			2025	\$8,000	10	\$1,300	
	Exit, Battery	50%			2025	\$2,200	10	\$400	
Exterior Lighting									
	HID	50%			2025	\$22,500	10		
	No Component	50%							

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%			2050	**	1		
	Conversion Equipment								
	Furnace	50%			2025	\$13,100	1	\$2,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 7 Rooftop Units							
	Hot Water Boiler	50%			2035	**	1	\$2,600	
Distribution									
	Hot Wtr Piping/Pump	50%			2046	**	4	\$400	
	No Component	50%							
Terminal Devices									
	Convactor/Radiator	30%			2043	**	1	\$1,000	
	Unit Heater - Steam	20%	0-2	\$400	2030	\$8,000	4	\$200	
		Not in Service, Extent : Moderate, Area Affected : 20%							
		Location : Apparatus Floor							
	No Component	50%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 258/LADDER CO. 115**  
**Asset # : 13147**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	55%	0-2	\$76,800	2040	**	2	\$300	
		R-22 Refrigerant, Extent : Light, Area Affected : 100% Location : 7 Rooftop Units, Roof Other Observation, Extent : Moderate, Area Affected : 100% Location : Roof Explanation : On Extended Life Time Units. Going Down Frequently.							
	Window/Wall Unit	5%			2025	\$1,200	1		
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	60%			LIFE	**	2-5	\$5,600	
	No Component	40%							
	Exhaust Fans								
	Roof	60%			2025	\$11,100	2	\$200	
	Wall Unit	20%			2030	\$800	2	\$100	
	No Component	20%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$6,800	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%	0-2	\$4,100	LIFE	**	1		
		Leak Evident, Extent : Moderate, Area Affected : 5% Location : Leaking To 2nd Floor Women Restroom From 3rd Floor Kitchen. Other Observation, Extent : Moderate, Area Affected : 100% Location : Basement Explanation : Combination Sewer Backs Up In Basement During Heavy Rains							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$400	4	\$300	
	Backflow Preventer								
	Generic	100%			2038	**	1	\$600	
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 258/LADDER CO. 115**  
**Asset # : 13147**

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									
Sprinkler									
	No Component	90%							
	Generic	10%			2050	* *	1-2	\$300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Kitchen									
Explanation : System Serves Cooking Area									
Chemical System									
	No Component	98%							
	Generic	2%			2025	\$600	1-3	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Kitchen									
Explanation : 1 Set									

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 259/LADDER CO. 128 /BATTALION 45  
**Address** : 33-49 GREENPOINT AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.259 / 13148 **Yr Built/Renovated** : 1907 / 2009  
**Area Sq Ft** : 15,800 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 307 **Lot** : 29 **BIN** : 4003673

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,500	\$12,500	\$100	
Interior Architecture	\$23,900			
Electrical	\$3,100	\$16,900	\$2,100	\$1,200
Mechanical	\$13,900	\$2,800	\$7,100	\$2,300
<b>Total</b>	<b>\$53,400</b>	<b>\$32,200</b>	<b>\$9,400</b>	<b>\$3,600</b>
Importance Code A	\$13,300	\$13,300	\$900	\$800
Importance Code B	\$27,800	\$18,900	\$8,400	\$2,800
Importance Code C	\$12,300			
<b>Total</b>	<b>\$53,400</b>	<b>\$32,200</b>	<b>\$9,400</b>	<b>\$3,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 259/LADDER CO. 128 /BATTALION 45**  
**Asset # : 13148**

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	70%	0-2	\$5,300	LIFE	**	5	\$8,400	
Recent Repair Evident, Extent : Light, Area Affected : 25%									
Location : Mortar Joints Sealed On Street Facade. Previous Water Penetration Throughout Facade In Driving Rain Storms									
Caulking Deteriorated, Extent : Moderate, Area Affected : 15%									
Location : At Window Lintels									
	Masonry: Brick Cavity	10%			LIFE	**	5	\$1,200	
	Masonry: Limestone	2%			LIFE	**	5	\$200	
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : At Third Floor Window Lintels									
	Metal Panel	10%			2047	**	5-10	\$8,300	
	Metal Sect. OHD	5%			2040	**	5	\$1,900	
	Pre-Cast Concrete	3%			LIFE	**	5	\$1,200	
Windows									
	Aluminum	100%	Now	\$800	2043	**	5	\$200	
Caulking Deteriorated, Extent : Moderate, Area Affected : 10%									
Location : 3rd Floor Front									
Weather Strip Missing, Extent : Moderate, Area Affected : 75%									
Location : Throughout									
Parapets									
	Cast Stone/Terra Cotta	10%	2-4	\$400	LIFE	**	5	\$1,100	
Caulking Deteriorated, Extent : Moderate, Area Affected : 5%									
Location : Front Facade									
	Masonry: Brick Cavity	65%			LIFE	**	5	\$900	
	Metal Panel	5%			2053	**	5	\$300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Roof Parapet									
Explanation : Metal Coping									
	Metal Panel	20%			2047	**	5	\$1,100	
Roof									
	IRMA/Protected Membrane	5%	4+	\$300	2027	\$5,200			
Vegetation Growth, Extent : Light, Area Affected : 20%									
Location : Lower Roof Above Kitchen									
	Modified Bitumen	77%			2032	**	10	\$9,600	
	Plaza Roof: Stone Panels	15%			2047	**			
	Skylight, Metal/Glass	3%	Now	\$5,800	2047	**			
Water Penetration, Extent : Severe, Area Affected : 20%									
Location : Kitchen Skylight									
Interior									
Floors									
	Cast in Place Concrete	45%			LIFE	**	5	\$21,500	
	Ceramic Tile	30%			2036	**	5	\$6,500	
	Wood	25%			2055	**	5	\$10,200	

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 259/LADDER CO. 128 /BATTALION 45**  
**Asset # : 13148**

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									
Interior Walls									
	Cast in Place Concrete	15%			LIFE	* *			
	Ceramic Tile	5%	Now	\$10,900	2036	* *	5	\$600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Stairs To Basement									
Loose/Delam Surface, Extent : Moderate, Area Affected : 10%									
Location : Mens 3rd Floor Bathroom									
Staining/Discoloring, Extent : Moderate, Area Affected : 30%									
Location : Apparatus Room									
	Concrete Masonry Unit	10%			LIFE	* *	5	\$1,000	
	Gypsum Board	64%	Now	\$1,400	LIFE	* *	5	\$9,700	
Water Penetration, Extent : Light, Area Affected : 5%									
Location : 3rd Floor Front									
	Metal Panel	1%			LIFE	* *			
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1st Floor Housewatch									
Explanation : Stainless Steel Panels									
	Wood	5%			LIFE	* *	5	\$5,100	
Ceilings									
	AcousTileSusp.Lay-In	15%	4+	\$1,400	2040	* *	5	\$1,600	
Staining/Discoloring, Extent : Light, Area Affected : 2%									
Location : 2nd And 3rd Floor Offices									
	Exposed Struc: Steel	25%			LIFE	* *			
	Gypsum Board	60%	4+	\$6,900	LIFE	* *	5	\$16,400	
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : 3rd Floor Bathroom, 3rd Floor Front									
Other Observation, Extent : Moderate, Area Affected : 5%									
Location : 3rd Floor Bunkroom									
Explanation : Paint Peeling									

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%			2047	* *	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room									
Explanation : Main Service Disconnect Switch Rated At 600 Amperes.									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2047	* *	5	\$400	
Raceway									
	Conduit	100%			2047	* *	1		
Panelboards									
	Molded Case Bkrs	100%			2043	* *	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 259/LADDER CO. 128 /BATTALION 45**  
**Asset # : 13148**

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									
	Wiring								
	Thermoplastic	100%			2047	**	1		
	Motor Controllers								
	Locally Mounted	100%			2040	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	**	1	\$4,900	
	Generators								
	Diesel	100%			2036	**	1	\$6,100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : Emergency Generator Rated At 180 Kilowatts								
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$600	
	Fuel Storage								
	Day Tank	50%			2043	**	5	\$1,500	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : 60 Gallons Rated Capacity								
	Main Tank	50%			2055	**	5	\$200	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : 550 Gallons Rated Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	99%			2032	**	10	\$14,300	
	T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Fluorescent	1%			2032	**	10	\$100	
	Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%								
	Location : Shower Room								
	Egress Lighting								
	Emergency, Service	25%			2032	**	1		
	Emergency, Battery	25%			2032	**	10	\$1,000	
	Exit, LED	50%			2055	**	1		
	Exterior Lighting								
	HID	20%			2032	**	10		
	No Component	80%							
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 259/LADDER CO. 128 /BATTALION 45**  
**Asset # : 13148**

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

## Alarm

## Security System

No Component

90%

Generic

10%

2032

\* \*

1

\$600

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Outside**Explanation : CCTV Surveillance Camera*

## Fire/Smoke Detection

No Component

95%

Generic, Analog

5%

2027

\$8,500

1-3

\$500

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : 1st Floor**Explanation : Alarm Bells*

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%

2053

\* \*

1

## Conversion Equipment

Hot Water Boiler

100%

2040

\* \*

1

\$7,800

## Distribution

Hot Wtr Piping/Pump

90%

2049

\* \*

4

\$1,100

Hot Wtr Piping/Pump

10%

Now

\$2,400

2052

\* \*

4

\$100

*Other Observation, Extent : Severe, Area Affected : 100%**Location : Third Floor Ceiling**Explanation : Ruptured*

## Terminal Devices

Convactor/Radiator

50%

2040

\* \*

1

\$2,600

Convactor/Radiator

10%

0-2

\$8,300

2047

\* \*

1

\$500

*Corroded, Extent : Severe, Area Affected : 100%**Location : Third Floor Bathroom*

Fan Coil Unit/Heat

40%

2032

\* \*

1

\$2,000

## Air Conditioning

## Energy Source

Electricity

100%

2049

\* \*

1

## Conversion Equipment

Exterior Pkg Unit -

70%

2032

\* \*

2

\$700

Cooling

Split Unit

5%

2032

\* \*

No Component

25%

## Distribution

Ductwork/Diffusers

70%

LIFE

\* \*

2

\$14,400

No Component

30%

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 259/LADDER CO. 128 /BATTALION 45**  
**Asset # : 13148**

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
Air Conditioning									
	Heat Rejection								
	Dry Cooler	5%			2032	**	2	\$600	
	No Component	95%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$8,800	
	Exhaust Fans								
	Interior	20%			2032	**	2	\$100	
	Roof	80%			2032	**	2	\$400	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	1		
	Water Heater								
	Gas Fired	100%			2026	\$9,400	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Explanation : Two 75 Gallon Heaters								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$500	4	\$500	
	Backflow Preventer								
	Generic	100%			2035	**	1	\$1,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Explanation : Backflow Preventers On Domestic Water, Sprinkler And Boiler Water Feeds								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2053	**	1-2	\$4,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Building Fully Sprinklered Including Cellar								
	Chemical System								
	Wet	100%			2025	\$27,200	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 26  
**Address** : 220 WEST 37th STREET BET 7TH AVE AND 8TH AVE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.026 / 13019 **Yr Built/Renovated** : 1869 / 2010  
**Area Sq Ft** : 7,221 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 15-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 786 **Lot** : 61 **BIN** : 1014447

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$83,500	\$84,300
Interior Architecture	\$47,900	
Electrical		\$30,100
Mechanical		\$37,700
<b>Total</b>	<b>\$131,400</b>	<b>\$152,200</b>
Importance Code A	\$83,500	\$84,300
Importance Code B	\$47,900	\$67,900
<b>Total</b>	<b>\$131,400</b>	<b>\$152,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$39,700			\$7,800
Interior Architecture	\$49,600		\$2,300	\$700
Electrical	\$8,700		\$100	\$9,200
Mechanical	\$8,000	\$1,500	\$1,900	\$9,100
Site Pavements	\$300			
<b>Total</b>	<b>\$106,300</b>	<b>\$1,500</b>	<b>\$4,200</b>	<b>\$26,800</b>
Importance Code A	\$40,400	\$700	\$700	\$8,500
Importance Code B	\$39,600	\$800	\$2,100	\$18,300
Importance Code C	\$26,300		\$1,500	
<b>Total</b>	<b>\$106,300</b>	<b>\$1,500</b>	<b>\$4,200</b>	<b>\$26,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 26**  
**Asset # : 13019**

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 Iron	5%			LIFE	**			
	Masonry: Brick	85%	0-2	\$83,500	LIFE	**	5	\$26,500	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : Front And Rear Facades									
Staining/Discoloring, Extent : Moderate, Area Affected : 20%									
Location : Front And Rear Facades									
	Wood Overhead Doors	10%			2034	**	5	\$15,600	
Windows									
	Aluminum	100%	Now	\$28,900	2037	**	5	\$600	1
Air Infiltration, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Broken/Missing Elements, Extent : Severe, Area Affected : 40%									
Location : 3rd Floor Front Office And Throughout									
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$600	
	Masonry: Brick	85%			LIFE	**	5	\$700	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 0%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 0%									
Location : Throughout									
	No Component	5%							
Roof									
	Asphalt Shingle	5%	Now	\$600	2032	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
	Modified Bitumen	90%			2029	\$84,300	10	\$6,000	
	Skylight, Metal/Glass	5%	0-2	\$10,200	2039	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%									
Location : Main Roof									
Deformed/Dented, Extent : Moderate, Area Affected : 50%									
Location : Main Roof									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 26**  
**Asset # : 13019**

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	20%			LIFE	**	5	\$4,700	
	Ceramic Tile	15%			2038	**	5	\$1,600	
	Quarry Tile	5%	0-2	\$4,900	2034	**	5	\$400	
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Kitchen								
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : Kitchen								
	Vinyl Tile	50%	Now	\$47,900	2039	**	3	\$2,000	
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : 1st, 2nd And 3rd Floor Throughout								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
	Location : 1st, 2nd And 3rd Floor Throughout								
	Patching Evident, Extent : Moderate, Area Affected : 25%								
	Location : 1st, 2nd And 3rd Floor Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 90%								
	Location : 1st, 2nd And 3rd Floor Throughout								
	Wood	10%	Now	\$700	2057	**	5	\$1,000	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 100%								
	Location : Wood Stair From 2nd To 3rd Floor								
Interior Walls									
	Ceramic Tile	20%			2038	**	5	\$2,900	
	Masonry: Brick	10%	Now	\$5,900	LIFE	**			
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Front And Back Of Building In Basement								
	Water Penetration, Extent : Light, Area Affected : 20%								
	Location : Throughout Front And Back, Basement								
	Plaster	55%	Now	\$13,400	LIFE	**	5	\$2,400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : 2nd And 3rd Floor								
	Staining/Discoloring, Extent : Moderate, Area Affected : 40%								
	Location : 2nd And 3rd Floor Throughout								
	SGFT/Glazed Masonry	10%	Now	\$5,900	LIFE	**			
	Cracking/Crumbling, Extent : Light, Area Affected : 30%								
	Location : 1st Floor								
	Wood	5%	Now	\$800	LIFE	**	5	\$2,900	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : 3rd Floor Behind Cab								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 26**  
**Asset # : 13019**

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

## Ceilings

AcousTileSusp.Lay-In	30%	Now	\$11,200	2034	* *	5	\$1,700
----------------------	-----	-----	----------	------	-----	---	---------

*Broken/Missing Elements, Extent : Moderate, Area Affected : 40%**Location : Basement, 1st, 2nd And 3rd Floors Throughout**Staining/Discoloring, Extent : Moderate, Area Affected : 60%**Location : Basement, 1st, 2nd And 3rd Floor*

AcousTileSusp.Lay-In	20%	0-2	\$1,900	2042	* *	5	\$1,100
----------------------	-----	-----	---------	------	-----	---	---------

*Broken/Missing Elements, Extent : Moderate, Area Affected : 5%**Location : 1st, 2nd And 3rd Floor Throughout**Misaligned/Bulging, Extent : Light, Area Affected : 5%**Location : 1st, 2nd And 3rd Floor Throughout**Staining/Discoloring, Extent : Light, Area Affected : 10%**Location : 1st, 2nd And 3rd Floor Throughout*

Embossed Metal	20%	Now	\$5,100	LIFE	* *	5	\$1,000
----------------	-----	-----	---------	------	-----	---	---------

*Corrosion/Rusting, Extent : Moderate, Area Affected : 30%**Location : 1st Floor**Staining/Discoloring, Extent : Moderate, Area Affected : 60%**Location : 1st Floor*

Exposed Concrete	10%			LIFE	* *	5	\$200
------------------	-----	--	--	------	-----	---	-------

Plaster	20%			LIFE	* *	5	\$1,400
---------	-----	--	--	------	-----	---	---------

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2042	* *		
------------------------	------	--	--	------	-----	--	--

## Parking/Driveway

Cast in Place Concrete	100%	Now	\$300	2034	* *		
------------------------	------	-----	-------	------	-----	--	--

*Cracking/Crumbling, Extent : Moderate, Area Affected : 15%**Location : Front Ramp*

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%			2029	\$5,000	5	
---------------	------	--	--	------	---------	---	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 200 Amperes*

## Raceway

Conduit	90%			2029	\$29,400	1	
---------	-----	--	--	------	----------	---	--

Conduit	10%			2049	* *	1	
---------	-----	--	--	------	-----	---	--

## Panelboards

Fused Disc Sw	5%			2028	\$2,000	5	
---------------	----	--	--	------	---------	---	--

Molded Case Bkrs	75%			2028	\$30,100	5	\$100
------------------	-----	--	--	------	----------	---	-------

Molded Case Bkrs	20%			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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 26**  
**Asset # : 13019**

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									
Wiring									
	Braided Cloth	30%	2-4	\$8,700	2054	**	1		
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	20%			2049	**	1		
	Thermoplastic	50%			2029	\$14,500	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$100	
Lighting									
Interior Lighting									
	Fluorescent	90%			2034	**	10	\$6,000	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout The Building									
	Fluorescent	10%			2024	\$2,000	10	\$700	
T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Basement									
Exterior Lighting									
	HID	100%			2024	\$500	10		

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%			2049	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	**	1	\$7,200	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2039	**	4	\$400	
	Terminal Devices								
	Convactor/Radiator	100%			2027	\$37,700	1	\$2,300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	40%			2034	**	2	\$200	
	Window/Wall Unit	50%			2024	\$7,300	1		
	No Component	10%							
	Distribution								
	Ductwork/Diffusers	20%			LIFE	**	2	\$1,900	
	No Component	80%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 26**  
**Asset # : 13019**

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
Air Conditioning									
	Heat Rejection								
	Dry Cooler	20%			2034	* *	2	\$1,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : R - 410 A / 2 Split Units Serve Areas On 2nd And 3rd Floor							
	No Component	80%							
Ventilation									
	Exhaust Fans								
	Roof	15%			2034	* *	2		
	No Component	85%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$4,300	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	25%	2-4	\$6,500	LIFE	* *	1		
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : Basement							
		Explanation : Patches And Broken Hubs On Main Horizontal Drain							
	Cast Iron	75%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 260  
**Address** : 11-15 37th AVENUE  
**Borough** : QUEENS  
**Program / Asset #** : FIRSECO.260 / 13149  
**Area Sq Ft** : 6,488  
**Date of Survey** : 27-Apr-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 352      **Lot** : 35      **BIN** : 4004305  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1939 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$103,300	\$247,300
Interior Architecture	\$135,800	
Electrical		\$8,000
<b>Total</b>	<b>\$239,000</b>	<b>\$255,300</b>
Importance Code A	\$103,300	\$247,300
Importance Code B	\$135,800	\$8,000
<b>Total</b>	<b>\$239,000</b>	<b>\$255,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$34,000			
Interior Architecture	\$58,800	\$23,500	\$300	
Electrical	\$15,800	\$3,300		
Mechanical	\$1,200	\$18,100	\$1,000	\$900
Site Pavements	\$6,400			
<b>Total</b>	<b>\$116,100</b>	<b>\$44,900</b>	<b>\$1,300</b>	<b>\$1,000</b>
Importance Code A	\$34,600	\$700	\$600	\$600
Importance Code B	\$62,800	\$44,200	\$700	\$300
Importance Code C	\$18,700			
<b>Total</b>	<b>\$116,100</b>	<b>\$44,900</b>	<b>\$1,300</b>	<b>\$1,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 260**  
**Asset # : 13149**

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	75%	Now	\$103,300	LIFE	* *	5	\$16,400		
	Paint Peeling, Extent : Moderate, Area Affected : 20%								
	Location : Rear And Side Facade								
	Spalling, Extent : Moderate, Area Affected : 20%								
	Location : Rear And Side Facade								
	Water Penetration, Extent : Moderate, Area Affected : 30%								
	Location : Rear And Side Facade								
Masonry: Granite	10%			LIFE	* *	5	\$1,600		
Wood Overhead Doors	15%	Now	\$21,700	2025	\$108,300	5	\$8,200		
	Deteriorated Finish, Extent : Moderate, Area Affected : 40%								
	Location : Throughout								
	Split/Cracked, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Windows									
Aluminum	100%	Now	\$3,600	2043	* *	5	\$800		
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Parapets									
Cast Stone/Terra Cotta	5%			LIFE	* *	5	\$500		
Masonry: Brick	75%	Now	\$5,900	LIFE	* *	5	\$1,000		
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : Office And Locker Room On 2nd Floor								
Masonry: Granite	20%			LIFE	* *	5	\$300		
Roof									
Modified Bitumen	100%	2-4	\$2,800	2027	\$139,000				
	Ponding, Extent : Moderate, Area Affected : 5%								
	Location : At Hatch Area								
Interior									
Floors									
Cast in Place Concrete	50%	Now	\$27,400	LIFE	* *	5	\$11,100		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Apparatus								
	Other Observation, Extent : Severe, Area Affected : 50%								
	Location : Apparatus Floor								
	Explanation : Structurally Insufficient. Temporarily Supported On Lally Columns								
Ceramic Tile	5%			2036	* *	5	\$500		
Quarry Tile	5%			2040	* *	5	\$800		
Vinyl Tile	20%			2032	* *	3	\$800		
Vinyl Tile 9" X 9"	20%			2022	\$23,200	3	\$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.

**FIRE DEPARTMENT - 057****ENGINE CO. 260****Asset # : 13149**

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

## Interior

## Interior Walls

Cast in Place Concrete	10%			LIFE	**			
Ceramic Tile	8%			2036	**	5	\$1,100	
Masonry: Brick	22%			LIFE	**			
Plaster	60%	Now	\$14,000	LIFE	**	5	\$2,500	

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%**Location : 2nd Floor Locker Room And Bunkroom**Water Penetration, Extent : Severe, Area Affected : 20%**Location : Locker Room And East Side Of Officer Bunkroom*

## Ceilings

AcousTileSusp.Lay-In	20%			2040	**	5	\$2,000	
Exposed Concrete	40%	Now	\$135,800	LIFE	**	5	\$600	

*Exposed Reinforcement, Extent : Severe, Area Affected : 20%**Location : Cellar**Worn/Eroded, Extent : Moderate, Area Affected : 20%**Location : Cellar**Other Observation, Extent : Light, Area Affected : 80%**Location : Cellar**Explanation : Temporary Posts Supporting Apparatus Floor Above*

Plaster	40%	Now	\$16,600	LIFE	**	5	\$2,500	
---------	-----	-----	----------	------	----	---	---------	--

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : Locker Room**Water Penetration, Extent : Moderate, Area Affected : 10%**Location : 1st Floor Bunker Gear, Side Entry Door, 2nd Floor Locker Room, Office And Bathroom*

## Site Enclosure

## Fence/Gates

Chain Link	100%			2037	**			
------------	------	--	--	------	----	--	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%	4+	\$2,200	2032	**			
------------------------	------	----	---------	------	----	--	--	--

*Cracking/Crumbling, Extent : Light, Area Affected : 15%**Location : At Apron By Overhead Door Entrance*

## On-Site Walkways

Cast in Place Concrete	100%			2032	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%	Now	\$4,200	2040	**			
------------------------	------	-----	---------	------	----	--	--	--

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%**Location : Side Yard By Cellar Access Hatches*

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 260**  
**Asset # : 13149**

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%			2037	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Service Size: 200 Amperes							
	Raceway								
	Conduit	80%			2027	\$26,100	1		
	Conduit	20%			2037	**	1		
	Panelboards								
	Molded Case Bkrs	80%			2035	**	5	\$100	
	Molded Case Bkrs	20%			2026	\$8,000	5		
	Wiring								
	Thermoplastic	100%			2037	**	1		
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Motor Controller For One Overhead Door							
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	80%	0-2	\$14,700	2037	**			
		Inadequate Lighting Level, Extent : Moderate, Area Affected : 30%							
		Location : Basement, Part Of First Floor And Second Floor							
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Explanation : Many Fixtures Without Bulbs							
	Fluorescent	19%			2032	**	10	\$1,100	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : First Floor							
	LED	1%			2032	**			
	Exterior Lighting								
	HID	90%			2027	\$23,000	10		
	Incandescent	10%			2022	\$2,200	2		
Alarm									
	Fire/Smoke Detection								
	No Component	95%							
	Generic, Analog	5%	Now	\$1,100	2037	**	1-3	\$200	
		Devices Missing, Extent : Moderate, Area Affected : 100%							
		Location : First And Second Floor							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : 1st And 2nd Floors							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 260**  
**Asset # : 13149**

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%			2047	**	1		
				Recent Installation, Extent : Light, Area Affected : 100%					
				Location : Cellar					
	Conversion Equipment								
	Steam Boiler	100%			2040	**	1	\$6,400	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2047	**	4	\$300	
	Terminal Devices								
	Convactor/Radiator	100%			2032	**	1	\$2,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2049	**	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2022	\$13,200	1		
Ventilation									
	Exhaust Fans								
	Roof	50%			2032	**	2	\$100	
	Wall Unit	50%			2032	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2032	**	1		
	Water Heater								
	Gas Fired	100%			2022	\$3,900	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Cellar					
				Explanation : One 75 Gallon Heater					
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 261/LADDER CO. 116  
**Address** : 37-20 29th STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.261 / 13150 **Yr Built/Renovated** : 1932 /  
**Area Sq Ft** : 6,090 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 27-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 370 **Lot** : 23 **BIN** : 4004505

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$137,200
Electrical		\$79,100
<b>Total</b>		<b>\$216,300</b>
Importance Code A		\$137,200
Importance Code B		\$79,100
<b>Total</b>		<b>\$216,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$25,900			
Interior Architecture	\$2,300		\$400	
Electrical	\$100	\$14,700		
Mechanical	\$1,300	\$900	\$1,300	\$900
Site Pavements	\$2,700			
<b>Total</b>	<b>\$32,300</b>	<b>\$15,600</b>	<b>\$1,700</b>	<b>\$900</b>
Importance Code A	\$26,500	\$600	\$600	\$600
Importance Code B	\$2,700	\$15,000	\$1,100	\$300
Importance Code C	\$3,100			
<b>Total</b>	<b>\$32,300</b>	<b>\$15,600</b>	<b>\$1,700</b>	<b>\$900</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 261/LADDER CO. 116**  
**Asset # : 13150**

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	70%			LIFE	**	5	\$14,900	
	Masonry: Granite	5%			LIFE	**	5	\$800	
	Masonry: Limestone	10%			LIFE	**	5	\$1,600	
	Wood Overhead Doors	15%	Now	\$21,000	2047	**	5	\$8,000	
Broken/Missing Elements, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Loose/Miss Fasteners, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Not Insulated, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Windows									
	Aluminum	100%	4+	\$1,800	2043	**	5	\$1,000	
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 2%									
Location : 2nd Floor Corridor									
Parapets									
	Masonry: Brick	90%	4+	\$2,000	LIFE	**	5	\$1,700	
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%									
Location : Throughout Main Roof									
	Masonry: Limestone	10%	0-2	\$1,000	LIFE	**	5	\$200	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Roof									
	Modified Bitumen	100%			2027	\$137,200	10	\$9,700	
Interior									
Floors									
	Cast in Place Concrete	60%			LIFE	**	5	\$12,800	
	Ceramic Tile	7%			2036	**	5	\$700	
	Vinyl Tile	33%			2032	**	3	\$1,200	
Interior Walls									
	Ceramic Tile	5%			2036	**	5	\$700	
	Plaster	70%			LIFE	**	5	\$2,800	
	SGFT/Glazed Masonry	25%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	5%			2040	**	5	\$500	
	Exposed Concrete	33%			LIFE	**	5	\$500	
	Plaster	62%	Now	\$1,600	LIFE	**	5	\$3,800	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Apparatus Area By Overhead Door									
Worn/Eroded, Extent : Light, Area Affected : 10%									
Location : Apparatus Area Over Bathroom									
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2037	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2032	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 261/LADDER CO. 116**  
**Asset # : 13150**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%			2032		* *			
------------------------	------	--	--	------	--	-----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%	2-4	\$2,700	2032		* *			
------------------------	------	-----	---------	------	--	-----	--	--	--

Broken/Missing Elements, Extent : Light, Area Affected : 15%

Location : Rear Of Driveway

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%			2027		\$5,000	5		
---------------	------	--	--	------	--	---------	---	--	--

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

Location : Basement

Explanation : One 200 Amperes Main Disconnect Switch

## Switchgear / Switchboard

Fused Disc Sw	100%			2027		\$50,900	5		
---------------	------	--	--	------	--	----------	---	--	--

## Raceway

Conduit	80%			2027		\$26,100	1		
---------	-----	--	--	------	--	----------	---	--	--

Conduit	20%			2047		* *	1		
---------	-----	--	--	------	--	-----	---	--	--

## Panelboards

Fused Disc Sw	10%			2026		\$4,000	5		
---------------	-----	--	--	------	--	---------	---	--	--

Molded Case Bkrs	70%			2026		\$28,100	5		\$100
------------------	-----	--	--	------	--	----------	---	--	-------

Molded Case Bkrs	20%			2043		* *	5		
------------------	-----	--	--	------	--	-----	---	--	--

## Wiring

Thermoplastic	20%			2047		* *	1		
---------------	-----	--	--	------	--	-----	---	--	--

Thermoplastic	80%			2027		\$23,100	1		
---------------	-----	--	--	------	--	----------	---	--	--

## Motor Controllers

Locally Mounted	100%			2025		\$15,000	5		
-----------------	------	--	--	------	--	----------	---	--	--

## Ground

## Grounding Devices

Generic	100%			LIFE		* *	5		\$100
---------	------	--	--	------	--	-----	---	--	-------

## Lighting

## Interior Lighting

Fluorescent	60%			2022		\$10,300	10		\$3,400
-------------	-----	--	--	------	--	----------	----	--	---------

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

Location : Throughout

Explanation : T-12 Lamps

Fluorescent	15%			2027		\$2,600	10		\$800
-------------	-----	--	--	------	--	---------	----	--	-------

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

Location : Basement

Explanation : T-8 Lamps

Incandescent	5%			2027		\$2,000	2		
--------------	----	--	--	------	--	---------	---	--	--

LED	20%			2032		* *			
-----	-----	--	--	------	--	-----	--	--	--

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 261/LADDER CO. 116**  
**Asset # : 13150**

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

Egress Lighting									
Emergency, Battery	50%			2032		**	10	\$700	
Exit, Battery	50%			2032		**	10	\$200	
Exterior Lighting									
HID	100%			2032		**	10		

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%			2047		**	1		
Conversion Equipment									
Steam Boiler	100%			2040		**	1	\$6,000	
Distribution									
Central Plant Steam Piping/Pmp	100%			2037		**	4	\$500	
Terminal Devices									
Convactor/Radiator	100%			2032		**	1	\$2,000	

## Air Conditioning

Energy Source									
Electricity	100%			2043		**	1		
Conversion Equipment									
Window/Wall Unit	100%			2025		\$12,400	1		

## Ventilation

Distribution									
Ductwork/Diffusers	100%			LIFE		**	2-5	\$3,400	
<i>Abandoned in Place, Extent : Light, Area Affected : 20%</i>									
<i>Location : 1st Floor Gen Exhaust</i>									
Exhaust Fans									
Roof	80%			2032		**	2	\$200	
Wall Unit	20%			2027		\$400	2		

## Plumbing

H/C Water Piping									
Galvanized Steel	100%			2040		**	1		
Water Heater									
Gas Fired	100%			2025		\$3,600	2	\$100	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : 75 Gallon</i>									
Sanitary Piping									
Cast Iron	100%			LIFE		**	1		
Storm Drain Piping									
Cast Iron	100%			LIFE		**	1		
Sump Pump(s)									
Submersible	100%			2021		\$200	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 261/LADDER CO. 116**  
**Asset # : 13150**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Wet	10%		2025	\$2,700	1-3	\$400	
	No Component	90%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 262  
**Address** : 30-89 21st STREET  
**Borough** : QUEENS  
**Program / Asset #** : FIRSECO.262 / 13151  
**Area Sq Ft** : 9,300  
**Date of Survey** : 27-Apr-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 551      **Lot** : 16      **BIN** : 4006338  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1972 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$38,200	
Interior Architecture	\$41,100	\$40,000
Electrical		\$40,200
<b>Total</b>	<b>\$79,300</b>	<b>\$80,200</b>
Importance Code A	\$38,200	
Importance Code B	\$41,100	\$80,200
<b>Total</b>	<b>\$79,300</b>	<b>\$80,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,700	\$3,500		
Interior Architecture	\$27,900			\$600
Electrical	\$3,800	\$100		
Mechanical	\$38,400	\$6,400	\$2,600	\$800
Site Pavements	\$2,900			
<b>Total</b>	<b>\$102,700</b>	<b>\$10,000</b>	<b>\$2,600</b>	<b>\$1,400</b>
Importance Code A	\$30,200	\$4,100	\$500	\$500
Importance Code B	\$63,800	\$5,900	\$2,100	\$900
Importance Code C	\$8,700			
<b>Total</b>	<b>\$102,700</b>	<b>\$10,000</b>	<b>\$2,600</b>	<b>\$1,400</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 262**  
**Asset # : 13151**

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	65%	Now	\$38,200	LIFE	* *	5	\$12,200	
		Misaligned/Bulging, Extent : Moderate, Area Affected : 15%							
		Location : Masonry Relieving Angle At 2nd Floor Level							
	Metal Panel	10%			2037	* *	5-10	\$12,900	
	Metal Sect. OHD	10%			2040	* *	5	\$5,800	
	Pre-Cast Concrete	15%			LIFE	* *	5	\$9,100	
Windows									
	Aluminum	100%	Now	\$20,400	2052	* *	5	\$200	
		Air Infiltration, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Broken/Missing Elements, Extent : Moderate, Area Affected : 25%							
		Location : First Floor, Basement							
		Caulking Deteriorated, Extent : Moderate, Area Affected : 70%							
		Location : Throughout							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Thermally Inefficient							
Parapets									
	Masonry: Brick	45%			LIFE	* *	5	\$800	
		Recent Repair Evident, Extent : Light, Area Affected : 40%							
		Location : Main Roof							
	Pre-Cast Concrete	55%			LIFE	* *	5	\$6,300	
Roof									
	Built-Up (BUR)	98%	Now	\$9,300	2032	* *			
		Drains Clogged, Extent : Moderate, Area Affected : 30%							
		Location : Main Roof							
		Grvl/Blst Miss/Disp, Extent : Light, Area Affected : 5%							
		Location : Main Roof							
		Vegetation Growth, Extent : Moderate, Area Affected : 20%							
		Location : Lower Roof							
	Skylight, Plastic	2%			2032	* *	1		
Interior									
	Floors								
	Cast in Place Concrete	50%	Now	\$15,100	LIFE	* *	5	\$15,200	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 2%							
		Location : Cellar							
		Water Penetration, Extent : Severe, Area Affected : 2%							
		Location : Cellar							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Cellar							
		Explanation : Occassional Flooding Through Floor Slab From Hydrostatic Pressure							
	Ceramic Tile	10%			2036	* *	5	\$1,400	
	Quarry Tile	5%			2040	* *	5	\$1,000	
	Vinyl Tile	10%			2027	\$12,300	3	\$700	
	Vinyl Tile 9" X 9"	25%			2027	\$40,000	3	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 262**  
**Asset # : 13151**

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

## Interior Walls

Cast in Place Concrete	10%			LIFE		**			
Ceramic Tile	10%			2036		**	5	\$1,900	
Concrete Masonry Unit	10%			LIFE		**	5	\$800	
Plaster	30%	0-2	\$4,800	LIFE		**	5	\$1,700	

*Paint Peeling, Extent : Moderate, Area Affected : 10%*

*Location : Throughout*

*Water Penetration, Extent : Severe, Area Affected : 5%*

*Location : 2nd Floor Dormitory At Window*

SGFT/Glazed Masonry	40%			LIFE		**			
---------------------	-----	--	--	------	--	----	--	--	--

## Ceilings

AcousTileConcealSpLn	35%	Now	\$41,100	2047		**	5	\$3,000	
----------------------	-----	-----	----------	------	--	----	---	---------	--

*Broken/Missing Elements, Extent : Severe, Area Affected : 20%*

*Location : 2nd Floor Gymnasium, Locker Room And Dormitory*

*Worn/Eroded, Extent : Severe, Area Affected : 80%*

*Location : 2nd Floor Throughout*

Exposed Concrete	50%			LIFE		**	5	\$1,100	
Plaster	15%	0-2	\$5,700	LIFE		**	5	\$1,300	

*Paint Peeling, Extent : Severe, Area Affected : 20%*

*Location : Second Floor Bathroom*

*Staining/Discoloring, Extent : Moderate, Area Affected : 100%*

*Location : Second Floor Bathroom*

## Site Enclosure

## Free Standing Walls

Under Construction	100%								
--------------------	------	--	--	--	--	--	--	--	--

*Other Observation, Extent : Light, Area Affected : 0%*

*Location : Side Yard*

*Explanation : Temporary Plywood Wall Installed By Adjacent Property Owner*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2032		**			
------------------------	------	--	--	------	--	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%	Now	\$2,900	2032		**			
------------------------	------	-----	---------	------	--	----	--	--	--

*Broken/Missing Elements, Extent : Moderate, Area Affected : 15%*

*Location : Side Yard*

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

Molded Case Bkrs	100%			2027		\$5,000	5	\$200	
------------------	------	--	--	------	--	---------	---	-------	--

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

*Location : Basement*

*Explanation : 456 Amperes*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 262**  
**Asset # : 13151**

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									
	Transformers								
	Not Accessible	100%							
	Raceway								
	Conduit	100%			2027	\$32,700	1		
	Panelboards								
	Molded Case Bkrs	100%			2026	\$40,200	5	\$200	
	Wiring								
	Thermoplastic	100%			2027	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	100%			2027	\$26,300	10	\$8,500	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Mostly T-8								
	Exterior Lighting								
	HID	25%	0-2	\$3,700	2037	* *			
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : First Floor								
	Explanation : Time Clock For Outdoor Lights Not Working								
	HID	25%			2027	\$9,200	10		
	No Component	50%							

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%			2047	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2032	**	1	\$4,600	
	Distribution								
	Hot Wtr Piping/Pump	100%			2035	**	4	\$500	
	Terminal Devices								
	Convactor/Radiator	95%			2032	**	1	\$2,900	
	Unit Heater - Steam	5%			2027	\$1,600	4		
Air Conditioning									
	Energy Source								
	Electricity	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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 262**  
**Asset # : 13151**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	25%	Now	\$18,400	2037	* *	2	\$100	
		Broken, Extent : Severe, Area Affected : 50% Location : 2nd Floor							
	Window/Wall Unit	75%	0-2	\$8,500	2025	\$14,200	1		
		On Extended Life, Extent : Moderate, Area Affected : 100% Location : 1st And 2nd Floor							
Distribution									
	Ductwork/Diffusers	25%			LIFE	* *	2	\$3,000	
	No Component	75%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,200	
Exhaust Fans									
	Interior	5%	Now	\$1,600	2037	* *	2		
		Abandoned in Place, Extent : Moderate, Area Affected : 100% Location : 1st Floor							
	Roof	50%			2027	\$7,500	2	\$100	
	Roof	45%	Now	\$6,800	2037	* *	2	\$100	
		Broken, Extent : Moderate, Area Affected : 50% Location : Roof							
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2040	* *	1		
Water Heater									
	Gas Fired	100%			2022	\$5,500	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 -75 Gallon Units							
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	90%			LIFE	* *	1		
	Cast Iron	10%	Now	\$1,900	LIFE	* *	1		
		Blockage /Clogged, Extent : Light, Area Affected : 30% Location : Outdoor Pit Drain Near Basement Mechanical Room							
Sump Pump(s)									
	Submersible	100%			2021	\$300	4	\$300	
		Other Observation, Extent : Severe, Area Affected : 100% Location : Basement Explanation : 2 Units In Adjacent Room Undersized							
Fixtures									
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 262**  
**Asset # : 13151**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression								
Chemical System								
	Wet	10%		2025	\$2,700	1-3	\$400	
	No Component	90%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 263/LADDER CO. 117  
**Address** : 42-06 ASTORIA BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.263 / 13152 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 4,408 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 27-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 688 **Lot** : 17 **BIN** : 4011565

CAPITAL	FY 2021 - 2024		FY 2025 - 2030	
Exterior Architecture	\$171,600			
Interior Architecture	\$160,100		\$79,000	
Electrical			\$108,800	
Mechanical			\$36,800	
<b>Total</b>	<b>\$331,700</b>		<b>\$224,500</b>	
Importance Code A	\$171,600			
Importance Code B	\$160,100		\$145,600	
Importance Code C			\$79,000	
<b>Total</b>	<b>\$331,700</b>		<b>\$224,500</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,300	\$14,000		
Interior Architecture	\$77,900			\$500
Electrical	\$3,000	\$33,500	\$300	\$300
Mechanical	\$27,300	\$9,000	\$700	\$600
<b>Total</b>	<b>\$141,500</b>	<b>\$56,500</b>	<b>\$1,000</b>	<b>\$1,400</b>
Importance Code A	\$33,700	\$14,500	\$400	\$400
Importance Code B	\$70,000	\$42,000	\$600	\$1,000
Importance Code C	\$37,700			
<b>Total</b>	<b>\$141,500</b>	<b>\$56,500</b>	<b>\$1,000</b>	<b>\$1,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 263/LADDER CO. 117**  
**Asset # : 13152**

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	70%	Now	\$171,600	LIFE	**	5	\$27,300		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
Masonry: Granite	3%			LIFE	**	5	\$900		
Masonry: Limestone	15%	Now	\$33,300	LIFE	**	5	\$4,400		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%								
	Location : North Facade								
Metal Sect. OHD	12%			2040	**	5	\$14,600		
Windows									
Aluminum	100%			2035	**	5	\$2,100		
Parapets									
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$2,600		
Masonry: Brick	90%			LIFE	**	5	\$3,000		
Roof									
Modified Bitumen	95%			2032	**	10	\$14,000		
Skylight, Metal/Glass	5%			2047	**	10	\$2,500		
	Corrosion/Rusting, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Interior									
Floors									
Cast in Place Concrete	40%	Now	\$51,900	LIFE	**	5	\$17,500		
	Loose/Delam Surface, Extent : Moderate, Area Affected : 20%								
	Location : Apparatus Floor								
	Other Observation, Extent : Severe, Area Affected : 50%								
	Location : Apparatus Floor On Ladder Side								
	Explanation : Structurally Inadequate								
Ceramic Tile	10%			2036	**	5	\$2,000		
Quarry Tile	10%			2040	**	5	\$3,000		
Vinyl Tile	20%	2-4	\$14,200	2032	**	3	\$1,500		
	Broken/Missing Elements, Extent : Light, Area Affected : 2%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 20%								
	Location : 2nd Floor								
Wood	20%	0-2	\$41,200	2042	**	5	\$3,700		
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : 3rd Floor Gymnasium								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 263/LADDER CO. 117**  
**Asset # : 13152**

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								
Interior Walls								
Ceramic Tile	10%	Now	\$3,900	2030	\$79,000	5	\$1,400	
Broken/Missing Elements, Extent : Moderate, Area Affected : 2%								
Location : Third Floor Bathroom								
Masonry: Brick	20%	0-2	\$22,300	LIFE	* *			
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Cellar								
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%								
Location : Cellar								
Plaster	50%	Now	\$11,500	LIFE	* *	5	\$4,100	
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Bunk Room East Wall At Window								
Worn/Eroded, Extent : Severe, Area Affected : 80%								
Location : 3rd Floor Around Roof Scuttle								
SGFT/Glazed Masonry	20%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	20%	0-2	\$6,700	2040	* *	5	\$2,000	
Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
Location : 2nd Floor At Lockers And Bathroom, Kitchen								
Embossed Metal	20%	4+	\$7,300	LIFE	* *	5	\$1,800	
Bent/Warped Elements, Extent : Severe, Area Affected : 5%								
Location : Apparatus Room Throughout								
Paint Peeling, Extent : Severe, Area Affected : 100%								
Location : Apparatus Room								
Exposed Concrete	20%	0-2	\$66,900	LIFE	* *	5	\$600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Basement Throughout								
Plaster	40%	Now	\$10,900	LIFE	* *	5	\$5,000	
Cracking/Crumbling, Extent : Severe, Area Affected : 100%								
Location : 3rd Floor Roof Scuttle Throughout								
Paint Peeling, Extent : Severe, Area Affected : 10%								
Location : Roof Scuttle								
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2040	* *			

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%			2027	\$5,000	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : 200 Amperes								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 263/LADDER CO. 117**  
**Asset # : 13152**

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									
	Raceway								
	Conduit	100%			2027	\$32,700	1		
	Panelboards								
	Molded Case Bkrs	100%			2026	\$40,200	5	\$100	
	Wiring								
	Braided Cloth	20%			2026	\$5,800	1		
	Thermoplastic	80%			2037	**	1		
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%	Now	\$1,000	LIFE	**	5	\$100	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Basement								
	Explanation : Water Main Ground Clamp Is Severely Corroded.								
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2032	**	1	\$1,400	
	Generators								
	Diesel	100%			2030	\$68,600	1	\$1,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 60 Kilowatts								
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$200	
	Fuel Storage								
	Day Tank	20%			2035	**	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 120 Gallons								
	Main Tank	80%			2042	**	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	95%			2022	\$11,800	10	\$3,800	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : T-8 And T-12, 50/50								
	Incandescent	5%			2027	\$1,500	2		
	Exterior Lighting								
	HID	100%			2022	\$17,400	10		

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

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 263/LADDER CO. 117**  
**Asset # : 13152**

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%			2047	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2040	* *	1	\$4,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2037	* *	4	\$300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor								
	Explanation : There Is Only One Thermostat In The Building								
	Terminal Devices								
	Convactor/Radiator	100%			2032	* *	1	\$1,400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Split Unit	40%	Now	\$14,700	2027	\$36,800			
	Malfunctioning, Extent : Moderate, Area Affected : 30%								
	Location : Kitchen And Engine Side 1st Floor Back Room								
	Window/Wall Unit	60%	Now	\$2,700	2022	\$5,400	1		
	Malfunctioning, Extent : Moderate, Area Affected : 60%								
	Location : 2nd And 3rd Floors								
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%			LIFE	* *	2-5	\$500	
	No Component	80%							
	Exhaust Fans								
	Roof	20%			2027	\$1,400	2		
	Wall Unit	20%			2022	\$300	2		
	No Component	60%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2027	\$32,100	1		
	Water Heater								
	Gas Fired	100%			2022	\$2,600	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units 74 Gallon								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 263/LADDER CO. 117**  
**Asset # : 13152**

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									
	Sanitary Piping								
	Cast Iron	100%	Now	\$6,300	LIFE	* *	1		
				Blockage /Clogged, Extent : Light, Area Affected : 20%					
				Location : Kitchen And Toilets					
				Corroded, Extent : Moderate, Area Affected : 30%					
				Location : Basement					
				Leak Evident, Extent : Moderate, Area Affected : 5%					
				Location : 3rd Floor Truck Side Rear					
Storm Drain Piping									
	Cast Iron	100%	Now	\$2,700	LIFE	* *	1		
				Blockage /Clogged, Extent : Severe, Area Affected : 5%					
				Location : Water Backs Up In Basement					
				Corroded, Extent : Moderate, Area Affected : 50%					
				Location : Basement					
Sump Pump(s)									
	Submersible	100%			2021	\$100	4	\$100	
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 265/LADDER CO. 121 / EMS STATION 47  
**Address** : 303 BEACH 49 STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.265 / 13154 **Yr Built/Renovated** : 2004 /  
**Area Sq Ft** : 18,010 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 15926 **Lot** : 44 **BIN** : 4302052

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$41,300
<b>Total</b>		<b>\$41,300</b>
Importance Code B		\$41,300
<b>Total</b>		<b>\$41,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$37,500		\$12,500	\$1,500
Interior Architecture	\$8,100	\$1,300		\$700
Electrical	\$1,600	\$3,200	\$17,900	\$1,500
Mechanical	\$3,000	\$1,500	\$3,100	\$1,700
Site Enclosure	\$4,100			
<b>Total</b>	<b>\$54,400</b>	<b>\$6,000</b>	<b>\$33,500</b>	<b>\$5,400</b>
Importance Code A	\$38,400	\$900	\$13,400	\$2,300
Importance Code B	\$9,400	\$4,400	\$20,100	\$3,000
Importance Code C	\$6,600	\$600		
<b>Total</b>	<b>\$54,400</b>	<b>\$6,000</b>	<b>\$33,500</b>	<b>\$5,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 265/LADDER CO. 121 / EMS STATION 47**  
**Asset # : 13154**

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									
	Concrete Masonry Unit	25%			LIFE	**	5	\$6,900	
	Exposed Struc: Steel	5%			LIFE	**	5	\$6,900	
	Masonry: Brick	55%			LIFE	**	5	\$24,300	
	Metal Sect. OHD	10%			2041	**	5	\$13,800	
	Window Wall	5%			2048	**	5	\$8,300	
Windows									
	Aluminum	95%			2044	**	5	\$2,900	
	Metal Louvers	5%			2037	**	10	\$1,000	
Parapets									
	Concrete Masonry Unit	25%			LIFE	**	5	\$1,200	
	Masonry: Brick	60%			LIFE	**	5	\$2,600	
	Metal Panel	5%			2048	**	5	\$900	
	Metal Rail	10%			2041	**	5-10	\$8,000	
Roof									
	Metal Panel	25%			2041	**	10	\$14,600	
	Modified Bitumen	50%	Now	\$11,200	2033	**			
		Water Penetration, Extent : Light, Area Affected : 15% Location : Over The Second Floor							
	Modified Bitumen	25%			2033	**	10	\$7,900	
		Other Observation, Extent : Moderate, Area Affected : 50% Location : Over The Second Floor Explanation : Concrete Pavers							
Interior									
Floors									
	Cast in Place Concrete	70%			LIFE	**	5	\$41,300	
	Ceramic Tile	5%			2037	**	5	\$1,300	
	Quarry Tile	5%			2041	**	5	\$2,000	
	Vinyl Tile	20%			2033	**	3	\$2,700	
Interior Walls									
	Ceramic Tile	5%			2037	**	5	\$1,200	
	Concrete Masonry Unit	40%			LIFE	**	5	\$4,000	
	Gypsum Board	45%	Now	\$2,400	LIFE	**	5	\$6,700	
		Water Penetration, Extent : Light, Area Affected : 10% Location : 2nd Floor							
	Masonry: Brick	5%			LIFE	**			
	Wood	5%			LIFE	**	5	\$5,000	
Ceilings									
	AcousTileSusp.Lay-In	30%			2041	**	5	\$8,100	
	Exposed Struc: Steel	60%			LIFE	**			
	Gypsum Board	10%			LIFE	**	5	\$3,400	
Site Enclosure									
Fence/Gates									
	Chain Link	50%			2048	**			
	Iron Picket	50%	Now	\$2,400	2063	**			
		Corrosion/Rusting, Extent : Moderate, Area Affected : 30% Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 265/LADDER CO. 121 / EMS STATION 47**  
**Asset # : 13154**

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

## Site Enclosure

## Free Standing Walls

Concrete Masonry Unit      100%    Now      \$1,700    2048      \* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Throughout*

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

*Location : Masonry Free Standing Wall*

*Explanation : Decorative Steel Detailing Above Needs Re - Anchoring*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete      100%                2048      \* \*

## Parking/Driveway

Asphalt      80%                2043      \* \*

Cast in Place Concrete      20%                2048      \* \*

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      100%                2048      \* \*      5      \$100

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

*Location : Electrical Room 1st Floor*

*Explanation : Two 400 Amperes For Building And Mechanical Equipment, One 200 Amperes For Emergency*

## Switchgear / Switchboard

Fused Disc Sw      100%                2048      \* \*      5      \$100

## Raceway

Conduit      100%                2048      \* \*      1

## Panelboards

Fused Disc Sw      10%                2044      \* \*      5

Molded Case Bkrs      90%                2044      \* \*      5      \$400

## Wiring

Thermoplastic      100%                2048      \* \*      1

## Motor Controllers

Locally Mounted      100%                2041      \* \*      5      \$100

## Ground

## Grounding Devices

Generic      100%                LIFE      \* \*      5      \$300

## Stand-by Power

## Transfer Switches

Automatic      100%                2041      \* \*      1      \$5,500

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

*Location : Electrical Room*

*Explanation : Three Automatic Transfer Switches*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 265/LADDER CO. 121 / EMS STATION 47**  
**Asset # : 13154**

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
Stand-by Power									
	Generators								
	Diesel	100%			2037	* *	1	\$7,000	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Outside						
			Explanation : One 80 Kilovolt-ampere						
	Batteries								
	Lead/Acid	100%			2022	\$1,600	5	\$700	
	Fuel Storage								
	Main Tank	100%			2056	* *	5	\$500	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Outside						
			Explanation : One 60 Gallons						
Lighting									
	Interior Lighting								
	Fluorescent	100%			2033	* *	10	\$16,500	
			T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%						
			Location : Throughout The Building						
	Egress Lighting								
	Emergency, Service	60%			2033	* *	1		
	Exit, LED	40%			2056	* *	1		
	Exterior Lighting								
	HID	100%			2033	* *	10	\$100	
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%			2048	* *	1		
	Conversion Equipment								
	Furnace	40%			2033	* *	1	\$3,600	
			Other Observation, Extent : Light, Area Affected : 40%						
			Location : Roof						
			Explanation : 6 Rooftop Package Units						
	Hot Water Boiler	60%			2041	* *	1	\$5,300	
			Other Observation, Extent : Light, Area Affected : 60%						
			Location : 1st Floor Boiler Room						
			Explanation : 1 Unit						
	Distribution								
	Hot Wtr Piping/Pump	60%	0-2	\$800	2044	* *	4	\$500	
			Corroded, Extent : Moderate, Area Affected : 5%						
			Location : 2nd Floor Mechanical Room						
	No Component	40%							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 265/LADDER CO. 121 / EMS STATION 47**  
**Asset # : 13154**

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									
	Terminal Devices								
	Air Handler	20%			2033	**	1	\$2,200	
	Convactor/Radiator	10%			2041	**	1	\$600	
	Unit Heater - Steam	30%			2028	\$18,900	4	\$500	
	No Component	40%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2044	**	1		
	Conversion Equipment								
	Reciprocating Compr/Chiller	20%			2033	**	1	\$1,700	
		R-22 Refrigerant, Extent : Light, Area Affected : 20% Location : 2nd Floor Mechanical Room							
	Ext Pkg Unit - Heating/Cooling	50%			2033	**	2	\$600	
		R-22 Refrigerant, Extent : Light, Area Affected : 50% Location : 6 Rooftop Package Units							
	No Component	30%							
	Terminal Devices								
	Air Handler/Dir Expansion	20%			2033	**	1		
	No Component	80%							
	Heat Rejection								
	Air Cooled Condenser Unit	20%			2033	**	2	\$2,500	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	70%			LIFE	**	2-5	\$7,000	
	No Component	30%							
	Exhaust Fans								
	Interior	20%			2033	**	2	\$100	
	Roof	50%			2033	**	2	\$300	
	No Component	30%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2048	**	1		
	Water Heater								
	Gas Fired	100%			2026	\$10,700	2	\$300	
		Other Observation, Extent : Light, Area Affected : 100% Location : Boiler Room Explanation : 2 - 100 Gallon Units							
	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 265/LADDER CO. 121 / EMS STATION 47**  
**Asset # : 13154**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Backflow Preventer							
	Generic	100%		2033	* *	1	\$1,100	
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 266  
**Address** : 92-20 ROCKAWAY BEACH BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.266 / 13155 **Yr Built/Renovated** : 1922 / 2009  
**Area Sq Ft** : 11,960 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 24-May-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 16127 **Lot** : 1 **BIN** : 4439014

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$360,500	\$178,600
Interior Architecture	\$87,300	
Electrical		\$75,100
Mechanical		\$109,000
Site Pavements	\$42,100	
<b>Total</b>	<b>\$490,000</b>	<b>\$362,700</b>
Importance Code A	\$360,500	\$178,600
Importance Code B	\$87,300	\$184,000
Importance Code C	\$42,100	
<b>Total</b>	<b>\$490,000</b>	<b>\$362,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$9,400		\$4,200	
Interior Architecture	\$77,800		\$900	\$900
Electrical	\$11,100	\$900	\$1,100	\$2,500
Mechanical	\$11,800	\$1,700	\$2,100	\$1,700
Site Enclosure	\$8,600			
Site Pavements	\$55,800			
<b>Total</b>	<b>\$174,500</b>	<b>\$2,600</b>	<b>\$8,200</b>	<b>\$5,100</b>
Importance Code A	\$10,600	\$1,200	\$5,400	\$1,200
Importance Code B	\$62,100	\$1,400	\$2,900	\$3,900
Importance Code C	\$101,800			
<b>Total</b>	<b>\$174,500</b>	<b>\$2,600</b>	<b>\$8,200</b>	<b>\$5,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 266**  
**Asset # : 13155**

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	25%	Now	\$43,700	LIFE	**	5	\$6,900	
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 30%								
	Location : All Facades								
	Water Penetration, Extent : Severe, Area Affected : 15%								
	Location : Northwest Facade								
	Masonry: Granite	5%			LIFE	**	5	\$2,100	
	Masonry: Limestone	5%			LIFE	**	5	\$2,100	
	Staining/Discoloring, Extent : Light, Area Affected : 2%								
	Location : Underside Of Cornice, Front Facade.								
	Stucco Cement	55%	Now	\$276,700	2043	**	5	\$19,100	
	Cracking/Crumbling, Extent : Severe, Area Affected : 25%								
	Location : Side And Rear Walls								
	Water Penetration, Extent : Severe, Area Affected : 30%								
	Location : Side And Rear Facades Into Interior								
	Wood Overhead Doors	10%			2035	**	5	\$13,900	
Windows									
	Aluminum	100%	Now	\$6,700	2046	**	5	\$1,500	
	Hardware Missing, Extent : Severe, Area Affected : 10%								
	Location : Throughout								
	Weather Strip Missing, Extent : Severe, Area Affected : 40%								
	Location : Throughout								
Parapets									
	Pre-Cast Concrete	10%	Now	\$700	LIFE	**	5	\$2,300	
	Vegetation Growth, Extent : Severe, Area Affected : 20%								
	Location : Coping Stones								
	Worn/Eroded, Extent : Severe, Area Affected : 10%								
	Location : Coping Stopes								
	Stucco Cement	90%			2043	**	5	\$8,300	
Roof									
	Modified Bitumen	75%	Now	\$40,200	2030	\$134,000			
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 5%								
	Location : Flashing Misaligned Along Parapet On Roof Access Hatch Side.								
	Ponding, Extent : Light, Area Affected : 5%								
	Location : Third Floor Roof								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : 2nd Through 3rd Floor								
	Modified Bitumen	25%			2030	\$44,700	10	\$3,200	
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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 266**  
**Asset # : 13155**

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	45%	Now	\$87,300	LIFE	* *	5	\$17,600	
	Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
	Location : Basement								
	Cracking/Crumbling, Extent : Severe, Area Affected : 5%								
	Location : Basement								
	Other Observation, Extent : Severe, Area Affected : 2%								
	Location : Basement								
	Explanation : Exposed Rebars								
	Ceramic Tile	10%			2033	* *	5	\$1,800	
	Quarry Tile	5%	0-2	\$1,300	2035	* *	5	\$700	
	Worn/Eroded, Extent : Moderate, Area Affected : 75%								
	Location : Kitchen								
	Vinyl Tile	40%	Now	\$6,300	2035	* *	3	\$2,700	
	Broken/Missing Elements, Extent : Severe, Area Affected : 15%								
	Location : Kitchen And Dining Area								
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 15%								
	Location : Throughout								
	Worn/Eroded, Extent : Severe, Area Affected : 75%								
	Location : Throughout								
Interior Walls									
	Ceramic Tile	10%	Now	\$14,200	2043	* *	5	\$1,200	
	Broken/Missing Elements, Extent : Severe, Area Affected : 15%								
	Location : Kitchen, Toilets								
	Masonry: Brick	5%	Now	\$10,000	LIFE	* *			
	Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
	Location : Basement								
	Staining/Discoloring, Extent : Severe, Area Affected : 15%								
	Location : Basement, Throughout.								
	Plaster	55%	Now	\$11,300	LIFE	* *	5	\$4,100	
	Cracking/Crumbling, Extent : Severe, Area Affected : 15%								
	Location : Throughout								
	Deteriorated Finish, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
	Paint Peeling, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
	Water Penetration, Extent : Severe, Area Affected : 15%								
	Location : Throughout								
	SGFT/Glazed Masonry	30%	Now	\$14,900	LIFE	* *			
	Broken/Missing Elements, Extent : Severe, Area Affected : 2%								
	Location : Apparatus Floor								
	Worn/Eroded, Extent : Severe, Area Affected : 15%								
	Location : Apparatus Floor								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 266**  
**Asset # : 13155**

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									
Ceilings									
	AcousTileSusp.Lay-In	5%	Now	\$7,500	2050	* *	5	\$400	
		Misaligned/Bulging, Extent : Severe, Area Affected : 10%							
		Location : Kitchen							
		Staining/Discoloring, Extent : Severe, Area Affected : 50%							
		Location : Kitchen							
	Metal Panel	5%			LIFE	* *	5	\$2,200	
	Plaster	90%	Now	\$11,000	LIFE	* *	5	\$10,100	
		Broken/Missing Elements, Extent : Light, Area Affected : 2%							
		Location : Second Floor Locker Room							
		Cracking/Crumbling, Extent : Severe, Area Affected : 30%							
		Location : Apparatus Area							
		Paint Peeling, Extent : Light, Area Affected : 2%							
		Location : Basement							
		Water Penetration, Extent : Severe, Area Affected : 25%							
		Location : 2nd And 3rd Floor							
Site Enclosure									
Fence/Gates									
	Chain Link	70%	Now	\$8,600	2050	* *			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : Rear Gate							
		Corrosion/Rusting, Extent : Severe, Area Affected : 50%							
		Location : Side Yard							
	Chain Link	30%			2050	* *			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	50%			2043	* *			
	Cast in Place Concrete	50%	Now	\$13,000	2050	* *			
		Cracking/Crumbling, Extent : Severe, Area Affected : 100%							
		Location : Disota Road							
On-Site Walkways									
	Cast in Place Concrete	100%	Now	\$25,600	2050	* *			
		Cracking/Crumbling, Extent : Severe, Area Affected : 80%							
		Location : Side Yard							
Parking/Driveway									
	Asphalt	80%	Now	\$42,100	2045	* *			
		Cracking/Crumbling, Extent : Severe, Area Affected : 80%							
		Location : Rear Parking Area							
	Cast in Place Concrete	20%	Now	\$17,200	2050	* *			
		Cracking/Crumbling, Extent : Severe, Area Affected : 90%							
		Location : Rear Parking Area							

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 266**  
**Asset # : 13155**

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%			2030	\$5,000	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : No Available Nameplate Rating Capacity							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2030	\$50,900	5	\$300	
	Raceway								
	Conduit	60%			2030	\$19,600	1		
	Conduit	40%			2050	* *	1		
	Panelboards								
	Molded Case Bkrs	60%			2029	\$24,100	5	\$200	
	Molded Case Bkrs	40%			2046	* *	5	\$100	
	Wiring								
	Thermoplastic	40%			2050	* *	1		
	Thermoplastic	60%			2030	\$17,400	1		
Ground									
	Grounding Devices								
	Generic	100%	2-4	\$9,900	LIFE	* *	5	\$200	
		Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Pit							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	* *	1	\$3,700	
	Generators								
	Diesel	100%			2039	* *	1	\$4,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Backyard							
		Explanation : 80 Kilovolt-amperes Nameplate Rating Capacity							
	Batteries								
	Lead/Acid	100%			2024	\$1,600	5	\$400	
	Fuel Storage								
	Main Tank	100%			2058	* *	5	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Backyard							
		Explanation : 60 Gallons Nameplate Rating Capacity							
Lighting									
	Interior Lighting								
	LED	100%			2038	* *			
	Exterior Lighting								
	HID	20%			2030	\$9,400	10		
	No Component	80%							
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 266**  
**Asset # : 13155**

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

## Alarm

## Security System

No Component

90%

Generic

10%

2038

\* \*

1

\$500

*Other Observation, Extent : Light, Area Affected : 100%**Location : Front Of The Building**Explanation : CCTV Surveillance Camera*

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%

2040

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2043

\* \*

1

\$11,800

## Distribution

Steam Piping/Pump

10%

0-2

\$2,100

2040

\* \*

*Corroded, Extent : Moderate, Area Affected : 40%**Location : Basement**Other Observation, Extent : Moderate, Area Affected : 100%**Location : 2nd Floor Captain Office**Explanation : There Is Only One Thermostat In The Building*

Steam Piping/Pump

90%

2030

\$46,500

## Terminal Devices

Convactor/Radiator

10%

0-2

\$600

2028

\$6,300

1

\$400

*Corroded, Extent : Light, Area Affected : 20%**Location : All Floors*

Convactor/Radiator

90%

2028

\$56,300

1

\$3,500

## Air Conditioning

## Energy Source

Electricity

100%

2038

\* \*

1

## Conversion Equipment

Split Unit

5%

2030

\$12,500

Window/Wall Unit

50%

0-2

\$1,200

2025

\$12,200

1

*Other Observation, Extent : Moderate, Area Affected : 5%**Location : Lunch Room**Explanation : Too Hot In Lunch Room, One More Unit Needed.*

No Component

45%

## Terminal Devices

Fan Coil - 2 Pipe

5%

2030

\$6,100

1

\$200

No Component

95%

## Heat Rejection

Air Cooled Condenser

5%

2030

\$600

2

\$400

Unit

No Component

95%

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 266**  
**Asset # : 13155**

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
Air Conditioning									
	Dehumidifier								
	No Component	75%							
	Generic	25%			2034	* *			
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%	0-2	\$200	LIFE	* *	2-5	\$700	
		Insul. Deteriorating, Extent : Moderate, Area Affected : 5%							
		Location : Generator Exhaust							
	No Component	90%							
Exhaust Fans									
	Wall Unit	25%	2-4	\$1,000	2040	* *	2	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Apparatus Floor And Kitchen							
		Explanation : 3 Old Units							
	No Component	75%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	10%	0-2	\$400	2040	* *	1		
		Not Insulated, Extent : Light, Area Affected : 10%							
		Location : Basement							
	Brass/Copper	90%			2040	* *	1		
Water Heater									
	Electric	20%			2028	\$2,100	4		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : Solar Heater							
	Gas Fired	80%			2025	\$5,700	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
Sanitary Piping									
	Cast Iron	100%	0-2	\$4,300	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : 1st Floor East Side Of The Building							
		Corroded, Extent : Moderate, Area Affected : 60%							
		Location : Basement							
		Leak Evident, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor To Apparatus Floor							
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%			2023	\$400	4	\$400	
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Moderate, Area Affected : 10%							
		Location : 3rd Floor Restroom							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 266**  
**Asset # : 13155**

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

Generic

99%

1% 0-2

\$300

2030

\$300

1-3

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

*Location : Kitchen*

*Explanation : 1 Obsolete 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 271/LADDER CO. 124  
**Address** : 392 HIMROD STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.271 / 13158 **Yr Built/Renovated** : 1908 / 2008  
**Area Sq Ft** : 13,108 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 04-Jun-2019 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3281 **Lot** : 22 **BIN** : 3074885

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$446,700	\$175,000
Interior Architecture	\$157,700	\$49,800
Electrical		\$128,800
<b>Total</b>	<b>\$604,400</b>	<b>\$353,700</b>
Importance Code A	\$446,700	\$175,000
Importance Code B	\$157,700	\$178,600
<b>Total</b>	<b>\$604,400</b>	<b>\$353,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$92,300			
Interior Architecture	\$124,900			\$600
Electrical	\$6,800	\$900	\$1,000	\$2,800
Mechanical	\$29,900	\$1,800	\$3,300	\$1,800
Site Enclosure	\$4,400			
Site Pavements	\$600			
<b>Total</b>	<b>\$258,800</b>	<b>\$2,700</b>	<b>\$4,300</b>	<b>\$5,200</b>
Importance Code A	\$93,500	\$1,300	\$1,300	\$1,300
Importance Code B	\$103,000	\$1,400	\$3,000	\$3,900
Importance Code C	\$62,200			
<b>Total</b>	<b>\$258,800</b>	<b>\$2,700</b>	<b>\$4,300</b>	<b>\$5,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 271/LADDER CO. 124**  
**Asset # : 13158**

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	62%	Now	\$329,200	LIFE	**	5	\$19,200	
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 60%								
	Location : Throughout.								
	Worn/Eroded, Extent : Moderate, Area Affected : 70%								
	Location : Throughout								
	Masonry: Granite	5%	2-4	\$10,400	LIFE	**	5	\$1,200	
	Broken/Missing Elements, Extent : Light, Area Affected : 20%								
	Location : Front Facade At Grade Level								
	Masonry: Limestone	15%			LIFE	**	5	\$7,000	
	Metal Panel	3%	Now	\$7,600	2060	**	5	\$1,700	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 100%								
	Location : Hose Tower								
	Deformed/Dented, Extent : Moderate, Area Affected : 100%								
	Location : Hose Tower								
	Paint Peeling, Extent : Light, Area Affected : 10%								
	Location : Hose Tower								
	Stucco Cement	5%	Now	\$30,600	2035	**	5	\$1,900	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 40%								
	Location : Front Facade At Roof And Parapet Level								
	Wood Overhead Doors	10%			2035	**	5	\$15,500	
Windows									
	Aluminum	100%	Now	\$30,400	2038	**	5	\$1,100	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 2%								
	Location : Toilet Room Third Floor								
	Unit Inoperable, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	15%			LIFE	**	5-10	\$8,100	
	Masonry: Brick	80%	Now	\$40,100	LIFE	**	5	\$1,500	
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : Front Facade On West Parapet								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%								
	Location : Front Façade / West Parapet								
	Spalling, Extent : Moderate, Area Affected : 40%								
	Location : Throughout								
	Pre-Cast Concrete	5%	Now	\$3,900	LIFE	**	5	\$600	
	Broken/Missing Elements, Extent : Light, Area Affected : 20%								
	Location : Located At Front Facade.								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 100%								
	Location : Located At Front Facade								
	Worn/Eroded, Extent : Moderate, Area Affected : 100%								
	Location : Located At Front Facade.								

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 271/LADDER CO. 124**  
**Asset # : 13158**

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									
Roof									
	Built-Up (BUR)	90%	Now	\$35,000	2030	\$175,000			
		Blisters, Extent : Severe, Area Affected : 40%							
		Location : Throughout.							
		Water Penetration, Extent : Moderate, Area Affected : 20%							
		Location : 3rd Floor Lounge And Workout Room.							
	Skylight, Metal/Glass	10%	Now	\$42,300	2040	* *			
		Corrosion/Rusting, Extent : Moderate, Area Affected : 100%							
		Location : Main Roof And Stair Bulkhead							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Throughout Upper And Lower Roofs							
Soffits									
	Wood	100%			2035	* *	5		
Interior									
Floors									
	Cast in Place Concrete	45%	Now	\$54,900	LIFE	* *	5	\$16,900	
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Apparatus Floor And Basement.							
	Ceramic Tile	5%	Now	\$1,900	2033	* *	5	\$400	
		Broken/Missing Elements, Extent : Light, Area Affected : 5%							
		Location : 2nd Floor Laundry Room And Bathroom							
	Quarry Tile	5%	Now	\$1,400	2035	* *	5	\$600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Kitchen							
	Vinyl Tile	30%	Now	\$29,900	2030	\$49,800	3	\$1,900	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : 2nd And 3rd Floors							
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : 2nd And 3rd Floors							
	Wood	15%	Now	\$19,300	2033	* *	5	\$2,400	
		Worn/Eroded, Extent : Moderate, Area Affected : 20%							
		Location : 3rd Floor							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 271/LADDER CO. 124**  
**Asset # : 13158**

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								
Interior Walls								
Ceramic Tile	5%	Now	\$3,700	2033	**	5	\$600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location : Apparatus Room And Stair								
Misaligned/Bulging, Extent : Moderate, Area Affected : 10%								
Location : Apparatus Room And Stair								
Gypsum Board	10%			LIFE	**	5-10	\$4,000	
Masonry: Brick	20%	Now	\$20,900	LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : Basement Foundation Wall								
Plaster	30%	Now	\$3,200	LIFE	**	5	\$2,100	
Broken/Missing Elements, Extent : Light, Area Affected : 5%								
Location : 2nd Floor Bunk Room And Toilet Room On The Truck Side.								
SGFT/Glazed Masonry	25%	Now	\$26,000	LIFE	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
Location : Apparatus Floor								
Wood	10%	Now	\$1,200	LIFE	**	5	\$9,500	
Broken/Missing Elements, Extent : Light, Area Affected : 2%								
Location : Staircase By The Engine Chief Side Was Missing Balusters.								
Ceilings								
AcousTileSusp.Lay-In	10%	Now	\$1,600	2035	**	5	\$900	
Broken/Missing Elements, Extent : Light, Area Affected : 20%								
Location : 1st And 2nd Floors								
Staining/Discoloring, Extent : Light, Area Affected : 5%								
Location : 1st And 2nd Floors								
Embossed Metal	50%	Now	\$8,600	LIFE	**	5	\$3,900	
Broken/Missing Elements, Extent : Light, Area Affected : 8%								
Location : Throughout 1st Floor								
Paint Peeling, Extent : Light, Area Affected : 15%								
Location : Throughout								
Exposed Struc: Steel	5%	Now	\$102,900	LIFE	**			
Corrosion/Rusting, Extent : Severe, Area Affected : 80%								
Location : Basement Both Sides.								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Basement								
Explanation : Temporary Support In Place Due To Cracking								
Plaster	35%	Now	\$4,500	LIFE	**	5	\$3,800	
Broken/Missing Elements, Extent : Light, Area Affected : 5%								
Location : 3rd Floor Workout Room.								
Paint Peeling, Extent : Light, Area Affected : 5%								
Location : 3rd Floor Workout Room And 2nd Floor Bunk Room.								
Site Enclosure								
Fence/Gates								
Chain Link	100%	4+	\$400	2040	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 20%								
Location : Side Yard								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 271/LADDER CO. 124**  
**Asset # : 13158**

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

**Site Enclosure**

Free Standing Walls

Concrete Masonry Unit	100%	Now	\$4,100	2040		* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Rear Property Line</i>									

Retaining Walls

Cast in Place Concrete	100%			2050		* *			
------------------------	------	--	--	------	--	-----	--	--	--

**Site Pavements**

Public Sidewalk

Cast in Place Concrete	100%	4+	\$500	2043		* *			
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>									
<i>Location : At Entrance</i>									

On-Site Walkways

Cast in Place Concrete	100%			2043		* *			
------------------------	------	--	--	------	--	-----	--	--	--

Parking/Driveway

Asphalt	90%			2033		* *			
Cast in Place Concrete	10%	4+	\$100	2043		* *			
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>									
<i>Location : Front Ramp</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%			2030		\$5,500	5	\$100	
---------------	------	--	--	------	--	---------	---	-------	--

Switchgear / Switchboard

Molded Case Bkrs	100%			2030		\$55,500	5	\$300	
------------------	------	--	--	------	--	----------	---	-------	--

Raceway

Conduit	100%			2040		* *	1		
---------	------	--	--	------	--	-----	---	--	--

Panelboards

Molded Case Bkrs	80%			2029		\$35,000	5	\$300	
Molded Case Bkrs	20%			2046		* *	5	\$100	

Wiring

Thermoplastic	100%			2040		* *	1		
---------------	------	--	--	------	--	-----	---	--	--

**Ground**

Grounding Devices

Generic	100%			LIFE		* *	5	\$400	
---------	------	--	--	------	--	-----	---	-------	--

**Stand-by Power**

Transfer Switches

Automatic	100%			2043		* *	1	\$4,000	
-----------	------	--	--	------	--	-----	---	---------	--

Generators

Diesel	100%			2039		* *	1	\$5,100	
--------	------	--	--	------	--	-----	---	---------	--

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

*Location : Outside Yard*

*Explanation : 73 Kilowatt*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 271/LADDER CO. 124**  
**Asset # : 13158**

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
Stand-by Power									
Batteries									
	Lead/Acid	100%			2024	\$1,700	5	\$500	
Fuel Storage									
	Day Tank	50%			2046	* *	5	\$1,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : 130 Gallon									
	Main Tank	50%			2058	* *	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : 550 Gallon									
Lighting									
Interior Lighting									
	Fluorescent	85%			2030	\$34,300	10	\$10,200	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout									
	Fluorescent	10%			2030	\$4,000	10	\$1,200	
T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout									
	Incandescent	5%	Now	\$4,800	2040	* *	2		
Not in Service, Extent : Moderate, Area Affected : 100%									
Location : Basement, Electrical Service Side									
Exterior Lighting									
	HID	50%			2035	* *	10		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Perimeter									
Explanation : Operated Via Photocell									
	No Component	50%							

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%			2050	* *	1		
	Conversion Equipment								
	Furnace	1%			2030	\$300	1	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Engine Bay							
		Explanation : Gas Fired Unit Heater							
	Steam Boiler	99%			2035	* *	1	\$12,900	
Distribution									
	Steam Piping/Pump	100%			2040	* *			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 271/LADDER CO. 124**  
**Asset # : 13158**

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									
	Terminal Devices								
	Convector/Radiator	100%	Now	\$3,700	2035	**	1	\$3,800	
	Controller Not Working, Extent : Moderate, Area Affected : 100%								
	Location : Radiator Controls Not Working Throughout The Building								
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Window/Wall Unit	70%			2025	\$20,300	1		
	No Component	30%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$11,600	
	Exhaust Fans								
	Roof	40%			2030	\$9,300	2	\$200	
	Wall Unit	60%			2030	\$3,000	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$8,500	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%	Now	\$20,400	LIFE	**	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 30%								
	Location : Basement When It Rains								
	Leak Evident, Extent : Severe, Area Affected : 10%								
	Location : 2nd Floor Bathroom On The Ladder Company Side Of Building								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2023	\$500	4	\$400	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	95%							
	Generic	5%			2025	\$1,500	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 273/LADDER CO. 129  
**Address** : 40-18 UNION STREET @ LIRR  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.273 / 13159 **Yr Built/Renovated** : 1931 / 2011  
**Area Sq Ft** : 6,120 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5019 **Lot** : 66 **BIN** : 4113561

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$155,300	
<b>Total</b>	<b>\$155,300</b>	
Importance Code B	\$155,300	
<b>Total</b>	<b>\$155,300</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,100	\$13,200		
Interior Architecture	\$10,300		\$300	
Electrical	\$3,300	\$2,100		
Mechanical	\$4,700	\$9,500	\$900	\$800
Site Pavements	\$15,200			
<b>Total</b>	<b>\$35,500</b>	<b>\$24,700</b>	<b>\$1,300</b>	<b>\$900</b>
Importance Code A	\$2,700	\$13,800	\$600	\$600
Importance Code B	\$7,600	\$11,000	\$700	\$300
Importance Code C	\$25,300			
<b>Total</b>	<b>\$35,500</b>	<b>\$24,700</b>	<b>\$1,300</b>	<b>\$900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 273/LADDER CO. 129**  
**Asset # : 13159**

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	80%			LIFE	**	5	\$14,300	
		Painted Surfaces, Extent : Moderate, Area Affected : 50%							
		Location : North And West Façade							
	Masonry: Limestone	10%			LIFE	**	5	\$1,300	
	Wood Overhead Doors	10%			2032	**	5	\$8,900	
Windows									
	Aluminum	100%	0-2	\$2,100	2043	**	5	\$200	
		Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
Parapets									
	Masonry: Brick	85%			LIFE	**	5	\$1,900	
	Masonry: Limestone	10%			LIFE	**	5	\$300	
	Pre-Cast Concrete	5%			LIFE	**	5	\$700	
Roof									
	Modified Bitumen	100%			2032	**	10	\$8,700	
Interior									
Floors									
	Cast in Place Concrete	60%			LIFE	**	5	\$10,800	
	Ceramic Tile	5%			2036	**	5	\$400	
	Quarry Tile	5%			2040	**	5	\$600	
	Vinyl Tile	30%			2035	**	3	\$900	
Interior Walls									
	Ceramic Tile	5%			2036	**	5	\$600	
	Masonry: Brick	15%			LIFE	**			
	Plaster	50%	Now	\$9,800	LIFE	**	5	\$1,800	
		Deteriorated Finish, Extent : Moderate, Area Affected : 25%							
		Location : Second Floor							
		Staining/Discoloring, Extent : Moderate, Area Affected : 50%							
		Location : Second Floor							
	SGFT/Glazed Masonry	25%			LIFE	**			
	Wood	5%			LIFE	**	5	\$2,300	
Ceilings									
	AcousTileSusp.Lay-In	5%			2040	**	5	\$500	
	Exposed Concrete	50%	Now	\$155,300	LIFE	**	5	\$700	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Basement							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basemnet							
		Explanation : Lally Columns In Basement Shore Up Apparatus Floor Above.							
	Plaster	45%			LIFE	**	5	\$2,600	
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2047	**			
Site Pavements									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 273/LADDER CO. 129**  
**Asset # : 13159**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%			2040		**			
------------------------	------	--	--	------	--	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%	2-4	\$15,200	2040		**			
------------------------	------	-----	----------	------	--	----	--	--	--

Cracking/Crumbling, Extent : Moderate, Area Affected : 20%

Location : Cracking At Ohd

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%			2027		\$5,000	5		
---------------	------	--	--	------	--	---------	---	--	--

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

Location : Basement

Explanation : Main Service Switch Rated At 400 Amperes

## Raceway

Conduit	100%			2027		\$32,700	1		
---------	------	--	--	------	--	----------	---	--	--

## Panelboards

Fused Disc Sw	20%	4+	\$1,600	2026		\$8,000	5		
---------------	-----	----	---------	------	--	---------	---	--	--

Enclosure Damaged, Extent : Light, Area Affected : 100%

Location : Basement

Molded Case Bkrs	80%			2026		\$32,200	5	\$100	
------------------	-----	--	--	------	--	----------	---	-------	--

## Wiring

Thermoplastic	100%			2027		\$28,900	1		
---------------	------	--	--	------	--	----------	---	--	--

## Motor Controllers

Locally Mounted	100%			2032		**	5		
-----------------	------	--	--	------	--	----	---	--	--

## Ground

## Grounding Devices

Generic	100%			LIFE		**	5	\$100	
---------	------	--	--	------	--	----	---	-------	--

## Lighting

## Interior Lighting

Fluorescent	80%			2027		\$13,800	10	\$4,500	
-------------	-----	--	--	------	--	----------	----	---------	--

T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%

Location : 3rd Floor

Incandescent	5%			2022		\$2,000	2		
--------------	----	--	--	------	--	---------	---	--	--

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

Location : Tv Room

Explanation : Downlights

LED	15%			2032		**			
-----	-----	--	--	------	--	----	--	--	--

Recent Replace Evident, Extent : Light, Area Affected : 100%

Location : Kitchen

## Exterior Lighting

HID	100%			2027		\$24,100	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 273/LADDER CO. 129**  
**Asset # : 13159**

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

**Alarm**

## Fire/Smoke Detection

No Component

95%

Generic, Analog

5% 0-2

\$1,700

2027

\$3,300

1-3

\$200

*Devices Missing, Extent : Light, Area Affected : 100%**Location : Throughout**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : Throughout*

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%

2053

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2040

\* \*

1

\$6,100

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

## Distribution

Central Plant Steam

100%

2037

\* \*

4

\$500

Piping/Pmp

## Terminal Devices

Convactor/Radiator

100%

2032

\* \*

1

\$2,000

**Air Conditioning**

## Energy Source

Electricity

100%

2035

\* \*

1

## Conversion Equipment

Exterior Pkg Unit -

20%

2035

\* \*

2

\$100

Cooling

Split Unit

20%

2032

\* \*

Window/Wall Unit

40%

2022

\$5,000

1

No Component

20%

**Ventilation**

## Distribution

Ductwork/Diffusers

20%

LIFE

\* \*

2-5

\$700

No Component

80%

## Exhaust Fans

Roof

20%

2027

\$2,000

2

Wall Unit

15%

2027

\$300

2

No Component

65%

**Plumbing**

## H/C Water Piping

Brass/Copper

100%

2037

\* \*

1

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 273/LADDER CO. 129**  
**Asset # : 13159**

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%			2022	\$3,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2-75 Gallon Units							
Sanitary Piping									
	Cast Iron	100%	Now	\$2,200	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 5%							
		Location : Basement							
Storm Drain Piping									
	Cast Iron	100%	Now	\$1,200	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 5%							
		Location : Water Backs Up In Basement							
Sump Pump(s)									
	Submersible	100%			2021	\$200	4	\$200	
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	95%							
	Generic	5%			2025	\$1,400	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 274  
**Address** : 41-20 MURRAY STREET @ LIRR  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.274 / 13160 **Yr Built/Renovated** : 1940 /  
**Area Sq Ft** : 6,204 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5058 **Lot** : 37 **BIN** : 4114925

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$40,000	
Electrical		\$68,600
<b>Total</b>	<b>\$40,000</b>	<b>\$68,600</b>
Importance Code A	\$40,000	
Importance Code B		\$68,600
<b>Total</b>	<b>\$40,000</b>	<b>\$68,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$52,500	\$4,100		
Interior Architecture	\$38,900	\$500		\$400
Electrical	\$6,200	\$14,200	\$500	\$500
Mechanical	\$1,400	\$5,900	\$900	\$800
Site Enclosure	\$200			
Site Pavements	\$8,200			
<b>Total</b>	<b>\$107,400</b>	<b>\$24,600</b>	<b>\$1,500</b>	<b>\$1,700</b>
Importance Code A	\$53,100	\$4,800	\$600	\$600
Importance Code B	\$42,800	\$19,900	\$800	\$1,100
Importance Code C	\$11,500			
<b>Total</b>	<b>\$107,400</b>	<b>\$24,600</b>	<b>\$1,500</b>	<b>\$1,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 274**  
**Asset # : 13160**

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	77%	Now	\$40,000	LIFE	**	5	\$12,700	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : South Facade								
	Spalling, Extent : Moderate, Area Affected : 10%								
	Location : South Facade								
	Masonry: Granite	3%			LIFE	**	5	\$400	
	Masonry: Limestone	10%	Now	\$18,800	LIFE	**	5	\$1,200	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : East Facade								
	Wood Overhead Doors	10%			2032	**	5	\$8,300	
Windows									
	Aluminum	100%	Now	\$1,800	2043	**	5	\$200	
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : Second Floor								
Parapets									
	Wood Cornice	100%			2037	**	5-10		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Wood Overhang								
Roof									
	Asphalt Shingle	100%	Now	\$31,900	2042	**			
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 20%								
	Location : At Hose Tower								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Second Floor								
Interior									
Floors									
	Cast in Place Concrete	40%			LIFE	**	5	\$8,300	
	Cast in Place Concrete	15%			LIFE	**	5	\$3,100	
	Ceramic Tile	5%			2036	**	5	\$500	
	Quarry Tile	5%			2040	**	5	\$700	
	Vinyl Tile	30%	2-4	\$25,200	2037	**	3	\$1,100	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Throughout 2nd Floor								
	Wood	5%			2055	**	5	\$900	
Interior Walls									
	Ceramic Tile	5%			2036	**	5	\$100	
	Plaster	70%	Now	\$3,000	LIFE	**	5	\$500	
	Cracking/Crumbling, Extent : Severe, Area Affected : 50%								
	Location : Hose Tower								
	Paint Peeling, Extent : Severe, Area Affected : 85%								
	Location : Hose Tower								
	SGFT/Glazed Masonry	25%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 274**  
**Asset # : 13160**

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

## Ceilings

AcousTileSusp.Lay-In	10%			2032	**	5		\$900	
Exposed Concrete	30%			LIFE	**	5		\$400	
Exposed Struc: Steel	20%			LIFE	**				
Plaster	40%	Now		\$10,400	LIFE	**	5	\$2,400	

*Cracking/Crumbling, Extent : Severe, Area Affected : 20%*

*Location : Second Floor And Hose Tower*

*Paint Peeling, Extent : Severe, Area Affected : 25%*

*Location : Second Floor And Hose Tower*

*Water Penetration, Extent : Severe, Area Affected : 10%*

*Location : Locker / Corridor On 2nd Floor*

## Site Enclosure

## Fence/Gates

Chain Link	100%	2-4		\$200	2053	**			
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Backyard</i>									

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	Now		\$8,200	2040	**			
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>									
<i>Location : Sidewalk Hatch To Basement Failed</i>									
<i>Explanation : Leaks Into Basement</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%			2037	**	5			
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Electrical Room</i>									
<i>Explanation : Main Service Switch Rated At 200 Amperes</i>									

## Switchgear / Switchboard

Molded Case Bkrs	100%			2037	**	5		\$200	
------------------	------	--	--	------	----	---	--	-------	--

## Raceway

Conduit	100%			2037	**	1			
---------	------	--	--	------	----	---	--	--	--

## Panelboards

Molded Case Bkrs	100%			2035	**	5		\$200	
------------------	------	--	--	------	----	---	--	-------	--

## Wiring

Thermoplastic	100%			2037	**	1			
---------------	------	--	--	------	----	---	--	--	--

## Motor Controllers

Locally Mounted	100%			2032	**	5			
-----------------	------	--	--	------	----	---	--	--	--

## Ground

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 274**  
**Asset # : 13160**

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%	2-4	\$4,000	LIFE	* *	5	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Corroded							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2032	* *	1	\$1,900	
	Generators								
	Diesel	100%			2030	\$68,600	1	\$2,400	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside The Building							
		Explanation : Emergency Generator Rated At 80 Kilovolt-ampere							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$200	
	Fuel Storage								
	Main Tank	100%			2042	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 60 Gallons							
Lighting									
	Interior Lighting								
	Fluorescent	40%			2027	\$7,000	10	\$2,300	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	LED	60%			2032	* *			
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : 1st And 2nd Floor							
	Egress Lighting								
	Emergency, Service	50%			2027	\$1,600	1		
	No Component	50%							
	Exterior Lighting								
	HID	100%			2027	\$24,400	10		
Alarm									
	Security System								
	No Component	80%							
	Generic	20%			2027	\$3,900	1	\$500	
	Fire/Smoke Detection								
	No Component	80%							
	Generic, Analog	20%			2022	\$13,400	1-3	\$800	
		Devices Missing, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 274**  
**Asset # : 13160**

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%			2047	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2040	* *	1	\$6,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Central Plant Steam	100%			2037	* *	4	\$500	
	Piping/Pmp								
	Terminal Devices								
	Convactor/Radiator	100%			2032	* *	1	\$2,000	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Window/Wall Unit	40%			2022	\$5,000	1		
	No Component	60%							
Ventilation									
	Exhaust Fans								
	Wall Unit	20%	Now	\$400	2037	* *	2		
		Malfunctioning, Extent : Severe, Area Affected : 20%							
		Location : The Louver Is Inoperable - Apparatus Floor							
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,700	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : (2) 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2027	\$900	4	\$100	
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 275/LADDER CO. 133  
**Address** : 111-36 MERRICK BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.275 / 13161 **Yr Built/Renovated** : 1960 / 2009  
**Area Sq Ft** : 6,306 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 31-Mar-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 10208 **Lot** : 45 **BIN** : 4217371

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$48,200	\$120,500
Electrical		\$91,100
<b>Total</b>	<b>\$48,200</b>	<b>\$211,600</b>
Importance Code A	\$48,200	\$120,500
Importance Code B		\$91,100
<b>Total</b>	<b>\$48,200</b>	<b>\$211,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$26,400	\$600		
Interior Architecture	\$29,900		\$500	\$500
Electrical	\$2,200	\$6,900		
Mechanical	\$22,100	\$500	\$800	\$500
<b>Total</b>	<b>\$80,600</b>	<b>\$8,000</b>	<b>\$1,200</b>	<b>\$1,000</b>
Importance Code A	\$26,700	\$900	\$300	\$300
Importance Code B	\$41,900	\$7,100	\$900	\$600
Importance Code C	\$12,000			
<b>Total</b>	<b>\$80,600</b>	<b>\$8,000</b>	<b>\$1,200</b>	<b>\$1,000</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 275/LADDER CO. 133**  
**Asset # : 13161**

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	95%	4+	\$25,800	LIFE	* *	5	\$16,400	
		Corrosion/Rusting, Extent : Moderate, Area Affected : 50%							
		Location : Multiple Relieving Angles							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%							
		Location : Missing Mortar At Relieving Angles At Several Locations							
	Wood Overhead Doors	5%	Now	\$600	2025	\$28,500	5	\$2,200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Main Door							
		Explanation : Occasionally Malfunctions And Fails To Open							
	Windows								
	Aluminum	100%			2052	* *	5	\$400	
	Parapets								
	Masonry: Brick	90%			LIFE	* *	5	\$1,700	
	Metal Panel	10%			2047	* *	5	\$700	
	Roof								
	Built-Up (BUR)	100%	Now	\$48,200	2027	\$120,500			1
		Alligatoring, Extent : Severe, Area Affected : 65%							
		Location : Throughout							
		Miss/Damaged Flashings, Extent : Moderate, Area Affected : 20%							
		Location : Base Flashing At Stair/ Hose Tower							
		Ponding, Extent : Severe, Area Affected : 25%							
		Location : Various Locations And Bulkhead Roof							
		Water Penetration, Extent : Severe, Area Affected : 10%							
		Location : At Hose Tower Roof							
Interior									
	Floors								
	Cast in Place Concrete	30%	Now	\$11,800	LIFE	* *	5	\$6,000	
		Spalling, Extent : Severe, Area Affected : 50%							
		Location : Main Apparatus Floor							
	Ceramic Tile	15%			2030	\$27,500	5	\$1,400	
	Granite Panels	15%			LIFE	* *	5	\$1,000	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
	Vinyl Tile	40%			2035	* *	3	\$1,400	
		Recent Replace Evident, Extent : Light, Area Affected : 80%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 275/LADDER CO. 133**  
**Asset # : 13161**

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								
Interior Walls								
Cast in Place Concrete	10%	4+	\$7,600	LIFE	* *			
Paint Peeling, Extent : Moderate, Area Affected : 30%								
Location : Cellar								
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Multiple Locations In The Cellar								
Ceramic Tile	10%			2030	\$16,600	5	\$600	
Gypsum Board	10%			LIFE	* *	5	\$300	
Plaster	45%	Now	\$4,400	LIFE	* *	5	\$800	
Diagonal Cracks, Extent : Moderate, Area Affected : 20%								
Location : Various Locations On The 2nd Floor And Stair Tower								
Spalling, Extent : Severe, Area Affected : 20%								
Location : Hose/ Stair Tower And Basement Stairs								
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Hose/ Stair Tower And Basement								
SGFT/Glazed Masonry	20%			LIFE	* *			
Wood	5%			LIFE	* *	5	\$1,200	
Ceilings								
AcousTileSusp.Lay-In	10%			2044	* *	5	\$900	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								
Exposed Concrete	10%	Now	\$6,100	LIFE	* *	5	\$100	
Cracking/Crumbling, Extent : Severe, Area Affected : 30%								
Location : Stair Tower								
Exposed Reinforcement, Extent : Severe, Area Affected : 20%								
Location : Stair Tower								
Plaster	80%			LIFE	* *	5	\$4,500	

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%			2027	\$5,000	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : 200 Ampere Service Disconnect Switch								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2027	\$50,900	5	\$200	
Raceway								
Conduit	90%			2037	* *	1		
Conduit	10%			2047	* *	1		
Panelboards								
Molded Case Bkrs	100%			2026	\$40,200	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 275/LADDER CO. 133**  
**Asset # : 13161**

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									
Wiring									
	Braided Cloth	50%			2026	\$14,500	1		
	Thermoplastic	50%			2047	* *	1		
Motor Controllers									
	Locally Mounted	100%			2025	\$15,000	5		
Ground									
Grounding Devices									
	Not Accessible	100%							
Lighting									
Interior Lighting									
	Fluorescent	70%			2035	* *	10	\$4,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : First And Second Floor							
	Fluorescent	20%			2022	\$3,600	10	\$1,200	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Garage Area							
	Incandescent	5%	0-2	\$2,100	2037	* *	2		
		Obsolete Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Basement Mechanical Room, 1st Floor Kitchen, Bulkhead And Pole Area							
	Incandescent	5%			2022	\$2,100	2		
Exterior Lighting									
	HID	100%			2027	\$24,800	10		
		Obsolete Fixtures, Extent : Light, Area Affected : 100%							
		Location : In Pole Area - 1st And 2nd Floors							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Operated Via Timer							

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								
	Electricity	5%			2047	* *	1		
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : 1st Floor T. V. Room							
		Explanation : Hard Wired Electric Heater Serving T. V. Room							
	Natural Gas	95%			2047	* *	1		
Conversion Equipment									
	Hot Water Boiler	100%			2032	* *	1	\$3,100	
Distribution									
	Hot Wtr Piping/Pump	100%			2035	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 275/LADDER CO. 133**  
**Asset # : 13161**

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									
	Terminal Devices								
	Convactor/Radiator	80%			2040	**	1	\$1,600	
	Unit Heater - Steam	20%	2-4	\$2,200	2037	**	4	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : Undersized								
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	**	1		
	Conversion Equipment								
	Split Unit	10%			2027	\$13,100			
	Window/Wall Unit	90%			2021	\$11,500	1		
Ventilation									
	Exhaust Fans								
	Interior	20%	Now	\$1,800	2027	\$4,400	2		
	Broken, Extent : Moderate, Area Affected : 10%								
	Location : 1st Floor Bathroom								
	Roof	80%			2027	\$8,200	2	\$200	
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2040	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,800	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 50 Gallons. Nameplate Incorrectly Reads 75 Gallons.								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	55%			LIFE	**	1		
	Cast Iron	45%	Now	\$5,800	LIFE	**	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 10%								
	Location : Floor Drains, Apparatus Floor								
	Damaged, Extent : Severe, Area Affected : 10%								
	Location : Floor Drains, Apparatus Floor								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Basement								
	Explanation : Pipe Size Is Too Small To Allow Proper Drainage								
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Other Observation, Extent : Light, Area Affected : 20%								
	Location : Basement								
	Explanation : Simplex Pump								
	Fixtures								
	Generic	100%							
Fire Suppression									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 275/LADDER CO. 133**  
**Asset # : 13161**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression								
Chemical System								
	Wet	10%		2026	\$2,700	1-3	\$400	
	No Component	90%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 276  
**Address** : 1635 EAST 14th STREET  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.276 / 13162  
**Area Sq Ft** : 13,000  
**Date of Survey** : 20-Jul-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,3  
**Block** : 6777      **Lot** : 64      **BIN** : 3182420  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1910 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024		FY 2025 - 2030	
Exterior Architecture	\$294,400			
Interior Architecture	\$244,400			
Electrical	\$9,200		\$183,300	
Mechanical			\$51,000	
<b>Total</b>	<b>\$547,900</b>		<b>\$234,300</b>	
Importance Code A	\$294,400			
Importance Code B	\$253,600		\$234,300	
<b>Total</b>	<b>\$547,900</b>		<b>\$234,300</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$48,600			
Interior Architecture	\$161,700			\$1,300
Electrical	\$2,900	\$4,300	\$1,000	\$1,000
Mechanical	\$7,000	\$32,800	\$2,000	\$1,700
<b>Total</b>	<b>\$220,200</b>	<b>\$37,100</b>	<b>\$2,900</b>	<b>\$4,000</b>
Importance Code A	\$49,900	\$1,500	\$1,300	\$1,300
Importance Code B	\$92,000	\$35,600	\$1,600	\$2,700
Importance Code C	\$78,200			
<b>Total</b>	<b>\$220,200</b>	<b>\$37,100</b>	<b>\$2,900</b>	<b>\$4,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 276**  
**Asset # : 13162**

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	77%	Now	\$5,200	LIFE	* *	5	\$8,200	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Street Facade At Door							
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
	Masonry: Granite	3%	Now	\$15,800	LIFE	* *	5	\$200	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
	Masonry: Limestone	3%	Now	\$14,600	LIFE	* *	5	\$200	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
	Metal Sect. OHD	10%			2040	* *	5	\$3,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Main Entrance							
		Explanation : Recent Replace Evident							
	Wood	7%	Now	\$4,100	2040	* *	5	\$1,900	
		Water Penetration, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Front Facade							
		Explanation : Covered With Sheet Metal							
Windows									
	Aluminum	100%	Now	\$35,600	2043	* *	5	\$1,000	
		Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Hardware Missing, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 276**  
**Asset # : 13162**

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	60%	Now	\$57,800	LIFE	**	5	\$1,000	1
		Cracking/Crumbling, Extent : Severe, Area Affected : 66%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 40%							
	Masonry: Limestone	30%	Now	\$52,400	LIFE	**	5	\$600	1
		Broken/Missing Elements, Extent : Severe, Area Affected : 40%							
		Location : Throughout							
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
	Metal Cornice	10%	Now	\$8,600	2067	**			1
		Broken/Missing Elements, Extent : Severe, Area Affected : 100%							
		Location : Main Roof							
Roof									
Asphalt Shingle	Asphalt Shingle	5%	Now	\$400	2036	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 40%							
	Built-Up (BUR)	95%	Now	\$148,600	2037	**			
		Debris Present, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Gravel/Slag Surface, Extent : Moderate, Area Affected : 55%							
		55%	Now	\$94,900	2037	**	3	\$4,000	
		Cracking/Crumbling, Extent : Severe, Area Affected : 66%							
		Location : Throughout							
		Worn/Eroded, Extent : Moderate, Area Affected : 85%							
Location : Throughout									
Interior									
Floors	Cast in Place Concrete	40%	Now	\$33,800	LIFE	**	5	\$17,000	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 20%							
	Ceramic Tile	5%	Now	\$3,900	2036	**	5	\$500	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Vinyl Tile	55%	Now	\$94,900	2037	**	3	\$4,000	
		Cracking/Crumbling, Extent : Severe, Area Affected : 66%							
		Location : Throughout							
		Worn/Eroded, Extent : Moderate, Area Affected : 85%							
Location : Throughout									

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 276**  
**Asset # : 13162**

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									
Interior Walls									
	Ceramic Tile	40%	Now	\$34,200	2036	* *	5	\$3,000	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
	Concrete Masonry Unit	5%	Now	\$3,400	LIFE	* *	5	\$300	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Masonry: Brick	10%	Now	\$18,100	LIFE	* *			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
	Plaster	45%	Now	\$22,400	LIFE	* *	5	\$2,000	
		Cracking/Crumbling, Extent : Severe, Area Affected : 80%							
		Location : Throughout							
		Vertical Cracks, Extent : Severe, Area Affected : 70%							
		Location : Hose Tower							
		Water Penetration, Extent : Severe, Area Affected : 90%							
		Location : Hose Tower							
Ceilings									
	Ceramic Tile	35%	Now	\$13,800	LIFE	* *	5	\$4,300	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
	Exposed Struc: Steel	35%	Now	\$149,500	LIFE	* *			
		Deformed/Dented, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Plaster	30%	Now	\$31,900	LIFE	* *	5	\$3,600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							

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									
	Molded Case Bkrs	100%			2027	\$5,000	5		\$300
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : Main Service Switch Rated At 350 Amperes. Evidence Of Water Penetration Through The Walls In The Basement									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2027	\$50,900	5		\$300

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 276**  
**Asset # : 13162**

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									
Raceway									
	Conduit	90%			2027	\$29,400	1		
	Conduit	10%			2037	**	1		
Panelboards									
	Fused Disc Sw	5%			2035	**	5		
	Molded Case Bkrs	90%			2026	\$36,200	5	\$300	
	Molded Case Bkrs	5%			2035	**	5		
Wiring									
	Thermoplastic	90%			2027	\$26,000	1		
	Thermoplastic	10%			2037	**	1		
Motor Controllers									
	Locally Mounted	100%			2025	\$15,000	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2032	**	1	\$4,000	
Generators									
	Diesel	100%			2030	\$68,600	1	\$5,000	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : Emergency Generator Rated At 80 Kilovolt-ampere, Exhaust System Of The Generator Is Not Operational									
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$500	
Fuel Storage									
	Day Tank	50%			2035	**	5	\$1,200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : 75 Gallons Rated Capacity									
	Main Tank	50%			2030	\$800	5	\$200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : 275 Gallons Rated Capacity									
Lighting									
Interior Lighting									
	Fluorescent	25%			2022	\$9,200	10	\$3,000	
T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Fluorescent	70%			2027	\$25,700	10	\$8,300	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Fluorescent	5%			2027	\$1,800	10	\$600	
Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%									
Location : Basement									

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 276**  
**Asset # : 13162**

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

## Lighting

## Egress Lighting

Emergency, Service

100%

2027

\$6,700

1

## Exterior Lighting

HID

10%

2027

\$5,100

10

No Component

90%

## Alarm

## Security System

No Component

90%

Generic

10%

2027

\$4,100

1

\$500

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Outside**Explanation : CCTV Surveillance Cameras*

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

## Heating

## Energy Source

Natural Gas

100%

2047

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2032

\* \*

1

\$12,900

*Other Observation, Extent : Severe, Area Affected : 100%**Location : Chimney**Explanation : Under Size Boiler*

## Distribution

Central Plant Steam

100%

2037

\* \*

4

\$1,000

Piping/Pmp

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : 2nd Floor**Explanation : There Is One Thermostat In The Building*

## Terminal Devices

Convactor/Radiator

75%

2025

\$51,000

1

\$3,200

Unit Heater - Steam

25%

2022

\$11,300

4

\$400

*Other Observation, Extent : Light, Area Affected : 25%**Location : Engine Bay**Explanation : Unit Heaters Serve Engine Bay*

## Air Conditioning

## Energy Source

Electricity

100%

2035

\* \*

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 276**  
**Asset # : 13162**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	10%			2027	\$27,100			
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Roof							
		Explanation : 1 Unit. R-410a							
	Window/Wall Unit	50%			2022	\$13,200	1		
		Other Observation, Extent : Light, Area Affected : 1%							
		Location : Roof							
		Explanation : There Is A Rooftop Air Conditioning Unit Sitting On Roof But Never Been Installed.							
	Window/Wall Unit	15%	Now	\$4,000	2027	\$4,000	1		
		Obsolete Equipment, Extent : Severe, Area Affected : 15%							
		Location : Various							
	No Component	25%							
Terminal Devices									
	Fan Coil - 2 Pipe	10%			2027	\$18,100	1	\$400	
	No Component	90%							
Heat Rejection									
	Evaporative Condenser	10%			2027	\$3,000	2	\$900	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$700	
		Other Observation, Extent : Severe, Area Affected : 5%							
		Location : Kitchen Roof							
		Explanation : The Generator Exhaust Duct Needs To Be Extended To Outside Of The Roof							
	No Component	90%							
Exhaust Fans									
	Roof	10%			2032	* *	2		
	Roof	25%	Now	\$300	2022	\$5,300	2	\$100	
		Not in Service, Extent : Severe, Area Affected : 10%							
		Location : Roof							
	Wall Unit	25%			2022	\$1,100	2	\$100	
	No Component	40%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$7,700	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units, 74 Gallons Each							
	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 276**  
**Asset # : 13162**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Sump Pump(s)							
	Submersible	100%		2021	\$400	4	\$400	
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 277/LADDER CO. 112  
**Address** : 582 KNICKERBOCKER AVENUE @ PALMETTO ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.277 / 13163 **Yr Built/Renovated** : 2007 /  
**Area Sq Ft** : 15,756 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 17-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3343 **Lot** : 29 **BIN** : 3076461

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$295,400	\$156,700
Interior Architecture	\$81,100	
<b>Total</b>	<b>\$376,400</b>	<b>\$156,700</b>
Importance Code A	\$295,400	\$156,700
Importance Code B	\$81,100	
<b>Total</b>	<b>\$376,400</b>	<b>\$156,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$21,800		\$2,400	
Interior Architecture	\$17,600	\$800		\$900
Electrical	\$3,100	\$4,400	\$17,100	\$3,100
Mechanical	\$33,000	\$2,000	\$3,900	\$2,400
<b>Total</b>	<b>\$75,600</b>	<b>\$7,300</b>	<b>\$23,400</b>	<b>\$6,400</b>
Importance Code A	\$22,600	\$800	\$3,200	\$800
Importance Code B	\$53,000	\$5,700	\$20,200	\$5,600
Importance Code C		\$800		
<b>Total</b>	<b>\$75,600</b>	<b>\$7,300</b>	<b>\$23,400</b>	<b>\$6,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 277/LADDER CO. 112**  
**Asset # : 13163**

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 in Place Concrete	3%			LIFE	**	5	\$9,600		
Glass Block	2%			LIFE	**	5	\$800		
Metal/Glass Curt Wall	18%	Now	\$191,500	LIFE	**	5	\$21,700		
Glazing Clouded, Extent : Light, Area Affected : 30%									
Location : Unable To Clean Exterior Face Glass - Areas Inaccessible									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : 2nd Floor Bunk Room									
Other Observation, Extent : Severe, Area Affected : 15%									
Location : Street Facade (North Side) - Above Public Sidewalk									
Explanation : Purported Hazard - Condensate Ices On Metal Screens, Freezes And Free Falls To Public Sidewalk Below									
Pre-Cast Concrete	75%	0-2	\$103,900	LIFE	**	5	\$156,700		
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%									
Location : Perimeter Walls At Grade (Tiled Walls)									
Window Wall	2%			2048	**	5	\$4,800		
Windows									
Aluminum	100%	Now	\$4,300	2044	**	5	\$500		
Unit Inoperable, Extent : Moderate, Area Affected : 20%									
Location : 2nd Floor Rear Windows Installed Upside Down - Rendering Units To Function Improperly									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Water Seeping Under Sill Pan - 2nd Floor Bunk Room									
Parapets									
Pre-Cast Concrete	90%			LIFE	**	5	\$21,600		
Weathering Steel	10%			LIFE	**	1			
Roof									
Cast in Place Concrete	5%	Now	\$200	LIFE	**				
Other Observation, Extent : Severe, Area Affected : 10%									
Location : Rear Courtyard									
Explanation : Moisture And Ponding At Ventilation Grille Adjacent To Retention Tanks Creating Insect Breeding Grounds									
Modified Bitumen	95%	0-2	\$17,200	2033	**				
Blisters, Extent : Moderate, Area Affected : 10%									
Location : Upper And Lower Roofs									
Debris Present, Extent : Moderate, Area Affected : 20%									
Location : Main Roof									
Reflective Surface, Extent : Light, Area Affected : 100%									
Location : Throughout									
Seams Open/Split, Extent : Moderate, Area Affected : 10%									
Location : Upper And Lower Roofs									

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 277/LADDER CO. 112**  
**Asset # : 13163**

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	55%	Now	\$14,100	LIFE	* *	5	\$28,400		
<i>Water Penetration, Extent : Severe, Area Affected : 15%</i>									
<i>Location : Apparatus Floor - At Edges Of Slab And Floor Drains Into Basement</i>									
<i>Worn/Eroded, Extent : Moderate, Area Affected : 15%</i>									
<i>Location : At Entry To Kitchen (Floor Drain), Basement Pump Room And Corridor</i>									
Ceramic Tile	3%	Now	\$700	2037	* *	5	\$400		
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>									
<i>Location : 1st And 2nd Floor Bathrooms</i>									
Quarry Tile	2%	4+	\$700	2041	* *	5	\$400		
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>									
<i>Location : Kitchen Area</i>									
Vinyl Tile	30%			2033	* *	3	\$3,500		
Wood	10%	Now	\$81,100	2068	* *	5	\$2,200		
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 15%</i>									
<i>Location : 2nd Floor Bunk Room</i>									
<i>Uneven Surface, Extent : Moderate, Area Affected : 35%</i>									
<i>Location : Throughout</i>									
Interior Walls									
Cast in Place Concrete	25%			LIFE	* *				
Ceramic Tile	5%			2037	* *	5	\$1,700		
Concrete Masonry Unit	20%			LIFE	* *	5	\$2,700		
Gypsum Board	50%			LIFE	* *	5	\$10,200		
Ceilings									
AcousTileSusp.Lay-In	55%			2045	* *	5	\$13,000		
Exposed Struc: Steel	35%			LIFE	* *				
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout</i>									
<i>Explanation : Component Actually Concrete Metal Decking</i>									
Gypsum Board	10%	Now	\$1,200	LIFE	* *	5	\$2,900		
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>									
<i>Location : First Floor Near Kitchen</i>									
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2041	* *				

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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 277/LADDER CO. 112**  
**Asset # : 13163**

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	70%			2048	* *	5		
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room Basement									
Explanation : One 800 Amperes Main Disconnect Switch For The Entire Building.									
	Fused Disc Sw	30%			2048	* *	5		
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room Basement									
Explanation : One 400 Amperes Main Disconnect Switch For The HVAC									
Switchgear / Switchboard									
	Fused Disc Sw	100%			2048	* *	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room Basement									
Explanation : Six 100 Apms Each Mdp									
Raceway									
	Conduit	100%			2048	* *	1		
Panelboards									
	Fused Disc Sw	5%			2044	* *	5		
	Molded Case Bkrs	95%			2044	* *	5	\$400	
Wiring									
	Thermoplastic	100%			2048	* *	1		
Motor Controllers									
	Locally Mounted	100%			2041	* *	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$200	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2041	* *	1	\$4,900	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room Basement									
Explanation : Three Automatic Transfer Switches									
Generators									
	Diesel	100%			2037	* *	1	\$6,100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room Basement									
Explanation : One 80 Kilowatts									
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$600	
Fuel Storage									
	Main Tank	100%			2056	* *	5	\$500	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room									
Explanation : One 275 Gallons									

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 277/LADDER CO. 112**  
**Asset # : 13163**

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	100%			2033	**	10	\$14,500	
-------------------	-------------	------	--	--	------	----	----	----------	--

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

*Location : Throughout The Building*

*Explanation : T-8 Lamps*

**Egress Lighting**

Emergency, Service	60%		2033	**	1				
Exit, Service	40%		2033	**	1				

**Exterior Lighting**

HID	70%		2033	**	10				
Incandescent	30%		2033	**	2				

**Alarm**

Security System	Generic	100%			2036	**	1	\$5,900	
-----------------	---------	------	--	--	------	----	---	---------	--

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

*Location : Outside Only*

*Explanation : Three CCTV Surveillance Camera*

**Fire/Smoke Detection**

Generic, Digital	100%		2033	**	1-3			\$10,000	
------------------	------	--	------	----	-----	--	--	----------	--

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

*Location : Throughout The Building*

*Explanation : Pull Box, Strobe Lights, Bell, Horn, Smoke Detector And Fire Panelboard.*

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%			2048	**	1		
---------------	-------------	------	--	--	------	----	---	--	--

**Conversion Equipment**

Hot Water Boiler	100%		2041	**	1			\$7,800	
------------------	------	--	------	----	---	--	--	---------	--

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

*Location : Basement Boiler Room*

*Explanation : 2 Units*

**Distribution**

Hot Wtr Piping/Pump	100%		2044	**	4			\$800	
---------------------	------	--	------	----	---	--	--	-------	--

*Other Observation, Extent : Moderate, Area Affected : 75%*

*Location : Throughout*

*Explanation : There Is No Temperature Control, Except Apparatus Floor.*

**Terminal Devices**

Air Handler	30%		2033	**	1			\$2,900	
Convactor/Radiator	40%		2041	**	1			\$2,000	
Fan Coil Unit/Heat	30%		2033	**	1			\$1,500	

**Air Conditioning**

Energy Source	Electricity	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 277/LADDER CO. 112**  
**Asset # : 13163**

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
Air Conditioning									
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	55%	0-2	\$10,600	2033	* *	2	\$400	
		R-22 Refrigerant, Extent : Light, Area Affected : 55%							
		Location : Roof							
		Other Observation, Extent : Light, Area Affected : 80%							
		Location : Roof							
		Explanation : 4 Units. Inefficient Units.							
	Split Unit	10%			2033	* *			
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : House Watch And 2nd Floor							
		Explanation : 2 Units. R-410a							
	Window/Wall Unit	10%			2026	\$3,200	1		
	No Component	25%							
Terminal Devices									
	Fan Coil - 2 Pipe	10%			2033	* *	1	\$500	
	No Component	90%							
Heat Rejection									
	Evaporative Condenser	10%			2033	* *	2	\$1,100	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%	Now	\$7,100	LIFE	* *	2-5	\$8,800	
		Corroded, Extent : Severe, Area Affected : 5%							
		Location : Boiler Room. Due To Water Leaks From Apparatus Floor.							
	Exhaust Fans								
	Roof	100%	Now	\$1,300	2033	* *	2	\$400	
		Not Energy Efficient, Extent : Severe, Area Affected : 10%							
		Location : Kitchen Exhaust System							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2048	* *	1		
	Water Heater								
	Gas Fired	100%			2026	\$9,400	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Boiler Room							
		Explanation : 2 Units							
	Sanitary Piping								
	Cast Iron	100%	Now	\$11,300	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 5%							
		Location : 2nd Floor Male Restroom And Basement Water Meter Room.							
		Leak Evident, Extent : Severe, Area Affected : 5%							
		Location : Leaking From 1st Floor To Basement Boiler Room							
		Other Observation, Extent : Severe, Area Affected : 10%							
		Location : Basement							
		Explanation : Water Drain System Defected Causes Water Backing Up In Basement Frequently.							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 277/LADDER CO. 112**  
**Asset # : 13163**

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)								
	Non-Submersible	100%	Now	\$700	2033	* *	4	\$300	
			Corroded, Extent : Moderate, Area Affected : 20%						
			Location : Housing Of The Sump Pump, Basement Boiler Room						
			Malfunctioning, Extent : Severe, Area Affected : 50%						
			Location : Boiler Room						
	Backflow Preventer								
	Generic	100%			2033	* *	1	\$1,000	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	80%							
	Generic	20%			2048	* *	1-2	\$900	
	Chemical System								
	Generic	100%			2026	\$27,200	1-3	\$3,700	

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.

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 279/LADDER CO. 131  
**Address** : 252 LORRAINE STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.279 / 13165 **Yr Built/Renovated** : 1912 / 2011  
**Area Sq Ft** : 10,548 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 28-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2,3  
**Block** : 486 **Lot** : 18 **BIN** : 3008207

<b>CAPITAL</b>		<b>FY 2021 - 2024</b>		<b>FY 2025 - 2030</b>
Interior Architecture		\$67,700		
Electrical				\$83,100
Mechanical				\$241,000
<b>Total</b>		<b>\$67,700</b>		<b>\$324,100</b>
Importance Code A				\$66,700
Importance Code B				\$257,400
Importance Code C		\$67,700		
<b>Total</b>		<b>\$67,700</b>		<b>\$324,100</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$7,000		\$300	
Interior Architecture	\$53,200		\$1,200	
Electrical	\$10,000	\$10,500		
Mechanical	\$2,200	\$45,100	\$2,400	\$1,700
<b>Total</b>	<b>\$72,500</b>	<b>\$55,600</b>	<b>\$3,900</b>	<b>\$1,700</b>
Importance Code A	\$8,000	\$1,100	\$1,400	\$1,000
Importance Code B	\$54,600	\$54,500	\$2,600	\$600
Importance Code C	\$9,800			
<b>Total</b>	<b>\$72,500</b>	<b>\$55,600</b>	<b>\$3,900</b>	<b>\$1,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 279/LADDER CO. 131**  
**Asset # : 13165**

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	70%			LIFE	**	5	\$22,500	
Masonry: Granite	5%			LIFE	**	5	\$1,200	
Masonry: Limestone	10%			LIFE	**	5	\$2,400	
Stucco Cement	5%			2040	**	5	\$4,000	
Wood Overhead Doors	10%			2040	**	5	\$16,100	
Windows								
Aluminum	100%			2043	**	5	\$700	
Parapets								
Cast Stone/Terra Cotta	30%			LIFE	**	5	\$2,700	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : All Coping Stones							
Masonry: Brick	70%			LIFE	**	5	\$800	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : All Parapet Walls							
Roof								
Modified Bitumen	100%	0-2	\$7,000	2032	**			
	Blisters, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
Interior								
Floors								
Cast in Place Concrete	30%			LIFE	**	5	\$10,400	
Ceramic Tile	5%			2036	**	5	\$800	
Quarry Tile	5%			2040	**	5	\$1,200	
Vinyl Tile	60%			2032	**	3	\$3,600	
Interior Walls								
Ceramic Tile	5%			2036	**	5	\$500	
Masonry: Brick	40%	Now	\$67,700	LIFE	**			
	Spalling, Extent : Severe, Area Affected : 40%							
	Location : Basement							
	Vertical Cracks, Extent : Severe, Area Affected : 5%							
	Location : Bearing Wall At Rear Beam							
Plaster	55%	Now	\$9,600	LIFE	**	5	\$1,700	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : 3rd Floor							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : 3rd Floor							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 279/LADDER CO. 131**  
**Asset # : 13165**

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

## Ceilings

AcousTileSusp.Lay-In	5%			2040	**	5	\$800	
Exposed Concrete	20%	Now	\$10,600	LIFE	**	5	\$500	

*Cracking/Crumbling, Extent : Severe, Area Affected : 20%*

*Location : Rear Wall Beam*

*Exposed Reinforcement, Extent : Severe, Area Affected : 20%*

*Location : Rear Wall Beam*

Plaster	75%	Now	\$32,400	LIFE	**	5	\$7,400	
---------	-----	-----	----------	------	----	---	---------	--

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%*

*Location : 3rd Floor*

*Water Penetration, Extent : Moderate, Area Affected : 20%*

*Location : 3rd Floor*

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	50%			2037	**	5		
---------------	-----	--	--	------	----	---	--	--

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

*Location : Basement*

*Explanation : Main Service Disconnect Switch Rated At 200 Amperes*

Molded Case Bkrs	50%			2027		\$2,500	5	\$100
------------------	-----	--	--	------	--	---------	---	-------

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

*Location : Basement*

*Explanation : Main Service Disconnect Switch Rated At 250 Amperes*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2027		\$50,900	5	\$300
------------------	------	--	--	------	--	----------	---	-------

## Raceway

Conduit	80%			2027		\$26,100	1	
Conduit	20%			2037	**		1	

## Panelboards

Molded Case Bkrs	80%			2026		\$32,200	5	\$200
Molded Case Bkrs	20%			2035	**		5	\$100

## Wiring

Thermoplastic	20%			2037	**		1	
Thermoplastic	80%			2027		\$23,100	1	

## Ground

## Grounding Devices

Generic	100%	0-2	\$9,900	LIFE	**	5	\$200	
---------	------	-----	---------	------	----	---	-------	--

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

*Location : Basement Near Water Service*

*Explanation : Main Electric Service Ground, Corroded.*

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 279/LADDER CO. 131**  
**Asset # : 13165**

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

95%  
2027 \$28,300 10 \$9,200  
*T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%*  
*Location : Throughout The Building*

Fluorescent

5%  
2022 \$1,500 10 \$500  
*T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%*  
*Location : 1st Floor And Hallways*

Egress Lighting

Exit, Service

100% 2027 \$1,200 1

Exterior Lighting

HID

20% 2022 \$8,300 10

No Component

80%

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% 2037 \* \* 1

Conversion Equipment

Steam Boiler

100% 2025 \$66,700 1 \$10,500  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*  
*Explanation : 4 Units Piped Together*

Distribution

Central Plant Steam  
Piping/Pmp

100% 2027 \$174,300 4 \$500  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : 2nd Floor*  
*Explanation : There Is Only 1 Thermostat In The Building*

Terminal Devices

Convactor/Radiator

80% 2032 \* \* 1 \$2,700

Unit Heater - Steam

20% 2022 \$7,400 4 \$300  
*Other Observation, Extent : Light, Area Affected : 20%*  
*Location : Engine Bays*  
*Explanation : Unit Heaters Serve Truck Bays*

**Air Conditioning**

Energy Source

Electricity

100% 2035 \* \* 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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 279/LADDER CO. 131**  
**Asset # : 13165**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	40%			2035	* *	2	\$300	
		Other Observation, Extent : Light, Area Affected : 40% Location : Roof Explanation : 1 Unit. Uses R410 A							
	Window/Wall Unit	10%			2022	\$2,100	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	* *	2-5	\$2,900	
	No Component	50%							
	Exhaust Fans								
	Roof	50%			2035	* *	2	\$200	
	Wall Unit	15%			2027	\$600	2	\$100	
	No Component	35%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
		No Water Meter, Extent : Light, Area Affected : 100% Location : Basement							
	Water Heater								
	Gas Fired	100%			2022	\$6,300	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 1 Unit 75 Gallons							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Backflow Preventer								
	Generic	100%			2032	* *	1	\$700	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 28/ LADDER CO. 11  
**Address** : 222 EAST 2nd STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.028 / 13020 **Yr Built/Renovated** : 1959 / 2010  
**Area Sq Ft** : 6,532 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 385 **Lot** : 58 **BIN** : 1004608

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$178,700	\$131,800
Interior Architecture	\$54,400	
Electrical		\$39,800
<b>Total</b>	<b>\$233,100</b>	<b>\$171,600</b>
Importance Code A	\$178,700	\$131,800
Importance Code B	\$54,400	\$39,800
<b>Total</b>	<b>\$233,100</b>	<b>\$171,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,600			\$9,600
Interior Architecture	\$56,300	\$300		\$1,100
Electrical	\$5,000		\$100	\$30,500
Mechanical	\$7,400	\$500	\$700	\$500
Site Pavements	\$600			
<b>Total</b>	<b>\$99,000</b>	<b>\$900</b>	<b>\$700</b>	<b>\$41,700</b>
Importance Code A	\$35,000	\$300	\$300	\$9,900
Importance Code B	\$55,100	\$500	\$400	\$31,500
Importance Code C	\$8,900			\$400
<b>Total</b>	<b>\$99,000</b>	<b>\$900</b>	<b>\$700</b>	<b>\$41,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 28/ LADDER CO. 11**  
**Asset # : 13020**

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	90%	Now	\$178,700	LIFE	**	5	\$18,900	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Wood Overhead Doors	10%			2034	**	5	\$10,500	
Windows									
	Aluminum	100%	Now	\$27,500	2045	**	5	\$1,100	
		Broken/Missing Elements, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Parapets									
	Metal Panel	90%			2049	**	5	\$8,600	
	Metal Rail	10%	Now	\$2,100	2042	**	5	\$1,800	
		Broken/Missing Elements, Extent : Severe, Area Affected : 15%							
		Location : Main Entrance Facade							
		Deformed/Dented, Extent : Severe, Area Affected : 25%							
		Location : Main Entrance Facade							
Roof									
	Modified Bitumen	100%			2029	\$131,800	10	\$9,300	
Interior									
	Floors								
	Cast in Place Concrete	65%	2-4	\$20,800	LIFE	**	5	\$14,000	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 50%							
		Location : Basement							
	Ceramic Tile	4%			2042	**	5	\$400	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout 2010							
	Ceramic Tile	1%	Now	\$600	2032	**	5		
		Cracking/Crumbling, Extent : Severe, Area Affected : 40%							
		Location : Throughout							
	Vinyl Tile	10%			2037	**	3	\$400	
	Vinyl Tile 9" X 9"	20%	2-4	\$22,600	2039	**	3	\$700	
		Worn/Eroded, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 28/ LADDER CO. 11**  
**Asset # : 13020**

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								
Interior Walls								
Cast in Place Concrete	30%			LIFE	**			
Ceramic Tile	5%			2044	**	5	\$700	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout 2010								
Gypsum Board	5%			LIFE	**	5	\$400	
Plaster	35%	Now	\$8,300	LIFE	**	5	\$1,500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location :								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Basement, Staircase And Hose Tower								
SGFT/Glazed Masonry	25%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	10%			2034	**	5	\$1,000	
Exposed Concrete	55%	0-2	\$54,400	LIFE	**	5	\$800	
Worn/Eroded, Extent : Severe, Area Affected : 20%								
Location : Basement								
Gypsum Board	5%			LIFE	**	5	\$600	
Plaster	30%	0-2	\$4,000	LIFE	**	5	\$1,800	
Loose/Delam Surface, Extent : Moderate, Area Affected : 10%								
Location : 2nd Floor								
Site Enclosure								
Fence/Gates								
Chain Link	100%			2039	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			
On-Site Walkways								
Cast in Place Concrete	100%	2-4	\$600	2042	**			
Cracking/Crumbling, Extent : Light, Area Affected : 25%								
Location : Throughout								
Parking/Driveway								
Cast in Place Concrete	100%			2042	**			

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%	0-2	\$5,000	2059	* *	5			
Obsolete Equipment, Extent : Severe, Area Affected : 100%									
Location : Basement									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : 400 Ampere Service									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 28/ LADDER CO. 11**  
**Asset # : 13020**

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									
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Molded Case Bkrs	99%			2028	\$39,800	5	\$200	
	Molded Case Bkrs	1%			2045	* *	5		
	Wiring								
	Braided Cloth	90%			2028	\$26,000	1		
	Thermoplastic	10%			2039	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	80%			2034	* *	10	\$4,800	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 80%							
		Location : Second Floor And Basement							
	Incandescent	1%			2034	* *	2		
		Other Observation, Extent : Light, Area Affected : 1%							
		Location : Lounge							
		Explanation : Halogen Fixtures							
	LED	19%			2034	* *			
		Other Observation, Extent : Light, Area Affected : 19%							
		Location : First Floor							
		Explanation : LED Fixtures							
	Exterior Lighting								
	HID	100%			2024	\$25,700	10		

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%			2049	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2042	* *	1	\$3,200	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : 1 Unit					
	Distribution								
	Hot Wtr Piping/Pump	100%			2045	* *	4	\$500	
	Terminal Devices								
	Convactor/Radiator	100%			2027	\$34,100	1	\$2,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 28/ LADDER CO. 11**  
**Asset # : 13020**

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
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	50%	0-2	\$6,600	2029	\$6,600	1		
		Other Observation, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Explanation : On Extended Life And Worn Out							
	No Component	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Basement							
		Explanation : Gymnasium Has No Air Conditioning							
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%			LIFE	* *	2-5	\$700	
	No Component	80%							
	Exhaust Fans								
	Roof	20%			2034	* *	2		
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$3,900	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75-gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2029	\$1,000	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Fire Pump								
	No Component	98%							
	Generic	2%			2032	* *	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.

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 280/LADDER CO. 132  
**Address** : 489 ST. JOHN'S PLACE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.280 / 13166 **Yr Built/Renovated** : 1912 / 2008  
**Area Sq Ft** : 5,775 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Mar-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1174 **Lot** : 51 **BIN** : 3029451

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$47,800	
Interior Architecture	\$121,600	
<b>Total</b>	<b>\$169,500</b>	
Importance Code A	\$47,800	
Importance Code B	\$121,600	
<b>Total</b>	<b>\$169,500</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$19,700			\$2,900
Interior Architecture	\$41,400	\$400	\$300	\$800
Electrical	\$10,300	\$400	\$400	\$2,200
Mechanical	\$6,200	\$28,600	\$1,100	\$12,200
Site Pavements	\$2,400			
<b>Total</b>	<b>\$80,000</b>	<b>\$29,400</b>	<b>\$1,800</b>	<b>\$18,100</b>
Importance Code A	\$20,200	\$600	\$600	\$3,500
Importance Code B	\$58,500	\$28,900	\$1,200	\$14,600
Importance Code C	\$1,200			
<b>Total</b>	<b>\$80,000</b>	<b>\$29,400</b>	<b>\$1,800</b>	<b>\$18,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 280/LADDER CO. 132**  
**Asset # : 13166**

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									
Concrete Masonry Unit	5%			LIFE	**	5	\$600		
Masonry: Brick	75%	Now	\$47,800	LIFE	**	5	\$15,200		
Painted Surfaces, Extent : Moderate, Area Affected : 25%									
Location : East Facade									
Spalling, Extent : Moderate, Area Affected : 15%									
Location : East Facade									
Masonry: Granite	2%			LIFE	**	5	\$300		
Masonry: Limestone	10%			LIFE	**	5	\$1,500		
Metal Sect. OHD	8%			2034	**	5	\$5,100		
Windows									
Aluminum	100%			2051	**	5	\$500		
Parapets									
Masonry: Brick	80%			LIFE	**	5	\$600		
Metal: Cage/Fence	10%			2034	**	5-10	\$600		
Pre-Cast Concrete	10%			LIFE	**	5	\$500		
Roof									
Modified Bitumen	100%	Now	\$19,400	2034	**				
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%									
Location : East Side									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Engine Office, Exercise Room, Locker Room, At Window Heads									
Interior									
Floors									
Cast in Place Concrete	25%	4+	\$2,800	LIFE	**	5	\$5,600		
Water Penetration, Extent : Moderate, Area Affected : 15%									
Location : Cellar									
Cast in Place Concrete	25%	Now	\$27,600	LIFE	**	5	\$5,600		
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : 1st Floor Truck Area									
Horizontal Cracks, Extent : Severe, Area Affected : 30%									
Location : 1st Floor									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : 1st Floor									
Explanation : 1st Floor Has Structural Cracks And Is Being Supported By Several Adjustable Jack Post									
Ceramic Tile	5%			2038	**	5	\$500		
Quarry Tile	5%			2042	**	5	\$800		
Vinyl Tile	40%	Now	\$36,100	2039	**	3	\$1,500		
Adhesion Failure, Extent : Moderate, Area Affected : 25%									
Location : Second Floor									
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : Second Floor									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Second Floor									

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 280/LADDER CO. 132**  
**Asset # : 13166**

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

## Interior Walls

Masonry: Brick

45%

LIFE

\* \*

Plaster

50%

Now

\$1,200

LIFE

\* \*

5

\$400

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : 2nd Floor Dormitory, Laundry, And At Window Heads**Paint Peeling, Extent : Severe, Area Affected : 20%**Location : 2nd Floor Officer, Bathroom*

Wood

5%

LIFE

\* \*

5

\$600

## Ceilings

AcousTileSusp.Lay-In

5%

2034

\* \*

5

\$500

*Water Penetration, Extent : Light, Area Affected : 10%**Location : Engine Office*

Exposed Concrete

25%

Now

\$85,500

LIFE

\* \*

5

\$400

*Cracking/Crumbling, Extent : Severe, Area Affected : 25%**Location : Basement**Exposed Reinforcement, Extent : Severe, Area Affected : 25%**Location : Basement**Other Observation, Extent : Severe, Area Affected : 100%**Location : Basement**Explanation : 1st Floor/ Basement Ceiling Is Failing - Large Structural Cracks. Ceiling Is**Now Being Supported By Temp Jack Post*

Plaster

70%

Now

\$9,800

LIFE

\* \*

5

\$4,500

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : 2nd Floor*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

4+

\$2,400

2042

\* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : St. Johns Place*

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

Molded Case Bkrs

100%

2049

\* \*

5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Main Service Switch Rated At 600 Amperes.*

## Switchgear / Switchboard

Molded Case Bkrs

100%

2049

\* \*

5

\$200

## Raceway

Conduit

50%

2039

\* \*

1

Conduit

50%

2049

\* \*

1

## Panelboards

Molded Case Bkrs

100%

2045

\* \*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 280/LADDER CO. 132**  
**Asset # : 13166**

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									
	Wiring								
	Thermoplastic	100%			2049	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2042	* *	5		
Ground									
	Grounding Devices								
	Generic	100%	2-4	\$9,900	LIFE	* *	5	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Corroded							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2046	* *	1	\$1,800	
	Generators								
	Natural Gas	100%			2042	* *	1	\$2,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : Emergency Generator Rated At 70 Kilowatts							
	Batteries								
	Lead/Acid	100%			2024	\$1,600	5	\$200	
Lighting									
	Interior Lighting								
	Fluorescent	30%			2029	\$4,900	10	\$1,600	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 1st Floor And 3rd Floor							
	LED	70%			2037	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement, 1st Floor And 2nd Floor							
		Explanation : LED Fixtures							
	Egress Lighting								
	Emergency, Service	40%			2029	\$1,200	1		
	Emergency, Battery	10%			2029	\$800	10	\$100	
	Exit, Service	50%			2029	\$300	1		
	Exterior Lighting								
	HID	30%			2029	\$6,800	10		
	No Component	70%							

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%			2049	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 280/LADDER CO. 132**  
**Asset # : 13166**

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									
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$5,700	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : 1 Unit					
Distribution									
	Steam Piping/Pump	100%	Now	\$500	2039	* *			
				Insul. Deteriorating, Extent : Moderate, Area Affected : 30%					
				Location : Basement					
Terminal Devices									
	Convactor/Radiator	100%			2034	* *	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
Conversion Equipment									
	Window/Wall Unit	50%			2024	\$5,900	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%			LIFE	* *	2-5	\$600	
	No Component	80%							
Exhaust Fans									
	Roof	20%			2024	\$1,900	2		
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
Water Heater									
	Gas Fired	100%			2024	\$3,400	2	\$100	
Sanitary Piping									
	Cast Iron	100%	Now	\$4,100	LIFE	* *	1		
				Blockage /Clogged, Extent : Severe, Area Affected : 10%					
				Location : Basement					
				Corroded, Extent : Moderate, Area Affected : 20%					
				Location : Basement					
				Other Observation, Extent : Severe, Area Affected : 10%					
				Location : Basement					
				Explanation : Water Backs Up, It Is Causing Flooding In Basement.					
Storm Drain Piping									
	Cast Iron	100%	0-2	\$600	LIFE	* *	1		
				Corroded, Extent : Moderate, Area Affected : 30%					
				Location : Basement					
Backflow Preventer									
	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 280/LADDER CO. 132**  
**Asset # : 13166**

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%							
		Obsolete Fixtures, Extent : Moderate, Area Affected : 70%							
		Location : Various Locations							
Fire Suppression	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 281/LADDER CO. 147  
**Address** : 1210 CORTELYOU ROAD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.281 / 13167 **Yr Built/Renovated** : 1912 /  
**Area Sq Ft** : 10,106 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 29-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5155 **Lot** : 4 **BIN** : 3118638

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$185,300	\$155,900
Interior Architecture		\$174,000
Electrical		\$70,200
Mechanical		\$219,800
<b>Total</b>	<b>\$185,300</b>	<b>\$620,000</b>
Importance Code A	\$185,300	\$155,900
Importance Code B		\$396,200
Importance Code C		\$67,800
<b>Total</b>	<b>\$185,300</b>	<b>\$620,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$47,600	\$4,900		
Interior Architecture	\$74,400	\$1,900		\$900
Electrical	\$30,200	\$300		
Mechanical	\$47,600	\$20,800	\$1,800	\$1,400
<b>Total</b>	<b>\$199,800</b>	<b>\$27,900</b>	<b>\$1,800</b>	<b>\$2,300</b>
Importance Code A	\$48,600	\$6,000	\$1,000	\$1,000
Importance Code B	\$112,300	\$21,800	\$800	\$1,200
Importance Code C	\$38,900			
<b>Total</b>	<b>\$199,800</b>	<b>\$27,900</b>	<b>\$1,800</b>	<b>\$2,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 281/LADDER CO. 147**  
**Asset # : 13167**

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	75%	Now	\$92,700	LIFE	* *	5	\$29,500	
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : West Facade At Grade							
	Masonry: Granite	3%			LIFE	* *	5	\$900	
	Masonry: Limestone	15%			LIFE	* *	5	\$4,400	
	Slate Panels	2%	2-4	\$8,600	LIFE	* *	5	\$600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
		Location : Window Sills							
	Wood Overhead Doors	5%			2032	* *	5	\$9,800	
Windows									
	Aluminum	100%	Now	\$92,600	2052	* *	5	\$1,100	
		Unit Inoperable, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : Second Floor Bathroom							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Windows Are Old, Single-glazed And Deteriorated. They Should Be Replaced							
Parapets									
	Cast Stone/Terra Cotta	5%			LIFE	* *	5	\$1,500	
	Masonry: Brick	80%	0-2	\$18,200	LIFE	* *	5	\$3,000	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Spalling, Extent : Moderate, Area Affected : 20%							
		Location : Main Roof							
		Vertical Cracks, Extent : Light, Area Affected : 15%							
		Location : Street Facade At Entrance							
	Masonry: Sandstone	15%	Now	\$5,200	LIFE	* *	5	\$700	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : Coping Stones							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Coping							
		Explanation : Actually Bluestone							
Roof									
	Modified Bitumen	100%	Now	\$15,600	2027	\$155,900			
		Blisters, Extent : Light, Area Affected : 15%							
		Location : Main Roof							
		Miss/Damaged Flashings, Extent : Light, Area Affected : 15%							
		Location : Main Roof							
		Ridging, Extent : Moderate, Area Affected : 20%							
		Location : Upper And Lower Roofs							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 281/LADDER CO. 147**  
**Asset # : 13167**

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	40%	Now	\$13,100	LIFE	* *	5	\$13,200		
	Water Penetration, Extent : Severe, Area Affected : 15%								
	Location : Back Up From Storm Drain								
	Worn/Eroded, Extent : Moderate, Area Affected : 10%								
	Location : Gymnasium Floor								
Ceramic Tile	15%	Now	\$2,300	2030	\$45,800	5	\$1,100		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Kitchen								
Vinyl Tile	45%	0-2	\$12,100	2027	\$60,300	3	\$2,600		
	Worn/Eroded, Extent : Moderate, Area Affected : 15%								
	Location : Second And Third Floors								
Interior Walls									
Ceramic Tile	10%			2030	\$67,800	5	\$2,400		
Masonry: Brick	35%	Now	\$33,500	LIFE	* *				
	Water Penetration, Extent : Moderate, Area Affected : 70%								
	Location : Rear And Front Basement Walls								
Plaster	55%	4+	\$5,400	LIFE	* *	5	\$3,900		
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : At Roof Hatch								
Ceilings									
AcousTileSusp.Lay-In	25%			2032	* *	5	\$3,800		
Exposed Struc: Steel	25%			LIFE	* *				
Gypsum Board	5%	Now	\$8,000	LIFE	* *	5	\$900		
	Worn/Eroded, Extent : Severe, Area Affected : 25%								
	Location : Kitchen								
Plaster	45%			LIFE	* *	5	\$4,300		

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		
Under 600 Volts									
Service Equipment									
Molded Case Bkrs	100%			2027	\$5,000	5	\$300		
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : Enclosure Corroded, Missing Cover. Main Service Switch Rated At 350 Amperes.									
Switchgear / Switchboard									
Molded Case Bkrs	100%			2027	\$50,900	5	\$300		
Raceway									
Conduit	100%			2027	\$32,700	1			
Panelboards									
Fused Disc Sw	2%			2026	\$800	5			
Molded Case Bkrs	48%			2026	\$19,300	5	\$100		
Molded Case Bkrs	50%			2035	* *	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 281/LADDER CO. 147**  
**Asset # : 13167**

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									
Wiring									
	Braided Cloth	70%	Now	\$20,200	2052	* *	1		
<i>Insulation Aged, Extent : Severe, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									
	Thermoplastic	30%			2027	\$8,700	1		
Ground									
Grounding Devices									
	Generic	100%	0-2	\$9,900	LIFE	* *	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : Corroded</i>									
Lighting									
Interior Lighting									
	LED	100%			2035	* *			
Exterior Lighting									
	HID	20%			2027	\$8,000	10		
	No Component	80%							

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%			2047	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2032	* *	1	\$10,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Central Plant Steam Piping/Pmp	100%	Now	\$8,400	2027	\$167,000	4	\$500	
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : Basement							
		Insul. Deteriorating, Extent : Moderate, Area Affected : 5%							
		Location : Basement							
	Terminal Devices								
	Convactor/Radiator	100%			2025	\$52,800	1	\$3,300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Window/Wall Unit	60%	Now	\$1,200	2022	\$12,300	1		
		Not in Service, Extent : Moderate, Area Affected : 15%							
		Location : Various							
	No Component	40%							

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 281/LADDER CO. 147**  
**Asset # : 13167**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	60%			LIFE	* *	2-5	\$3,400	
	No Component	40%							
Exhaust Fans									
	Roof	50%			2032	* *	2	\$200	
	Wall Unit	20%			2022	\$700	2	\$100	
	No Component	30%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%	Now	\$14,700	2037	* *	1		
	Corroded, Extent : Severe, Area Affected : 30%								
	Location : Basement								
Water Heater									
	Gas Fired	100%			2022	\$6,000	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 - 75 Gallon Units								
Sanitary Piping									
	Cast Iron	100%	Now	\$21,700	LIFE	* *	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 10%								
	Location : Basement								
	Corroded, Extent : Severe, Area Affected : 20%								
	Location : Basement								
	Other Observation, Extent : Severe, Area Affected : 10%								
	Location : Basement								
	Explanation : Water Pit Fill Up With Soil Completely. Flooding In Basement. Sewage Issue Needs To Be Take Care Urgently!								
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%	Now	\$300	2022	\$300	4	\$200	
	Malfunctioning, Extent : Severe, Area Affected : 30%								
	Location : Basement								
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 282/LADDER CO. 148  
**Address** : 4210 12th AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.282 / 13168 **Yr Built/Renovated** : 1912 / 2003  
**Area Sq Ft** : 13,756 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 02-Jul-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5597 **Lot** : 44 **BIN** : 3135859

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$44,000	
<b>Total</b>	<b>\$44,000</b>	
Importance Code A	\$44,000	
<b>Total</b>	<b>\$44,000</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$45,100		\$4,700	
Interior Architecture	\$62,800		\$700	\$1,700
Electrical	\$3,300			
Mechanical	\$10,600	\$1,500	\$7,000	\$1,500
<b>Total</b>	<b>\$121,800</b>	<b>\$1,500</b>	<b>\$12,500</b>	<b>\$3,200</b>
Importance Code A	\$47,000	\$300	\$5,000	\$300
Importance Code B	\$63,600	\$1,100	\$7,500	\$1,800
Importance Code C	\$11,200			\$1,000
<b>Total</b>	<b>\$121,800</b>	<b>\$1,500</b>	<b>\$12,500</b>	<b>\$3,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 282/LADDER CO. 148**  
**Asset # : 13168**

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	80%	Now	\$11,400	LIFE	**	5	\$18,200	
Water Penetration, Extent : Moderate, Area Affected : 2%								
Location : 2nd Floor Over Window Head								
Masonry: Granite	5%			LIFE	**	5	\$1,700	
Masonry: Limestone	10%			LIFE	**	5	\$3,400	
Staining/Discoloring, Extent : Light, Area Affected : 2%								
Location : Front Façade								
Metal Sect. OHD	5%			2043	**	5	\$3,500	
Windows								
Aluminum	100%	4+	\$2,700	2038	**	5	\$1,500	
Hardware Missing, Extent : Light, Area Affected : 15%								
Location : 2nd Floor Latches Loose Or Broken								
Parapets								
Masonry: Brick	75%	Now	\$24,100	LIFE	**	5	\$2,000	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : East Facade								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Spalling, Extent : Moderate, Area Affected : 10%								
Location : Various Parapets								
Masonry: Limestone	15%	Now	\$4,400	LIFE	**	5	\$500	
Broken/Missing Elements, Extent : Light, Area Affected : 15%								
Location : Coping Stones Located Over Cornice At Front Facade								
Metal Rail	10%			2043	**	5-10	\$4,800	
Roof								
Modified Bitumen	90%	4+	\$44,000	2035	**			
Alligatoring, Extent : Light, Area Affected : 10%								
Location : All Seams.								
Drains Inad/Misposn, Extent : Moderate, Area Affected : 5%								
Location : Throughout Roof.								
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Upper Roof Over Locker Room And Lower Roof Over Kitchen								
Skylight, Metal/Glass	10%			2050	**	10	\$3,800	
Interior								
Floors								
Cast in Place Concrete	44%			LIFE	**	5	\$28,400	
Ceramic Tile	9%			2039	**	5	\$1,300	
Wood	47%	Now	\$23,900	2058	**	5	\$6,500	
Deteriorated Finish, Extent : Moderate, Area Affected : 35%								
Location : 2nd And 3rd Floor								
Interior Walls								
Ceramic Tile	10%			2039	**	5	\$2,000	
Gypsum Board	35%			LIFE	**	5-10	\$12,100	
Masonry: Brick	55%			LIFE	**	10	\$3,400	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 282/LADDER CO. 148**  
**Asset # : 13168**

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									
	Ceilings								
	AcousTileSusp.Lay-In	10%			2043	* *	5	\$1,500	
	Exposed Struc: Steel	20%			LIFE	* *	10	\$5,900	
	Gypsum Board	30%	Now	\$900	LIFE	* *	5	\$5,500	
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : Third Floor Locker Room							
	Metal Panel	10%			LIFE	* *	5	\$3,700	
	Plaster	30%			LIFE	* *	5-10	\$7,600	
Site Enclosure									
	Retaining Walls								
	Masonry: Brick	100%			2040	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2043	* *			

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%	Now	\$1,500	2050	* *	5		
		Enclosure Corroded, Extent : Moderate, Area Affected : 5%							
		Location : Basement							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 400 Ampere Main Disconnect Switch							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2040	* *	5	\$100	
	Raceway								
	Conduit	100%			2050	* *	1		
	Panelboards								
	Fused Disc Sw	30%			2038	* *	5	\$100	
	Molded Case Bkrs	70%			2046	* *	5	\$300	
	Wiring								
	Thermoplastic	100%			2050	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2035	* *	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$400	
Lighting									
	Interior Lighting								
	LED	100%			2035	* *			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 282/LADDER CO. 148**  
**Asset # : 13168**

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

## Egress Lighting

Emergency, Battery	20%			2030	\$3,900	10	\$700	
Exit, LED	80%	Now	\$1,500	2045	**	1		

*Damaged Fixtures, Extent : Moderate, Area Affected : 50%*

*Location : 1st Floor*

## Exterior Lighting

LED	50%			2035	**			
-----	-----	--	--	------	----	--	--	--

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

*Location : Outside Perimeter*

*Explanation : Operated Via Timer*

No Component	50%							
--------------	-----	--	--	--	--	--	--	--

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%			2050	**	1		
-------------	------	--	--	------	----	---	--	--

## Conversion Equipment

Hot Water Boiler	50%			2043	**	1	\$3,400	
No Component	50%							

## Distribution

Hot Wtr Piping/Pump	50%	Now	\$300	2046	**	4	\$300	
---------------------	-----	-----	-------	------	----	---	-------	--

*Other Observation, Extent : Moderate, Area Affected : 5%*

*Location : Basement*

*Explanation : Small Leak At Seal*

No Component	50%							
--------------	-----	--	--	--	--	--	--	--

## Terminal Devices

Convactor/Radiator	100%			2043	**	1	\$4,400	
--------------------	------	--	--	------	----	---	---------	--

## Air Conditioning

## Energy Source

Electricity	100%			2046	**	1		
-------------	------	--	--	------	----	---	--	--

## Conversion Equipment

Ext Pkg Unit - Heating/Cooling	100%			2035	**	2	\$800	
--------------------------------	------	--	--	------	----	---	-------	--

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

*Location : Roof*

*Explanation : Four Units Total*

## Distribution

Ductwork/Diffusers	100%			LIFE	**	2	\$22,400	
--------------------	------	--	--	------	----	---	----------	--

## Ventilation

## Distribution

Ductwork/Diffusers	100%			LIFE	**	2-5	\$12,100	
--------------------	------	--	--	------	----	-----	----------	--

## Exhaust Fans

Roof	40%			2030	\$8,900	2	\$200	
Roof	60%			2035	**	2	\$300	

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 282/LADDER CO. 148**  
**Asset # : 13168**

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%			2028	\$8,200	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Non-Submersible	100%			2035	* *	4	\$300	
	Backflow Preventer Generic	100%			2035	* *	1	\$800	
	Fixtures Generic	100%							
Fire Suppression									
	Sprinkler Generic	100%			2050	* *	1-2	\$3,900	
	Chemical System No Component	95%							
	Generic	5%			2028	\$1,400	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 283  
**Address** : 885 HOWARD AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.283 / 13169  
**Area Sq Ft** : 11,898  
**Date of Survey** : 26-Apr-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3580      **Lot** : 20      **BIN** : 3081953  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1974 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$747,200	
Interior Architecture	\$42,700	\$50,700
Electrical	\$68,600	\$87,100
<b>Total</b>	<b>\$858,500</b>	<b>\$137,900</b>
Importance Code A	\$747,200	
Importance Code B	\$111,300	\$137,900
<b>Total</b>	<b>\$858,500</b>	<b>\$137,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$7,200	\$1,800		
Interior Architecture	\$38,200			\$700
Electrical	\$13,200	\$1,100	\$800	\$800
Mechanical	\$12,200	\$35,900	\$2,700	\$1,200
<b>Total</b>	<b>\$70,900</b>	<b>\$38,800</b>	<b>\$3,500</b>	<b>\$2,800</b>
Importance Code A	\$7,800	\$2,600	\$600	\$600
Importance Code B	\$50,300	\$36,300	\$2,900	\$2,200
Importance Code C	\$12,800			
<b>Total</b>	<b>\$70,900</b>	<b>\$38,800</b>	<b>\$3,500</b>	<b>\$2,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 283**  
**Asset # : 13169**

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	70%	0-2	\$109,300	LIFE	* *	5	\$17,400	
Vegetation Growth, Extent : Severe, Area Affected : 50%									
Location : South, East And North Facades.									
	Metal/Glass Curt Wall	10%	Now	\$410,700	LIFE	* *	5	\$4,700	1
Broken/Missing Elements, Extent : Severe, Area Affected : 30%									
Location : Kitchen, Workout Room									
Deformed/Dented, Extent : Severe, Area Affected : 40%									
Location : Kitchen, Workout Room									
Glazing Broken/Cracked, Extent : Severe, Area Affected : 30%									
Location : Kitchen, Workout Room									
	Wood Overhead Doors	20%	Now	\$65,500	2040	* *	5	\$12,400	
Split/Cracked, Extent : Severe, Area Affected : 20%									
Location : Entry Facade									
Windows									
	Aluminum	100%	Now	\$58,600	2052	* *	5	\$700	
Bent/Warped Elements, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Glazing Broken/Cracked, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Parapets									
	Concrete Masonry Unit	70%			LIFE	* *	5	\$2,500	
	Metal Panel	30%			2047	* *	5	\$3,700	

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 283**  
**Asset # : 13169**

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								
Roof								
Asphalt Shingle	5%	Now	\$3,600	2042	* *			1
	Broken/Missing Elements, Extent : Severe, Area Affected : 40%							
	Location : Lower Roof - Rear Yard							
Metal Panel	5%	0-2	\$3,600	2040	* *			
	Deteriorated Finish, Extent : Severe, Area Affected : 90%							
	Location : Side Yard							
	Vegetation Growth, Extent : Severe, Area Affected : 40%							
	Location : Side Yard							
Single Ply Membrane	80%	Now	\$53,600	2032	* *			
	Blisters, Extent : Moderate, Area Affected : 30%							
	Location : Main And Lower Roofs							
	Patching Evident, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Ponding, Extent : Severe, Area Affected : 10%							
	Location : Lower Roof							
	Seams Open/Split, Extent : Moderate, Area Affected : 20%							
	Location : Various Locations, Upper/ Lower Roofs							
	Water Penetration, Extent : Severe, Area Affected : 10%							
	Location : Lower Roof At Drains							
Sloped Glazing	10%	Now	\$49,600	LIFE	* *	5	\$27,100	
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 15%							
	Location : Throughout							
	Glazing Clouded, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 15%							
	Location : North Facade And Above Gymnasium							
Interior								
Floors								
Cast in Place Concrete	60%			LIFE	* *	5	\$25,000	
	Paint Peeling, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 15%							
	Location : Throughout							
Ceramic Tile	5%			2030	\$19,300	5	\$1,000	
Quarry Tile	5%			2040	* *	5	\$1,400	
Vinyl Tile	30%			2027	\$50,700	3	\$2,900	
Interior Walls								
Cast in Place Concrete	10%			LIFE	* *			
Ceramic Tile	5%			2040	* *	5	\$1,300	
Concrete Masonry Unit	42%	4+	\$12,800	LIFE	* *	5	\$4,400	
	Vertical Cracks, Extent : Moderate, Area Affected : 20%							
	Location : 2nd Floor Corridor							
Gypsum Board	8%			LIFE	* *	5	\$1,300	
Plaster	10%			LIFE	* *	5	\$800	
SGFT/Glazed Masonry	25%			LIFE	* *			

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.

**FIRE DEPARTMENT - 057****ENGINE CO. 283****Asset # : 13169**

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****Ceilings**

AcousTileConcealSpLn	10%	4+	\$3,100	2032	**	5	\$1,200
----------------------	-----	----	---------	------	----	---	---------

*Misaligned/Bulging, Extent : Moderate, Area Affected : 20%**Location : 2nd Floor**Worn/Eroded, Extent : Moderate, Area Affected : 25%**Location : 2nd Floor*

AcousTileSusp.Lay-In	55%	Now	\$42,700	2040	**	5	\$5,100
----------------------	-----	-----	----------	------	----	---	---------

*Broken/Missing Elements, Extent : Severe, Area Affected : 25%**Location : Throughout**Staining/Discoloring, Extent : Moderate, Area Affected : 20%**Location : Throughout*

Exposed Concrete	35%	Now	\$21,600	LIFE	**	5	\$1,000
------------------	-----	-----	----------	------	----	---	---------

*Paint Peeling, Extent : Severe, Area Affected : 60%**Location : Apparatus Room At Doors*

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**

Molded Case Bkrs	100%			2027		\$5,000	5	\$300
------------------	------	--	--	------	--	---------	---	-------

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Electrical Room**Explanation : Main Service Disconnect Rated At 350 Amperes.***Switchgear / Switchboard**

Molded Case Bkrs	100%			2027		\$50,900	5	\$300
------------------	------	--	--	------	--	----------	---	-------

**Raceway**

Conduit	90%			2027		\$29,400	1	
---------	-----	--	--	------	--	----------	---	--

Conduit	10%			2047		**	1	
---------	-----	--	--	------	--	----	---	--

**Panelboards**

Molded Case Bkrs	90%			2026		\$36,200	5	\$300
------------------	-----	--	--	------	--	----------	---	-------

Molded Case Bkrs	10%			2043		**	5	
------------------	-----	--	--	------	--	----	---	--

**Wiring**

Thermoplastic	90%			2027		\$26,000	1	
---------------	-----	--	--	------	--	----------	---	--

Thermoplastic	10%			2047		**	1	
---------------	-----	--	--	------	--	----	---	--

**Motor Controllers**

Locally Mounted	100%			2025		\$15,000	5	\$100
-----------------	------	--	--	------	--	----------	---	-------

**Ground****Grounding Devices**

Generic	100%	2-4	\$9,900	LIFE	**	5	\$200
---------	------	-----	---------	------	----	---	-------

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement**Explanation : Corroded***Stand-by Power****Transfer Switches**

Automatic	100%			2025		\$5,000	1	\$3,700
-----------	------	--	--	------	--	---------	---	---------

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 283**  
**Asset # : 13169**

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
Stand-by Power									
Generators									
	Diesel	100%			2023	\$68,600	1	\$4,600	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : No Available Nameplate Rating Capacity									
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$400	
Fuel Storage									
	Day Tank	50%			2026	\$500	5	\$1,100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room									
Explanation : 10 Gallons Rated Capacity									
	Underground Storage	50%			LIFE	**	5	\$400	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Underground									
Explanation : No Available Nameplate Rating Capacity									
Lighting									
Interior Lighting									
	LED	100%			2035	**			
Egress Lighting									
	Emergency, Service	100%			2035	**	1		
Exterior Lighting									
	HID	20%			2035	**	10		
	No Component	80%							
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%			2047	**	1		
Conversion Equipment									
	Hot Water Boiler	100%			2044	**	1	\$5,900	
Distribution									
	Hot Wtr Piping/Pump	100%			2035	**	4	\$600	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : 2nd Floor									
Explanation : There Is Only 1 Thermostat In The Building									
Terminal Devices									
	Convactor/Radiator	75%			2032	**	1	\$2,900	
	Unit Heater - Steam	25%			2027	\$10,400	4	\$300	
Air Conditioning									
Energy Source									
	Electricity	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 283**  
**Asset # : 13169**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	40%	Now	\$1,900	2032	* *	2	\$200	
		Not in Service, Extent : Severe, Area Affected : 10% Location : 1 Unit, Roof Other Observation, Extent : Light, Area Affected : 40% Location : Roof Explanation : 3 Units. R-410a							
	Window/Wall Unit	20%			2021	\$4,800	1		
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,600	
	Exhaust Fans								
	Roof	80%			2027	\$15,400	2	\$300	
	Wall Unit	20%			2027	\$800	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
	Water Heater								
	Gas Fired	100%			2022	\$7,100	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 - 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%	Now	\$4,300	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 10% Location : Water Backup In Basement							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	90%							
	Generic	10%			2027	\$11,400	1-2	\$300	
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 284/LADDER CO. 149  
**Address** : 1157 79th STREET BTWN 11TH AVE - 12TH AVE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.284 / 13170 **Yr Built/Renovated** : 1913 / 1999  
**Area Sq Ft** : 10,350 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 6254 **Lot** : 53 **BIN** : 3161800

CAPITAL	FY 2021 - 2024		FY 2025 - 2030	
Exterior Architecture	\$216,700			
Electrical	\$40,700		\$85,100	
Mechanical			\$43,300	
Site Enclosure	\$58,200			
<b>Total</b>	<b>\$315,600</b>		<b>\$128,400</b>	
Importance Code A	\$216,700			
Importance Code B	\$40,700		\$128,400	
Importance Code C	\$58,200			
<b>Total</b>	<b>\$315,600</b>		<b>\$128,400</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$25,100		\$7,200	
Interior Architecture	\$106,500	\$900		\$800
Electrical	\$20,300	\$100	\$300	
Mechanical	\$24,500	\$1,400	\$43,000	\$1,400
<b>Total</b>	<b>\$176,300</b>	<b>\$2,400</b>	<b>\$50,500</b>	<b>\$2,200</b>
Importance Code A	\$26,100	\$1,000	\$8,300	\$1,000
Importance Code B	\$70,100	\$1,400	\$42,200	\$1,200
Importance Code C	\$80,200			
<b>Total</b>	<b>\$176,300</b>	<b>\$2,400</b>	<b>\$50,500</b>	<b>\$2,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 284/LADDER CO. 149**  
**Asset # : 13170**

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	80%	Now	\$144,300	LIFE	**	5	\$22,900	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Masonry: Granite	5%			LIFE	**	5	\$1,100	
Masonry: Limestone	5%			LIFE	**	5	\$1,100	
Wood Overhead Doors	10%			2033	**	5	\$14,300	
Windows								
Aluminum	100%	Now	\$15,200	2044	**	5	\$1,700	
Air Infiltration, Extent : Moderate, Area Affected : 15%								
Location : Second Floor								
Caulking Deteriorated, Extent : Moderate, Area Affected : 25%								
Location : Second Floor								
Parapets								
Cast Stone/Terra Cotta	20%	Now	\$8,900	LIFE	**	5	\$5,200	
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
Location : Throughout								
Water Penetration, Extent : Light, Area Affected : 10%								
Location : Third Floor								
Stucco Cement	80%	Now	\$72,400	2048	**	5	\$3,500	
Cracking/Crumbling, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Roof								
Asphalt Shingle	10%	Now	\$1,000	2031	**			
Punct/Tear/Impact Damage, Extent : Light, Area Affected : 10%								
Location : Throughout								
Water Penetration, Extent : Light, Area Affected : 10%								
Location : 3rd Floor								
Not Accessible	90%							
Other Observation, Extent : Light, Area Affected : 0%								
Location : Throughout								
Explanation : High Hatch								
Interior								
Floors								
Cast in Place Concrete	50%			LIFE	**	5	\$19,200	
Ceramic Tile	10%			2037	**	5	\$1,800	
Quarry Tile	5%			2041	**	5	\$1,300	
Vinyl Tile	35%	Now	\$16,300	2038	**	3	\$2,300	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 284/LADDER CO. 149**  
**Asset # : 13170**

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									
Interior Walls									
Ceramic Tile	5%	Now	\$34,600	2043	**	5	\$600		
	Broken/Missing Elements, Extent : Severe, Area Affected : 100%								
	Location : Kitchen								
Ceramic Tile	10%			2031	**	5	\$2,400		
Masonry: Brick	35%	0-2	\$34,300	LIFE	**				
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Plaster	50%	Now	\$10,100	LIFE	**	5	\$3,600		
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : First And Second Floors								
Ceilings									
AcousTileSusp.Lay-In	35%	Now	\$5,200	2041	**	5	\$3,100		
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
	Location : 3rd Floor								
Exposed Struc: Steel	30%			LIFE	**				
Plaster	35%	Now	\$4,200	LIFE	**	5	\$3,800		
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : First Floor								
Site Enclosure									
Free Standing Walls									
Masonry: Brick	100%	Now	\$58,200	2038	**				
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : In Front of Building								
Site Pavements									
On-Site Walkways									
Cast in Place Concrete	100%			2033	**				
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Both Sides Of Building								
	Explanation : Two Walkways								
Parking/Driveway									
Cast in Place Concrete	100%			2041	**				
Electrical									
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	

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								
Molded Case Bkrs	100%			2028	\$5,000	5	\$300	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room Basement								
Explanation : One 200 Amperes Main Disconnect Switch								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2028	\$50,900	5	\$300	
Raceway								
Conduit	100%			2028	\$32,700	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 284/LADDER CO. 149**  
**Asset # : 13170**

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%			2027	\$2,000	5		
	Molded Case Bkrs	85%			2027	\$34,200	5	\$200	
	Molded Case Bkrs	10%			2044	* *	5		
Wiring									
	Braided Cloth	70%	Now	\$20,200	2053	* *	1		
Insulation Aged, Extent : Severe, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	20%			2028	\$5,800	1		
	Thermoplastic	10%			2048	* *	1		
Motor Controllers									
	Locally Mounted	100%			2026	\$15,000	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$200	
Lighting									
Interior Lighting									
	Fluorescent	30%			2036	* *	10	\$2,800	
	LED	70%			2036	* *			
Exterior Lighting									
	HID	100%			2023	\$40,700	10		

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%			2054	* *	1		
	Conversion Equipment								
	Furnace	5%			2028	\$1,200	1	\$300	
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : Gymnasium							
		Explanation : 1 Modine Gas Fire Unit							
	Steam Boiler	95%			2041	* *	1	\$9,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Unit							
Distribution									
	Steam Piping/Pump	95%			2038	* *			
	No Component	5%							
Terminal Devices									
	Convactor/Radiator	80%			2026	\$43,300	1	\$2,700	
	Fan Coil Unit/Heat	15%			2028	\$22,700	1	\$500	
	No Component	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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 284/LADDER CO. 149**  
**Asset # : 13170**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2036	* *	1		
	Conversion Equipment								
	Split Unit	10%			2023	\$21,600			
				R-22 Refrigerant, Extent : Light, Area Affected : 10%					
				Location : 2 Units, Roof					
	Window/Wall Unit	50%			2023	\$10,500	1		
	No Component	40%							
Terminal Devices									
	Fan Coil - 2 Pipe	10%	Now	\$11,500	2038	* *	1	\$300	
				Broken, Extent : Severe, Area Affected : 10%					
				Location : 3rd Floor Ceiling					
	No Component	90%							
Heat Rejection									
	Evaporative Condenser	10%			2023	\$1,900	2	\$700	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	40%			LIFE	* *	2-5	\$2,300	
	No Component	60%							
	Exhaust Fans								
	Interior	20%			2023	\$7,200	2	\$100	
	Roof	20%			2028	\$3,400	2	\$100	
	Wall Unit	10%			2028	\$400	2		
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	80%			2038	* *	1		
	Galvanized Steel	20%	Now	\$400	2026	\$8,900	1		
				Corroded, Extent : Severe, Area Affected : 5%					
				Location : Water Main And Connecting Piping, Basement					
	Water Heater								
	Gas Fired	100%			2026	\$6,200	2	\$200	
	Sanitary Piping								
	Cast Iron	100%	0-2	\$7,400	LIFE	* *	1		
				Corroded, Extent : Moderate, Area Affected : 20%					
				Location : Basement					
	Storm Drain Piping								
	Cast Iron	100%	Now	\$2,100	LIFE	* *	1		
				Blockage /Clogged, Extent : Moderate, Area Affected : 10%					
				Location : Apparatus Floor, Floor Drain					
				Corroded, Extent : Severe, Area Affected : 20%					
				Location : Basement					

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 284/LADDER CO. 149**  
**Asset # : 13170**

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									
	Sump Pump(s)								
	Non-Submersible	100%	Now	\$1,500	2038	* *	4	\$200	
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Basement							
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Severe, Area Affected : 20%							
		Location : Kitchen							

*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.*

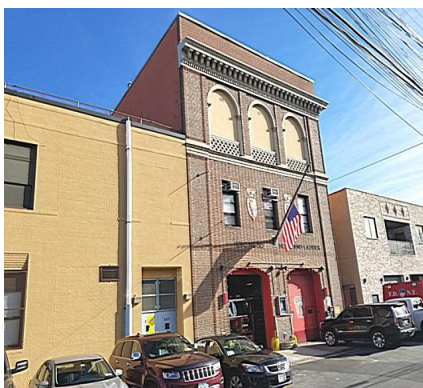
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 285/LADDER CO. 142  
**Address** : 103-17 98th STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.285 / 13171 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 10,112 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 19-Dec-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 9121 **Lot** : 11 **BIN** : 4438526

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$61,700	
<b>Total</b>	<b>\$61,700</b>	
Importance Code C	\$61,700	
<b>Total</b>	<b>\$61,700</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$47,600		\$6,400	
Interior Architecture	\$36,200		\$3,900	\$100
Electrical	\$1,200	\$800	\$700	\$700
Mechanical	\$8,900	\$1,400	\$2,100	\$1,400
<b>Total</b>	<b>\$93,900</b>	<b>\$2,200</b>	<b>\$13,100</b>	<b>\$2,200</b>
Importance Code A	\$48,600	\$1,000	\$7,400	\$1,000
Importance Code B	\$40,100	\$1,200	\$5,300	\$1,200
Importance Code C	\$5,100		\$400	
<b>Total</b>	<b>\$93,900</b>	<b>\$2,200</b>	<b>\$13,100</b>	<b>\$2,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 285/LADDER CO. 142**  
**Asset # : 13171**

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	10%	0-2	\$9,300	LIFE	**	5	\$21,400	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Window Sills On Various Floors								
Masonry: Brick	70%			LIFE	**	5	\$38,400	
Masonry: Limestone	5%			LIFE	**	5	\$2,100	
Metal Sect. OHD	15%			2043	**	5	\$12,900	
Windows								
Aluminum	100%	0-2	\$12,000	2038	**	5	\$300	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 2%								
Location : 2nd Floor And 3rd Floor								
Parapets								
Masonry: Brick	90%			LIFE	**	5-10	\$6,200	
Metal Panel	10%	4+	\$800	2050	**	5	\$200	
Deformed/Dented, Extent : Severe, Area Affected : 5%								
Location : Parapet Coping Cover								
Seams Open/Split, Extent : Severe, Area Affected : 2%								
Location : Parapet Coping Cover								
Caulking Deteriorated, Extent : Moderate, Area Affected : 5%								
Location : Parapet Coping Cover								
Roof								
Metal, Corrugated	5%			2035	**	1		
Modified Bitumen	95%			2035	**	10	\$10,100	
Interior								
Floors								
Cast in Place Concrete	30%			LIFE	**	5	\$19,900	
Recent Repair Evident, Extent : Light, Area Affected : 100%								
Location : 1st Floor								
Ceramic Tile	6%			2043	**	5	\$900	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Bathrooms								
Quarry Tile	5%			2043	**	5	\$1,100	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Kitchen								
Vinyl Tile	45%			2038	**	3	\$2,600	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : 2nd Floor								
Vinyl Tile	5%	Now	\$6,700	2040	**	3	\$300	
Cracking/Crumbling, Extent : Severe, Area Affected : 100%								
Location : Staircase Landings								
Wood	9%			2058	**	5	\$2,600	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 285/LADDER CO. 142**  
**Asset # : 13171**

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									
	Interior Walls								
	Ceramic Tile	5%			2043	* *	5	\$800	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Bathrooms							
	Masonry: Brick	20%			LIFE	* *	10	\$900	
	Plaster	50%			LIFE	* *	5-10	\$6,500	
	SGFT/Glazed Masonry	25%	4+	\$61,700	LIFE	* *			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
		Location : Apparatus Floor							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
		Location : Apparatus Floor							
		Loose Units, Extent : Moderate, Area Affected : 20%							
		Location : Apparatus Floor							
Ceilings									
	AcousTileSusp.Lay-In	5%			2043	* *	5	\$800	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Exposed Concrete	30%	4+	\$3,200	LIFE	* *	5	\$700	
		Exposed Reinforcement, Extent : Moderate, Area Affected : 5%							
		Location : Basement							
	Plaster	65%			LIFE	* *	5-10	\$17,600	
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2050	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2047	* *			
	On-Site Walkways								
	Cast in Place Concrete	100%			2047	* *			

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%			2050	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : Main Service Disconnect Switch Rated At 400 Amperes.							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2050	* *	5	\$300	
	Raceway								
	Conduit	100%			2050	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2046	* *	5	\$300	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 285/LADDER CO. 142**  
**Asset # : 13171**

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									
	Wiring								
	Thermoplastic	100%			2050	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$300	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2047	* *	1	\$3,100	
	Generators								
	Diesel	100%			2043	* *	1	\$3,900	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Generator Room								
	Explanation : Emergency Generator Rated At 50 Kilowatts								
Batteries									
	Lead/Acid	100%			2025	\$1,600	5	\$400	
Fuel Storage									
	Day Tank	10%			2052	* *	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Generator Room								
	Explanation : 25 Gallons Rated Capacity								
	Main Tank	90%			2065	* *	5	\$300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 275 Gallons Rated Capacity								
Lighting									
	Interior Lighting								
	LED	100%			2038	* *			
	Egress Lighting								
	Emergency, Service	50%			2038	* *	1		
	Exit, LED	50%			2065	* *	1		
	Exterior Lighting								
	HID	30%			2035	* *	10		
	No Component	70%							

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%			2056	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2043	* *	1	\$10,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 285/LADDER CO. 142**  
**Asset # : 13171**

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									
	Distribution								
	Steam Piping/Pump	100%	0-2	\$900	2040	**			
		Insul. Deteriorating, Extent : Moderate, Area Affected : 10% Location : Basement							
	Terminal Devices								
	Convactor/Radiator	80%	0-2	\$2,100	2035	**	1	\$2,300	
		Corroded, Extent : Light, Area Affected : 30% Location : 2nd And 3rd Floors							
	Unit Heater - Steam	20%			2025	\$7,100	4	\$300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Split Unit	30%	0-2	\$3,200	2035	**			
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Roof Explanation : 3 Units. R-410a. Unit For Kichen Is Inefficient.							
	Window/Wall Unit	25%			2028	\$5,100	1		
	No Component	45%							
	Terminal Devices								
	Fan Coil - 2 Pipe	30%			2035	**	1	\$1,000	
	No Component	70%							
	Heat Rejection								
	Dry Cooler	30%			2035	**	2	\$2,100	
	No Component	70%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	30%			LIFE	**	2-5	\$2,700	
	No Component	70%							
	Exhaust Fans								
	Interior	30%			2035	**	2	\$100	
	Roof	10%			2035	**	2		
	Wall Unit	20%			2035	**	2	\$100	
	No Component	40%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
	Water Heater								
	Gas Fired	100%			2028	\$6,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Two 75 Gallon Units							
	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 285/LADDER CO. 142**  
**Asset # : 13171**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Sump Pump(s)							
	Submersible	100%		2025	\$300	4	\$300	
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	No Component	98%						
	Generic	2%		2029	\$500	1-3	\$100	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Kitchen</i>							
	<i>Explanation : 1 Set</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 286/LADDER CO. 135  
**Address** : 66-44 MYRTLE AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.286 / 13172 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 8,772 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3700 **Lot** : 21 **BIN** : 4090228

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture		\$132,500
Interior Architecture	\$178,500	\$75,600
<b>Total</b>	<b>\$178,500</b>	<b>\$208,100</b>
Importance Code A		\$132,500
Importance Code B	\$178,500	\$75,600
<b>Total</b>	<b>\$178,500</b>	<b>\$208,100</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$51,500	\$10,500		
Interior Architecture	\$31,600			\$1,100
Electrical	\$17,100	\$35,500		
Mechanical	\$52,500	\$22,100	\$1,900	\$1,200
<b>Total</b>	<b>\$152,700</b>	<b>\$68,100</b>	<b>\$1,900</b>	<b>\$2,300</b>
Importance Code A	\$58,700	\$11,300	\$900	\$900
Importance Code B	\$68,200	\$56,700	\$1,000	\$1,400
Importance Code C	\$25,800			
<b>Total</b>	<b>\$152,700</b>	<b>\$68,100</b>	<b>\$1,900</b>	<b>\$2,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 286/LADDER CO. 135**  
**Asset # : 13172**

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	73%			LIFE	**	5	\$20,400	
	Masonry: Granite	2%	4+	\$1,400	LIFE	**	5	\$400	
	Broken/Missing Elements, Extent : Light, Area Affected : 2%								
	Location : At Overhead Door Entrances								
	Masonry: Limestone	10%	4+	\$6,400	LIFE	**	5	\$2,100	
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Jambs At Overhead Doors								
	Wood Overhead Doors	15%			2032	**	5	\$20,900	
Windows									
	Aluminum	100%	Now	\$30,500	2052	**	5	\$300	
	Broken/Missing Elements, Extent : Light, Area Affected : 15%								
	Location : At Rear Kitchen Window								
	Water Penetration, Extent : Moderate, Area Affected : 85%								
	Location : Myrtle Avenue Windows, Women Restroom, Apparatus Floor, Rear Elevation At 2nd And 3rd Floor								
	Other Observation, Extent : Severe, Area Affected : 75%								
	Location : Throughout								
	Explanation : Thermally Inefficient								
Parapets									
	Masonry: Brick	90%			LIFE	**	5	\$900	
	Masonry: Limestone	10%			LIFE	**	5	\$100	
Roof									
	Built-Up (BUR)	95%	4+	\$13,200	2027	\$132,500			
	Blisters, Extent : Light, Area Affected : 15%								
	Location : Main Roof								
	Split/Cracked, Extent : Severe, Area Affected : 33%								
	Location : Overlap Joints Are Failing								
	Water Penetration, Extent : Light, Area Affected : 15%								
	Location : Main Roof								
	Skylight, Metal/Glass	5%			2047	**	10	\$1,600	

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.  
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 286/LADDER CO. 135**  
**Asset # : 13172**

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%	Now	\$35,600	LIFE	* *	5	\$7,200		
	Water Penetration, Extent : Moderate, Area Affected : 10% Location : Various Locations In The Cellar Other Observation, Extent : Moderate, Area Affected : 100% Location : Apparatus Floor Explanation : Slab Is Currently Shored With Temporary Columns To Carry Truck Load, Repair/ Replacement Is Required									
	Ceramic Tile	5%	2-4	\$300	2030	\$13,300	5	\$300		
	Cracking/Crumbling, Extent : Light, Area Affected : 1% Location : Kitchen									
	Quarry Tile	5%	4+	\$400	2032	* *	5	\$500		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 4% Location : 1st Floor Toilet, Kitchen									
	Vinyl Tile	65%	2-4	\$37,800	2027	\$75,600	3	\$3,200		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5% Location : Throughout Worn/Eroded, Extent : Moderate, Area Affected : 50% Location : 3rd And 2nd Floor									
Interior Walls										
	Ceramic Tile	25%			2036	* *	5	\$3,300		
	Masonry: Brick	25%	4+	\$13,300	LIFE	* *				
	Spalling, Extent : Moderate, Area Affected : 20% Location : Near Myrtle Avenue Elevation In Cellar Water Penetration, Extent : Light, Area Affected : 15% Location : In Cellar On Myrtle Avenue Side Of Building									
	Plaster	50%	Now	\$10,900	LIFE	* *	5	\$2,000		
	Diagonal Cracks, Extent : Moderate, Area Affected : 15% Location : Cellar Stairs, 2nd Floor And 3rd Floor Paint Peeling, Extent : Moderate, Area Affected : 20% Location : Third Floor, Cellar Stairs Water Penetration, Extent : Severe, Area Affected : 5% Location : 3rd Floor Facing Myrtle Avenue, Cellar Hatch, East And West Walls									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 286/LADDER CO. 135**  
**Asset # : 13172**

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

AcousTileSusp.Lay-In	10%			2040	**	5	\$1,300
Exposed Concrete	25%	Now	\$105,100	LIFE	**	5	\$500

*Water Penetration, Extent : Moderate, Area Affected : 33%*

*Location : Cellar Vaults At Myrtle Avenue Facade*

*Other Observation, Extent : Moderate, Area Affected : 33%*

*Location : Basement*

*Explanation : Concrete Ceiling Is Temporarily Shored With Steel Columns To Carry Truck*

*Load, Future Replacement/ Repair Is Required.*

Gypsum Board	5%			LIFE	**	5	\$800
Plaster	60%	4+	\$5,100	LIFE	**	5	\$4,700

*Paint Peeling, Extent : Light, Area Affected : 10%*

*Location : Throughout*

*Punct/Tear/Impact Damage, Extent : Light, Area Affected : 1%*

*Location : Cellar Stair*

*Staining/Discoloring, Extent : Moderate, Area Affected : 35%*

*Location : 1st Floor And 2nd Floor*

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%	0-2	\$5,000	2057	**	5	\$100
------------------	------	-----	---------	------	----	---	-------

*Enclosure Corroded, Extent : Severe, Area Affected : 50%*

*Location : Basement*

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

*Location : Basement*

*Explanation : Rating Not Visible*

## Raceway

Conduit	100%			2037	**	1	
---------	------	--	--	------	----	---	--

## Panelboards

Molded Case Bkrs	50%			2035	**	5	\$100
Molded Case Bkrs	50%	0-2	\$12,100	2052	**	5	\$100

*Enclosure Corroded, Extent : Moderate, Area Affected : 100%*

*Location : Basement*

## Wiring

Thermoplastic	100%			2037	**	1	
---------------	------	--	--	------	----	---	--

## Motor Controllers

Locally Mounted	50%			2032	**	5	
Locally Mounted	50%			2044	**	5	

*Recent Replace Evident, Extent : Light, Area Affected : 100%*

*Location : At Overhead Garage Doors*

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 286/LADDER CO. 135**  
**Asset # : 13172**

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	90%			2022	\$22,300	10	\$7,200	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Incandescent	10%			2022	\$5,900	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd And 3rd Floors							
		Explanation : Incandescent Lamps Observed							
Egress Lighting									
	Exit, Battery	25%			2027	\$800	10	\$100	
	No Component	75%							
Exterior Lighting									
	HID	100%			2032	* *	10		
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%			2037	* *	1		
Conversion Equipment									
	Steam Boiler	5%	4+	\$1,400	2032	* *	1	\$400	
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Cellar Mechanical Room							
		Explanation : Chimney Clean Out Door Rusted At Hinges.							
	Steam Boiler	95%			2032	* *	1	\$8,300	
Distribution									
	Central Plant Steam	20%			2047	* *	4	\$100	
	Piping/Pmp								
	Central Plant Steam	80%			2037	* *	4	\$500	
	Piping/Pmp								
Terminal Devices									
	Convactor/Radiator	80%			2040	* *	1	\$2,300	
	Convactor/Radiator	10%	Now	\$1,400	2040	* *	1	\$300	
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : 1st And 2nd Floors							
		Explanation : Broken Radiator Covers And Missing Valves							
	Unit Heater - Steam	10%			2032	* *	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	* *	1		
Conversion Equipment									
	Split Unit	10%			2022	\$18,300			
	Window/Wall Unit	40%			2021	\$7,100	1		
	No Component	50%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 286/LADDER CO. 135**  
**Asset # : 13172**

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
Air Conditioning									
Distribution									
	Ductwork/Diffusers	10%			LIFE	**	2	\$1,100	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Kitchen								
	Explanation : Ductwork Feeding Kitchen From Split Unit								
	No Component	90%							
Ventilation									
Distribution									
	Ductwork/Diffusers	40%			LIFE	**	2-5	\$2,000	
	Ductwork/Diffusers	10%	0-2	\$4,700	LIFE	**	2-5	\$500	
	Dented, Extent : Moderate, Area Affected : 50%								
	Location : Gooseneck In Backyard								
	No Component	50%							
Exhaust Fans									
	Interior	100%	0-2	\$30,500	2037	**	2	\$200	
	Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
	Location : Bathrooms								
Plumbing									
H/C Water Piping									
	Galvanized Steel	100%			2032	**	1		
Water Heater									
	Gas Fired	50%			2022	\$2,600	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar								
	Explanation : 75 Gallon Heater								
	Gas Fired	50%	Now	\$2,600	2027	\$2,600	2	\$100	
	Abandoned in Place, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	80%			LIFE	**	1		
	Cast Iron	20%	0-2	\$3,600	LIFE	**	1		
	Corroded, Extent : Moderate, Area Affected : 80%								
	Location : Basement								
Sump Pump(s)									
	Not Accessible	100%							
Fixtures									
	Generic	100%							
Fire Suppression									
Chemical System									
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 287/LADDER CO. 136  
**Address** : 86-53 GRAND AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.287 / 13173 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 8,800 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2477 **Lot** : 26 **BIN** : 4057367

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$390,200	
Interior Architecture		\$68,600
<b>Total</b>	<b>\$390,200</b>	<b>\$68,600</b>
Importance Code A	\$390,200	
Importance Code C		\$68,600
<b>Total</b>	<b>\$390,200</b>	<b>\$68,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$23,600	\$6,600		
Interior Architecture	\$74,900	\$500	\$600	\$500
Electrical	\$2,300	\$5,300	\$600	\$600
Mechanical	\$2,100	\$1,600	\$5,400	\$1,800
<b>Total</b>	<b>\$103,000</b>	<b>\$14,000</b>	<b>\$6,700</b>	<b>\$2,900</b>
Importance Code A	\$24,100	\$7,200	\$400	\$400
Importance Code B	\$20,900	\$6,800	\$6,200	\$2,400
Importance Code C	\$58,000			
<b>Total</b>	<b>\$103,000</b>	<b>\$14,000</b>	<b>\$6,700</b>	<b>\$2,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 287/LADDER CO. 136**  
**Asset # : 13173**

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								
	Copper/Terne	3%	4+	\$23,600	2062	**			
		Misaligned/Bulging, Extent : Moderate, Area Affected : 25%							
		Location : Cornice At Front Of Building							
	Masonry: Brick	70%	Now	\$174,600	LIFE	**	5	\$18,500	1
		Vertical Cracks, Extent : Severe, Area Affected : 60%							
		Location : Exterior Wall Of Kitchen And Side Yard Due To Adjacent Construction							
	Masonry: Granite	2%			LIFE	**	5	\$400	
	Masonry: Limestone	10%			LIFE	**	5	\$2,000	
	Stucco Cement	10%			2032	**	5	\$6,600	
	Wood Overhead Doors	5%			2032	**	5	\$6,600	
Windows									
	Aluminum	100%	0-2	\$36,100	2043	**	5	\$1,400	
		Air Infiltration, Extent : Severe, Area Affected : 30%							
		Location : Side Yard Windows Are Out Of Plumb In Masonry Opening							
Parapets									
	Cast Stone/Terra Cotta	15%	Now	\$36,200	LIFE	**	5	\$3,500	1
		Cracking/Crumbling, Extent : Severe, Area Affected : 50%							
		Location : Cast Stone Copings At Parapet							
	Masonry: Brick	85%	Now	\$62,100	LIFE	**	5	\$2,600	1
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 80%							
		Location : Throughout Parapets							
		Water Penetration, Extent : Severe, Area Affected : 90%							
		Location : Rear Perimeter Of Building							
Roof									
	Modified Bitumen	97%	Now	\$81,200	2032	**			
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout Main Roof							
		Explanation : Water Penetration Reported Previously Results From Open And Missing Mortar Joint In Brick Parapets							
	Skylight, Metal/Glass	3%			2037	**	10	\$1,200	
Interior									
	Floors								
	Carpet	10%			2026	\$16,900	3	\$1,900	
	Cast in Place Concrete	45%			LIFE	**	5	\$12,500	
	Ceramic Tile	10%	2-4	\$5,100	2030	\$25,700	5	\$600	
		Loose Units, Extent : Moderate, Area Affected : 30%							
		Location : Tile Grout Joints Failing							
	Quarry Tile	5%			2032	**	5	\$1,000	
	Vinyl Tile	30%			2027	\$33,800	3	\$1,900	

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 287/LADDER CO. 136**  
**Asset # : 13173**

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	15%			2030	\$68,600	5	\$2,400	
Ceramic Tile	25%	Now	\$28,600	2036	* *	5	\$2,000	
Broken/Missing Elements, Extent : Moderate, Area Affected : 40%								
Location : Various Locations In Apparatus Room								
Gypsum Board	30%	Now	\$400	LIFE	* *	5	\$2,900	
Water Penetration, Extent : Severe, Area Affected : 80%								
Location : Second Floor Office At Windows								
Masonry: Brick	15%	Now	\$29,100	LIFE	* *			
Vertical Cracks, Extent : Moderate, Area Affected : 50%								
Location : Basement								
Water Penetration, Extent : Moderate, Area Affected : 50%								
Location : Basement								
Plaster	15%			LIFE	* *	5	\$700	
Ceilings								
AcousTileSusp.Lay-In	35%	Now	\$11,300	2040	* *	5	\$2,200	
Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
Location : Kitchen And Second Floor Perimeter								
Staining/Discoloring, Extent : Severe, Area Affected : 30%								
Location : Kitchen And Second Floor Perimeter								
Water Penetration, Extent : Severe, Area Affected : 30%								
Location : Kitchen And Second Floor Perimeter								
Exposed Struc: Steel	30%			LIFE	* *			
Plaster	35%			LIFE	* *	5	\$2,800	
Site Pavements								
Parking/Driveway								
Cast in Place Concrete	100%			2032	* *			

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								
	Molded Case Bkrs	100%			2037	**	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 600 Amperes							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2037	**	5		
	Raceway								
	Conduit	100%			2037	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2035	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2037	**	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 287/LADDER CO. 136**  
**Asset # : 13173**

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									
	Motor Controllers								
	Locally Mounted	100%			2032	* *	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	* *	1	\$2,700	
	Generators								
	Diesel	100%			2036	* *	1	\$3,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Outside								
	Explanation : 64 Kilowatts								
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$300	
	Fuel Storage								
	Day Tank	100%			2035	* *	5	\$1,600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Outside								
	Explanation : 60 Gallons								
Lighting									
	Interior Lighting								
	Fluorescent	100%			2027	\$24,900	10	\$8,100	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Egress Lighting								
	Emergency, Service	100%			2022	\$4,500	1		
	Exterior Lighting								
	HID	50%			2027	\$17,300	10		
	No Component	50%							

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%			2047	* *	1		
	Conversion Equipment								
	Furnace	50%			2032	* *	1	\$2,200	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Rooftop							
	Hot Water Boiler	50%			2032	* *	1	\$2,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 5 Boilers Piped Together							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 287/LADDER CO. 136**  
**Asset # : 13173**

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									
Distribution									
	Ductwork/Diffusers	50%			LIFE	**	2-5	\$2,500	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
	Hot Wtr Piping/Pump	50%			2043	**	4	\$200	
Terminal Devices									
	Air Handler	50%			2032	**	1	\$2,700	
	Convactor/Radiator	40%			2040	**	1	\$1,100	
	Unit Heater - Steam	10%			2032	**	4	\$100	
Air Conditioning									
Energy Source									
	Electricity	100%			2043	**	1		
Conversion Equipment									
	Ext Pkg Unit - Heating/Cooling	90%			2035	**	2	\$500	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Rooftop							
	Window/Wall Unit	10%			2025	\$1,800	1		
Distribution									
	Ductwork/Diffusers	90%			LIFE	**	2	\$10,300	
	No Component	10%							
Terminal Devices									
	Air Handler/Cool/Ht	100%			2032	**	1	\$5,400	
Ventilation									
Distribution									
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,900	
Exhaust Fans									
	Interior	50%			2032	**	2	\$100	
	Roof	50%			2032	**	2	\$100	
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2047	**	1		
Water Heater									
	Electric	100%			2025	\$7,600	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 120 Gallon Units							
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sump Pump(s)									
	Submersible	100%			2021	\$300	4	\$300	
Sewage Ejector(s)									
	Electric	100%			2032	**	4	\$400	
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 287/LADDER CO. 136**  
**Asset # : 13173**

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									
Sprinkler									
	No Component	25%							
	Generic	75%			2047	* *	1-2	\$1,800	
Chemical System									
	Wet	5%			2025	\$1,400	1-3	\$200	
	No Component	95%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 289/LADDER CO. 138  
**Address** : 97-28 43rd AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.289 / 13175 **Yr Built/Renovated** : 1913 / 2002  
**Area Sq Ft** : 7,990 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1628 **Lot** : 18 **BIN** : 4040712

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$185,700	
Electrical		\$8,800
<b>Total</b>	<b>\$185,700</b>	<b>\$8,800</b>
Importance Code A	\$185,700	
Importance Code B		\$8,800
<b>Total</b>	<b>\$185,700</b>	<b>\$8,800</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$35,100	\$10,900		\$800
Interior Architecture	\$69,600	\$300		\$800
Electrical	\$1,300	\$10,300		
Mechanical	\$1,600	\$9,900	\$1,200	\$1,100
Site Pavements	\$9,700			
<b>Total</b>	<b>\$117,300</b>	<b>\$31,300</b>	<b>\$1,300</b>	<b>\$2,700</b>
Importance Code A	\$35,900	\$11,700	\$800	\$1,600
Importance Code B	\$51,100	\$19,700	\$500	\$1,100
Importance Code C	\$30,300			
<b>Total</b>	<b>\$117,300</b>	<b>\$31,300</b>	<b>\$1,300</b>	<b>\$2,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 289/LADDER CO. 138**  
**Asset # : 13175**

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	70%	2-4	\$185,700	LIFE	**	5	\$18,100	
Vertical Cracks, Extent : Moderate, Area Affected : 5%								
Location : Side Elevation - Alley Side, 1st To 3rd Floor								
Masonry: Granite	3%			LIFE	**	5	\$600	
Masonry: Limestone	20%	2-4	\$32,000	LIFE	**	5	\$3,900	
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 2%								
Location : Front Elevation								
Metal Sect. OHD	7%			2040	**	5	\$5,700	
Windows								
Aluminum	100%			2049	**	5	\$1,700	
Parapets								
Copper/Terne	2%			2071	**	5	\$300	
Masonry: Brick	88%			LIFE	**	5	\$2,300	
Masonry: Granite	10%			LIFE	**	5	\$300	
Roof								
Copper/Terne	3%	0-2	\$3,000	2042	**			
Drains Clogged, Extent : Severe, Area Affected : 5%								
Location : 3rd Floor At Base Of Copper Roofs								
Modified Bitumen	85%			2032	**	10	\$10,900	
Ponding, Extent : Light, Area Affected : 5%								
Location : Low Roof								
Slate	12%			LIFE	**			
Interior								
Floors								
Cast in Place Concrete	38%			LIFE	**	5	\$11,000	
Ceramic Tile	10%			2036	**	5	\$1,300	
Quarry Tile	3%			2032	**	5	\$600	
Terrazzo	2%			LIFE	**	5	\$200	
Vinyl Tile	47%	2-4	\$24,000	2037	**	3	\$2,300	
Worn/Eroded, Extent : Moderate, Area Affected : 40%								
Location : Throughout								
Interior Walls								
Ceramic Tile	5%			2036	**	5	\$900	
Masonry: Brick	25%	0-2	\$18,900	LIFE	**			
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 5%								
Location : Basement Wall Near Sidewalk Hatch - Replace Hatch								
Plaster	70%	Now	\$10,900	LIFE	**	5	\$3,600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Third Floor, Third Floor Roof Access								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Stairwell, 3rd Floor Roof Access								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 289/LADDER CO. 138**  
**Asset # : 13175**

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								
	AcousTileSusp.Lay-In	5%	Now	\$1,800	2040	**	5	\$300	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 50%							
		Location : Engine Office, Restroom Next To Engine Office							
		Water Penetration, Extent : Severe, Area Affected : 40%							
		Location : Engine Office, Restroom Next To Engine Office, Rear Sitting Room							
	Exposed Concrete	10%			LIFE	**	5	\$200	
	Exposed Struc: Steel	20%			LIFE	**			
	Plaster	65%	Now	\$12,800	LIFE	**	5	\$5,400	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 15%							
		Location : Second And Third Floor Restrooms							
		Paint Peeling, Extent : Moderate, Area Affected : 15%							
		Location : Third Floor							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Second And Third Floor Restrooms And Engine Office							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2047	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%	Now	\$9,700	2047	**			
		Other Observation, Extent : Severe, Area Affected : 10%							
		Location : Sidewalk Hatch Leaking Into Basement							
		Explanation : Leaking Hatch							
Parking/Driveway									
	Cast in Place Concrete	100%			2040	**			

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	50%			2047	**	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement Electrical Service Area								
Explanation : Main Fused Disconnect Switch 3 Phase, 200 Amperes In Main Switchboard								
Fused Disc Sw	50%			2037	**	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement Electrical Service Area								
Explanation : Main Fused Disconnect Switch 3 Phase, 200 Amperes In Main Switchboard								
Switchgear / Switchboard								
Fused Disc Sw	100%			2037	**	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement Electrical Service Area								
Explanation : Showing Wear Due To Regular Usage								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 289/LADDER CO. 138**  
**Asset # : 13175**

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									
Raceway									
	Conduit	100%			2037		* *	1	
Panelboards									
	Molded Case Bkrs	20%			2026	\$8,800	5		
		Aged Component, Extent : Light, Area Affected : 100%							
		Location : 1st Floor Main Area							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor Main Area							
		Explanation : Trim Is Missing.							
	Molded Case Bkrs	80%			2035		* *	5	\$200
Wiring									
	Thermoplastic	25%			2027	\$7,900	1		
	Thermoplastic	75%			2037		* *	1	
Motor Controllers									
	Locally Mounted	100%			2032		* *	5	\$100
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Roll- Up Gate							
Lighting									
Interior Lighting									
	Fluorescent	70%			2027	\$17,200	10		\$5,100
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement, 1st, 2nd And 3rd Floors							
	Fluorescent	20%			2027	\$4,900	10		\$1,500
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement, 1st, 2nd And 3rd Floors							
	Fluorescent	5%	Now	\$1,200	2037		* *		
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		T-8 Lamps And Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : 3rd Floor							
		Explanation : Broken Lens And Bad Ballast							
	Incandescent	5%			2022	\$2,900	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor Lounge Room							
		Explanation : All Controlled By Local Dimmers.							
Exterior Lighting									
	HID	75%			2027	\$25,700	10		
	Incandescent	25%			2022	\$7,300	2		
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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 289/LADDER CO. 138**  
**Asset # : 13175**

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

## Alarm

## Fire/Smoke Detection

No Component

95%

Generic, Analog

5%

2027

\$4,700

1-3

\$200

*Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 2nd Floor Bunkroom And Corridor*

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%

2047

\* \*

1

## Conversion Equipment

Furnace

5%

2027

\$1,000

1

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : Heating / Cooling Unit Serves Members Room*

Steam Boiler

95%

2040

\* \*

1

\$7,500

## Distribution

Ductwork/Diffusers

5%

LIFE

\* \*

2-5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : Members Room*

Central Plant Steam

95%

2037

\* \*

4

\$600

Piping/Pmp

## Terminal Devices

Convactor/Radiator

90%

2032

\* \*

1

\$2,300

Unit Heater - Steam

10%

2032

\* \*

4

\$100

*Other Observation, Extent : Light, Area Affected : 10%**Location : 1st Floor**Explanation : Apparatus Floor*

## Air Conditioning

## Energy Source

Electricity

100%

2043

\* \*

1

## Conversion Equipment

Split Unit

5%

2032

\* \*

Window/Wall Unit

50%

2022

\$8,800

1

No Component

45%

## Distribution

Ductwork/Diffusers

5%

LIFE

\* \*

2

\$500

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : Members Room*

No Component

95%

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 289/LADDER CO. 138**  
**Asset # : 13175**

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
Air Conditioning									
	Terminal Devices								
	Air Handler/Dir Expansion	5%			2027	\$2,600	1		
		Other Observation, Extent : Light, Area Affected : 100% Location : 1st Floor Explanation : Members Room							
	No Component	95%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	5%			LIFE	**	2-5	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : 1st Floor Explanation : Kitchen Exhaust Only							
	No Component	95%							
Exhaust Fans									
	Roof	5%			2027	\$700	2		
		Abandoned in Place, Extent : Light, Area Affected : 100% Location : 1 Wall Fan On Roof Other Observation, Extent : Light, Area Affected : 100% Location : Roof Explanation : Serves Kitchen Exhaust							
	No Component	95%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$5,200	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 - 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2032	**	1		
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Serves Boiler Only							
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 289/LADDER CO. 138**  
**Asset # : 13175**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression								
Chemical System								
	Wet	5%		2025	\$1,500	1-3	\$200	
	No Component	95%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 290/LADDER CO. 103  
**Address** : 480 SHEFFIELD AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.290 / 13176 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 8,689 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 06-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3804 **Lot** : 43 **BIN** : 3084622

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$207,900	
Electrical		\$91,100
Mechanical		\$114,900
<b>Total</b>	<b>\$207,900</b>	<b>\$206,000</b>
Importance Code A	\$207,900	
Importance Code B		\$206,000
<b>Total</b>	<b>\$207,900</b>	<b>\$206,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$57,100	\$2,800		\$3,600
Interior Architecture	\$69,800	\$1,100	\$900	\$600
Electrical	\$14,000	\$400	\$400	\$2,100
Mechanical	\$1,300	\$1,500	\$2,700	\$4,600
<b>Total</b>	<b>\$142,300</b>	<b>\$5,700</b>	<b>\$4,000</b>	<b>\$11,000</b>
Importance Code A	\$57,900	\$3,600	\$800	\$4,500
Importance Code B	\$56,400	\$2,100	\$2,700	\$6,500
Importance Code C	\$27,900		\$500	
<b>Total</b>	<b>\$142,300</b>	<b>\$5,700</b>	<b>\$4,000</b>	<b>\$11,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 290/LADDER CO. 103**  
**Asset # : 13176**

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									
	Alum/Vinyl Siding	2%			2049	**	10	\$200	
	Cast Stone/Terra Cotta	3%	Now	\$14,400	LIFE	**	5	\$7,600	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Concrete Masonry Unit	5%	Now	\$7,000	LIFE	**	5	\$1,000	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Masonry: Brick	83%	Now	\$42,500	LIFE	**	5	\$27,000	1
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Masonry: Granite	2%			LIFE	**	5	\$500	
	Metal Sect. OHD	5%			2042	**	5	\$5,100	
Windows									
	Aluminum	100%	0-2	\$5,200	2045	**	5	\$1,200	
		Ctrwt/Balnc Not Funct, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Parapets									
	Cast Stone/Terra Cotta	10%	Now	\$5,400	LIFE	**	5	\$1,600	
		Broken/Missing Elements, Extent : Severe, Area Affected : 10%							
		Location : Throughout							
		Open Joints, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Worn/Eroded, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	Masonry: Brick	35%	0-2	\$8,600	LIFE	**	5	\$700	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%							
		Location : Throughout							
		Spalling, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
	Metal Panel	55%			2049	**	5	\$4,300	
Roof									
	Asphalt Shingle	10%			2042	**	10	\$200	
	Modified Bitumen	80%	0-2	\$16,500	2024	\$165,500			
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Main Roof, Hose Tower							
	Modified Bitumen	10%			2034	**	10	\$1,500	

## 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 290/LADDER CO. 103**  
**Asset # : 13176**

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	50%			LIFE	**	5	\$16,000	
	Ceramic Tile	5%			2038	**	5	\$700	
	Quarry Tile	10%			2042	**	5	\$2,200	
	Vinyl Tile	35%	4+	\$900	2034	**	3	\$1,900	
Broken/Missing Elements, Extent : Light, Area Affected : 5%									
Location : Throughout									
Interior Walls									
	Ceramic Tile	5%			2038	**	5	\$1,000	
	Gypsum Board	10%			LIFE	**	5	\$1,200	
	Masonry: Brick	30%	Now	\$23,800	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Basement									
	Plaster	25%	Now	\$4,100	LIFE	**	5	\$1,500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Throughout									
	SGFT/Glazed Masonry	30%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	5%	0-2	\$1,800	2034	**	5	\$400	
Broken/Missing Elements, Extent : Light, Area Affected : 20%									
Location : 1st And 2nd Floor									
Staining/Discoloring, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
	Exposed Concrete	20%	Now	\$9,500	LIFE	**	5	\$400	
Cracking/Crumbling, Extent : Light, Area Affected : 15%									
Location : Throughout									
	Exposed Struc: Steel	35%	4+	\$21,900	LIFE	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 5%									
Location : Missing Fireproofing At Steel Beam In Cellar Boiler Room									
Corrosion/Rusting, Extent : Moderate, Area Affected : 2%									
Location : Cellar At Front									
	Plaster	40%	0-2	\$7,800	LIFE	**	5	\$3,600	
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2049	**			
Free Standing Walls									
	Masonry: Brick	100%			2049	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2042	**			
On-Site Walkways									
	Cast in Place Concrete	100%			2042	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 290/LADDER CO. 103**  
**Asset # : 13176**

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	

## Site Pavements

## Parking/Driveway

Asphalt 60%

2038 \* \*

Cast in Place Concrete 40%

2042 \* \*

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%

2029

\$5,000

5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 350 Ampere Main Switch*

## Switchgear / Switchboard

## Molded Case Bkrs

100%

2029

\$50,900

5

\$200

## Raceway

## Conduit

100%

2029

\$32,700

1

## Panelboards

## Molded Case Bkrs

100%

2028

\$40,200

5

\$200

## Wiring

## Thermoplastic

100%

2029

\$28,900

1

## Motor Controllers

## Locally Mounted

100%

2027

\$15,000

5

\$100

## Ground

## Grounding Devices

## Generic

100%

LIFE

\* \*

5

\$100

## Lighting

## Interior Lighting

## Fluorescent

20%

2034

\* \*

10

\$1,600

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Alley, Basement*

## LED

80%

2037

\* \*

## Exterior Lighting

## HID

100%

Now

\$13,700

2034

\* \*

*Damaged Fixtures, Extent : Moderate, Area Affected : 40%**Location : Building Perimeter*

## Alarm

## Security System

## Generic

100%

2037

\* \*

1

\$3,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Main Entrance And Alley**Explanation : CCTV Cameras Installed By FDNY Personnel*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 290/LADDER CO. 103**  
**Asset # : 13176**

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%			2049	**	1		
	Conversion Equipment								
	Hot Water Boiler	20%			2042	**	1	\$900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Located In Front Of Members Room							
	Steam Boiler	80%			2042	**	1	\$6,900	
Distribution									
	Hot Wtr Piping/Pump	20%			2051	**	4	\$100	
	Central Plant Steam Piping/Pmp	80%			2029	\$114,900	4	\$500	
Terminal Devices									
	Convactor/Radiator	90%			2034	**	1	\$2,500	
	Unit Heater - Steam	10%			2034	**	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	30%			2037	**	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : 4 Split Units / 410 A Refrigerant							
	Split Unit	30%			2034	**			
	Window/Wall Unit	20%			2024	\$3,500	1		
	No Component	20%							
Distribution									
	Ductwork/Diffusers	30%			LIFE	**	2	\$3,400	
	No Component	70%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,800	
Exhaust Fans									
	Roof	50%			2029	\$7,000	2	\$100	
	Wall Unit	50%			2029	\$1,500	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$5,200	2	\$100	
		Other Observation, Extent : Light, Area Affected : 2%							
		Location : Basement							
		Explanation : Two 75-gallon Units							
Sanitary 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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 290/LADDER CO. 103**  
**Asset # : 13176**

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%			2022	\$300	4	\$300	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2029	\$100	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Serves Boiler Only								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Serves Cooking Area								
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 291/LADDER CO. 140  
**Address** : 56-07 METROPOLITAN AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.291 / 13177 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 8,592 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2646 **Lot** : 18 **BIN** : 4440960

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$424,200	
Interior Architecture	\$342,200	\$113,200
Mechanical	\$125,300	\$62,500
<b>Total</b>	<b>\$891,700</b>	<b>\$175,800</b>
Importance Code A	\$478,500	
Importance Code B	\$349,200	\$62,500
Importance Code C	\$64,000	\$113,200
<b>Total</b>	<b>\$891,700</b>	<b>\$175,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$44,900			
Interior Architecture	\$85,600			\$300
Electrical	\$1,400	\$30,600		
Mechanical	\$32,200	\$13,400	\$1,200	\$1,200
<b>Total</b>	<b>\$164,100</b>	<b>\$44,100</b>	<b>\$1,200</b>	<b>\$1,500</b>
Importance Code A	\$44,900	\$900	\$900	\$900
Importance Code B	\$103,000	\$43,200	\$400	\$700
Importance Code C	\$16,200			
<b>Total</b>	<b>\$164,100</b>	<b>\$44,100</b>	<b>\$1,200</b>	<b>\$1,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 291/LADDER CO. 140**  
**Asset # : 13177**

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	8%	Now	\$33,000	LIFE	* *	5	\$17,500	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
	Location : Main Facade							
Copper/Terne	2%	Now	\$83,300	2077	* *			
	Corrosion/Rusting, Extent : Severe, Area Affected : 100%							
	Location : Copper Fascia, Metropolitan Avenue							
	Seams Open/Split, Extent : Moderate, Area Affected : 50%							
	Location : Copper Fascia							
Masonry: Brick	80%	0-2	\$210,900	LIFE	* *	5	\$22,300	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : Rear Elevation Lintels							
	Diagonal Cracks, Extent : Severe, Area Affected : 10%							
	Location : Rear Elevation, 1st, 2nd And 3rd Floor							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 75%							
	Location : Metropolitan Avenue And East Elevation							
Masonry: Granite	5%	2-4	\$3,500	LIFE	* *	5	\$1,000	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Door Jambs							
Wood Overhead Doors	5%	0-2	\$2,300	2032	* *	5	\$3,500	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Glass Window Panes							
Windows								
Aluminum	100%	Now	\$6,100	2035	* *	5	\$300	
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 50%							
	Location : 2nd Floor Windows							
	Unit Inoperable, Extent : Severe, Area Affected : 100%							
	Location : 3rd Floor Rear - Lower Sash Out Of Frame, One Unit							
Parapets								
Cast Stone/Terra Cotta	30%			LIFE	* *	5	\$2,400	
Masonry: Brick	70%			LIFE	* *	5	\$700	
Roof								
Built-Up (BUR)	90%	Now	\$130,100	2037	* *			1
	Alligatoring, Extent : Severe, Area Affected : 60%							
	Location : 2nd And 3rd Floor Roof							
	Blisters, Extent : Moderate, Area Affected : 10%							
	Location : Multiple Locations, 2nd And 3rd Floor Roof							
	Ponding, Extent : Severe, Area Affected : 30%							
	Location : 2nd And 3rd Floor Roof Area							
	Water Penetration, Extent : Severe, Area Affected : 30%							
	Location : Throughout 2nd And 3rd Floor Roof							
Modified Bitumen	10%			2035	* *	10	\$1,000	

**Interior**

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 291/LADDER CO. 140**  
**Asset # : 13177**

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	45%	0-2	\$62,700	LIFE	**	5	\$12,700	
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Apparatus								
Explanation : Steel Columns Shoring Up Apparatus Room Floor From Basement Repair/ Replacemnt Required								
Ceramic Tile	8%	0-2	\$1,000	2036	**	5	\$500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Kitchen								
Quarry Tile	5%			2040	**	5	\$1,000	
Terrazzo	4%	Now	\$24,900	LIFE	**	5	\$400	
Cracking/Crumbling, Extent : Moderate, Area Affected : 100%								
Location : Stair Landing								
Vinyl Tile	20%	Now	\$22,800	2037	**	3	\$1,000	
Broken/Missing Elements, Extent : Moderate, Area Affected : 100%								
Location : Throughout 2nd Floor								
Worn/Eroded, Extent : Severe, Area Affected : 75%								
Location : Throughout 2nd Floor								
Wood	18%	Now	\$79,600	2067	**	5	\$2,200	
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : 3rd Floor								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : 3rd Floor								
Explanation : Exposed Fibrous Substrate								
Interior Walls								
Ceramic Tile	30%	Now	\$5,700	2030	\$113,200	5	\$1,600	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Apparatus Room								
Explanation : Historic Tiles In Need Of Restoration, Cleaning								
Masonry: Brick	30%	Now	\$64,000	LIFE	**			
Diagonal Cracks, Extent : Moderate, Area Affected : 20%								
Location : Throughout Hose Tower								
Paint Peeling, Extent : Severe, Area Affected : 70%								
Location : Throughout Basement, Hose Tower								
Water Penetration, Extent : Moderate, Area Affected : 75%								
Location : Rear Cellar								
Plaster	40%	Now	\$10,500	LIFE	**	5	\$1,300	
Cracking/Crumbling, Extent : Severe, Area Affected : 30%								
Location : below Hose Tower								
Diagonal Cracks, Extent : Severe, Area Affected : 33%								
Location : East Wall								
Loose/Delam Surface, Extent : Severe, Area Affected : 70%								
Location : 2nd Floor Rear Wall								
Water Penetration, Extent : Severe, Area Affected : 25%								
Location : East Stair Wall All Floors, Kitchen, 2nd Floor Windows								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 291/LADDER CO. 140**  
**Asset # : 13177**

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									
	Ceilings								
	AcousTileSusp.Lay-In	45%	0-2	\$20,600	2040	**	5	\$2,400	
				Staining/Discoloring, Extent : Moderate, Area Affected : 5%					
				Location : Kitchen					
				Worn/Eroded, Extent : Moderate, Area Affected : 50%					
				Location : Kitchen					
	Exposed Concrete	25%	0-2	\$91,200	LIFE	**	5	\$400	
				Paint Peeling, Extent : Moderate, Area Affected : 75%					
				Location : Cellar					
				Other Observation, Extent : Severe, Area Affected : 100%					
				Location : Cellar					
				Explanation : Ceiling Is Temporarily Shored With Steel Columns To Support Truck Loads					
	Plaster	30%	Now	\$44,600	LIFE	**	5	\$2,000	
				Paint Peeling, Extent : Severe, Area Affected : 100%					
				Location : Hose Tower, 2nd Floor Locker Room And 2nd Floor Bathroom					
				Water Penetration, Extent : Moderate, Area Affected : 25%					
				Location : 2nd Floor Washer/ Dryer Area, 3rd Floor Gymnasium					
				Worn/Eroded, Extent : Severe, Area Affected : 60%					
				Location : Stair To 3rd Floor, Hose Tower And 2nd Floor Locker Room					
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2047	**			
Site Pavements									
	On-Site Walkways								
	Cast in Place Concrete	100%			2040	**			
	Parking/Driveway								
	Cast in Place Concrete	100%			2040	**			

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%			2037	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 200 Amperes							
	Raceway								
	Conduit	100%			2037	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2035	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2037	**	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 291/LADDER CO. 140**  
**Asset # : 13177**

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									
	Motor Controllers								
	Locally Mounted	100%			2032	**	5	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : 1st Floor					
				Explanation : Motor Controllers For 2 Overhead Doors					
Ground									
	Grounding Devices								
	Not Accessible	100%							
Lighting									
	Interior Lighting								
	Fluorescent	95%			2022	\$23,100	10	\$7,500	
				T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%					
				Location : Throughout					
	Incandescent	5%			2027	\$2,900	2		
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : 2nd Floor					
				Explanation : Incandescent Lamps In Use					
	Exterior Lighting								
	HID	100%			2027	\$33,800	10		
Alarm									
	Fire/Smoke Detection								
	No Component	95%							
	Generic, Analog	5%	Now	\$1,400	2027	\$4,600	1-3	\$200	
				Devices Missing, Extent : Severe, Area Affected : 30%					
				Location : 2nd Floor					
				Local/Battery Operated Detect, Extent : Light, Area Affected : 100%					
				Location : 2nd Floor					
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	20%			2047	**	1		
	Natural Gas	80%	Now	\$800	2057	**	1		
				Other Observation, Extent : Severe, Area Affected : 100%					
				Location : Cellar					
				Explanation : All Piping Extremely Corroded From Apparatus Floor Leak.					
	Conversion Equipment								
	Steam Boiler	100%	Now	\$54,300	2047	**	1	\$7,700	
				Corroded, Extent : Severe, Area Affected : 100%					
				Location : Basement					
				Damaged, Extent : Severe, Area Affected : 100%					
				Location : Cellar					

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 291/LADDER CO. 140**  
**Asset # : 13177**

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									
	Distribution								
	Central Plant Steam Piping/Pmp	100%	Now	\$71,000	2037	**	4	\$400	
		Corroded, Extent : Severe, Area Affected : 20% Location : Piping Around Boiler							
	Terminal Devices								
	Convactor/Radiator	100%			2032	**	1	\$2,800	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Window/Wall Unit	70%			2022	\$12,200	1		
	No Component	30%							
Ventilation									
	Exhaust Fans								
	Wall Unit	100%			2027	\$3,000	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2027	\$62,500	1		
	Water Heater								
	Gas Fired	100%			2026	\$5,100	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : One 75 Gallon Unit - Recent Install							
	Sanitary Piping								
	Cast Iron	50%			LIFE	**	1		
	Cast Iron	50%	0-2	\$30,700	LIFE	**	1		
		Corroded, Extent : Severe, Area Affected : 50% Location : Cellar							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2032	**	1		
		Other Observation, Extent : Light, Area Affected : 5% Location : Cellar Mechanical Room Explanation : Boiler Feed							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	5%			2025	\$1,400	1-3	\$200	
	No Component	95%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 292/RESCUE CO. 4  
**Address** : 64-18 QUEENS BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.292 / 13178 **Yr Built/Renovated** : 1914 / 1999  
**Area Sq Ft** : 7,657 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2325 **Lot** : 37 **BIN** : 4053652

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$69,800	
Interior Architecture		\$50,300
<b>Total</b>	<b>\$69,800</b>	<b>\$50,300</b>
Importance Code A	\$69,800	
Importance Code C		\$50,300
<b>Total</b>	<b>\$69,800</b>	<b>\$50,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,100	\$11,700		
Interior Architecture	\$17,800	\$1,100		\$100
Electrical	\$17,600	\$3,200		
Mechanical	\$9,000	\$1,000	\$1,100	\$1,000
<b>Total</b>	<b>\$77,600</b>	<b>\$17,100</b>	<b>\$1,100</b>	<b>\$1,100</b>
Importance Code A	\$36,400	\$12,500	\$800	\$800
Importance Code B	\$34,100	\$4,600	\$400	\$400
Importance Code C	\$7,100			
<b>Total</b>	<b>\$77,600</b>	<b>\$17,100</b>	<b>\$1,100</b>	<b>\$1,100</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 292/RESCUE CO. 4**  
**Asset # : 13178**

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									
Alum/Vinyl Siding	5%			2037	**	10	\$400		
Masonry: Brick	78%	Now	\$69,800	LIFE	**	5	\$22,200		
Diagonal Cracks, Extent : Moderate, Area Affected : 10%									
Location : Side Elevations									
Horizontal Cracks, Extent : Moderate, Area Affected : 15%									
Location : Throughout, Except Front Facade									
Paint Peeling, Extent : Moderate, Area Affected : 75%									
Location : Sides And Rear									
Masonry: Granite	2%			LIFE	**	5	\$400		
Masonry: Limestone	5%			LIFE	**	5	\$1,100		
Metal Sect. OHD	10%			2032	**	5	\$8,900		
Windows									
Aluminum	100%	Now	\$27,300	2052	**	5	\$1,600		
Ctrwt/Balnc Not Funct, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Weather Strip Missing, Extent : Severe, Area Affected : 20%									
Location : Seals/ Gaskets At Windows Broken									
Parapets									
Cast Stone/Terra Cotta	25%			LIFE	**	5	\$5,300		
Masonry: Brick	75%			LIFE	**	5	\$2,100		
Roof									
Modified Bitumen	80%			2032	**	10	\$7,300		
Roll Roofing	15%	Now	\$5,900	2029	\$5,900	5	\$1,100		
Split/Cracked, Extent : Severe, Area Affected : 20%									
Location : Leaks Evident To 3rd Floor									
Skylight, Metal/Glass	5%			2047	**	10	\$1,500		
Interior									
Floors									
Cast in Place Concrete	80%			LIFE	**	5	\$22,200		
Ceramic Tile	10%			2030	\$25,700	5	\$1,300		
Quarry Tile	5%			2032	**	5	\$1,000		
Vinyl Tile	5%			2027	\$5,600	3	\$300		
Interior Walls									
Ceramic Tile	10%			2030	\$50,300	5	\$1,700		
Gypsum Board	30%			LIFE	**	5	\$3,100		
Masonry: Brick	20%	Now	\$7,100	LIFE	**				
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : Basement At Front And East Wall									
SGFT/Glazed Masonry	40%			LIFE	**				

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 292/RESCUE CO. 4**  
**Asset # : 13178**

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									
Ceilings									
AcousTileSusp.Lay-In	10%			2032	**	5	\$1,300		
Exposed Concrete	25%	Now	\$10,700	LIFE	**	5	\$500		
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%									
Location : Basement									
Exposed Reinforcement, Extent : Severe, Area Affected : 5%									
Location : Basement									
Gypsum Board	10%			LIFE	**	5	\$1,600		
Plaster	55%			LIFE	**	5	\$4,400		
Site Enclosure									
Fence/Gates									
Chain Link	100%			2037	**				
Site Pavements									
Parking/Driveway									
Cast in Place Concrete	100%			2040	**				
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%	2-4	\$2,500	2037	**	5			
Enclosure Corroded, Extent : Severe, Area Affected : 50%									
Location : Basement									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement Front									
Explanation : 200 Amp									
Raceway									
Conduit	100%			2037	**	1			
Panelboards									
Molded Case Bkrs	100%			2035	**	5	\$200		
Wiring									
Thermoplastic	100%			2037	**	1			
Motor Controllers									
Locally Mounted	100%			2032	**	5	\$100		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement Boiler Room And 1st Floor									
Explanation : Controls For Heating System And 2 Overhead Doors									
Ground									
Grounding Devices									
Generic	100%			LIFE	**	5	\$100		
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 292/RESCUE CO. 4**  
**Asset # : 13178**

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	45%			2032	* *	10	\$3,200	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
	Incandescent	5%			2027	\$2,600	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor Television Room							
		Explanation : Incandescent Lamps Observed							
	LED	50%			2032	* *			
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : 3rd Floor And Gymnasium							
Egress Lighting									
	Exit, Service	50%			2027	\$400	1		
	No Component	50%							
Exterior Lighting									
	HID	100%	4+	\$15,100	2027	\$30,100			
		Sensor/Timer Malfunction, Extent : Moderate, Area Affected : 100%							
		Location : Exterior							
Alarm									
	Fire/Smoke Detection								
	No Component	95%							
	Generic, Analog	5%			2027	\$4,100	1-3	\$200	
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
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%			2047	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2040	* *	1	\$7,600	
	Distribution								
	Central Plant Steam	100%			2053	* *	4	\$600	
	Piping/Pmp								
		Recent Replace Evident, Extent : Light, Area Affected : 60%							
		Location : Throughout							
	Terminal Devices								
	Convactor/Radiator	100%			2040	* *	1	\$2,500	
Air Conditioning									
	Energy Source								
	Electricity	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 292/RESCUE CO. 4**  
**Asset # : 13178**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	30%			2035	* *			
		Recent Installation, Extent : Light, Area Affected : 20%							
		Location : 3rd Floor							
	Window/Wall Unit	50%			2021	\$7,800	1		
	No Component	20%							
Ventilation									
	Exhaust Fans								
	Wall Unit	20%			2027	\$500	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Wall Fan For Apparatus Floor							
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
		No Water Meter, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Water Heater								
	Gas Fired	100%			2025	\$4,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2027	\$1,100	4	\$200	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2035	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 293  
**Address** : 89-40 87th STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.293 / 13179 **Yr Built/Renovated** : 1915 / 2006  
**Area Sq Ft** : 4,225 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 8968 **Lot** : 25 **BIN** : 4185536

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$168,000	\$92,300
Electrical		\$40,200
<b>Total</b>	<b>\$168,000</b>	<b>\$132,500</b>
Importance Code A	\$168,000	\$92,300
Importance Code B		\$40,200
<b>Total</b>	<b>\$168,000</b>	<b>\$132,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$59,600	\$7,600		
Interior Architecture	\$80,400			\$300
Electrical	\$11,400	\$22,400		
Mechanical	\$6,500	\$6,300	\$600	\$500
Site Enclosure				
<b>Total</b>	<b>\$158,000</b>	<b>\$36,400</b>	<b>\$600</b>	<b>\$900</b>
Importance Code A	\$65,100	\$8,100	\$400	\$400
Importance Code B	\$68,200	\$28,300	\$200	\$500
Importance Code C	\$24,600			
<b>Total</b>	<b>\$158,000</b>	<b>\$36,400</b>	<b>\$600</b>	<b>\$900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 293**  
**Asset # : 13179**

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	70%	Now	\$131,100	LIFE	* *	5	\$13,900	
		Horizontal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : West Facade							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 35%							
		Location : Throughout							
		Misaligned/Bulging, Extent : Moderate, Area Affected : 10%							
		Location : North Facade							
		Vegetation Growth, Extent : Severe, Area Affected : 30%							
		Location : West And South Facades							
		Water Penetration, Extent : Severe, Area Affected : 20%							
		Location : North And East Facades							
		Other Observation, Extent : Moderate, Area Affected : 65%							
		Location : East And North Facades							
		Explanation : Safety Net Installed							
	Masonry: Limestone	10%	Now	\$22,600	LIFE	* *	5	\$1,500	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
		Location : East Facade							
	Metal Panel	5%	Now	\$2,200	2037	* *	5	\$1,900	1
		Deformed/Dented, Extent : Severe, Area Affected : 10%							
		Location : Hose Tower							
		Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
		Location : Hose Tower							
		Seams Open/Split, Extent : Severe, Area Affected : 20%							
		Location : Hose Tower							
	Wood Overhead Doors	15%			2032	* *	5	\$14,900	
Windows									
	Aluminum	100%			2035	* *	5	\$1,100	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 293**  
**Asset # : 13179**

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	5%	Now	\$1,300	LIFE	**	5	\$800	
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%							
		Location : Coping							
		Open Joints, Extent : Severe, Area Affected : 70%							
		Location : Coping							
	Masonry: Brick	25%	Now	\$6,100	LIFE	**	5	\$500	
		Loose/Delam Surface, Extent : Severe, Area Affected : 50%							
		Location : Interior Face							
		Misaligned/Bulging, Extent : Moderate, Area Affected : 25%							
		Location : Interior Face							
		Worn/Eroded, Extent : Severe, Area Affected : 25%							
		Location : Interior Face							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Interior Face							
		Explanation : Stucco On Brick, Stucco Has Completely Peeled Away From Brick							
	Masonry: Brick	60%	Now	\$21,900	LIFE	**	5	\$1,200	1
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Vegetation Growth, Extent : Severe, Area Affected : 50%							
		Location : West And South Facades							
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Other Observation, Extent : Moderate, Area Affected : 75%							
		Location : North And East Facades							
		Explanation : Safety Net Installed							
	Masonry: Limestone	5%	4+	\$5,500	LIFE	**	5	\$100	
		Broken/Missing Elements, Extent : Light, Area Affected : 20%							
		Location : Main Roof							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%							
		Location : Mian Roof							
		Worn/Eroded, Extent : Moderate, Area Affected : 60%							
		Location : Main Roof							
	Metal Panel	5%			2047	**	5	\$400	
Roof									
	Modified Bitumen	100%	Now	\$36,900	2027	\$92,300			1
		Alligatoring, Extent : Severe, Area Affected : 30%							
		Location : Lower Roof							
		Miss/Damaged Flashings, Extent : Severe, Area Affected : 50%							
		Location : Various Locations Along Parapet							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 293**  
**Asset # : 13179**

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	50%	Now	\$34,300	LIFE	**	5	\$6,900	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Apparatus Room								
	Other Observation, Extent : Moderate, Area Affected : 50%								
	Location : Basement								
	Explanation : Apparatus Room Floor Is Shored Up By Several Steel I Beams And Lally Columns								
	Ceramic Tile	5%			2036	**	5	\$300	
	Quarry Tile	5%			2040	**	5	\$500	
	Vinyl Tile	40%	4+	\$400	2027	\$22,400	3	\$900	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : 2nd Floor Locker Area								
Interior Walls									
	Ceramic Tile	30%			2036	**	5	\$3,300	
	Masonry: Brick	25%	Now	\$22,100	LIFE	**			
	Spalling, Extent : Severe, Area Affected : 20%								
	Location : Basement								
	Water Penetration, Extent : Severe, Area Affected : 20%								
	Location : Basement								
	Plaster	35%			LIFE	**	5	\$1,100	
	Plaster	10%	Now	\$900	LIFE	**	5	\$300	
	Cracking/Crumbling, Extent : Severe, Area Affected : 20%								
	Location : Second Floor Locker Room And Office								
	Water Penetration, Extent : Severe, Area Affected : 20%								
	Location : Second Floor Locker Room And Office								
Ceilings									
	AcousTileSusp.Lay-In	10%	Now	\$500	2032	**	5	\$300	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Kitchen								
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%								
	Location : Kitchen								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor Bathroom And Kitchen								
	Embossed Metal	60%	Now	\$20,400	LIFE	**	5	\$1,700	
	Bent/Warped Elements, Extent : Moderate, Area Affected : 20%								
	Location : Apparatus Floor And Second Floor								
	Deformed/Dented, Extent : Moderate, Area Affected : 25%								
	Location : Apparatus Floor And Second Floor								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor Office Over Windows								
	Exposed Concrete	30%			LIFE	**	5	\$300	
Site Enclosure									
	Fence/Gates								
	Chain Link	60%			2047	**			
	Wood	40%			2025	\$7,500			

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 293**  
**Asset # : 13179**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete 100%

2040

\* \*

## Parking/Driveway

Cast in Place Concrete 100%

2032

\* \*

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

Molded Case Bkrs

100% 0-2

\$5,000

2057

\* \*

5

\$100

*Suspect Water Damage, Extent : Moderate, Area Affected : 100%**Location : Basement**Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Main Service Switch Rated At 400 Amperes*

## Raceway

Conduit

90%

2027

\$29,400

1

Conduit

10%

2037

\* \*

1

## Panelboards

Molded Case Bkrs

100%

2026

\$40,200

5

\$100

## Wiring

Thermoplastic

50%

2027

\$14,500

1

Thermoplastic

50%

2037

\* \*

1

## Motor Controllers

Locally Mounted

100%

2025

\$15,000

5

## Ground

## Grounding Devices

Generic

100% 0-2

\$1,000

LIFE

\* \*

5

\$100

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement**Explanation : Ground Wire Connection To Water Pipe Is Corroded.*

## 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 293**  
**Asset # : 13179**

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	75%			2022	\$9,000	10	\$2,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-12 Lamps							
	Fluorescent	5%			2022	\$600	10	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : T-8 Lamps							
	Fluorescent	15%	Now	\$1,800	2037	* *			
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : First And Second Floor							
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : First And Second Floor							
	Incandescent	5%			2022	\$1,400	2		
Exterior Lighting									
	Fluorescent	20%	Now	\$2,800	2037	* *			
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Back Patio							
	HID	50%			2022	\$8,300	10		
	HID	30%			2027	\$5,000	10		
Alarm									
	Fire/Smoke Detection								
	No Component	95%							
	Generic, Digital	5%	Now	\$700	2032	* *	1-3	\$100	
		Devices Missing, Extent : Moderate, Area Affected : 100%							
		Location : Throughout Building							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							

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%	0-2	\$100	2047	* *	1		
		Corroded, Extent : Moderate, Area Affected : 40%							
		Location : Basement							
	Conversion Equipment								
	Steam Boiler	100%			2040	* *	1	\$4,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 293**  
**Asset # : 13179**

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									
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2037	**	4	\$300	
				Other Observation, Extent : Moderate, Area Affected : 100%					
				Location : Basement					
				Explanation : No Insulation And No Dielectric Fittings					
	Terminal Devices								
	Convactor/Radiator	90%			2032	**	1	\$1,200	
	Unit Heater - Steam	10%			2022	\$1,500	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2022	\$4,300	1		
	No Component	50%							
Ventilation									
	Exhaust Fans								
	Interior	10%	Now	\$1,500	2037	**	2		
				Broken, Extent : Moderate, Area Affected : 100%					
				Location : Bathrooms					
	Roof	10%	Now	\$700	2037	**	2		
				Broken, Extent : Moderate, Area Affected : 100%					
				Location : Kitchen Hood					
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	90%			2037	**	1		
				Antiquated, Extent : Moderate, Area Affected : 100%					
				Location : Water Service From Street					
	Brass/Copper	10%	Now	\$1,500	2037	**	1		
				Not in Service, Extent : Moderate, Area Affected : 50%					
				Location : Womens Bathroom					
	Water Heater								
	Gas Fired	100%			2025	\$2,500	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : (1) 75 Gallon Unit					
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%	0-2	\$1,700	LIFE	**	1		
				Corroded, Extent : Moderate, Area Affected : 50%					
				Location : Basement					

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 293**  
**Asset # : 13179**

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									
	Sump Pump(s)								
	Non-Submersible	100%	Now	\$400	2037	* *	4	\$100	
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Other Observation, Extent : Severe, Area Affected : 10%							
		Location : Basement							
		Explanation : Flooding Condition							
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Light, Area Affected : 100%							
		Location : Bathrooms							

*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.*

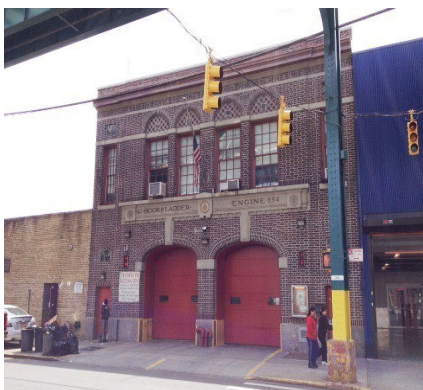
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 294/LADDER CO. 143  
**Address** : 101-02 JAMAICA AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.294 / 13180 **Yr Built/Renovated** : 1913 / 1999  
**Area Sq Ft** : 6,979 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 9286 **Lot** : 6 **BIN** : 4194106

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$42,600	
Interior Architecture	\$171,800	\$37,000
<b>Total</b>	<b>\$214,400</b>	<b>\$37,000</b>
Importance Code A	\$42,600	
Importance Code B	\$126,100	\$37,000
Importance Code C	\$45,700	
<b>Total</b>	<b>\$214,400</b>	<b>\$37,000</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$49,500	\$4,100		
Interior Architecture	\$64,400			\$500
Electrical	\$19,900	\$6,900		\$100
Mechanical	\$13,300	\$15,200	\$1,300	\$1,000
<b>Total</b>	<b>\$147,100</b>	<b>\$26,200</b>	<b>\$1,400</b>	<b>\$1,500</b>
Importance Code A	\$52,700	\$4,800	\$700	\$700
Importance Code B	\$67,800	\$21,400	\$700	\$800
Importance Code C	\$26,500			
<b>Total</b>	<b>\$147,100</b>	<b>\$26,200</b>	<b>\$1,400</b>	<b>\$1,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 294/LADDER CO. 143**  
**Asset # : 13180**

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	35%	2-4	\$29,200	LIFE	**	5	\$9,300	
Spalling, Extent : Moderate, Area Affected : 2%									
Location : East Side Yard									
	Masonry: Brick	45%			LIFE	**	5	\$11,900	
	Masonry: Granite	5%			LIFE	**	5	\$1,000	
	Masonry: Limestone	5%			LIFE	**	5	\$1,000	
	Metal Sect. OHD	10%			2032	**	5	\$8,300	
Windows									
	Aluminum	85%	0-2	\$15,700	2035	**	5	\$900	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Crwt/Balnc Not Funct, Extent : Severe, Area Affected : 25%									
Location : Throughout									
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%									
Location : East Elevation									
Other Observation, Extent : Light, Area Affected : 15%									
Location : Throughout									
Explanation : Missing And/ Or Broken Insect Screens									
	Wood	15%	Now	\$1,900	2052	**	5	\$1,600	
Crwt/Balnc Not Funct, Extent : Severe, Area Affected : 100%									
Location : 2nd Floor North									
Parapets									
	Cast Stone/Terra Cotta	15%			LIFE	**	5	\$3,100	
	Masonry: Brick	85%	2-4	\$2,800	LIFE	**	5	\$2,300	
Spalling, Extent : Moderate, Area Affected : 5%									
Location : Parapet Near Roof Hatch									
Roof									
	Built-Up (BUR)	100%	0-2	\$42,600	2032	**			
Blisters, Extent : Light, Area Affected : 10%									
Location : Throughout									
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : Pitch Pockets At Roof Failed									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 294/LADDER CO. 143**  
**Asset # : 13180**

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	43%	Now	\$29,200	LIFE	**	5	\$9,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
	Location : Throughout Cellar								
	Ponding, Extent : Severe, Area Affected : 40%								
	Location : Throughout Cellar								
	Uneven Substrate, Extent : Severe, Area Affected : 75%								
	Location : Cellar								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : Apparatus Floor Temporarily Supported With Columns To Support Trucks, Permanent Repair Is Required								
	Ceramic Tile	10%	0-2	\$1,100	2030	\$21,100	5	\$500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Kitchen And Marble Saddle To Kitchen								
	Quarry Tile	5%			2040	**	5	\$800	
	Vinyl Tile	40%	2-4	\$3,700	2027	\$37,000	3	\$1,600	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor At Multiple Locations								
	Worn/Eroded, Extent : Moderate, Area Affected : 15%								
	Location : 2nd Floor								
	Wood	2%	Now	\$400	2067	**	5	\$200	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Stair Treads To Basement Are Wood								
	Explanation : Replace With Non-slip Steel Per Original								
Interior Walls									
	Ceramic Tile	35%			2036	**	5	\$7,900	
	Masonry: Brick	25%	0-2	\$45,700	LIFE	**			
	Worn/Eroded, Extent : Moderate, Area Affected : 40%								
	Location : Cellar Street Front								
	Plaster	40%	Now	\$22,600	LIFE	**	5	\$2,700	
	Horizontal Cracks, Extent : Moderate, Area Affected : 10%								
	Location : Several Locations On The 2nd Floor								
	Paint Peeling, Extent : Moderate, Area Affected : 25%								
	Location : Cellar Stairs								
	Water Penetration, Extent : Severe, Area Affected : 25%								
	Location : 2nd Floor Gymnasium, Locker Room, Office And 2nd Floor Stairs								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 294/LADDER CO. 143**  
**Asset # : 13180**

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

## Ceilings

AcousTileSusp.Lay-In 40% 0-2 \$3,500 2040 \* \* 5 \$2,100

*Worn/Eroded, Extent : Moderate, Area Affected : 75%*

*Location : Kitchen*

Exposed Concrete 60% 0-2 \$126,100 LIFE \* \* 5 \$1,000

*Loose/Delam Surface, Extent : Moderate, Area Affected : 25%*

*Location : Throughout Cellar*

*Other Observation, Extent : Severe, Area Affected : 100%*

*Location : Cellar Below Apparatus Floor*

*Explanation : Temporarily Shored By Steel Columns For Support, Future Repair/*

*Replacement Is Required*

## Site Pavements

## Parking/Driveway

Cast in Place Concrete 100% 2040 \* \*

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

Molded Case Bkrs 100% 4+ \$2,500 2037 \* \* 5 \$100

*Enclosure Corroded, Extent : Moderate, Area Affected : 100%*

*Location : Basement*

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

*Location : Basement*

*Explanation : Rating Not Visible*

## Raceway

Conduit 100% 2027 \$32,700 1

## Panelboards

Molded Case Bkrs 100% 4+ \$4,000 2035 \* \* 5 \$100

*Enclosure Corroded, Extent : Moderate, Area Affected : 100%*

*Location : Basement And 1st Floor*

## Wiring

Braided Cloth 20% 4+ \$5,800 2052 \* \* 1

*Insulation Aged, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

Thermoplastic 80% 2037 \* \* 1

## Motor Controllers

Locally Mounted 100% 2032 \* \* 5

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

*Location : 1st Floor*

*Explanation : Motor Controllers For 2 Overhead Doors*

## Ground

## Grounding Devices

Not Accessible 100%

## 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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 294/LADDER CO. 143**  
**Asset # : 13180**

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	90%			2027	\$17,800	10	\$5,800	
		Motion Sensors in Use, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Incandescent	10%			2022	\$4,700	2		
Egress Lighting									
	Emergency, Service	30%			2027	\$1,100	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : Service Type Emergency Light Observed							
	Exit, Service	40%	Now	\$200	2027	\$300	1		
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : 1st Floor							
	No Component	30%							
Exterior Lighting									
	HID	100%	4+	\$5,500	2027	\$27,500			
		Outdr Lights On During Daytime, Extent : Moderate, Area Affected : 20%							
		Location : Red Lights On Front Facade							
Alarm									
	Security System								
	No Component	90%							
	Generic	10%			2022	\$2,200	1	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Front Facade							
		Explanation : Camera Observed							
Fire/Smoke Detection									
	No Component	95%							
	Generic, Analog	5%	Now	\$1,900	2027	\$3,800	1-3	\$200	
		Devices Missing, Extent : Severe, Area Affected : 50%							
		Location : Basement							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 65%							
		Location : Basement And 2nd Floor							

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	40%			2053	* *	1		
	Natural Gas	60%	0-2	\$500	2057	* *	1		
		Corroded, Extent : Severe, Area Affected : 100%							
		Location : Cellar Mechanical Room							
	Conversion Equipment								
	Steam Boiler	100%			2040	* *	1	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 294/LADDER CO. 143**  
**Asset # : 13180**

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									
Distribution									
	Central Plant Steam Piping/Pmp	90%			2047	**	4	\$300	
	Central Plant Steam Piping/Pmp	10%	0-2	\$11,500	2057	**	4		
Corroded, Extent : Severe, Area Affected : 100%									
Location : Cellar Mechanical Room									
Terminal Devices									
	Convactor/Radiator	95%			2040	**	1	\$2,100	
	Unit Heater - Steam	5%			2032	**	4		
Other Observation, Extent : Light, Area Affected : 5%									
Location : Apparatus Floor									
Explanation : 1 Unit Heater									
Air Conditioning									
Energy Source									
	Electricity	100%			2043	**	1		
Conversion Equipment									
	Window/Wall Unit	100%			2022	\$14,200	1		
Ventilation									
Distribution									
	Ductwork/Diffusers	40%			LIFE	**	2-5	\$1,600	
	No Component	60%							
Exhaust Fans									
	Interior	60%			2027	\$14,500	2	\$100	
	Roof	40%			2032	**	2	\$100	
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2047	**	1		
Water Heater									
	Gas Fired	100%			2025	\$4,200	2	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Cellar Mechanical Room									
Explanation : Two 75 Gallon Heaters									
Sanitary Piping									
	Cast Iron	90%			LIFE	**	1		
	Cast Iron	10%			LIFE	**	1		
Recent Replace Evident, Extent : Light, Area Affected : 40%									
Location : Cellar									
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Other Observation, Extent : Moderate, Area Affected : 40%									
Location : Apparatus Floor									
Explanation : Firefighters Reported Periodic Stoppage Of Floor Drains									
Sump Pump(s)									
	Submersible	100%			2021	\$200	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 294/LADDER CO. 143**  
**Asset # : 13180**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Backflow Preventer							
	No Component	95%						
	Generic	5%		2032	* *	1		
Fixtures								
	Generic	100%						
Fire Suppression								
	Chemical System							
	Wet	5%		2025	\$1,400	1-3	\$200	
	No Component	95%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 295/LADDER CO. 144  
**Address** : 12-49 149th STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.295 / 13181 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 7,626 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 11-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 4505 **Lot** : 7 **BIN** : 4102462

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$188,200	\$102,600
Interior Architecture	\$200,700	
Electrical		\$59,000
<b>Total</b>	<b>\$388,900</b>	<b>\$161,600</b>
Importance Code A	\$188,200	\$102,600
Importance Code B	\$64,400	\$59,000
Importance Code C	\$136,300	
<b>Total</b>	<b>\$388,900</b>	<b>\$161,600</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$24,100	\$12,800	\$5,300	
Interior Architecture	\$72,000		\$4,000	\$600
Electrical	\$9,900			\$6,100
Mechanical	\$2,200	\$9,400	\$1,500	\$1,900
Site Enclosure	\$6,900			
Site Pavements	\$15,000			
<b>Total</b>	<b>\$130,100</b>	<b>\$22,200</b>	<b>\$10,900</b>	<b>\$8,600</b>
Importance Code A	\$24,800	\$13,500	\$6,000	\$800
Importance Code B	\$75,000	\$8,700	\$1,100	\$7,800
Importance Code C	\$30,200		\$3,700	
<b>Total</b>	<b>\$130,100</b>	<b>\$22,200</b>	<b>\$10,900</b>	<b>\$8,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 295/LADDER CO. 144**  
**Asset # : 13181**

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									
	Copper/Terne	3%	Now	\$6,800	2064	* *			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : At Cornice							
	Masonry: Brick	70%	Now	\$67,300	LIFE	* *	5	\$21,400	1
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Rear Facade							
		Horizontal Cracks, Extent : Light, Area Affected : 5%							
		Location : 3rd Floor Rear Wall							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%							
		Location : Throughout							
		Paint Peeling, Extent : Moderate, Area Affected : 10%							
		Location : Left, Right And Rear Facades							
		Vertical Cracks, Extent : Severe, Area Affected : 20%							
		Location : 3rd Floor Rear Wall And Side Elevations Near Corners							
	Masonry: Granite	5%	4+	\$9,400	LIFE	* *	5	\$1,100	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 2%							
		Location : Front Facade. Left Side							
	Masonry: Limestone	10%			LIFE	* *	5	\$2,300	
	Wood Overhead Doors	12%	Now	\$120,900	2049	* *	5	\$9,200	
		Worn/Eroded, Extent : Severe, Area Affected : 100%							
		Location : Front Apparatus Bay Doors							
Windows									
	Aluminum	95%			2051	* *	5	\$2,800	
	Aluminum	5%	0-2	\$6,400	2054	* *	5	\$100	
		Corrosion/Rusting, Extent : Moderate, Area Affected : 100%							
		Location : Steel Lintels At Rear 3rd Floor							
Parapets									
	Cast Stone/Terra Cotta	15%			LIFE	* *	5	\$3,000	
	Copper/Terne	85%			2073	* *	5	\$10,600	
Roof									
	Modified Bitumen	73%			2029	\$102,600	10	\$7,300	
	Roll Roofing	25%			2022	\$10,700	5	\$4,100	
	Skylight, Metal/Glass	2%			2039	* *	10	\$700	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 295/LADDER CO. 144**  
**Asset # : 13181**

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	50%	4+	\$27,800	LIFE	**	5	\$14,000	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Apparatus Room Floor								
Other Observation, Extent : Severe, Area Affected : 40%								
Location : Basement								
Explanation : Temporary Steel Beams And Columns Shoring Up Apparatus Room Floor From Basement								
Ceramic Tile	5%			2038	**	5	\$600	
Marble Panels	2%	4+	\$1,000	LIFE	**	5	\$200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%								
Location : Stairs								
Quarry Tile	5%	4+	\$1,000	2042	**	5	\$500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%								
Location : Kitchen Area								
Steel Plate	2%	Now	\$7,300	LIFE	**	1		
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Stair To Basement, Several Loose Treads								
Corrosion/Rusting, Extent : Severe, Area Affected : 25%								
Location : Stair To Basement								
Vinyl Tile	36%	Now	\$12,300	2037	**	3	\$1,700	
Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
Location : 2nd Floor								
Other Observation, Extent : Light, Area Affected : 75%								
Location : 2nd Floor								
Explanation : 9 X 9 Tiles								
Interior Walls								
Cast in Place Concrete	25%	Now	\$136,300	LIFE	**			
Spalling, Extent : Severe, Area Affected : 40%								
Location : Basement								
Vertical Cracks, Extent : Moderate, Area Affected : 10%								
Location : Basement								
Ceramic Tile	45%			2038	**	5	\$7,400	
Plaster	30%	Now	\$8,300	LIFE	**	5	\$1,500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Basement Stairs								
Deteriorated Finish, Extent : Severe, Area Affected : 50%								
Location : Basement Stairs, Locker Room And Lounge On 3rd Floor								
Paint Peeling, Extent : Moderate, Area Affected : 50%								
Location : Basement Stairs								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 295/LADDER CO. 144**  
**Asset # : 13181**

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								
Ceilings								
AcousTileSusp.Lay-In	10%	Now	\$2,200	2046	* *	5	\$600	
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%							
	Location : 2nd Floor Dormitory							
	Water Penetration, Extent : Severe, Area Affected : 10%							
	Location : Dormitory							
Exposed Concrete	15%	Now	\$64,400	LIFE	* *	5	\$300	
	Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
	Location : Basement							
	Exposed Reinforcement, Extent : Severe, Area Affected : 10%							
	Location : Basement							
	Other Observation, Extent : Severe, Area Affected : 20%							
	Location : Basement							
	Explanation : Lolly Columns Are Rusting							
Gypsum Board	5%			LIFE	* *	5	\$800	
Plaster	70%	Now	\$12,300	LIFE	* *	5	\$5,600	
	Cracking/Crumbling, Extent : Severe, Area Affected : 10%							
	Location : Locker Room, Bunker Room And At Window Perimeters							
	Water Penetration, Extent : Severe, Area Affected : 10%							
	Location : 2nd Floor And Roof Hatch							
Site Enclosure								
Fence/Gates								
Chain Link	50%	0-2	\$6,900	2055	* *			
	Broken/Missing Elements, Extent : Severe, Area Affected : 20%							
	Location : Right Side Of Property							
	Corrosion/Rusting, Extent : Moderate, Area Affected : 100%							
	Location : Right Side Of Property							
Chain Link	50%			2055	* *			
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	100%	0-2	\$12,600	2042	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Right Side							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 20%							
	Location : Right Side							
Parking/Driveway								
Cast in Place Concrete	100%	2-4	\$2,400	2042	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
	Location : Left Side Driveway							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 295/LADDER CO. 144**  
**Asset # : 13181**

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%			2029	\$5,000	5		
				Enclosure Corroded, Extent : Light, Area Affected : 20%					
				Location : Basement					
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : Main Service Switch Rated At 200 Amperes.					
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
				Enclosure Corroded, Extent : Light, Area Affected : 50%					
				Location : Basement					
	Raceway								
	Conduit	25%			2029	\$8,200	1		
	Conduit	75%			2039	* *	1		
	Panelboards								
	Molded Case Bkrs	35%			2037	* *	5	\$100	
	Molded Case Bkrs	45%			2045	* *	5	\$100	
	Molded Case Bkrs	20%			2028	\$8,000	5		
				Enclosure Corroded, Extent : Light, Area Affected : 20%					
				Location : Basement					
	Wiring								
	Thermoplastic	100%			2039	* *	1		
Ground									
	Grounding Devices								
	Generic	100%	0-2	\$9,900	LIFE	* *	5	\$100	
				Corroded, Extent : Moderate, Area Affected : 100%					
				Location : Basement					
Lighting									
	Interior Lighting								
	LED	100%			2037	* *			
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Throughout The Building					
				Explanation : LED Lights					
	Exterior Lighting								
	HID	20%			2024	\$6,000	10		
	LED	10%			2037	* *			
	No Component	70%							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$7,600	

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 295/LADDER CO. 144**  
**Asset # : 13181**

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									
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2039	**	4	\$400	
	Terminal Devices								
	Convactor/Radiator	100%			2034	**	1	\$2,500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2022	\$7,800	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	5%			LIFE	**	2-5	\$200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : 1st Floor						
			Explanation : Kitchen Exhaust						
	No Component	95%							
	Exhaust Fans								
	Roof	5%			2029	\$600	2		
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Roof						
			Explanation : Kitchen Exhaust						
	Wall Unit	10%			2024	\$300	2		
	No Component	85%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	10%			2049	**	1		
	Galvanized Steel	90%	Now	\$600	2034	**	1		
			Corroded, Extent : Severe, Area Affected : 10%						
			Location : Some Equipment Around Meter						
	Water Heater								
	Gas Fired	100%			2027	\$4,500	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 2 Units / 74 Gallons						
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$300	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 295/LADDER CO. 144**  
**Asset # : 13181**

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									
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2037	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 297/LADDER CO. 130  
**Address** : 119-11 14th ROAD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.297 / 13183 **Yr Built/Renovated** : 1931 / 2012  
**Area Sq Ft** : 5,676 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 11-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 4054 **Lot** : 17 **BIN** : 4098032

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$97,500	\$119,700
Electrical		\$50,900
<b>Total</b>	<b>\$97,500</b>	<b>\$170,700</b>
Importance Code A	\$97,500	\$119,700
Importance Code B		\$50,900
<b>Total</b>	<b>\$97,500</b>	<b>\$170,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$1,000			\$4,700
Interior Architecture	\$38,500	\$2,300	\$200	
Electrical	\$8,000	\$100		\$7,500
Mechanical	\$800	\$1,000	\$900	\$6,500
Site Enclosure	\$1,000			
Site Pavements	\$4,700			
<b>Total</b>	<b>\$54,000</b>	<b>\$3,400</b>	<b>\$1,100</b>	<b>\$18,700</b>
Importance Code A	\$1,500	\$600	\$600	\$5,200
Importance Code B	\$48,700	\$1,000	\$600	\$13,400
Importance Code C	\$3,800	\$1,800		
<b>Total</b>	<b>\$54,000</b>	<b>\$3,400</b>	<b>\$1,100</b>	<b>\$18,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 297/LADDER CO. 130**  
**Asset # : 13183**

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	83%	Now	\$97,500	LIFE	**	5	\$15,500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Chimney								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Masonry: Granite	2%			LIFE	**	5	\$300	
	Masonry: Limestone	5%			LIFE	**	5	\$700	
	Wood Overhead Doors	10%			2034	**	5	\$9,300	
Windows									
	Aluminum	100%			2051	**	5	\$1,900	
Parapets									
	Masonry: Brick	85%			LIFE	**	5	\$2,300	
	Masonry: Limestone	10%			LIFE	**	5	\$300	
	Slate	5%			LIFE	**	5	\$100	
Roof									
	Modified Bitumen	100%			2029	\$119,700	10	\$8,500	
Interior									
Floors									
	Cast in Place Concrete	50%	0-2	\$14,900	LIFE	**	5	\$10,000	
	Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
	Location : Apparatus Floor								
	Deflection Evident, Extent : Light, Area Affected : 10%								
	Location : Apparatus Floor								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : Basement								
	Other Observation, Extent : Severe, Area Affected : 70%								
	Location : Basement								
	Explanation : Steel Beams And Columns Shoring Up Apparatus Room Floor From Basement Below								
	Ceramic Tile	5%			2038	**	5	\$500	
	Vinyl Tile	45%			2034	**	3	\$1,500	
	Worn/Eroded, Extent : Severe, Area Affected : 35%								
	Location : Second Floor Throughout And Kitchen								
Interior Walls									
	Cast in Place Concrete	20%			LIFE	**			
	Ceramic Tile	30%			2032	**	5	\$3,600	
	Plaster	50%			LIFE	**	5	\$1,800	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 297/LADDER CO. 130**  
**Asset # : 13183**

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								
Ceilings								
AcousTileSusp.Lay-In	4%			2046	* *	5	\$400	
AcousTileSusp.Lay-In	4%	Now	\$3,100	2049	* *	5	\$200	
	Broken/Missing Elements, Extent : Severe, Area Affected : 100%							
	Location : Offices							
Exposed Concrete	22%	Now	\$20,300	LIFE	* *	5	\$300	
	Cracking/Crumbling, Extent : Severe, Area Affected : 10%							
	Location : Basement							
	Exposed Reinforcement, Extent : Severe, Area Affected : 20%							
	Location : Basement							
	Water Penetration, Extent : Severe, Area Affected : 10%							
	Location : Basement							
Plaster	70%			LIFE	* *	5	\$4,000	
Site Enclosure								
Fence/Gates								
Chain Link	100%			2039	* *			
Retaining Walls								
Cast in Place Concrete	100%	Now	\$1,000	2073	* *			
	Cracking/Crumbling, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Loose/Delam Surface, Extent : Severe, Area Affected : 20%							
	Location : Throughout							
	Misaligned/Bulging, Extent : Severe, Area Affected : 30%							
	Location : Throughout							
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%	4+	\$900	2042	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : 14th Road							
On-Site Walkways								
Cast in Place Concrete	100%			2034	* *			
Parking/Driveway								
Cast in Place Concrete	100%	Now	\$3,800	2046	* *			
	Cracking/Crumbling, Extent : Severe, Area Affected : 10%							
	Location : Driveway							
	Tripping Hazard, Extent : Severe, Area Affected : 70%							
	Location : Driveway In Front Of Doors							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 297/LADDER CO. 130**  
**Asset # : 13183**

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%			2039	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Disconnect Switch Rated At 200 Amperes.							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2029	\$50,900	5		
	Raceway								
	Conduit	50%			2039	* *	1		
	Conduit	50%			2029	\$16,300	1		
	Panelboards								
	Molded Case Bkrs	80%			2037	* *	5	\$100	
	Molded Case Bkrs	20%	2-4	\$8,000	2054	* *	5		
		Enclosure Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Wiring								
	Thermoplastic	100%			2039	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	20%			2029	\$3,200	10	\$1,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
	Fluorescent	35%			2024	\$5,600	10	\$1,800	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement							
	LED	45%			2037	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor And Second Floor							
		Explanation : LED Lights							
	Egress Lighting								
	Emergency, Battery	50%			2037	* *	10	\$700	
	Exit, LED	50%			2064	* *	1		
	Exterior Lighting								
	HID	30%			2029	\$6,700	10		
	No Component	70%							

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%			2049	**	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 297/LADDER CO. 130**  
**Asset # : 13183**

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									
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$5,600	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 1 Unit						
Distribution									
	Central Plant Steam	100%			2039	* *	4	\$300	
	Piping/Pmp								
Terminal Devices									
	Convactor/Radiator	100%			2034	* *	1	\$1,800	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
Conversion Equipment									
	Window/Wall Unit	50%			2024	\$5,800	1		
	No Component	50%							
Ventilation									
	Exhaust Fans								
	Roof	10%			2029	\$900	2		
	Wall Unit	20%			2029	\$400	2		
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
Water Heater									
	Gas Fired	100%			2027	\$3,400	2	\$100	
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%			2022	\$200	4	\$200	
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 298/LADDER CO. 127 BATTALION 50  
**Address** : 153-11 HILLSIDE AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.298 / 13184 **Yr Built/Renovated** : 1965 / 2007  
**Area Sq Ft** : 7,937 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 07-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 9706 **Lot** : 66 **BIN** : 4207481

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$204,800	\$164,200
Electrical		\$67,000
<b>Total</b>	<b>\$204,800</b>	<b>\$231,300</b>
Importance Code A	\$204,800	\$164,200
Importance Code B		\$67,000
<b>Total</b>	<b>\$204,800</b>	<b>\$231,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$20,900	\$28,500		\$7,100
Interior Architecture	\$12,100	\$700	\$1,300	\$600
Electrical	\$9,200	\$600	\$2,300	\$12,700
Mechanical	\$13,900	\$1,300	\$1,700	\$37,600
Site Pavements	\$4,800			
<b>Total</b>	<b>\$60,900</b>	<b>\$31,200</b>	<b>\$5,300</b>	<b>\$58,000</b>
Importance Code A	\$21,300	\$28,900	\$400	\$7,500
Importance Code B	\$29,700	\$2,200	\$4,000	\$50,400
Importance Code C	\$9,900		\$900	
<b>Total</b>	<b>\$60,900</b>	<b>\$31,200</b>	<b>\$5,300</b>	<b>\$58,000</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 298/LADDER CO. 127 BATTALION 50**  
**Asset # : 13184**

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	70%	0-2	\$20,900	LIFE	**	5	\$13,300	
Corrosion/Rusting, Extent : Moderate, Area Affected : 75%								
Location : Rusted Brick Relieving Angle								
Diagonal Cracks, Extent : Moderate, Area Affected : 25%								
Location : Isolated At Multiple Locations Along The 4 Elevations								
Loose Units, Extent : Moderate, Area Affected : 5%								
Location : Base Of Front Facade								
Metal Panel	10%			2049	**	5-10	\$13,100	
Metal Sect. OHD	10%			2042	**	5	\$5,900	
Window Wall	10%			2049	**	5	\$7,100	
Windows								
Aluminum	100%	Now	\$122,700	2054	**	5	\$1,400	
Crtwt/Balnc Not Funct, Extent : Moderate, Area Affected : 75%								
Location : Throughout								
Weather Strip Missing, Extent : Severe, Area Affected : 30%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Windows Are Original, More Than 50 Years Old.								
Parapets								
Metal Rail	100%			2042	**	5-10	\$42,100	
Roof								
Modified Bitumen	100%	Now	\$82,100	2029	\$164,200			
Alligatoring, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Drains Clogged, Extent : Moderate, Area Affected : 10%								
Location : West Side Of Roof								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Over Offices								
Soffits								
Cast in Place Concrete	100%			LIFE	**	5		
Interior								
Floors								
Cast in Place Concrete	50%			LIFE	**	5	\$13,900	
Ceramic Tile	7%			2038	**	5	\$900	
Quarry Tile	7%			2042	**	5	\$1,300	
Vinyl Tile	36%	Now	\$4,000	2034	**	3	\$1,700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 50%								
Location : Captain Office And Several 2nd Floor Locations								
Worn/Eroded, Extent : Severe, Area Affected : 50%								
Location : House Watch								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 298/LADDER CO. 127 BATTALION 50**  
**Asset # : 13184**

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									
Interior Walls									
Cast in Place Concrete	10%	0-2	\$2,400	LIFE	**				
Water Penetration, Extent : Light, Area Affected : 10%									
Location : South Basement Wall									
Ceramic Tile	10%			2038	**	5	\$1,800		
Concrete Masonry Unit	15%			LIFE	**	5	\$1,100		
Gypsum Board	15%	Now	\$1,200	LIFE	**	5	\$1,600		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : 2nd Floor Offices									
Paint Peeling, Extent : Light, Area Affected : 20%									
Location : 2nd Floor Offices									
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor Offices									
Plaster	20%	Now	\$1,500	LIFE	**	5	\$1,100		
Water Penetration, Extent : Moderate, Area Affected : 100%									
Location : Captain Office									
SGFT/Glazed Masonry	30%			LIFE	**				
Ceilings									
AcousTileSusp.Lay-In	10%	Now	\$500	2049	**	5	\$600		
Staining/Discoloring, Extent : Light, Area Affected : 10%									
Location : Toilet									
Water Penetration, Extent : Severe, Area Affected : 10%									
Location : Toilet									
Exposed Concrete	20%			LIFE	**	5	\$400		
Plaster	70%	2-4	\$2,400	LIFE	**	5	\$5,500		
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Southeast 2nd Floor Office									
Site Enclosure									
Fence/Gates									
Chain Link	100%			2049	**				
Retaining Walls									
Cast in Place Concrete	100%			2064	**				
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2042	**				
On-Site Walkways									
Cast in Place Concrete	100%			2042	**				
Parking/Driveway									
Cast in Place Concrete	100%	0-2	\$4,800	2042	**				
Sinking/Subsiding, Extent : Moderate, Area Affected : 100%									
Location : At The Edge Of Sidewalk And Curb Cut									

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	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 298/LADDER CO. 127 BATTALION 50**  
**Asset # : 13184**

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%			2029	\$5,000	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room Basement									
Explanation : One 400 Ampere Main Disconnect Switch									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
Raceway									
	Conduit	90%			2029	\$29,400	1		
	Conduit	10%			2049	* *	1		
Panelboards									
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	40%			2028	\$16,100	5	\$100	
	Molded Case Bkrs	55%			2045	* *	5	\$100	
Wiring									
	Braided Cloth	30%	2-4	\$8,700	2054	* *	1		
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	50%			2029	\$14,500	1		
	Thermoplastic	20%			2049	* *	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2042	* *	1	\$2,400	
Generators									
	Diesel	100%			2038	* *	1	\$3,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside The Building									
Explanation : One 81 Kilovolt-ampere									
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$300	
Fuel Storage									
	Day Tank	50%			2045	* *	5	\$700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Generator Room Outside									
Explanation : One 60 Gallon									
	Main Tank	50%			2032	* *	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 550 Gallon Main Tank									

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 298/LADDER CO. 127 BATTALION 50**  
**Asset # : 13184**

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	78%			2034	* *	10	\$5,700	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	20%			2024	\$4,500	10	\$1,500	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Garage 1st Floor And Basement							
	Incandescent	2%			2029	\$1,100	2		
Egress Lighting									
	Emergency, Service	60%			2034	* *	1		
	Exit, Service	40%			2024	\$400	1		
Exterior Lighting									
	HID	100%			2034	* *	10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Exterior Throughout							
		Explanation : High Pressure Sodium Bulbs							

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%			2055	* *	1		
Conversion Equipment									
	Hot Water Boiler	100%			2046	* *	1	\$3,900	
Distribution									
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$600	
Terminal Devices									
	Convactor/Radiator	70%			2042	* *	1	\$1,800	
	Unit Heater - Steam	30%	0-2	\$1,700	2029	\$8,300	4	\$200	
		Unit Inoperable, Extent : Severe, Area Affected : 30%							
		Location : First Floor Ceiling							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Engine Bay							
		Explanation : Unit Heaters Serve Engine Bay							

<b>Air Conditioning</b>									
	Energy Source								
	Electricity	100%			2051	* *	1		
<b>Conversion Equipment</b>									
	Reciprocating	20%			2029	\$13,200	1	\$700	
	Compr/Chiller								
	Window/Wall Unit	55%			2024	\$8,900	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 298/LADDER CO. 127 BATTALION 50**  
**Asset # : 13184**

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
Air Conditioning									
Distribution									
	Ductwork/Diffusers	20%			LIFE	**	2	\$2,100	
Other Observation, Extent : Light, Area Affected : 10%									
Location : Kitchen									
Explanation : Serves Kitchen Air Conditioning Unit Only									
	No Component	80%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Throughout									
Explanation : 80 Percent Of Air Conditioning Is From Window Units. No Ductwork									
Terminal Devices									
	Fan Coil - 2 Pipe	20%			2029	\$22,100	1	\$500	
	No Component	80%							
Ventilation									
Distribution									
	Ductwork/Diffusers	20%			LIFE	**	2-5	\$900	
	No Component	80%							
Exhaust Fans									
	Interior	25%			2029	\$6,900	2	\$100	
	Interior	25%	0-2	\$6,900	2039	**	2		
Malfunctioning, Extent : Severe, Area Affected : 50%									
Location : Apparatus Room, 1 Of 2 Defective Exhaust Fans									
	Roof	50%			2029	\$6,400	2	\$100	
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2049	**	1		
No Water Meter, Extent : Light, Area Affected : 100%									
Location : Basement									
Water Heater									
	Electric	50%			2028	\$3,400	4		
	Gas Fired	50%			2028	\$2,400	2	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Indirect Water Heater. Boiler Is Heat Source. Used As Back-Up To Solar Heating System.									
Sanitary Piping									
	Cast Iron	95%			LIFE	**	1		
	Cast Iron	5%	Now	\$2,800	LIFE	**	1		
Blockage /Clogged, Extent : Severe, Area Affected : 100%									
Location : Basement. Sluggish House Traps									
Leak Evident, Extent : Severe, Area Affected : 5%									
Location : 2nd Floor Janitor Closet. Leaky Pipe Drain Causing Water Damage On Ceiling Below.									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 298/LADDER CO. 127 BATTALION 50**  
**Asset # : 13184**

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%	0-2	\$800	LIFE	* *	1		
		Other Observation, Extent : Severe, Area Affected : 10%							
		Location : Rear Courtyard And Apparatus Floor							
		Explanation : Firehouse Is At The Base Of Hill And Experiences Backups During Heavy Rains.							
	Sump Pump(s)								
	Submersible	100%			2022	\$300	4	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Dual Pumps							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	100%			2024	\$27,200	1-3	\$4,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Over Range							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 299/LADDER CO. 152  
**Address** : 61-20 UTOPIA PARKWAY  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.299 / 13185 **Yr Built/Renovated** : 1960 / 2006  
**Area Sq Ft** : 5,920 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Apr-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 6891 **Lot** : 3 **BIN** : 4148798

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$225,000	
Electrical		\$81,100
Site Pavements	\$64,200	
<b>Total</b>	<b>\$289,200</b>	<b>\$81,100</b>
Importance Code A	\$225,000	
Importance Code B	\$64,200	\$81,100
<b>Total</b>	<b>\$289,200</b>	<b>\$81,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$68,200			
Interior Architecture	\$45,300	\$1,500		\$500
Electrical	\$11,600		\$100	\$2,500
Mechanical	\$5,400	\$28,300	\$900	\$8,500
Site Enclosure	\$4,900			
<b>Total</b>	<b>\$135,500</b>	<b>\$29,900</b>	<b>\$1,000</b>	<b>\$11,500</b>
Importance Code A	\$68,500	\$300	\$300	\$400
Importance Code B	\$35,100	\$28,900	\$700	\$11,100
Importance Code C	\$31,800	\$700		
<b>Total</b>	<b>\$135,500</b>	<b>\$29,900</b>	<b>\$1,000</b>	<b>\$11,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 299/LADDER CO. 152**  
**Asset # : 13185**

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	90%	0-2	\$118,700	LIFE	* *	5	\$18,900	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : Throughout All Facades							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Various Locations Throughout							
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Basement							
		Explanation : High Water Table							
	Masonry: Limestone	5%			LIFE	* *	5	\$800	
	Metal Sect. OHD	5%	Now	\$34,100	2049	* *	5	\$1,600	
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Front Facade							
		Explanation : Dented, Paint Peeling And Some Missing Hardware, Often Malfunctions							
Windows									
	Aluminum	100%	Now	\$106,300	2054	* *	5	\$1,200	
		Ctrwt/Balnc Not Funct, Extent : Severe, Area Affected : 60%							
		Location : Throughout							
		Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%							
		Location : Rear Window							
		Unit Inoperable, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Parapets									
	Masonry: Brick	90%	0-2	\$16,500	LIFE	* *	5	\$2,700	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
		Location : Throughout Interior Face							
	Masonry: Limestone	10%	0-2	\$3,300	LIFE	* *	5	\$400	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Parapet Wall							
Roof									
	Modified Bitumen	100%	0-2	\$14,300	2034	* *			
		Blisters, Extent : Moderate, Area Affected : 10%							
		Location : Roof							
		Other Observation, Extent : Light, Area Affected : 25%							
		Location : Roof							
		Explanation : Air Pockets							
Soffits									
	Stucco Cement	100%			2042	* *	5		

Interior

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



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 299/LADDER CO. 152**  
**Asset # : 13185**

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	50%	4+	\$1,100	LIFE	* *	5	\$10,700		
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%									
Location : Apparatus Floor									
Ceramic Tile	5%			2025	\$9,900	5	\$500		
Quarry Tile	5%			2027	\$14,700	5	\$700		
Vinyl Tile	40%	0-2	\$17,400	2034	* *	3	\$1,500		
Broken/Missing Elements, Extent : Moderate, Area Affected : 50%									
Location : 1st And 2nd Floors									
Interior Walls									
Cast in Place Concrete	15%	0-2	\$13,300	LIFE	* *				
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Throughout Basement									
Ceramic Tile	10%			2032	* *	5	\$1,300		
Gypsum Board	5%			LIFE	* *	5	\$400		
Metal Panel	5%			LIFE	* *				
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Kitchen, 2012									
Plaster	40%			LIFE	* *	5	\$1,600		
SGFT/Glazed Masonry	25%	0-2	\$13,600	LIFE	* *				
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : Throughout Garage Area									
Ceilings									
AcousTileSusp.Lay-In	10%			2042	* *	5	\$1,000		
Recent Replace Evident, Extent : Light, Area Affected : 15%									
Location : Kitchen									
Staining/Discoloring, Extent : Light, Area Affected : 10%									
Location : TV Room, Gymnasium									
Plaster	90%			LIFE	* *	5	\$5,500		
Site Enclosure									
Fence/Gates									
Chain Link	100%	4+	\$4,900	2049	* *				
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Front Gate									
Retaining Walls									
Cast in Place Concrete	100%			2049	* *				
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%	Now	\$64,200	2049	* *				
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : Front Of Building									
On-Site Walkways									
Asphalt	100%			2038	* *				

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 299/LADDER CO. 152**  
**Asset # : 13185**

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									
	Molded Case Bkrs	100%			2029	\$5,000	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 400 Ampere Main Disconnect Switch									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
Raceway									
	Conduit	95%			2029	\$31,000	1		
	Conduit	5%			2049	* *	1		
Panelboards									
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	75%			2028	\$30,100	5	\$100	
	Molded Case Bkrs	20%			2045	* *	5		
Wiring									
	Braided Cloth	40%	2-4	\$11,600	2054	* *	1		
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	20%			2049	* *	1		
	Thermoplastic	40%			2029	\$11,600	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
Interior Lighting									
	Fluorescent	40%			2034	* *	10	\$2,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : 2nd Floor									
Explanation : T-8 Lamps									
	LED	60%			2037	* *			
Exterior Lighting									
	Fluorescent	30%			2034	* *	10	\$200	
Compact Fluorescent Light, Extent : Light, Area Affected : 100%									
Location : Roof Exit Door, Backyard Wall									
	LED	70%			2037	* *			

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%			2039	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 299/LADDER CO. 152**  
**Asset # : 13185**

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									
	Conversion Equipment								
	Hot Water Boiler	100%			2034	**	1	\$2,900	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : One Unit					
Distribution									
	Hot Wtr Piping/Pump	100%	0-2	\$500	2037	**	4	\$300	
				Leak Evident, Extent : Moderate, Area Affected : 2%					
				Location : Storage Room					
				Not in Service, Extent : Moderate, Area Affected : 10%					
				Location : Thermostats. Cold In Front Of 2nd Floor Office Area.					
Terminal Devices									
	Convector/Radiator	85%			2034	**	1	\$1,600	
				Damaged, Extent : Moderate, Area Affected : 15%					
				Location : Convector Covers, Various Locations					
	Unit Heater - Hot Water	15%			2029			\$3,200	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	**	1		
Conversion Equipment									
	Window/Wall Unit	50%	0-2	\$1,200	2024	\$6,000	1		
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Throughout					
				Explanation : The Units Are Down Constantly.					
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	30%			LIFE	**	2-5	\$1,000	
	No Component	70%							
Exhaust Fans									
	Roof	30%			2029	\$2,900	2	\$100	
	Wall Unit	20%			2029	\$400	2		
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
Water Heater									
	Gas Fired	50%			2027	\$1,800	2		
	Gas Fired	50%			2024	\$1,800	2		
Sanitary Piping									
	Cast Iron	100%	0-2	\$2,100	LIFE	**	1		
				Blockage /Clogged, Extent : Moderate, Area Affected : 10%					
				Location : Front Of Apparatus Floor					
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 299/LADDER CO. 152**  
**Asset # : 13185**

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									
	Sump Pump(s)								
	Non-Submersible	100%	Now	\$900	2039	* *	4	\$100	
				Corroded, Extent : Severe, Area Affected : 100%					
				Location : Housings Of The Units, Basement					
				Malfunctioning, Extent : Severe, Area Affected : 100%					
				Location : Both Units In Basement					
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : 2 Units. Pump Running Constantly Due To Ground Water Or Other Source That Is Causing Flooding In Basement					
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Kitchen					
				Explanation : 1 Set					

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

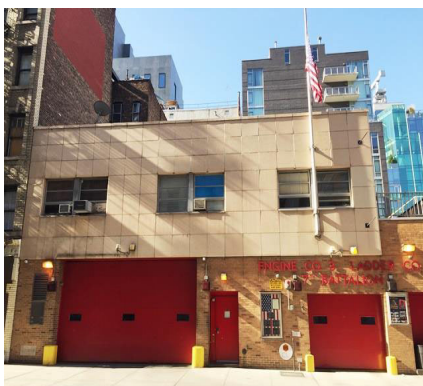
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 3/ LADDER CO.12/ BATTALION 7  
**Address** : 152 WEST 19th STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.003 / 13002 **Yr Built/Renovated** : 1967 /  
**Area Sq Ft** : 8,772 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 30-Mar-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 794 **Lot** : 64 **BIN** : 1014723

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$281,800	
Electrical		\$28,100
<b>Total</b>	<b>\$281,800</b>	<b>\$28,100</b>
Importance Code A	\$281,800	
Importance Code B		\$28,100
<b>Total</b>	<b>\$281,800</b>	<b>\$28,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$17,500			\$4,700
Interior Architecture	\$6,700			\$700
Electrical	\$20,300	\$8,800	\$1,300	\$1,100
Mechanical	\$8,300	\$19,300	\$1,700	\$700
<b>Total</b>	<b>\$52,800</b>	<b>\$28,100</b>	<b>\$3,100</b>	<b>\$7,200</b>
Importance Code A	\$17,900	\$500	\$400	\$5,100
Importance Code B	\$34,900	\$27,700	\$2,600	\$2,100
Importance Code C				
<b>Total</b>	<b>\$52,800</b>	<b>\$28,100</b>	<b>\$3,100</b>	<b>\$7,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 3/ LADDER CO.12/ BATTALION 7**  
**Asset # : 13002**

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									
	Glazed Ceramic Panel	30%	2-4	\$3,800	LIFE	* *	5	\$26,400	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Masonry: Brick	60%	2-4	\$7,100	LIFE	* *	5	\$11,300	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
	Location : Chimney And Stair Bulkhead								
	Wood Overhead Doors	10%			2044	* *	5	\$9,400	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Replaced With Fiberglass Overhead Door								
Windows									
	Aluminum	100%	Now	\$74,500	2052	* *	5	\$900	
	Air Infiltration, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Hardware Missing, Extent : Light, Area Affected : 15%								
	Location : Throughout								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Explanation : Thermally Inefficient								
Parapets									
	Glazed Ceramic Panel	10%	Now	\$2,800	2047	* *	5	\$600	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : Front Facade								
	Worn/Eroded, Extent : Light, Area Affected : 5%								
	Location : Front Of Building								
	Masonry: Brick	70%	2-4	\$3,700	LIFE	* *	5	\$3,100	
	Vertical Cracks, Extent : Light, Area Affected : 2%								
	Location : Front Of Building								
	Metal Rail	10%			2040	* *	5-10	\$8,000	
	Metal: Cage/Fence	10%			2040	* *	5-10	\$3,400	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 3/ LADDER CO.12/ BATTALION 7**  
**Asset # : 13002**

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									
Roof									
	Built-Up (BUR)	100%	0-2	\$207,200	2037		* *		
				Drains Clogged, Extent : Moderate, Area Affected : 30%					
				Location : Lower Roof					
				Grvl/Blst Miss/Disp, Extent : Moderate, Area Affected : 100%					
				Location : Throughout					
				Miss/Damaged Flashings, Extent : Moderate, Area Affected : 50%					
				Location : Cap Flashing Throughout					
				Vegetation Growth, Extent : Moderate, Area Affected : 20%					
				Location : Lower Roof					
				Water Penetration, Extent : Moderate, Area Affected : 20%					
				Location : Stair Bulkhead, And Various Locations On Upper And Lower Roofs					
				Worn/Eroded, Extent : Moderate, Area Affected : 15%					
				Location : Throughout					
Interior									
Floors									
	Cast in Place Concrete	35%			LIFE	* *	5	\$8,800	
	Ceramic Tile	5%			2036	* *	5	\$600	
	Quarry Tile	5%			2040	* *	5	\$900	
				Broken/Missing Elements, Extent : Light, Area Affected : 1%					
				Location : Kitchen					
	Terrazzo	5%			LIFE	* *	5	\$500	
	Vinyl Tile	5%	Now	\$100	2032	* *	3	\$200	
				Broken/Missing Elements, Extent : Light, Area Affected : 1%					
				Location : 1st Floor Office					
	Vinyl Tile 9" X 9"	45%	Now	\$6,000	2032	* *	3	\$1,900	
				Broken/Missing Elements, Extent : Moderate, Area Affected : 15%					
				Location : Throughout					
				Worn/Eroded, Extent : Moderate, Area Affected : 100%					
				Location : Throughout					
Interior Walls									
	Concrete Masonry Unit	20%			LIFE	* *	5	\$1,200	
	Plaster	50%			LIFE	* *	5	\$2,300	
	SGFT/Glazed Masonry	30%			LIFE	* *			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 3/ LADDER CO.12/ BATTALION 7**  
**Asset # : 13002**

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

## Ceilings

AcousTileSusp.Lay-In      5%   Now      \$100      2040      \* \*      5      \$300

*Water Penetration, Extent : Light, Area Affected : 5%*  
*Location : Kitchen*

Exposed Concrete      85%      LIFE      \* \*      5      \$1,500

*Paint Peeling, Extent : Light, Area Affected : 20%*  
*Location : 2nd Floor Bathroom, Bunk Rooms And Basement*  
*Spalling, Extent : Moderate, Area Affected : 2%*  
*Location : Basement*

*Water Penetration, Extent : Light, Area Affected : 15%*  
*Location : Stair Bulkhead And 2nd Floor Bunk Room*

Plaster      10%   Now      \$300      LIFE      \* \*      5      \$700

*Water Penetration, Extent : Light, Area Affected : 1%*  
*Location : 1st Floor Office Area*

## Site Enclosure

## Fence/Gates

Chain Link      100%      2047      \* \*

## Site Pavements

## On-Site Walkways

Cast in Place Concrete      100%      2040      \* \*

## Parking/Driveway

Cast in Place Concrete      100%      2040      \* \*

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      75%      2027      \$3,800      5

*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement Service Area.*

*Explanation : 400 Ampere mp Fused Disconnect Switch.*

Fused Disc Sw      25%      2047      \* \*      5

## Raceway

Conduit      80%      2047      \* \*      1

Conduit      20%      2047      \* \*      1

## Panelboards

Molded Case Bkrs      70%      2026      \$28,100      5      \$200

Molded Case Bkrs      30%      2049      \* \*      5      \$100

## Wiring

Braided Cloth      60%      2-4      \$17,400      2052      \* \*      1

*Insulation Aged, Extent : Moderate, Area Affected : 100%*  
*Location : 1st Floor Monitoring Station*

Thermoplastic      40%      2047      \* \*      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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 3/ LADDER CO.12/ BATTALION 7**  
**Asset # : 13002**

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									
	Motor Controllers								
	Locally Mounted	100%			2032	* *	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	* *	1	\$2,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Service Area							
		Explanation : 200 Ampere Transfer Switch.							
	Generators								
	Diesel	100%			2036	* *	1	\$3,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Exterior Lower Roof							
		Explanation : 80 Kilovolt-ampere, 3 Phase, 208/120 V							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$300	
	Fuel Storage								
	Day Tank	10%			2043	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Exterior Lower Roof Integral With Generator							
		Explanation : 60 Gallon Sub-Base Day Tank							
	Main Tank	90%			2055	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 550 Gallon Diesel Fuel Oil Tank For Trucks							
Lighting									
	Interior Lighting								
	Fluorescent	95%			2032	* *	10	\$7,600	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Incandescent	5%			2027	\$2,900	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : TV Room							
		Explanation : Downlights							
	Egress Lighting								
	Exit, Service	100%			2027	\$1,000	1		
	Exterior Lighting								
	HID	98%	4+		2027	\$500			
		Not in Service, Extent : Light, Area Affected : 100%							
		Location : Facade							
		Outdr Lights On During Daytime, Extent : Light, Area Affected : 100%							
		Location : Front Of Building							
	Incandescent	2%			2027	\$600	2		
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 3/ LADDER CO.12/ BATTALION 7**  
**Asset # : 13002**

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

## Alarm

Fire/Smoke Detection

Generic, Analog

100%

2032

\* \*

1-3

\$5,400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Full Building**Explanation : Automatic Fire Alarm Only*

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%

2047

\* \*

1

Conversion Equipment

Hot Water Boiler

100%

2040

\* \*

1

\$4,300

Distribution

Hot Wtr Piping/Pump

100%

2035

\* \*

4

\$400

Terminal Devices

Convactor/Radiator

60%

2032

\* \*

1

\$1,700

Convactor/Radiator

10% Now

\$500

2047

\* \*

1

\$300

*Damaged, Extent : Moderate, Area Affected : 20%**Location : 1st And 2 Floor**Other Observation, Extent : Light, Area Affected : 20%**Location : 1st Floor**Explanation : Cover Damaged*

Unit Heater - Steam

30%

2027

\$9,200

4

\$200

## Air Conditioning

Energy Source

Electricity

100%

2043

\* \*

1

Conversion Equipment

Split Unit

25%

2032

\* \*

*Other Observation, Extent : Light, Area Affected : 25%**Location : 2nd Floor**Explanation : Serving Locker Rooms*

Window/Wall Unit

75%

2022

\$13,400

1

## Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$4,900

Exhaust Fans

Roof

80%

2027

\$11,400

2

\$200

Wall Unit

20%

2027

\$600

2

\$100

## Plumbing

H/C Water Piping

Brass/Copper

100%

2037

\* \*

1

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 3/ LADDER CO.12/ BATTALION 7**  
**Asset # : 13002**

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%			2022	\$5,200	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 75 Gallon Units							
Sanitary Piping									
	Cast Iron	80%			LIFE	**	1		
	Cast Iron	20%	Now	\$5,000	LIFE	**	1		
		Leak Evident, Extent : Moderate, Area Affected : 20%							
		Location : 1st Floor Ceiling							
Storm Drain Piping									
	Cast Iron	80%			LIFE	**	1		
	Cast Iron	20%	Now	\$1,800	LIFE	**	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 50%							
		Location : Basement							
Sump Pump(s)									
	Submersible	100%			2021	\$300	4	\$300	
Backflow Preventer									
	No Component	95%							
	Generic	5%			2032	**	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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.*

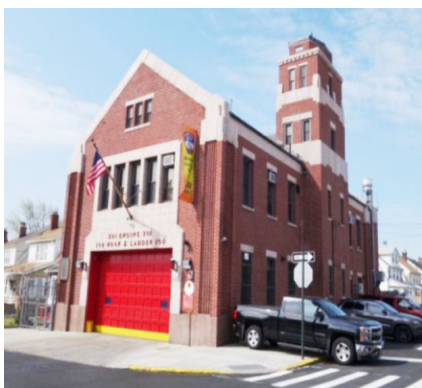
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 301/LADDER CO. 150  
**Address** : 91-02 197th STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.301 / 13186 **Yr Built/Renovated** : 1933 / 2003  
**Area Sq Ft** : 9,974 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 10464 **Lot** : 25 **BIN** : 4222434

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$180,300	
Interior Architecture		\$53,600
Mechanical		\$131,900
<b>Total</b>	<b>\$180,300</b>	<b>\$185,500</b>
Importance Code A	\$180,300	
Importance Code B		\$185,500
<b>Total</b>	<b>\$180,300</b>	<b>\$185,500</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$15,200	\$6,000	\$300	
Interior Architecture	\$79,200	\$1,100		\$800
Electrical		\$800		
Mechanical	\$2,100	\$39,500	\$2,600	\$1,800
<b>Total</b>	<b>\$96,400</b>	<b>\$47,400</b>	<b>\$2,900</b>	<b>\$2,500</b>
Importance Code A	\$16,000	\$6,900	\$1,100	\$900
Importance Code B	\$49,000	\$40,500	\$1,800	\$1,600
Importance Code C	\$31,500			
<b>Total</b>	<b>\$96,400</b>	<b>\$47,400</b>	<b>\$2,900</b>	<b>\$2,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 301/LADDER CO. 150**  
**Asset # : 13186**

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	80%	0-2	\$180,300	LIFE	**	5	\$19,100		
	Repointing Failure, Extent : Moderate, Area Affected : 35%								
	Location : Side/ Rear Facades And Hose Tower								
Granite Panels	10%			LIFE	**	5	\$1,800		
Wood Overhead Doors	10%			2032	**	5	\$11,900		
Windows									
Aluminum	25%			2043	**	5	\$600		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Protective Metal Grilles								
Aluminum	75%	0-2	\$8,200	2035	**	5	\$900		
	Caulking Deteriorated, Extent : Moderate, Area Affected : 25%								
	Location : Upper Story Windows								
Parapets									
Masonry: Brick	20%			LIFE	**	5	\$100		
Masonry: Granite	80%			LIFE	**	5	\$600		
	Repointing Failure, Extent : Moderate, Area Affected : 20%								
	Location : 2nd Floor Parapet And Hose Tower								
Roof									
Asphalt Shingle	80%	Now	\$5,700	2036	**				
	Water Penetration, Extent : Severe, Area Affected : 15%								
	Location : Crickets At Hose Tower								
Copper/Terne	5%			2055	**	10	\$1,200		
Roll Roofing	15%			2026	\$6,400	5	\$2,500		
Interior									
Floors									
Cast in Place Concrete	35%	2-4	\$23,000	LIFE	**	5	\$9,300		
	Water Penetration, Extent : Severe, Area Affected : 5%								
	Location : Apron Of Apparatus Room - Into Basement Tool Room								
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Below Apparatus Room								
	Explanation : Structurally Insufficient								
Ceramic Tile	5%			2036	**	5	\$600		
Vinyl Tile	50%			2027	\$53,600	3	\$3,000		
Wood	10%			2042	**	5	\$2,300		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 301/LADDER CO. 150**  
**Asset # : 13186**

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								
Interior Walls								
Cast in Place Concrete	5%	Now	\$16,600	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Hose Tower								
Diagonal Cracks, Extent : Severe, Area Affected : 15%								
Location : Hose Tower								
Vertical Cracks, Extent : Severe, Area Affected : 15%								
Location : Hose Tower								
Gypsum Board	20%	Now	\$4,400	LIFE	**	5	\$2,000	
Water Penetration, Extent : Severe, Area Affected : 50%								
Location : Stair To Third Floor, Locker Room, Engine Officers Bedroom								
Other Observation, Extent : Severe, Area Affected : 20%								
Location : Stair To Third Floor								
Explanation : Mold								
Masonry: Brick	10%			LIFE	**			
Plaster	15%	Now	\$10,500	LIFE	**	5	\$800	
Cracking/Crumbling, Extent : Severe, Area Affected : 35%								
Location : Hose Tower And Third Floor Stair								
Water Penetration, Extent : Severe, Area Affected : 40%								
Location : Hose Tower, Pole Hole And Various Locations Throughout								
SGFT/Glazed Masonry	50%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	5%	Now	\$400	2044	**	5	\$300	
Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
Location : Locker Room								
Worn/Eroded, Extent : Severe, Area Affected : 50%								
Location : Dormitory								
Exposed Concrete	5%	Now	\$1,800	LIFE	**	5	\$100	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Hose Tower								
Gypsum Board	15%			LIFE	**	5	\$2,000	
Plaster	75%	Now	\$21,500	LIFE	**	5	\$4,900	
Water Penetration, Extent : Severe, Area Affected : 25%								
Location : Hose Tower, Locker Room, Engine Officers Bedroom, Stair								

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%			2037		* *	5	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Basement								
Explanation : Main Service Switch Rated At 400 Amperes								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 301/LADDER CO. 150**  
**Asset # : 13186**

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									
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2037	* *	5	\$300	
	Raceway								
	Conduit	100%			2037	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2035	* *	5	\$300	
	Wiring								
	Thermoplastic	100%			2037	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	99%			2027	\$27,900	10	\$9,100	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	1%			2022	\$700	2		
	Egress Lighting								
	Emergency, Battery	10%			2027	\$1,400	10	\$200	
	Exit, Service	90%			2027	\$1,000	1		
	Exterior Lighting								
	HID	20%			2027	\$7,900	10		
	No Component	80%							

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								
	Electricity	20%			2037	* *	1		
	Natural Gas	80%			2037	* *	1		
Conversion Equipment									
	Heat Pump Air Sourced	20%			2028		2	\$600	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : 3rd Floor							
		Explanation : 4 Units							
	Steam Boiler	80%			2040	* *	1	\$7,900	
		Other Observation, Extent : Light, Area Affected : 80%							
		Location : Basement							
		Explanation : 1 Unit							
Distribution									
	Central Plant Steam	80%			2027	\$131,900	4	\$400	
	Piping/Pmp								
	No Component	20%							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 301/LADDER CO. 150**  
**Asset # : 13186**

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									
	Terminal Devices								
	Convactor/Radiator	80%			2032	**	1	\$2,600	
	Fan Coil Unit/Heat	20%			2032	**	1	\$600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	**	1		
	Conversion Equipment								
	Split Unit	20%			2032	**			
		R-22 Refrigerant, Extent : Light, Area Affected : 20%							
		Location : 5 Units. Various							
	Window/Wall Unit	50%			2022	\$10,100	1		
	No Component	30%							
Distribution									
	Ductwork/Diffusers	20%			LIFE	**	2	\$2,600	
	No Component	80%							
Terminal Devices									
	Air Handler/Dir	20%			2032	**	1		
	Expansion								
	No Component	80%							
Heat Rejection									
	Dry Cooler	20%			2032	**	2	\$1,400	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	40%			LIFE	**	2-5	\$2,200	
	No Component	60%							
Exhaust Fans									
	Roof	10%	Now	\$200	2027	\$1,600	2		
		Malfunctioning, Extent : Severe, Area Affected : 10%							
		Location : Kitchen Fan, Roof							
	Wall Unit	60%			2027	\$2,100	2	\$200	
	No Component	30%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$5,900	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 75 Gallon Units							
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sump Pump(s)									
	Submersible	100%			2021	\$300	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 301/LADDER CO. 150**  
**Asset # : 13186**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Generic	100%		2022	\$27,200	1-3	\$3,700	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 302/LADDER CO. 155  
**Address** : 143-15 ROCKAWAY BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.302 / 13187 **Yr Built/Renovated** : 1931 /  
**Area Sq Ft** : 5,152 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 16-Apr-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Floors x  
**Block** : 12046 **Lot** : 2 **BIN** : 4261544

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$44,400	
<b>Total</b>	<b>\$44,400</b>	
Importance Code B	\$44,400	
<b>Total</b>	<b>\$44,400</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$24,800			
Interior Architecture	\$6,600	\$600	\$500	\$300
Electrical		\$100		\$100
Mechanical	\$8,600	\$28,700	\$1,000	\$3,500
Site Enclosure	\$17,400			
Site Pavements	\$9,800			
<b>Total</b>	<b>\$67,100</b>	<b>\$29,400</b>	<b>\$1,500</b>	<b>\$3,900</b>
Importance Code A	\$25,300	\$500	\$500	\$500
Importance Code B	\$13,900	\$28,900	\$700	\$3,400
Importance Code C	\$28,000		\$300	
<b>Total</b>	<b>\$67,100</b>	<b>\$29,400</b>	<b>\$1,500</b>	<b>\$3,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 302/LADDER CO. 155**  
**Asset # : 13187**

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	80%			LIFE	**	5	\$16,400		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Facade								
	Explanation : Repointing Work Done In 2013								
Masonry: Granite	3%			LIFE	**	5	\$500		
Masonry: Limestone	7%			LIFE	**	5	\$1,100		
Wood Overhead Doors	10%	Now	\$20,300	2042	**	5	\$5,100		
	Deteriorated Finish, Extent : Moderate, Area Affected : 60%								
	Location : Throughout								
	Worn/Eroded, Extent : Severe, Area Affected : 5%								
	Location : Center Of Door								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Overhead Door								
	Explanation : Constant Repairs And Malfunction Issues								
Windows									
Aluminum	100%	Now	\$4,500	2045	**	5	\$300		
	Air Infiltration, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Cttrwt/Balnc Not Funct, Extent : Severe, Area Affected : 35%								
	Location : Throughout								
Parapets									
Cast Stone/Terra Cotta	5%			LIFE	**	5	\$700		
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Parapet Wall								
Masonry: Brick	95%			LIFE	**	5	\$1,600		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Parapet Wall								
	Explanation : Repointing Work Done In 2013								
Roof									
Asphalt Shingle	5%			2038	**	10	\$100		
Modified Bitumen	95%			2037	**	10	\$8,200		
Interior									
Floors									
Cast in Place Concrete	53%	4+	\$2,500	LIFE	**	5	\$9,900		
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Throughout								
Ceramic Tile	5%			2038	**	5	\$400		
Quarry Tile	5%			2042	**	5	\$600		
Sheet Vinyl/Rubber	5%			2034	**	5	\$600		
Terrazzo	2%	0-2	\$400	LIFE	**	5	\$100		
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Vinyl Tile	30%			2034	**	3	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 302/LADDER CO. 155**  
**Asset # : 13187**

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									
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	10%			2038	**	5	\$500	
	Gypsum Board	10%			LIFE	**	5	\$300	
	Masonry: Brick	10%			LIFE	**			
	Plaster	35%	4+	\$800	LIFE	**	5	\$600	
	Paint Peeling, Extent : Severe, Area Affected : 10%								
	Location : Second Floor								
	SGFT/Glazed Masonry	25%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	20%	0-2	\$2,900	2042	**	5	\$900	
	Cracking/Crumbling, Extent : Light, Area Affected : 40%								
	Location : Throughout								
	Staining/Discoloring, Extent : Moderate, Area Affected : 2%								
	Location : Kitchen								
	Exposed Struc: Steel	40%			LIFE	**			
	Gypsum Board	2%	4+		LIFE	**	5	\$200	
	Water Penetration, Extent : Moderate, Area Affected : 1%								
	Location : Kitchen Area								
	Plaster	38%	0-2	\$44,400	LIFE	**	5	\$2,000	
	Worn/Eroded, Extent : Severe, Area Affected : 100%								
	Location : Second Floor								
Site Enclosure									
Fence/Gates									
	Chain Link	45%	0-2	\$9,200	2059	**			
	Corrosion/Rusting, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Wood	55%	0-2	\$8,200	2034	**			
	Broken/Missing Elements, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2046	**			
On-Site Walkways									
	Cast in Place Concrete	100%	0-2	\$6,200	2034	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Parking/Driveway									
	Cast in Place Concrete	100%	0-2	\$3,600	2042	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 40%								
	Location : Throughout								

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 302/LADDER CO. 155**  
**Asset # : 13187**

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%			2039	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Disconnect Switch Rated At 200 Amperes.							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2039	* *	5	\$100	
	Raceway								
	Conduit	100%			2039	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2037	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2039	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	LED	100%			2037	* *			
	Exterior Lighting								
	LED	30%			2037	* *			
	No Component	70%							

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%			2049	* *	1		
Conversion Equipment								
Furnace	10%			2034	* *	1	\$300	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Ceiling Of Appaaratus Floor							
	Explanation : 1 Gas Fired Modine Unit							
Steam Boiler	90%			2042	* *	1	\$4,600	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : One Unit							
Distribution								
Steam Piping/Pump	100%	0-2	\$400	2039	* *			
	Insul. Deteriorating, Extent : Moderate, Area Affected : 15%							
	Location : Basement							

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 302/LADDER CO. 155**  
**Asset # : 13187**

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									
	Terminal Devices								
	Convector/Radiator	100%	0-2	\$1,300	2034	**	1	\$1,500	
		Malfunctioning, Extent : Moderate, Area Affected : 30%							
		Location : Relief Valves Need Replacement							
		Not in Service, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor Bunker Room							
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	**	1		
	Conversion Equipment								
	Window/Wall Unit	40%	0-2	\$4,200	2029	\$4,200	1		
		Obsolete Equipment, Extent : Moderate, Area Affected : 100%							
		Location : Various Locations							
	Window/Wall Unit	20%			2024	\$2,100	1		
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$300	
	No Component	90%							
	Exhaust Fans								
	Roof	10%			2029	\$800	2		
	Wall Unit	25%			2024	\$400	2		
	No Component	65%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$3,100	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units - 75 Gallons Each							
	Sanitary Piping								
	Cast Iron	100%	0-2	\$1,800	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 15%							
		Location : Basement House Trap							
		Leak Evident, Extent : Moderate, Area Affected : 5%							
		Location : Leak Is Coming From Shower Drain In 2nd Floor Mens Bathroom To The Kitchen.							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Pits With 1 Pump In Each							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 302/LADDER CO. 155**  
**Asset # : 13187**

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Plumbing	Fixtures							
	Generic	100%						
				<i>Leaking Faucets/Valves/Heads, Extent : Moderate, Area Affected : 10%</i>				
				<i>Location : Various Locations</i>				
				<i>Obsolete Fixtures, Extent : Moderate, Area Affected : 20%</i>				
				<i>Location : Various Locations</i>				
Fire Suppression	Chemical System							
	Generic	100%			2022	\$27,200	1-3	\$3,700
				<i>Other Observation, Extent : Light, Area Affected : 100%</i>				
				<i>Location : Kitchen</i>				
				<i>Explanation : 1 Set</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 303/LADDER CO. 126  
**Address** : 104-12 PRINCETON STREET @ LIBERTY AVE.  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.303 / 13188 **Yr Built/Renovated** : 1931 / 2007  
**Area Sq Ft** : 5,610 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 18-Apr-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 10046 **Lot** : 14 **BIN** : 4214846

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$607,100	
Interior Architecture	\$36,600	
<b>Total</b>	<b>\$643,700</b>	
Importance Code A	\$607,100	
Importance Code B	\$36,600	
<b>Total</b>	<b>\$643,700</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture				
Interior Architecture		\$700	\$600	\$1,000
Electrical	\$9,900	\$100		\$100
Mechanical	\$5,100	\$30,400	\$1,100	\$6,700
Site Enclosure	\$4,600			
<b>Total</b>	<b>\$19,600</b>	<b>\$31,200</b>	<b>\$1,700</b>	<b>\$7,800</b>
Importance Code A	\$600	\$600	\$600	\$600
Importance Code B	\$14,400	\$30,600	\$500	\$7,200
Importance Code C	\$4,600		\$600	
<b>Total</b>	<b>\$19,600</b>	<b>\$31,200</b>	<b>\$1,700</b>	<b>\$7,800</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 303/LADDER CO. 126**  
**Asset # : 13188**

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								
Alum/Vinyl Siding	15%			2039	**	10	\$1,000	
Masonry: Brick	55%	Now	\$216,200	LIFE	**	5	\$11,500	
Painted Surfaces, Extent : Moderate, Area Affected : 75%								
Location : North, South And West Facades								
Rusting Masonry Supt, Extent : Moderate, Area Affected : 25%								
Location : South And West Facades								
Masonry: Brick	15%	Now	\$98,300	LIFE	**	5	\$3,100	1
Misaligned/Bulging, Extent : Severe, Area Affected : 100%								
Location : Front Facade								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Front Facade								
Explanation : Leaning Sections								
Masonry: Limestone	5%	Now	\$71,200	LIFE	**	5	\$800	
Misaligned/Bulging, Extent : Severe, Area Affected : 10%								
Location : Front Facade								
Granite Panels	2%			LIFE	**	5	\$300	
Wood Overhead Doors	8%	Now	\$55,000	2049	**	5	\$4,200	
Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
Location : Front Elevation								
Unit Inoperable, Extent : Severe, Area Affected : 100%								
Location : Front Elevation								
Windows								
Aluminum	100%	Now	\$84,900	2054	**	5	\$1,000	
Unit Inoperable, Extent : Severe, Area Affected : 80%								
Location : Throughout								
Parapets								
Masonry: Brick	85%	Now	\$81,700	LIFE	**	5	\$2,300	1
Misaligned/Bulging, Extent : Severe, Area Affected : 20%								
Location : Front Facade								
Painted Surfaces, Extent : Moderate, Area Affected : 75%								
Location : North, South And West Facades								
Masonry: Limestone	10%			LIFE	**	5	\$300	
Pre-Cast Concrete	5%			LIFE	**	5	\$800	
Roof								
Asphalt Shingle	25%			2038	**	10	\$400	
Modified Bitumen	75%			2037	**	10	\$6,300	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 303/LADDER CO. 126**  
**Asset # : 13188**

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	40%			LIFE	**	5	\$8,000	
Ceramic Tile	15%			2032	**	5	\$1,400	
Vinyl Tile	45%	0-2	\$36,600	2039	**	3	\$1,500	
Broken/Missing Elements, Extent : Moderate, Area Affected : 50%								
Location : 2nd Floor								
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Second Floor								
Interior Walls								
Ceramic Tile	10%			2038	**	5	\$1,200	
Gypsum Board	15%			LIFE	**	5	\$1,100	
Masonry: Brick	15%			LIFE	**			
Plaster	45%			LIFE	**	5	\$1,600	
SGFT/Glazed Masonry	15%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	10%			2034	**	5	\$900	
Exposed Struc: Steel	30%			LIFE	**			
Plaster	60%			LIFE	**	5	\$3,400	
Site Enclosure								
Fence/Gates								
Chain Link	100%	0-2	\$4,600	2049	**			
Other Observation, Extent : Light, Area Affected : 10%								
Location : Side Yards								
Explanation : Leaning Sections								
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			
On-Site Walkways								
Cast in Place Concrete	100%			2042	**			
Parking/Driveway								
Cast in Place Concrete	100%			2042	**			

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%			2039	* *	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Main Service Disconnect Switch Rated At 200 Amperes.									
Switchgear / Switchboard									
Molded Case Bkrs		100%			2039	* *	5	\$100	
Raceway									
Conduit		100%			2039	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 303/LADDER CO. 126**  
**Asset # : 13188**

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								
	Molded Case Bkrs	100%			2037	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2039	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2034	* *	5		
Ground									
	Grounding Devices								
	Generic	100%	0-2	\$9,900	LIFE	* *	5	\$100	
		Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2029	\$15,900	10	\$5,100	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Egress Lighting								
	Emergency, Battery	50%			2029	\$3,900	10	\$700	
	Exit, Service	50%			2029	\$300	1		
	Exterior Lighting								
	HID	30%			2029	\$6,600	10		
	No Component	70%							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$5,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Hot Wtr Piping/Pump	100%			2045	* *	4	\$400	
	Terminal Devices								
	Convector/Radiator	75%			2042	* *	1	\$1,400	
	Fan Coil Unit/Heat	25%			2029	\$20,500	1	\$500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2024	\$5,700	1		
	No Component	50%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 303/LADDER CO. 126**  
**Asset # : 13188**

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
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$300	
	No Component	90%							
Exhaust Fans									
	Roof	10%		2029		\$900	2		
	Wall Unit	20%		2029		\$400	2		
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	0-2	\$2,000	2049	**	1		
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : Water Main Valve, Basement							
Water Heater									
	Gas Fired	50%			2027	\$1,700	2		
	Gas Fired	50%			2022	\$1,700	2		
Sanitary Piping									
	Cast Iron	20%	0-2	\$1,600	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 50%							
		Location : Water Backs Up On Driveway Next To The Building							
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : South Side, Outside Of The Building.							
		Explanation : There Is No Drain On The South Side Of The Building Causing Flooding.							
	Cast Iron	80%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	90%			LIFE	**	1		
	Cast Iron	10%	0-2	\$200	LIFE	**	1		
		Damaged, Extent : Moderate, Area Affected : 50%							
		Location : The Gutter, Perimeter Of The Building							
Sump Pump(s)									
	Submersible	100%	0-2		2022	\$200	4	\$100	
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Estimates are rounded to the nearest hundred dollars.

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

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

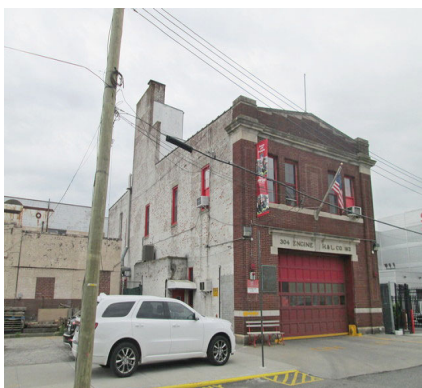
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 304/LADDER CO. 162  
**Address** : 218-44 97th AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.304 / 13189 **Yr Built/Renovated** : 1922 /  
**Area Sq Ft** : 5,376 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 07-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 10770 **Lot** : 23 **BIN** : 4230875

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$150,300	
Electrical		\$75,100
<b>Total</b>	<b>\$150,300</b>	<b>\$75,100</b>
Importance Code A	\$150,300	
Importance Code B		\$75,100
<b>Total</b>	<b>\$150,300</b>	<b>\$75,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$61,300			\$1,100
Interior Architecture	\$22,600		\$500	\$700
Electrical	\$8,700			\$21,500
Mechanical	\$3,400	\$2,000	\$1,900	\$31,100
Site Pavements	\$3,000			
<b>Total</b>	<b>\$99,000</b>	<b>\$2,000</b>	<b>\$2,500</b>	<b>\$54,500</b>
Importance Code A	\$61,800	\$500	\$500	\$1,700
Importance Code B	\$32,300	\$1,400	\$1,700	\$52,800
Importance Code C	\$4,900		\$300	
<b>Total</b>	<b>\$99,000</b>	<b>\$2,000</b>	<b>\$2,500</b>	<b>\$54,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 304/LADDER CO. 162**  
**Asset # : 13189**

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	80%	Now	\$90,800	LIFE	* *	5	\$14,400	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : West Facade							
		Misaligned/Bulging, Extent : Moderate, Area Affected : 10%							
		Location : West Facade							
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : East Facade, West Facade							
		Water Penetration, Extent : Light, Area Affected : 10%							
		Location : Front Office And Truck Office							
	Masonry: Limestone	5%	Now	\$10,300	LIFE	* *	5	\$700	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
		Location : North Facade, Window Sills							
	Stucco Cement	5%			2034	* *	5	\$2,300	
	Wood Overhead Doors	10%	Now	\$59,500	2049	* *	5	\$4,500	
		Deteriorated Finish, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Dry Rot/Decay, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Worn/Eroded, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
Windows									
	Aluminum	100%	Now	\$7,500	2037	* *	5	\$900	
		Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Hardware Missing, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Unit Inoperable, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	* *	5	\$1,500	
	Masonry: Brick	90%	Now	\$21,500	LIFE	* *	5	\$1,800	
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : East Facade, West Facade							
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : Interior Face							
Roof									
	Modified Bitumen	100%	Now	\$22,000	2034	* *			
		Blisters, Extent : Moderate, Area Affected : 15%							
		Location : Throughout							
		Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Ponding, Extent : Moderate, Area Affected : 5%							
		Location : Low Roof							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Lower Roof, Over Stairs, Over Kitchen							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 304/LADDER CO. 162**  
**Asset # : 13189**

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	50%	Now	\$2,200	LIFE	**	5	\$8,900		
Cracking/Crumbling, Extent : Moderate, Area Affected : 50%									
Location : Apparatus Room At Truck Doors									
Drains Clogged, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Room At Truck Doors									
Ceramic Tile	5%			2038	**	5	\$400		
Quarry Tile	5%			2034	**	5	\$600		
Vinyl Tile	40%	0-2	\$5,800	2029	\$29,000	3	\$1,200		
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%									
Location : Throughout 2nd Floor									
Worn/Eroded, Extent : Moderate, Area Affected : 20%									
Location : Throughout 2nd Floor									
Interior Walls									
Cast in Place Concrete	10%	Now	\$1,500	LIFE	**				
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Basement Boiler Room									
Ceramic Tile	5%			2038	**	5	\$600		
Gypsum Board	25%			LIFE	**	5	\$1,700		
Plaster	20%	Now	\$400	LIFE	**	5	\$700		
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Hose Tower									
Paint Peeling, Extent : Light, Area Affected : 100%									
Location : Hose Tower									
Plywood/Hardboard	5%			LIFE	**				
SGFT/Glazed Masonry	35%			LIFE	**				

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 304/LADDER CO. 162**  
**Asset # : 13189**

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								
Ceilings								
AcousTileSusp.Lay-In	30%	0-2	\$11,700	2042	* *	5	\$1,200	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
	Location : TV Room, Basement, Kitchen							
	Staining/Discoloring, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Water Penetration, Extent : Severe, Area Affected : 5%							
	Location : Kitchen							
	Worn/Eroded, Extent : Severe, Area Affected : 50%							
	Location : Bunk Room							
Exposed Concrete	20%	Now	\$1,000	LIFE	* *	5	\$200	
	Exposed Reinforcement, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
Plaster	50%			LIFE	* *	5	\$2,400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : 2nd Floor Corridor							
	Staining/Discoloring, Extent : Light, Area Affected : 15%							
	Location : Second Floor Corridor							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : 2nd Floor Corridor							
Site Enclosure								
Fence/Gates								
Chain Link	100%			2049	* *			
Retaining Walls								
Cast in Place Concrete	100%			2049	* *			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	* *			
On-Site Walkways								
Cast in Place Concrete	100%			2042	* *			
Parking/Driveway								
Cast in Place Concrete	100%	Now	\$3,000	2042	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : Front Ramp							

Electrical		Current Repair			Future Replacement		Maintenance		Priority
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	
	Type	Total	(Years)		FY		(Yrs)		
Under 600 Volts									
Service Equipment									
	Fused Disc Sw	100%			2029	\$5,000	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 200 Ampere Main Disconnect Switch									

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 304/LADDER CO. 162**  
**Asset # : 13189**

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									
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2029	\$50,900	5	\$100	
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Fused Disc Sw	10%			2028	\$4,000	5		
	Molded Case Bkrs	60%			2028	\$24,100	5	\$100	
	Molded Case Bkrs	30%			2045	* *	5		
	Wiring								
	Braided Cloth	30%	2-4	\$8,700	2054	* *	1		
		Insulation Aged, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Thermoplastic	40%			2029	\$11,600	1		
	Thermoplastic	30%			2049	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	5%			2034	* *	10	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : T-8 Lamps							
	LED	95%			2039	* *			
	Exterior Lighting								
	HID	100%			2024	\$21,200	10		

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$5,300	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : One Unit						
	Distribution								
	Central Plant Steam	100%			2039	* *	4	\$300	
	Piping/Pmp								
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$1,700	
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 304/LADDER CO. 162**  
**Asset # : 13189**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%			2034	**	2	\$100	
	Window/Wall Unit	60%			2027	\$6,600	1		
	No Component	20%							
	Terminal Devices								
	Fan Coil - 2 Pipe	100%			2034	**	1	\$1,700	
	Heat Rejection								
	Air Cooled Condenser Unit	100%			2034	**	2	\$3,700	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$3,000	
	Exhaust Fans								
	Wall Unit	100%			2034	**	2	\$200	
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2042	**	1		
	Water Heater								
	Gas Fired	50%			2024	\$1,600	2		
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Basement							
		Explanation : One Unit							
	Gas Fired	50%			2029	\$1,600	2		
		Recent Installation, Extent : Light, Area Affected : 50%							
		Location : Basement							
	Sanitary Piping								
	Cast Iron	100%	Now	\$1,900	LIFE	**	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 15%							
		Location : Basement House Trap							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2023	\$200	4	\$100	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Dry	100%			2024	\$27,200	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 305/LADDER CO. 151  
**Address** : 111-02 QUEENS BOULEVARD @ 75TH AVE.  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.305 / 13190 **Yr Built/Renovated** : 1922 / 2005  
**Area Sq Ft** : 4,248 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 03-May-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,Att  
**Block** : 3294 **Lot** : 20 **BIN** : 4078827

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$55,500
Mechanical		\$42,200
<b>Total</b>		<b>\$97,700</b>
Importance Code B		\$97,700
<b>Total</b>		<b>\$97,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,200	\$2,500		
Interior Architecture	\$1,600	\$500	\$700	
Electrical	\$22,400	\$300	\$300	\$2,100
Mechanical	\$3,600	\$31,000	\$1,100	\$6,000
Site Pavements	\$3,300			
<b>Total</b>	<b>\$60,100</b>	<b>\$34,300</b>	<b>\$2,200</b>	<b>\$8,100</b>
Importance Code A	\$29,700	\$2,900	\$400	\$400
Importance Code B	\$27,100	\$31,400	\$1,500	\$7,700
Importance Code C	\$3,300		\$200	
<b>Total</b>	<b>\$60,100</b>	<b>\$34,300</b>	<b>\$2,200</b>	<b>\$8,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 305/LADDER CO. 151**  
**Asset # : 13190**

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	80%			LIFE	**	5	\$12,700	
	Masonry: Limestone	10%	Now	\$19,600	LIFE	**	5	\$1,200	
		Staining/Discoloring, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
	Metal Sect. OHD	10%			2042	**	5	\$4,900	
Windows									
	Aluminum	100%			2045	**	5	\$400	
Roof									
	Copper/Terne	100%	0-2	\$9,600	2044	**			
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : Over Locker Area And Mens Bathroom							
Interior									
Floors									
	Cast in Place Concrete	48%			LIFE	**	5	\$6,700	
	Ceramic Tile	5%			2038	**	5	\$300	
	Quarry Tile	5%			2042	**	5	\$500	
	Terrazzo	2%	4+	\$100	LIFE	**	5	\$100	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 2%							
		Location : Stair Steps							
	Vinyl Tile	40%			2029	\$24,500	3	\$1,000	
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	5%			2038	**	5	\$400	
	Gypsum Board	45%			LIFE	**	5	\$2,400	
	Masonry: Brick	7%			LIFE	**			
	SGFT/Glazed Masonry	30%			LIFE	**			
	Wood	3%			LIFE	**	5	\$1,100	
Ceilings									
	AcousTileSusp.Lay-In	7%			2042	**	5	\$500	
	Exposed Concrete	30%	Now	\$1,500	LIFE	**	5	\$300	
		Cracking/Crumbling, Extent : Severe, Area Affected : 2%							
		Location : Basement Meter Room							
		Exposed Reinforcement, Extent : Severe, Area Affected : 2%							
		Location : Basement Meter Room							
	Gypsum Board	3%			LIFE	**	5	\$300	
	Plaster	60%			LIFE	**	5	\$2,500	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2049	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2042	**			
On-Site Walkways									
	Cast in Place Concrete	100%			2034	**			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 305/LADDER CO. 151**  
**Asset # : 13190**

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

## Site Pavements

## Parking/Driveway

## Asphalt

100% Now \$3,300 2038 \* \*

*Cracking/Crumbling, Extent : Severe, Area Affected : 20%**Location : Parking Area Right Side Of Building*

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% 2055 \* \* 5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : Main Service Disconnect Switch Rated At 400 Amperes.*

## Switchgear / Switchboard

## Molded Case Bkrs

100% 2055 \* \* 5 \$100

## Raceway

## Conduit

70% 2029 \$24,900 1

## Conduit

30% 2055 \* \* 1

## Panelboards

## Molded Case Bkrs

70% 2028 \$30,600 5 \$100

## Molded Case Bkrs

30% 2051 \* \* 5

## Wiring

## Braided Cloth

70% 2-4 \$22,000 2054 \* \* 1

*Insulation Aged, Extent : Moderate, Area Affected : 100%**Location : Throughout The Building*

## Thermoplastic

30% 2055 \* \* 1

## Ground

## Grounding Devices

## Generic

100% LIFE \* \* 5 \$100

## Stand-by Power

## Transfer Switches

## Automatic

100% 2046 \* \* 1 \$1,300

## Generators

## Diesel

100% 2042 \* \* 1 \$1,700

*Other Observation, Extent : Light, Area Affected : 100%**Location : Rear Of The Building**Explanation : Emergency Generator Rated At 60 Kilowatts*

## Batteries

## Lead/Acid

100% 2024 \$1,700 5 \$200

## Fuel Storage

## Main Tank

100% 2064 \* \* 5 \$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Rear Of The Building**Explanation : 125 Gallons Rated Capacity*

## 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 305/LADDER CO. 151**  
**Asset # : 13190**

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								
	LED	100%			2037		* *		
	Egress Lighting								
	Emergency, Service	50%			2037		* *	1	
	Exit, LED	50%			2044		* *	1	
	Exterior Lighting								
	LED	20%			2037		* *		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Front And Rear Of The Building							
		Explanation : LED Light Fixtures							
	No Component	80%							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$4,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Unit							
	Distribution								
	Steam Piping/Pump	100%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$1,400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Interior Pkg Unit - Cooling	25%	0-2	\$2,100	2027	\$42,200	2	\$100	
		Leak Evident, Extent : Moderate, Area Affected : 10%							
		Location : Water Dripping Through 2nd Floor Ceiling Because Of Condensate In The Attic							
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : 2 Units - Attic							
	Window/Wall Unit	25%	0-2	\$500	2024	\$2,400	1		
		Not in Service, Extent : Moderate, Area Affected : 20%							
		Location : Various locations							
	No Component	50%							
Heat Rejection									
	Air Cooled Condenser Unit	25%			2029	\$1,100	2	\$700	
	No Component	75%							

**Ventilation**

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 305/LADDER CO. 151**  
**Asset # : 13190**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	35%			LIFE	* *	2-5	\$800	
	No Component	65%							
Exhaust Fans									
	Interior	25%			2029	\$4,000	2		
	Roof	10%			2029	\$800	2		
	Wall Unit	20%			2029	\$300	2		
	No Component	45%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2039	* *	1		
Water Heater									
	Gas Fired	100%			2024	\$2,800	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units								
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%			2022	\$200	4	\$100	
Fixtures									
	Generic	100%							
Fire Suppression									
Chemical System									
	Generic	100%			2022	\$29,700	1-3	\$3,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : 1 Set								

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 306  
**Address** : 40-18 214th PLACE  
**Borough** : QUEENS  
**Program / Asset #** : FIRSECO.306 / 13191  
**Area Sq Ft** : 4,860  
**Date of Survey** : 24-May-2018  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 6288      **Lot** : 32      **BIN** : 4138284  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1924 / 2007  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$99,000	\$106,700
Interior Architecture		\$35,700
<b>Total</b>	<b>\$99,000</b>	<b>\$142,400</b>
Importance Code A	\$99,000	\$106,700
Importance Code B		\$35,700
<b>Total</b>	<b>\$99,000</b>	<b>\$142,400</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$41,900			\$4,900
Interior Architecture	\$6,200	\$300	\$1,500	\$400
Electrical	\$100	\$100	\$100	\$100
Mechanical	\$1,800	\$1,500	\$1,000	\$5,900
Site Pavements	\$9,800			
<b>Total</b>	<b>\$59,700</b>	<b>\$1,900</b>	<b>\$2,600</b>	<b>\$11,300</b>
Importance Code A	\$42,400	\$500	\$500	\$5,400
Importance Code B	\$6,800	\$1,400	\$1,200	\$5,900
Importance Code C	\$10,500		\$800	
<b>Total</b>	<b>\$59,700</b>	<b>\$1,900</b>	<b>\$2,600</b>	<b>\$11,300</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 306**  
**Asset # : 13191**

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	80%	Now	\$99,000	LIFE	* *	5	\$15,700	
		Paint Peeling, Extent : Moderate, Area Affected : 25%							
		Location : North And West Facades							
		Painted Surfaces, Extent : Moderate, Area Affected : 50%							
		Location : North And West Facades							
		Spalling, Extent : Moderate, Area Affected : 20%							
		Location : North And West Facades							
	Masonry: Granite	2%			LIFE	* *	5	\$300	
	Masonry: Limestone	8%	Now	\$17,900	LIFE	* *	5	\$1,200	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Above Main Entrance							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : East Facade							
		Staining/Discoloring, Extent : Moderate, Area Affected : 25%							
		Location : East Facade							
	Wood Overhead Doors	10%			2034	* *	5	\$9,800	
Windows									
	Aluminum	100%			2045	* *	5	\$1,600	
Parapets									
	Masonry: Brick	90%	Now	\$22,900	LIFE	* *	5	\$1,900	
		Paint Peeling, Extent : Moderate, Area Affected : 25%							
		Location : North And West Parapets							
		Painted Surfaces, Extent : Moderate, Area Affected : 50%							
		Location : North And West Parapets							
		Spalling, Extent : Moderate, Area Affected : 20%							
		Location : West And North Parapets							
	Masonry: Limestone	5%	Now	\$1,200	LIFE	* *	5	\$100	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : Coping							
		Caulking Deteriorated, Extent : Moderate, Area Affected : 25%							
		Location : Coping							
	Pre-Cast Concrete	5%			LIFE	* *	5	\$700	
Roof									
	Built-Up (BUR)	100%			2029	\$106,700	10	\$7,500	
Interior									
Floors									
	Cast in Place Concrete	40%			LIFE	* *	5	\$7,000	
	Ceramic Tile	5%			2038	* *	5	\$400	
	Quarry Tile	5%			2042	* *	5	\$600	
	Vinyl Tile	50%			2029	\$35,700	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 306**  
**Asset # : 13191**

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									
Interior Walls									
	Cast in Place Concrete	20%			LIFE	* *			
	Ceramic Tile	15%			2038	* *	5	\$1,700	
	Gypsum Board	5%			LIFE	* *	5	\$300	
	Masonry: Brick	5%			LIFE	* *			
	Plaster	55%	0-2	\$5,100	LIFE	* *	5	\$1,800	
Paint Peeling, Extent : Moderate, Area Affected : 20%									
Location : Offices, Interior Walls At Window Perimeter, Stairway									
Ceilings									
	AcousTileSusp.Lay-In	10%			2034	* *	5	\$800	
	Exposed Struc: Steel	15%			LIFE	* *			
	Plaster	65%			LIFE	* *	5	\$3,300	
	Plaster	10%	Now	\$1,100	LIFE	* *	5	\$500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Roof Access									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Roof Access									
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2049	* *			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	Now	\$4,300	2042	* *			
Cracking/Crumbling, Extent : Severe, Area Affected : 10%									
Location : 214th Place									
On-Site Walkways									
	Cast in Place Concrete	100%			2042	* *			
Parking/Driveway									
	Asphalt	75%	Now	\$5,400	2038	* *			
Broken/Missing Elements, Extent : Severe, Area Affected : 15%									
Location : Parking Driveway									
	Cast in Place Concrete	25%			2034	* *			

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%			2039	* *	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Main Service Disconnect Switch Rated At 200 Amperes.									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2039	* *	5	\$100	
Raceway									
	Conduit	100%			2039	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 306**  
**Asset # : 13191**

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	10%			2037	**	5		
	Molded Case Bkrs	70%			2037	**	5	\$100	
	Molded Case Bkrs	20%			2045	**	5		
Wiring									
	Thermoplastic	100%			2039	**	1		
Motor Controllers									
	Locally Mounted	100%			2034	**	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$100	
Lighting									
Interior Lighting									
	LED	100%			2037	**			
Exterior Lighting									
	HID	30%			2037	**	10		
	No Component	70%							
Alarm									
Security System									
	No Component	70%							
	Generic	30%			2037	**	1	\$500	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Perimeter Of The Building									
Explanation : CCTV Surveillance Cameras									

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$4,800	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : One Unit								
	Distribution								
	Steam Piping/Pump	100%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$1,600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2024	\$4,900	1		
	No Component	50%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 306**  
**Asset # : 13191**

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
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$300	
	No Component	90%							
	Exhaust Fans								
	Roof	10%		2034		* *	2		
	Wall Unit	20%		2029		\$300	2		
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%		2039		* *	1		
	Water Heater								
	Gas Fired	100%		2027		\$2,900	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units								
	Sanitary Piping								
	Cast Iron	5%	0-2	\$900	LIFE	* *	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 100%								
	Location : House Trap In Basement								
	Cast Iron	95%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%		2022		\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%		2028		\$27,200	1-3	\$3,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : 1 Set								

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 307/LADDER CO. 154  
**Address** : 81-17 NORTHERN BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.307 / 13192 **Yr Built/Renovated** : 1924 /  
**Area Sq Ft** : 6,240 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 07-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1177 **Lot** : 36 **BIN** : 4026949

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$51,200	
Interior Architecture	\$155,500	
Electrical		\$50,900
<b>Total</b>	<b>\$206,800</b>	<b>\$50,900</b>
Importance Code A	\$51,200	
Importance Code B	\$155,500	\$50,900
<b>Total</b>	<b>\$206,800</b>	<b>\$50,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$78,400			\$6,600
Interior Architecture	\$52,700	\$1,200		\$700
Electrical	\$13,600		\$100	\$3,800
Mechanical	\$10,300	\$29,000	\$1,300	\$37,400
Site Enclosure	\$1,800			
<b>Total</b>	<b>\$156,800</b>	<b>\$30,200</b>	<b>\$1,400</b>	<b>\$48,500</b>
Importance Code A	\$79,000	\$600	\$600	\$7,300
Importance Code B	\$60,400	\$29,600	\$800	\$41,300
Importance Code C	\$17,300			
<b>Total</b>	<b>\$156,800</b>	<b>\$30,200</b>	<b>\$1,400</b>	<b>\$48,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 307/LADDER CO. 154**  
**Asset # : 13192**

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	75%	Now	\$30,500	LIFE	* *	5	\$19,400	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
Location : Rear And Side Facades								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Bunker Room								
Masonry: Limestone	10%			LIFE	* *	5	\$1,900	
Metal Sect. OHD	15%	Now	\$25,300	2042	* *	5	\$6,100	
Unit Inoperable, Extent : Moderate, Area Affected : 10%								
Location : Apparatus Area - Door Inoperable At Times								
Windows								
Wood	100%	Now	\$51,200	2054	* *	5	\$8,800	1
Dry Rot/Decay, Extent : Severe, Area Affected : 80%								
Location : Throughout								
Parapets								
Masonry: Brick	90%	Now	\$19,700	LIFE	* *	5	\$1,600	
Painted Surfaces, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Spalling, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Masonry: Limestone	5%			LIFE	* *	5	\$100	
Pre-Cast Concrete	5%			LIFE	* *	5	\$600	
Roof								
Asphalt Shingle	20%			2038	* *	10	\$400	
Modified Bitumen	60%			2034	* *	10	\$6,600	
Roll Roofing	20%	Now	\$2,900	2028	\$9,500	5	\$1,800	
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%								
Location : Over Weight Room								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Over Weight Room								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 307/LADDER CO. 154**  
**Asset # : 13192**

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	50%	Now	\$54,500	LIFE	* *	5	\$11,000	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 50%							
	Location : Apparatus Room							
	Deflection Evident, Extent : Severe, Area Affected : 50%							
	Location : Apparatus Floor							
	Other Observation, Extent : Moderate, Area Affected : 60%							
	Location : Basement Below Apparatus Room							
	Explanation : Steel Columns Shoring Up Apparatus Room Floor							
Ceramic Tile	5%	Now	\$10,100	2044	* *	5	\$300	
	Cracking/Crumbling, Extent : Severe, Area Affected : 80%							
	Location : All Bathrooms							
Quarry Tile	5%	4+	\$300	2042	* *	5	\$400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 2%							
	Location : Kitchen							
Traffic Topping	5%			2034	* *	5	\$600	
Vinyl Tile	30%	Now	\$26,700	2039	* *	3	\$1,100	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 50%							
	Location : Second Floor							
	Worn/Eroded, Extent : Moderate, Area Affected : 30%							
	Location : Second Floor							
	Other Observation, Extent : Light, Area Affected : 50%							
	Location : Second Floor							
	Explanation : 9x9 Tiles							
Wood	5%			2057	* *	5	\$900	
Interior Walls								
Ceramic Tile	5%	Now	\$4,000	2038	* *	5	\$300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : Bathrooms							
Masonry: Brick	20%			LIFE	* *			
Plaster	50%	Now	\$11,600	LIFE	* *	5	\$2,100	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : 2nd Floor - Bunk Room							
	Water Penetration, Extent : Moderate, Area Affected : 20%							
	Location : 2nd Floor - Bunk Room							
SGFT/Glazed Masonry	25%			LIFE	* *			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 307/LADDER CO. 154**  
**Asset # : 13192**

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								
Ceilings								
AcousTileSusp.Lay-In	15%			2042	* *	5	\$1,500	
Exposed Concrete	30%	Now	\$101,100	LIFE	* *	5	\$500	
Cracking/Crumbling, Extent : Severe, Area Affected : 30%								
Location : Basement								
Exposed Reinforcement, Extent : Severe, Area Affected : 40%								
Location : Basement								
Water Penetration, Extent : Moderate, Area Affected : 40%								
Location : Basement								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Basement								
Explanation : Steel Columns Shring Up Apparatus Floor.								
Gypsum Board	10%			LIFE	* *	5	\$1,300	
Plaster	45%			LIFE	* *	5	\$2,800	
Site Enclosure								
Fence/Gates								
Chain Link	100%	Now	\$1,800	2049	* *			
Other Observation, Extent : Severe, Area Affected : 40%								
Location : Side Yard								
Explanation : Fence Inoperable								
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2034	* *			
On-Site Walkways								
Cast in Place Concrete	100%			2042	* *			
Parking/Driveway								
Cast in Place Concrete	85%			2042	* *			
Pavers/Stone	15%			2038	* *			

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%			2029	\$5,000	5			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : Main Service Disconnect Switch Rated At 200 Amperes.									
Switchgear / Switchboard									
Molded Case Bkrs	100%			2029	\$50,900	5	\$200		
Raceway									
Conduit	100%			2029	\$32,700	1			
Panelboards									
Fused Disc Sw	25%			2028	\$10,000	5			
Molded Case Bkrs	75%			2028	\$30,100	5	\$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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 307/LADDER CO. 154**  
**Asset # : 13192**

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									
	Wiring								
	Thermoplastic	100%			2029	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%	2-4	\$9,900	LIFE	* *	5	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : Corroded								
Lighting									
	Interior Lighting								
	LED	100%			2037	* *			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : LED Light Fixtures								
	Exterior Lighting								
	HID	15%			2024	\$3,700	10		
	HID	15%	Now	\$3,700	2039	* *			
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Right Side Of The Building								
	Explanation : Not Functional								
	No Component	70%							

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%			2039	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2034	* *	1	\$6,200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Steam Piping/Pump	10%	0-2	\$500	2029	\$2,700			
	Leak Evident, Extent : Moderate, Area Affected : 50%								
	Location : Valves, Various Locations								
	Steam Piping/Pump	90%			2029	\$24,200			
	Terminal Devices								
	Convactor/Radiator	100%			2027	\$32,600	1	\$2,000	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 307/LADDER CO. 154**  
**Asset # : 13192**

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
Air Conditioning									
	Conversion Equipment								
	Reciprocating Compr/Chiller	20%	0-2	\$500	2024	\$10,300	1	\$500	
		Not Energy Efficient, Extent : Moderate, Area Affected : 10% Location : Unit For Bunk Room R-22 Refrigerant, Extent : Light, Area Affected : 100% Location : Roof Other Observation, Extent : Light, Area Affected : 100% Location : 1 In Gymnasium, 1 In Bunk Room Explanation : 2 Units							
	Window/Wall Unit	30%	0-2	\$1,100	2024	\$3,800	1		
		Not Energy Efficient, Extent : Moderate, Area Affected : 70% Location : Various Locations							
	No Component	50%							
Terminal Devices									
	Fan Coil - 2 Pipe	20%			2024	\$11,600	1	\$400	
	No Component	80%							
Heat Rejection									
	Air Cooled Condenser Unit	20%			2024	\$1,200	2	\$900	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	30%			LIFE	* *	2-5	\$1,000	
	No Component	70%							
Exhaust Fans									
	Interior	20%			2024	\$4,300	2		
	Roof	10%			2024	\$1,000	2		
	Wall Unit	20%	0-2	\$400	2039	* *	2		
		Malfunctioning, Extent : Moderate, Area Affected : 100% Location : Apparatus Floor							
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	0-2	\$2,300	2039	* *	1		
		Corroded, Extent : Moderate, Area Affected : 10% Location : Causing Low Pressure In 2nd Floor							
Water Heater									
	Gas Fired	100%			2024	\$3,700	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Two 74 Gallon Units.							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 307/LADDER CO. 154**  
**Asset # : 13192**

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									
	Sanitary Piping								
	Cast Iron	20%	0-2	\$2,700	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : Apparatus Floor And Backyard / Basement							
		Leak Evident, Extent : Moderate, Area Affected : 30%							
		Location : 2nd Floor Bathrooms							
	Cast Iron	80%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%	0-2	\$600	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : Basement							
		Corroded, Extent : Moderate, Area Affected : 15%							
		Location : Basement							
Sump Pump(s)									
	Non-Submersible	100%	0-2	\$900	2039	**	4	\$100	
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Fire Suppression									
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 308  
**Address** : 107-12 LEFFERTS BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.308 / 13193 **Yr Built/Renovated** : 1926 / 2006  
**Area Sq Ft** : 5,952 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 03-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 9598 **Lot** : 10 **BIN** : 4205407

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$68,500	
Electrical		\$26,100
Mechanical		\$43,300
Site Enclosure	\$60,400	
<b>Total</b>	<b>\$128,800</b>	<b>\$69,400</b>
Importance Code B	\$128,800	\$69,400
<b>Total</b>	<b>\$128,800</b>	<b>\$69,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$23,600	\$3,300		\$8,200
Interior Architecture	\$5,800	\$300	\$900	\$200
Electrical	\$400	\$500	\$2,100	\$500
Mechanical	\$15,200	\$1,100	\$1,200	\$7,400
Site Enclosure	\$16,100			
Site Pavements	\$5,700			
<b>Total</b>	<b>\$66,800</b>	<b>\$5,200</b>	<b>\$4,300</b>	<b>\$16,400</b>
Importance Code A	\$24,200	\$3,900	\$600	\$8,800
Importance Code B	\$16,900	\$1,300	\$3,700	\$7,600
Importance Code C	\$25,700			
<b>Total</b>	<b>\$66,800</b>	<b>\$5,200</b>	<b>\$4,300</b>	<b>\$16,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 308**  
**Asset # : 13193**

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	5%			LIFE	**	5	\$5,300	
Masonry: Brick	73%			LIFE	**	5	\$15,600	
Masonry: Granite	2%			LIFE	**	5	\$300	
Masonry: Limestone	10%			LIFE	**	5	\$1,600	
Metal Sect. OHD	10%			2042	**	5	\$6,700	
Windows								
Aluminum	100%	Now	\$16,600	2045	**	5	\$900	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%								
Location : Second Floor Bunk Room								
Hardware Missing, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Basement Areaways								
Parapets								
Masonry: Brick	90%	2-4	\$7,100	LIFE	**	5	\$2,300	
Spalling, Extent : Moderate, Area Affected : 10%								
Location : Side Facades								
Masonry: Limestone	5%			LIFE	**	5	\$200	
Pre-Cast Concrete	5%			LIFE	**	5	\$800	
Roof								
Modified Bitumen	100%			2034	**	10	\$8,200	
Interior								
Floors								
Cast in Place Concrete	45%			LIFE	**	5	\$8,800	
Ceramic Tile	10%			2038	**	5	\$900	
Quarry Tile	5%			2042	**	5	\$700	
Vinyl Tile	40%			2029	\$31,600	3	\$1,300	
Interior Walls								
Cast in Place Concrete	10%			LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Basement								
Gypsum Board	10%			LIFE	**	5	\$900	
Masonry: Brick	10%	Now	\$5,800	LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 25%								
Location : East Side Of Basement								
Plaster	35%			LIFE	**	5	\$1,500	
SGFT/Glazed Masonry	35%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	5%			2034	**	5	\$400	
Exposed Struc: Steel	70%	Now	\$68,500	LIFE	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%								
Location : Below Sidewalk								
Water Penetration, Extent : Moderate, Area Affected : 25%								
Location : Below Sidewalk								
Plaster	25%			LIFE	**	5	\$1,400	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 308**  
**Asset # : 13193**

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
Site Enclosure									
	Fence/Gates								
	Chain Link	100%	0-2	\$14,700	2039		* *		
		Corrosion/Rusting, Extent : Light, Area Affected : 60%							
		Location : Throughout							
Retaining Walls									
	Cast in Place Concrete	25%	Now	\$1,400	2079		* *		
		Cracking/Crumbling, Extent : Moderate, Area Affected : 15%							
		Location : Areaways							
		Exposed Reinforcement, Extent : Moderate, Area Affected : 15%							
		Location : Areaways							
		Water Penetration, Extent : Moderate, Area Affected : 50%							
		Location : Areaways							
	Masonry: Brick	75%	Now	\$60,400	2059		* *		
		Cracking/Crumbling, Extent : Severe, Area Affected : 75%							
		Location : West Side Of Property							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 90%							
		Location : West Side Of Property							
		Water Penetration, Extent : Moderate, Area Affected : 50%							
		Location : West Side Of Property							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%	2-4	\$500	2034		* *		
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
On-Site Walkways									
	Cast in Place Concrete	100%	Now	\$4,500	2034		* *		
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Ponding, Extent : Moderate, Area Affected : 15%							
		Location : Throughout							
		Sinking/Subsiding, Extent : Moderate, Area Affected : 15%							
		Location : Throughout							
Parking/Driveway									
	Cast in Place Concrete	100%	0-2	\$700	2034		* *		
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							

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%			2049			* *	5
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 200 Ampere Main Disconnect Switch							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 308**  
**Asset # : 13193**

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									
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2049	* *	5	\$200	
	Raceway								
	Conduit	70%			2029	\$22,900	1		
	Conduit	30%			2049	* *	1		
	Panelboards								
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	65%			2028	\$26,100	5	\$100	
	Molded Case Bkrs	30%			2045	* *	5		
	Wiring								
	Thermoplastic	70%			2029	\$20,200	1		
	Thermoplastic	30%			2049	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	* *	1	\$1,800	
	Generators								
	Diesel	100%			2038	* *	1	\$2,300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Outside Backyard								
	Explanation : One 80 Kilowatt								
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$200	
	Fuel Storage								
	Main Tank	100%			2057	* *	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Outside Backyard								
	Explanation : One 60 Gallon Tank Built-in To The Generator								
Lighting									
	Interior Lighting								
	LED	100%			2039	* *			
	Egress Lighting								
	Emergency, Service	70%			2039	* *	1		
	Exit, LED	30%			2069	* *	1		
	Exterior Lighting								
	LED	100%			2039	* *			
Mechanical									
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 308**  
**Asset # : 13193**

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%			2049	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2046	**	1	\$5,900	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Central Plant Steam	100%			2039	**	4	\$300	
	Piping/Pmp								
	Terminal Devices								
	Convactor/Radiator	100%			2034	**	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2024	\$6,100	1		
	No Component	50%							
Ventilation									
	Exhaust Fans								
	Interior	15%			2029	\$3,100	2		
	No Component	85%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	Now	\$8,700	2029	\$43,300	1		
	Corroded, Extent : Severe, Area Affected : 20%								
	Location : Basement								
	Water Heater								
	Gas Fired	100%			2027	\$3,500	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : One 75 Gallon Unit								
	Sanitary Piping								
	Cast Iron	100%	Now	\$4,300	LIFE	**	1		
	Corroded, Extent : Severe, Area Affected : 20%								
	Location : Basement								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%	Now	\$900	2039	**	4	\$100	
	Malfunctioning, Extent : Severe, Area Affected : 100%								
	Location : Basement								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	

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

Estimates are rounded to the nearest hundred dollars.

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

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



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 308**  
**Asset # : 13193**

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

Asset Name : ENGINE CO. 309/LADDER CO. 159  
Address : 1851 EAST 48th STREET  
Borough : BROOKLYN Agency's Number : N/A  
Program / Asset # : FIRSECO.309 / 13194 Yr Built/Renovated : 1927 /  
Area Sq Ft : 4,930 Project Type : FIRE DEPARTMENT  
Date of Survey : 10-May-2018 Landmark Status : NONE  
Areas Surveyed : Basement, Roof, Floors 1,2  
Block : 8488 Lot : 16 BIN : 3239495

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$14,700	\$9,700		
Interior Architecture	\$14,000	\$2,200		
Electrical	\$100	\$100	\$100	\$100
Mechanical	\$1,100	\$28,500	\$1,000	\$900
<b>Total</b>	<b>\$30,000</b>	<b>\$40,500</b>	<b>\$1,000</b>	<b>\$1,000</b>
Importance Code A	\$15,200	\$10,200	\$500	\$500
Importance Code B	\$800	\$30,300	\$500	\$500
Importance Code C	\$14,000			
<b>Total</b>	<b>\$30,000</b>	<b>\$40,500</b>	<b>\$1,000</b>	<b>\$1,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 309/LADDER CO. 159**  
**Asset # : 13194**

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	73%			LIFE	**	5	\$18,900	
Recent Repair Evident, Extent : Light, Area Affected : 100%									
Location : Facade									
	Masonry: Granite	2%			LIFE	**	5	\$400	
	Masonry: Limestone	5%	Now	\$14,700	LIFE	**	5	\$1,000	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Main Facade West									
	Metal Panel	5%			2055	**	5-10	\$8,900	
Recent Construction, Extent : Light, Area Affected : 5%									
Location : Facade									
	Wood Overhead Doors	15%			2042	**	5	\$19,400	
Windows									
	Aluminum	100%			2045	**	5	\$1,900	
Parapets									
	Cast Stone/Terra Cotta	14%			LIFE	**	5	\$2,000	
	Masonry: Brick	70%			LIFE	**	5	\$1,300	
	Masonry: Limestone	8%			LIFE	**	5	\$200	
	Metal Panel	8%			2055	**	5	\$600	
Roof									
	Modified Bitumen	100%			2037	**	10	\$8,000	
Interior									
Floors									
	Cast in Place Concrete	50%			LIFE	**	5	\$9,200	
	Ceramic Tile	5%			2042	**	5	\$400	
	Quarry Tile	5%			2042	**	5	\$600	
	Vinyl Tile	40%			2034	**	3	\$1,300	
Interior Walls									
	Cast in Place Concrete	20%			LIFE	**			
	Gypsum Board	20%			LIFE	**	5	\$1,400	
	Masonry: Brick	10%			LIFE	**			
	Plaster	20%			LIFE	**	5	\$700	
	SGFT/Glazed Masonry	30%	Now	\$14,000	LIFE	**			
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
Ceilings									
	AcousTileSusp.Lay-In	30%			2042	**	5	\$2,500	
	Exposed Concrete	40%			LIFE	**	5	\$500	
	Plaster	30%			LIFE	**	5	\$1,600	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2055	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2042	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 309/LADDER CO. 159**  
**Asset # : 13194**

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	

## Site Pavements

## On-Site Walkways

Cast in Place Concrete

95%

2046

\* \*

Pavers/Stone

5%

2042

\* \*

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%

2055

\* \*

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : Main Service Disconnect Switch Rated At 200 Amperes.*

## Switchgear / Switchboard

Molded Case Bkrs

100%

2055

\* \*

5

\$100

## Raceway

Conduit

100%

2055

\* \*

1

## Panelboards

Fused Disc Sw

20%

2051

\* \*

5

Molded Case Bkrs

80%

2051

\* \*

5

\$100

## Wiring

Thermoplastic

100%

2055

\* \*

1

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

## Lighting

## Interior Lighting

Fluorescent

100%

2037

\* \*

10

\$4,500

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout The Building*

## Egress Lighting

Emergency, Service

50%

2037

\* \*

1

Exit, LED

50%

2064

\* \*

1

## Exterior Lighting

Fluorescent

20%

2037

\* \*

10

\$100

*Compact Fluorescent Light, Extent : Light, Area Affected : 100%**Location : Front Of The Building*

No Component

80%

## Alarm

## Security System

No Component

70%

Generic

30%

2037

\* \*

1

\$600

*Other Observation, Extent : Light, Area Affected : 100%**Location : Front Of The Building**Explanation : CCTV Surveillance Cameras*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 309/LADDER CO. 159**  
**Asset # : 13194**

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%			2049	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	**	1	\$4,900	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Steam Piping/Pump	100%			2039	**			
	Terminal Devices								
	Convactor/Radiator	100%			2034	**	1	\$1,600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2027	\$5,000	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$300	
	No Component	90%							
	Exhaust Fans								
	Roof	20%			2029	\$1,600	2		
	Wall Unit	15%			2034	**	2		
	No Component	65%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$2,900	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units / 74 Gallons								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%	Now		2021	\$200	4	\$100	
	Cracked, Extent : Severe, Area Affected : 5%								
	Location : The Pipe, Basement								
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 309/LADDER CO. 159**

**Asset # : 13194**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression	Chemical System							
	Generic	100%		2022	\$27,200	1-3	\$3,700	
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Kitchen</i> <i>Explanation : 1 Set</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 310/LADDER CO. 174  
**Address** : 5105 SNYDER AVENUE @ E. 51 ST  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.310 / 13195 **Yr Built/Renovated** : 1927 / 2013  
**Area Sq Ft** : 5,874 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 11-Mar-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 4699 **Lot** : 40 **BIN** : 3102909

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical	\$50,900	\$40,200
<b>Total</b>	<b>\$50,900</b>	<b>\$40,200</b>
Importance Code B	\$50,900	\$40,200
<b>Total</b>	<b>\$50,900</b>	<b>\$40,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,600		\$5,800	
Interior Architecture	\$31,300		\$2,600	\$1,000
Electrical	\$8,200			\$100
Mechanical	\$5,400	\$800	\$1,200	\$800
Site Enclosure	\$26,000			
Site Pavements	\$1,700			
<b>Total</b>	<b>\$106,300</b>	<b>\$800</b>	<b>\$9,600</b>	<b>\$2,000</b>
Importance Code A	\$39,300	\$600	\$6,300	\$600
Importance Code B	\$26,800	\$200	\$3,200	\$1,100
Importance Code C	\$40,300			\$300
<b>Total</b>	<b>\$106,300</b>	<b>\$800</b>	<b>\$9,600</b>	<b>\$2,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 310/LADDER CO. 174**  
**Asset # : 13195**

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	80%			LIFE	**	5	\$33,500	
	Masonry: Limestone	5%			LIFE	**	5	\$1,600	
	Metal Sect. OHD	15%			2043	**	5	\$9,800	
Windows									
	Aluminum	100%			2038	**	5	\$1,700	
Parapets									
	Masonry: Brick	85%			LIFE	**	5-10	\$12,000	
	Masonry: Limestone	5%	4+	\$4,500	LIFE	**	5	\$100	
Worn/Eroded, Extent : Moderate, Area Affected : 50%									
Location : Cornice									
	Pre-Cast Concrete	10%			LIFE	**	5	\$2,600	
Roof									
	Asphalt Shingle	8%			2039	**	10	\$100	
	Modified Bitumen	92%			2038	**	10	\$7,600	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Main Roof									
Interior									
Floors									
	Cast in Place Concrete	30%			LIFE	**	5	\$19,400	
	Ceramic Tile	10%			2039	**	5	\$1,500	
	Quarry Tile	5%			2043	**	5	\$1,100	
	Vinyl Tile	55%			2035	**	3	\$3,000	
Interior Walls									
	Cast in Place Concrete	20%			LIFE	**	10	\$6,000	
	Ceramic Tile	5%			2039	**	5	\$600	
	Gypsum Board	5%			LIFE	**	5-10	\$1,000	
	Plaster	40%	Now	\$4,000	LIFE	**	5	\$1,500	
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Engine Room Office By Front Facade									
	SGFT/Glazed Masonry	30%			LIFE	**	10	\$1,800	
Ceilings									
	AcousTileSusp.Lay-In	25%			2043	**	5	\$2,200	
	Exposed Struc: Steel	25%			LIFE	**	10	\$4,300	
	Plaster	50%			LIFE	**	5-10	\$7,400	
Site Enclosure									
Fence/Gates									
	Chain Link	100%	Now	\$26,000	2060	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Corrosion/Rusting, Extent : Moderate, Area Affected : 100%									
Location : Side Yard									
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2043	**			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 310/LADDER CO. 174**  
**Asset # : 13195**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	0-2	\$1,700	2043	**
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>					
<i>Location : Throughout</i>					

## Parking/Driveway

Cast in Place Concrete	100%			2043	* *	
------------------------	------	--	--	------	-----	--

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%	4+	\$5,000	2060	* *	5
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
<i>Location : Basement Electrical Room</i>					
<i>Explanation : 200 Ampere Switch Has Outside Enclosure Rust, Not Penetrating Metal Cabinet</i>					

## Switchgear / Switchboard

Molded Case Bkrs	100%	4+	\$50,900	2060	**	5	\$100
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
<i>Location : Basement Electrical Room</i>							
<i>Explanation : External Rust On Cabinet</i>							

## Raceway

Conduit	80%			2030	\$26,100	1		
Conduit	20%			2050	* *	1		

## Panelboards

Molded Case Bkrs	100%			2029	\$40,200	5		\$200
------------------	------	--	--	------	----------	---	--	-------

## Wiring

Thermoplastic	100%			2030	\$28,900	1		
---------------	------	--	--	------	----------	---	--	--

## Motor Controllers

Locally Mounted	100%			2028	\$15,000	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Boiler Room</i>								
<i>Explanation : Controls For Heating System</i>								

## Ground

Grounding Devices  
Generic

	100%			LIFE	* *	5		\$200
<i>Other Observation, Extent : Light, 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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 310/LADDER CO. 174**  
**Asset # : 13195**

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%			2040	* *	10	\$4,600	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Fluorescent	10%			2025	\$1,700	10	\$500	
	LED	5%	Now	\$2,600	2040	* *			
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement Gymnasium							
		Explanation : LED Lighting Has Failed							
	Exterior Lighting								
	HID	50%				2030	\$11,600	10	
No Component	50%								

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%			2040	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2035	* *	1	\$5,800	
	Distribution								
	Steam Piping/Pump	100%	2-4	\$2,500	2040	* *			
		Controller Not Working, Extent : Severe, Area Affected : 60%							
		Location : Basement Vacuum Pump Shuts Off On High Water							
		Leak Evident, Extent : Moderate, Area Affected : 40%							
		Location : Leaky Pipes In Basement							
	Terminal Devices								
	Convactor/Radiator	100%			2035	* *	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	* *	1		
	Conversion Equipment								
	Split Unit	10%			2038	* *			
	Window/Wall Unit	20%			2025	\$2,400	1		
	No Component	70%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	25%			LIFE	* *	2-5	\$1,300	
	No Component	75%							
	Exhaust Fans								
	Roof	25%			2035	* *	2		
		Recent Replace Evident, Extent : Light, Area Affected : 25%							
		Location : Roof							
	Roof	50%			2035	* *	2	\$100	
	Wall Unit	25%			2035	* *	2		

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 310/LADDER CO. 174**  
**Asset # : 13195**

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%			2040	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$3,500	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Cellar					
				Explanation : One 74 Gallon Unit And Old Unit Remaining In Corner					
	Sanitary Piping								
	Cast Iron	6%	Now	\$1,500	LIFE	* *	1		
				Blockage /Clogged, Extent : Moderate, Area Affected : 100%					
				Location : Occasional Back Up In Basement.					
	Cast Iron	94%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2023	\$200	4	\$200	
	Backflow Preventer								
	Generic	100%			2035	* *	1	\$400	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2030	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 311/LADDER CO. 158  
**Address** : 145-50 SPRINGFIELD BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.311 / 13196 **Yr Built/Renovated** : 1927 / 2006  
**Area Sq Ft** : 5,780 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 28-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 13361 **Lot** : 200 **BIN** : 4286093

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$46,400	
Interior Architecture	\$231,100	
Electrical		\$81,100
<b>Total</b>	<b>\$277,500</b>	<b>\$81,100</b>
Importance Code A	\$46,400	
Importance Code B	\$231,100	\$81,100
<b>Total</b>	<b>\$277,500</b>	<b>\$81,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$5,900			\$5,300
Interior Architecture	\$51,400		\$700	\$700
Electrical	\$26,800		\$100	\$38,200
Mechanical	\$4,000	\$1,300	\$1,700	\$1,400
Site Enclosure	\$200			
Site Pavements	\$3,700			
<b>Total</b>	<b>\$92,000</b>	<b>\$1,300</b>	<b>\$2,400</b>	<b>\$45,600</b>
Importance Code A	\$6,400	\$600	\$600	\$5,900
Importance Code B	\$55,700	\$800	\$1,500	\$39,600
Importance Code C	\$29,900		\$300	
<b>Total</b>	<b>\$92,000</b>	<b>\$1,300</b>	<b>\$2,400</b>	<b>\$45,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 311/LADDER CO. 158**  
**Asset # : 13196**

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									
	Alum/Vinyl Siding	10%			2049	**	10	\$700	
	Masonry: Brick	70%	Now	\$46,400	LIFE	**	5	\$14,800	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : North Side								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : North Side								
	Masonry: Granite	2%			LIFE	**	5	\$300	
	Masonry: Limestone	8%			LIFE	**	5	\$1,300	
	Wood Overhead Doors	10%			2034	**	5	\$10,500	
Windows									
	Aluminum	100%			2045	**	5	\$1,800	
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,400	
	Masonry: Brick	90%			LIFE	**	5	\$1,600	
Roof									
	Modified Bitumen	97%	2-4	\$5,900	2034	**			
	Blisters, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Skylight, Metal/Glass	3%			2055	**	10	\$900	
Soffits									
	Alum/Vinyl Siding	100%			2049	**	10		
Interior									
Floors									
	Cast in Place Concrete	40%	Now	\$79,400	LIFE	**	5	\$12,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Apparatus Floor								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Through Apparatus Floor Into Basement								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : Structurally Insufficient								
	Ceramic Tile	5%			2038	**	5	\$700	
	Quarry Tile	15%	Now	\$6,600	2042	**	5	\$1,600	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout Kitchen								
	Vinyl Tile	40%	Now	\$15,600	2024	\$51,900	3	\$2,200	
	Cracking/Crumbling, Extent : Severe, Area Affected : 40%								
	Location : Throughout								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 311/LADDER CO. 158**  
**Asset # : 13196**

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									
Interior Walls									
	Cast in Place Concrete	20%	0-2	\$16,300	LIFE	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout Basement							
	Ceramic Tile	5%			2038	**	5	\$600	
	Plaster	45%	Now	\$4,700	LIFE	**	5	\$1,700	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Water Penetration, Extent : Light, Area Affected : 5%							
		Location : North Wall							
	SGFT/Glazed Masonry	30%	0-2	\$7,500	LIFE	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Ceilings									
	AcousTileSusp.Lay-In	5%	0-2	\$800	2034	**	5	\$200	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : Throughout Kitchen							
		Cracking/Crumbling, Extent : Severe, Area Affected : 60%							
		Location : Throughout Kitchen							
		Staining/Discoloring, Extent : Light, Area Affected : 5%							
		Location : Throughout Kitchen							
	Exposed Concrete	55%	Now	\$99,700	LIFE	**	5	\$800	
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : East Side Of Building							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Underside Of Apparatus Floor Slab In Cellar							
		Explanation : Structurally Insufficient							
	Plaster	40%			LIFE	**	5	\$2,300	
		Paint Peeling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
Site Enclosure									
Fence/Gates									
	Chain Link	15%	4+	\$200	2049	**			
		Impact Damage, Extent : Light, Area Affected : 10%							
		Location : North Side							
	Wood	85%			2027	\$32,800			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	4+	\$1,100	2042	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
On-Site Walkways									
	Cast in Place Concrete	10%			2042	**			
	Wood	90%			2024		1-3		

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 311/LADDER CO. 158**  
**Asset # : 13196**

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

## Site Pavements

## Parking/Driveway

Asphalt	75%			2038	**			
Cast in Place Concrete	25%	Now	\$1,200	2042	**			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Front Apron</i>								
<i>Sinking/Subsiding, Extent : Light, Area Affected : 5%</i>								
<i>Location : Front Apron</i>								

## Activity Yard

Cast in Place Concrete	100%	4+	\$1,400	2042	**			
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</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

Molded Case Bkrs	100%			2029	\$5,000	5	\$200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 200 Ampere Main Disconnect Switch</i>								

## Switchgear / Switchboard

Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
------------------	------	--	--	------	----------	---	-------	--

## Raceway

Conduit	20%			2049	**	1		
Conduit	80%			2029	\$26,100	1		

## Panelboards

Fused Disc Sw	5%			2028	\$2,000	5		
Molded Case Bkrs	20%			2045	**	5		
Molded Case Bkrs	75%			2028	\$30,100	5	\$100	

## Wiring

Braided Cloth	80%	0-2	\$23,100	2054	**	1		
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								

Thermoplastic	20%			2049	**	1		
---------------	-----	--	--	------	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2027	\$15,000	5		
-----------------	------	--	--	------	----------	---	--	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$100	
---------	------	--	--	------	----	---	-------	--

## Stand-by Power

## Transfer Switches

Under Construction	100%							
--------------------	------	--	--	--	--	--	--	--

## Generators

Under Construction	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 311/LADDER CO. 158**  
**Asset # : 13196**

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	

## Stand-by Power

## Batteries

Under Construction 100%

## Fuel Storage

Under Construction 100%

## Lighting

## Interior Lighting

## Fluorescent

75% Now \$3,700 2024 \$12,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : T-12 Lamps*

## Fluorescent

20% 2034 \* \* 10 \$1,100

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Garage 1st Floor*

## Incandescent

5% 2024 \$1,900 2

## Exterior Lighting

## HID

100% 2024 \$22,800 10

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% 2049 \* \* 1

## Conversion Equipment

## Steam Boiler

100% 2042 \* \* 1 \$5,700

## Distribution

## Central Plant Steam

100% 2039 \* \* 4 \$300

## Piping/Pmp

## Terminal Devices

## Convactor/Radiator

100% 2034 \* \* 1 \$1,900

## Air Conditioning

## Energy Source

## Electricity

100% 2045 \* \* 1

## Conversion Equipment

## Window/Wall Unit

40% 2027 \$4,700 1

## No Component

60%

## Ventilation

## Distribution

## Ductwork/Diffusers

100% LIFE \* \* 2-5 \$3,200

## Exhaust Fans

## Interior

100% 2029 \$20,100 2 \$200

## Plumbing

## H/C Water Piping

## Galvanized Steel

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 311/LADDER CO. 158**  
**Asset # : 13196**

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%			2028	\$3,400	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units							
	Sanitary Piping Cast Iron	100%	Now	\$2,100	LIFE	* *	1		
		Leak Evident, Extent : Severe, Area Affected : 15%							
		Location : Basement When It Rains							
	Storm Drain Piping Cast Iron	100%	Now	\$600	LIFE	* *	1		
		Leak Evident, Extent : Severe, Area Affected : 10%							
		Location : Basement, High Water Table							
	Sump Pump(s) Submersible	100%			2022	\$200	4	\$200	
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System Generic	100%			2027	\$27,200	1-3	\$4,000	

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



Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 312  
**Address** : 22-63 35th STREET  
**Borough** : QUEENS  
**Program / Asset #** : FIRSECO.312 / 13197  
**Area Sq Ft** : 4,590  
**Date of Survey** : 27-Apr-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 822      **Lot** : 7      **BIN** : 4016405  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1928 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,800			
Interior Architecture	\$21,500	\$100	\$600	\$100
Electrical	\$300	\$300	\$300	\$6,600
Mechanical	\$1,500	\$900	\$1,100	\$1,200
Site Pavements	\$2,200			
<b>Total</b>	<b>\$59,400</b>	<b>\$1,300</b>	<b>\$2,100</b>	<b>\$7,900</b>
Importance Code A	\$34,300	\$500	\$500	\$500
Importance Code B	\$20,100	\$900	\$1,000	\$7,400
Importance Code C	\$5,000		\$600	
<b>Total</b>	<b>\$59,400</b>	<b>\$1,300</b>	<b>\$2,100</b>	<b>\$7,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 312**  
**Asset # : 13197**

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	75%			LIFE	**	5	\$12,900	
Masonry: Granite	8%			LIFE	**	5	\$1,000	
Masonry: Limestone	10%	0-2	\$19,600	LIFE	**	5	\$1,300	
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Wood Overhead Doors	7%	0-2	\$7,900	2034	**	5	\$3,000	
Deteriorated Finish, Extent : Light, Area Affected : 20%								
Location : Throughout								
Other Observation, Extent : Light, Area Affected : 10%								
Location : Apparatus Door								
Explanation : Malfunctioning								
Windows								
Aluminum	100%	Now	\$400	2045	**	5	\$200	
Unit Inoperable, Extent : Severe, Area Affected : 1%								
Location : Engine Office								
Parapets								
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$500	
Masonry: Brick	90%	4+	\$1,700	LIFE	**	5	\$600	
Other Observation, Extent : Moderate, Area Affected : 5%								
Location : Parapet Wall								
Explanation : Loose And Missing Cap Flashing								
Roof								
Modified Bitumen	95%	4+	\$1,700	2034	**			
Water Penetration, Extent : Moderate, Area Affected : 2%								
Location : Bunker Room								
Skylight, Metal/Glass	5%	0-2	\$2,500	2039	**			
Broken/Missing Elements, Extent : Light, Area Affected : 5%								
Location : Throughout, Bathroom								
Interior								
Floors								
Cast in Place Concrete	50%	0-2	\$1,900	LIFE	**	5	\$7,500	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Ceramic Tile	13%	0-2	\$900	2038	**	5	\$400	
Cracking/Crumbling, Extent : Light, Area Affected : 5%								
Location : Throughout								
Terrazzo	4%	0-2	\$700	LIFE	**	5	\$200	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout, Toilet Room								
Traffic Topping	20%	Now	\$900	2029	\$17,800	5	\$900	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Vinyl Tile	13%	Now	\$7,900	2039	**	3	\$300	
Cracking/Crumbling, Extent : Severe, Area Affected : 50%								
Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 312**  
**Asset # : 13197**

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									
Interior Walls									
	Cast in Place Concrete	25%			LIFE	**			
	Ceramic Tile	13%			2038	**	5	\$1,200	
	Gypsum Board	10%	0-2	\$200	LIFE	**	5	\$600	
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Throughout									
	Marble Panels	7%	0-2	\$2,800	LIFE	**			
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
	Plaster	25%	Now	\$2,000	LIFE	**	5	\$700	
Cracking/Crumbling, Extent : Severe, Area Affected : 10%									
Location : Around Window In Bunker Room 2nd Floor									
	SGFT/Glazed Masonry	20%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	7%	Now	\$2,400	2034	**	5	\$200	
Cracking/Crumbling, Extent : Severe, Area Affected : 80%									
Location : Female Bathroom									
	AcousTileSusp.Lay-In	3%			2042	**	5	\$200	
	Exposed Struc: Steel	30%			LIFE	**			
	Gypsum Board	20%			LIFE	**	5	\$1,700	
	Plaster	40%	Now	\$1,900	LIFE	**	5	\$1,700	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : Bunker Room									
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2039	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	0-2	\$2,200	2042	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : 35th Street									
On-Site Walkways									
	Cast in Place Concrete	100%			2034	**			
Parking/Driveway									
	Cast in Place Concrete	100%			2034	**			

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%			2049	**	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : One 200 Ampere Main Disconnect Switch								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 312**  
**Asset # : 13197**

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									
	Raceway								
	Conduit	95%			2029	\$31,000	1		
	Conduit	5%			2049	* *	1		
Panelboards									
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	95%			2045	* *	5	\$100	
Wiring									
	Thermoplastic	10%			2029	\$2,900	1		
	Thermoplastic	90%			2049	* *	1		
Motor Controllers									
	Locally Mounted	100%			2042	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2049	* *	1	\$1,400	
Generators									
	Diesel	100%			2044	* *	1	\$1,800	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Outside Backyard								
	Explanation : One 60 Kilowatt								
Batteries									
	Lead/Acid	100%			2024	\$1,600	5	\$200	
Fuel Storage									
	Main Tank	100%			2069	* *	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Outside Backyard								
	Explanation : One 120 Gallon								
Lighting									
	Interior Lighting								
	Fluorescent	99%			2034	* *	10	\$4,200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : T-8 Lamps								
	Incandescent	1%			2024	\$300	2		
Egress Lighting									
	Emergency, Service	70%			2034	* *	1		
	Exit, Service	30%			2034	* *	1		
Exterior Lighting									
	HID	100%			2034	* *	10		

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

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 312**  
**Asset # : 13197**

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%			2055	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	**	1	\$4,600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Central Plant Steam	100%			2049	**	4	\$300	
	Piping/Pmp								
	Terminal Devices								
	Convactor/Radiator	100%			2042	**	1	\$1,500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2027	\$4,700	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	15%			LIFE	**	2-5	\$400	
	No Component	85%							
	Exhaust Fans								
	Roof	15%			2034	**	2		
	Wall Unit	10%			2029	\$200	2		
	No Component	75%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$2,700	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%	Now	\$200	LIFE	**	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 10%								
	Location : Water Backs Up When It Rains								
	Sump Pump(s)								
	Submersible	100%			2023	\$200	4	\$100	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 312**  
**Asset # : 13197**

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

Asset Name : ENGINE CO. 313/LADDER CO. 164  
Address : 44-01 244th STREET  
Borough : QUEENS Agency's Number : N/A  
Program / Asset # : FIRSECO.313 / 13198 Yr Built/Renovated : 1929 /  
Area Sq Ft : 6,942 Project Type : FIRE DEPARTMENT  
Date of Survey : 25-May-2018 Landmark Status : NONE  
Areas Surveyed : Basement, Roof, Floors 1,2  
Block : 8112 Lot : 192 BIN : 4168901

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$95,800
Electrical		\$8,000
<b>Total</b>		<b>\$103,800</b>
Importance Code A		\$95,800
Importance Code B		\$8,000
<b>Total</b>		<b>\$103,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,100			\$3,000
Interior Architecture	\$52,200	\$1,500	\$800	
Electrical				\$13,800
Mechanical	\$1,300	\$1,200	\$1,000	\$7,900
Site Pavements	\$3,600			
<b>Total</b>	<b>\$86,200</b>	<b>\$2,700</b>	<b>\$1,700</b>	<b>\$24,800</b>
Importance Code A	\$29,800	\$700	\$700	\$3,800
Importance Code B	\$34,200	\$2,000	\$700	\$21,000
Importance Code C	\$22,200		\$400	
<b>Total</b>	<b>\$86,200</b>	<b>\$2,700</b>	<b>\$1,700</b>	<b>\$24,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 313/LADDER CO. 164**  
**Asset # : 13198**

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								
Alum/Vinyl Siding	10%			2039	**	10	\$800	
Masonry: Brick	80%			LIFE	**	5	\$19,400	
Masonry: Granite	2%			LIFE	**	5	\$400	
Masonry: Limestone	3%			LIFE	**	5	\$500	
Wood Overhead Doors	5%			2034	**	5	\$6,100	
Windows								
Aluminum	100%	0-2	\$3,700	2051	**	5	\$800	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 10%								
Location : 2nd Floor								
Parapets								
Cast Stone/Terra Cotta	20%			LIFE	**	5	\$3,500	
Masonry: Brick	80%	0-2	\$21,900	LIFE	**	5	\$1,800	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout Parapet								
Spalling, Extent : Moderate, Area Affected : 20%								
Location : Throughout Parapet								
Roof								
Asphalt Shingle	20%	0-2	\$1,200	2032	**			
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 20%								
Location : Where Asphalt Roof Meets Brick Exterior Wall								
Modified Bitumen	10%	0-2	\$2,400	2029	\$12,000			
Vegetation Growth, Extent : Moderate, Area Affected : 25%								
Location : Lower Roof								
Modified Bitumen	70%			2029	\$83,800	10	\$5,900	
Interior								
Floors								
Cast in Place Concrete	55%	Now	\$12,600	LIFE	**	5	\$12,700	
Other Observation, Extent : Moderate, Area Affected : 15%								
Location : Front Of Basement								
Explanation : Water Stains / Damage Due To Water Penetrations From Walls								
Ceramic Tile	10%			2032	**	5	\$1,100	
Quarry Tile	5%			2042	**	5	\$800	
Vinyl Tile	30%			2029	\$28,100	3	\$1,200	
Interior Walls								
Cast in Place Concrete	20%	Now	\$19,200	LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Basement								
Ceramic Tile	5%			2038	**	5	\$700	
Plaster	50%	Now	\$3,000	LIFE	**	5	\$2,200	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%								
Location : Kitchen								
Water Penetration, Extent : Moderate, Area Affected : 25%								
Location : 2nd Floor								
SGFT/Glazed Masonry	25%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 313/LADDER CO. 164**  
**Asset # : 13198**

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								
Ceilings								
AcousTileSusp.Lay-In	10%			2042	**	5	\$1,100	
Exposed Concrete	25%			LIFE	**	5	\$400	
Exposed Struc: Steel	25%			LIFE	**			
Plaster	40%	Now	\$17,400	LIFE	**	5	\$2,600	
Water Penetration, Extent : Severe, Area Affected : 20%								
Location : 2nd Floor Back And Engine Office								
Site Enclosure								
Fence/Gates								
Chain Link	100%			2049	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%	Now	\$3,600	2042	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
Location : 224th Street In Front Of Building								
Parking/Driveway								
Asphalt	80%			2038	**			
Pavers/Stone	20%			2038	**			
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								
Molded Case Bkrs	100%			2029	\$5,000	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : One 400 Ampere Main Disconnect Switch								
Raceway								
Conduit	90%			2029	\$29,400	1		
Conduit	10%			2059	**	1		
Panelboards								
Fused Disc Sw	5%			2028	\$2,000	5		
Molded Case Bkrs	20%			2028	\$8,000	5		
Molded Case Bkrs	75%			2054	**	5	\$100	
Wiring								
Thermoplastic	70%			2029	\$20,200	1		
Thermoplastic	30%			2059	**	1		
Motor Controllers								
Locally Mounted	100%			2027	\$15,000	5		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$100	
Stand-by Power								
Transfer Switches								
Under Construction	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 313/LADDER CO. 164**  
**Asset # : 13198**

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

## Stand-by Power

## Generators

Under Construction 100%

## Batteries

Under Construction 100%

## Fuel Storage

Under Construction 100%

## Lighting

## Interior Lighting

LED 100%

2039

\* \*

## Egress Lighting

Emergency, Service 70%

2039

\* \*

1

Exit, LED 30%

2069

\* \*

1

## Exterior Lighting

HID 50%

2024

\$13,700

10

LED 50%

2039

\* \*

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%

2049

\* \*

1

## Conversion Equipment

Steam Boiler 100%

2042

\* \*

1

\$6,900

## Distribution

Hot Wtr Piping/Pump 100%

2037

\* \*

4

\$500

## Terminal Devices

Convactor/Radiator 100%

2034

\* \*

1

\$2,200

## Air Conditioning

## Energy Source

Electricity 100%

2045

\* \*

1

## Conversion Equipment

Ext Pkg Unit - 50%

2039

\* \*

2

\$200

Heating/Cooling

Window/Wall Unit 20%

2024

\$2,800

1

No Component 30%

## Ventilation

## Exhaust Fans

Interior 20%

2029

\$4,800

2

No Component 80%

## Plumbing

## H/C Water Piping

Brass/Copper 100%

2039

\* \*

1

No Water Meter, Extent : Light, Area Affected : 100%

Location : Basement

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 313/LADDER CO. 164**  
**Asset # : 13198**

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%			2024	\$4,100	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Two 75 Gallon Units						
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
	Sewage Ejector(s)								
	Electric	100%			2029	\$2,000	4	\$400	
			Other Observation, Extent : Moderate, Area Affected : 100%						
			Location : Basement						
			Explanation : Light Duty / Serves Basement Bathroom Only / Connected With Extension Cord						
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	* *	1		
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Serves Boiler Only						
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 314  
**Address** : 142-04 BROOKVILLE BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.314 / 13199 **Yr Built/Renovated** : 1929 /  
**Area Sq Ft** : 6,128 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 28-Mar-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 13538 **Lot** : 15 **BIN** : 4287743

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$443,800	
Interior Architecture	\$107,200	
Electrical		\$50,900
Site Enclosure	\$52,700	
<b>Total</b>	<b>\$603,700</b>	<b>\$50,900</b>
Importance Code A	\$443,800	
Importance Code B	\$107,200	\$50,900
Importance Code C	\$52,700	
<b>Total</b>	<b>\$603,700</b>	<b>\$50,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$8,200			\$4,700
Interior Architecture	\$67,100	\$1,300		\$20,000
Electrical	\$9,900	\$100		\$11,600
Mechanical	\$6,300	\$6,100	\$1,100	\$28,600
Site Pavements	\$32,300			
<b>Total</b>	<b>\$123,900</b>	<b>\$7,500</b>	<b>\$1,100</b>	<b>\$64,900</b>
Importance Code A	\$8,800	\$600	\$600	\$5,300
Importance Code B	\$54,500	\$6,300	\$500	\$59,600
Importance Code C	\$60,600	\$600		
<b>Total</b>	<b>\$123,900</b>	<b>\$7,500</b>	<b>\$1,100</b>	<b>\$64,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 314**  
**Asset # : 13199**

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	85%	Now	\$375,200	LIFE	* *	5	\$19,900	
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 60%								
	Location : Throughout East Facade								
	Paint Peeling, Extent : Moderate, Area Affected : 5%								
	Location : Rear Facade Next To Door, North Facade								
	Vegetation Growth, Extent : Moderate, Area Affected : 5%								
	Location : Rear Facade Next To Door								
	Water Penetration, Extent : Severe, Area Affected : 50%								
	Location : North And East Facade								
	Other Observation, Extent : Severe, Area Affected : 50%								
	Location : North And East Facade								
	Explanation : Moisture And Water Trapped Behind Paint And Going Through Open Joints								
	Masonry: Granite	2%			LIFE	* *	5	\$400	
	Masonry: Limestone	5%			LIFE	* *	5	\$900	
	Wood Overhead Doors	8%			2034	* *	5	\$9,400	
Windows									
	Aluminum	100%	4+	\$8,200	2037	* *	5	\$900	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	* *	5	\$1,600	
	Masonry: Brick	90%			LIFE	* *	5	\$1,900	
	Painted Surfaces, Extent : Light, Area Affected : 100%								
	Location : Roof Parapet Wall								
Roof									
	Modified Bitumen	100%	0-2	\$68,600	2034	* *			
	Drains Clogged, Extent : Severe, Area Affected : 5%								
	Location : Roof								
	Ponding, Extent : Moderate, Area Affected : 10%								
	Location : Roof								
	Seams Open/Split, Extent : Moderate, Area Affected : 10%								
	Location : Roof								
	Other Observation, Extent : Severe, Area Affected : 20%								
	Location : Roof								
	Explanation : Air Pockets Trapping Water								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 314**  
**Asset # : 13199**

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	30%	Now	\$17,300	LIFE	**	5	\$5,800	
Cracking/Crumbling, Extent : Severe, Area Affected : 40%								
Location : 1st Floor - Apparatus Floor Slab								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Apparatus Floor Slab Supported By Temp Floor Jacks In Basement								
Explanation : Structurally Insufficient								
Cast in Place Concrete	30%	4+	\$5,800	LIFE	**	5	\$5,800	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Basement								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Basement At Windows								
Ceramic Tile	10%			2042	**	5	\$900	
Quarry Tile	4%			2042	**	5	\$500	
Sheet Vinyl/Rubber	1%			2034	**	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%								
Location : 1st Floor								
Explanation : Laminate Wood Flooring								
Vinyl Tile	25%	0-2	\$5,900	2024	\$19,700	3	\$800	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
Location : 2nd Floor Office At North/ East								
Worn/Eroded, Extent : Moderate, Area Affected : 10%								
Location : 2nd Floor Offices								
Interior Walls								
Ceramic Tile	10%			2042	**	5	\$1,200	
Gypsum Board	10%			LIFE	**	5	\$700	
Masonry: Brick	20%	0-2	\$9,900	LIFE	**			
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
Location : Throughout								
Plaster	30%	Now	\$18,400	LIFE	**	5	\$1,100	
Cracking/Crumbling, Extent : Severe, Area Affected : 60%								
Location : 2nd Floor Sleeping Rooms And Offices								
Loose/Delam Surface, Extent : Severe, Area Affected : 40%								
Location : 2nd Floor Sleeping Areas								
Paint Peeling, Extent : Severe, Area Affected : 30%								
Location : 2nd Floor								
Water Penetration, Extent : Severe, Area Affected : 50%								
Location : North and East Wall From The Exterior								
SGFT/Glazed Masonry	30%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 314**  
**Asset # : 13199**

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									
	Ceilings								
	Exposed Concrete	60%	Now	\$107,200	LIFE	* *	5	\$800	
		Cracking/Crumbling, Extent : Severe, Area Affected : 40%							
		Location : Throughout							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Cellar, Below Apparatus Slab							
		Explanation : Structurally Insufficient							
	Metal Panel	10%	0-2	\$6,200	LIFE	* *	5	\$1,100	
		Broken/Missing Elements, Extent : Light, Area Affected : 30%							
		Location : Throughout							
	Plaster	30%	0-2	\$3,600	LIFE	* *	5	\$1,700	
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%	Now	\$52,700	2059	* *			
		Broken/Missing Elements, Extent : Severe, Area Affected : 80%							
		Location : North Side							
		Corrosion/Rusting, Extent : Severe, Area Affected : 80%							
		Location : North Side							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	* *			
	On-Site Walkways								
	Cast in Place Concrete	100%			2042	* *			
	Parking/Driveway								
	Asphalt	100%	Now	\$32,300	2042	* *			
		Cracking/Crumbling, Extent : Severe, Area Affected : 60%							
		Location : Throughout Parking Area							
		Potholes, Extent : Severe, Area Affected : 10%							
		Location : Throughout Parking Area							
		Sinking/Subsiding, Extent : Severe, Area Affected : 10%							
		Location : Throughout Parking Area							

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%			2029	\$5,000	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : Main Service Disconnect Switch Rated At 200 Amperes.								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2029	\$50,900	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 314**  
**Asset # : 13199**

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									
	Raceway								
	Conduit	100%			2039	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2037	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2039	**	1		
Ground									
	Grounding Devices								
	Generic	100%	0-2	\$9,900	LIFE	**	5	\$100	
		Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
Lighting									
	Interior Lighting								
	Fluorescent	50%			2029	\$8,700	10	\$2,800	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 1st Floor, Basement							
	Fluorescent	50%			2024	\$8,700	10	\$2,800	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement, 2nd Floor							
	Exterior Lighting								
	HID	30%			2029	\$7,200	10		
	No Component	70%							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$6,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Unit							
	Distribution								
	Steam Piping/Pump	3%	0-2	\$200	2049	* *			
		Leak Evident, Extent : Moderate, Area Affected : 100%							
		Location : The Piping Behind The Boiler, Basement							
	Steam Piping/Pump	97%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2027	\$32,000	1	\$2,000	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 314**  
**Asset # : 13199**

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
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	40%			2022	\$5,000	1		
	No Component	60%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$300	
	No Component	90%							
	Exhaust Fans								
	Roof	10%			2034	* *	2		
	No Component	90%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$3,600	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units								
	Sanitary Piping								
	Cast Iron	100%	Now	\$4,400	LIFE	* *	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 15%								
	Location : Parking Lot, Causng Flooding In Basement When It Rains.								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2024	\$27,200	1-3	\$4,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : 1 Set								

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



Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 315/LADDER CO. 125  
**Address** : 159-06 UNION TURNPIKE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.315 / 13200 **Yr Built/Renovated** : 1929 / 2012  
**Area Sq Ft** : 5,948 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Apr-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 6854 **Lot** : 28 **BIN** : 4148377

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$87,500	
Electrical		\$38,200
<b>Total</b>	<b>\$87,500</b>	<b>\$38,200</b>
Importance Code A	\$87,500	
Importance Code B		\$38,200
<b>Total</b>	<b>\$87,500</b>	<b>\$38,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$62,400			
Interior Architecture	\$41,400	\$600	\$600	\$300
Electrical	\$14,500		\$100	\$27,300
Mechanical	\$5,400	\$1,300	\$1,100	\$9,200
Site Pavements	\$2,000			
<b>Total</b>	<b>\$125,700</b>	<b>\$1,900</b>	<b>\$1,800</b>	<b>\$36,800</b>
Importance Code A	\$63,000	\$600	\$600	\$600
Importance Code B	\$28,000	\$1,300	\$600	\$36,200
Importance Code C	\$34,700		\$600	
<b>Total</b>	<b>\$125,700</b>	<b>\$1,900</b>	<b>\$1,800</b>	<b>\$36,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 315/LADDER CO. 125**  
**Asset # : 13200**

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	5%	0-2	\$15,300	LIFE	**	5	\$8,100		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : Throughout Front Facade									
Masonry: Brick	85%			LIFE	**	5	\$17,700		
Masonry: Granite	5%	0-2	\$12,800	LIFE	**	5	\$800		
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%									
Location : Throughout Front Facade									
Wood Overhead Doors	5%	2-4	\$34,300	2049	**	5	\$2,600		
Worn/Eroded, Extent : Severe, Area Affected : 100%									
Location : Front Elevation Apparatus Door									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Front Facade									
Explanation : Malfunctioning Unit									
Windows									
Aluminum	100%	Now	\$87,500	2054	**	5	\$1,000		
Crtrwt/Balnc Not Funct, Extent : Severe, Area Affected : 60%									
Location : Throughout									
Misaligned/Bulging, Extent : Moderate, Area Affected : 40%									
Location : Throughout									
Parapets									
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$2,100		
Masonry: Brick	90%			LIFE	**	5	\$2,400		
Recent Repair Evident, Extent : Light, Area Affected : 50%									
Location : Repointing Throughout, 2012									
Roof									
Single Ply Membrane	100%			2039	**	10	\$8,500		
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Throughout, 2012									
Interior									
Floors									
Cast in Place Concrete	55%	2-4	\$1,100	LIFE	**	5	\$11,000		
Ponding, Extent : Light, Area Affected : 10%									
Location : Throughout Basement									
Ceramic Tile	5%			2032	**	5	\$500		
Quarry Tile	5%			2042	**	5	\$700		
Terrazzo	5%			LIFE	**	5	\$400		
Vinyl Tile	30%	4+	\$4,900	2029	\$24,400	3	\$1,000		
Worn/Eroded, Extent : Light, Area Affected : 15%									
Location : Throughout 2nd Floor									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 315/LADDER CO. 125**  
**Asset # : 13200**

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									
Interior Walls									
	Ceramic Tile	10%			2038	**	5	\$1,200	
	Masonry: Brick	25%			LIFE	**			
	Marble Panels	5%			LIFE	**			
	Plaster	30%	Now	\$6,000	LIFE	**	5	\$1,100	
Cracking/Crumbling, Extent : Severe, Area Affected : 20%									
Location : 2nd Floor Dormitory South Wall									
Paint Peeling, Extent : Severe, Area Affected : 10%									
Location : 2nd Floor Dormitory South Wall									
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : 2nd Floor Dormitory South Wall									
	SGFT/Glazed Masonry	30%	0-2	\$28,800	LIFE	**			
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%									
Location : Throughout Garage Area									
Ceilings									
	AcousTileSusp.Lay-In	10%			2046	**	5	\$900	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Kitchen									
	Exposed Struc: Steel	30%			LIFE	**			
	Gypsum Board	5%	Now	\$200	LIFE	**	5	\$600	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : 1st Floor Bathroom									
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%									
Location : 1st Floor Bathroom									
	Plaster	55%			LIFE	**	5	\$3,200	
Recent Repair Evident, Extent : Light, Area Affected : 20%									
Location : Throughout 2nd Floor, 2012									
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2049	**			
	Retaining Walls								
	Cast in Place Concrete	100%			2064	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%	4+	\$2,000	2042	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Front Of Building At Union Turnpike									
	On-Site Walkways								
	Cast in Place Concrete	100%			2034	**			
	Parking/Driveway								
	Cast in Place Concrete	100%			2034	**			

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 315/LADDER CO. 125**  
**Asset # : 13200**

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%			2029	\$5,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 400 Ampers Main Disconnect Switch							
	Raceway								
	Conduit	95%			2029	\$31,000	1		
	Conduit	5%			2049	* *	1		
	Panelboards								
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	95%			2028	\$38,200	5	\$100	
	Wiring								
	Braided Cloth	50%	2-4	\$14,500	2054	* *	1		
		Insulation Aged, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Thermoplastic	40%			2029	\$11,600	1		
	Thermoplastic	10%			2049	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	70%			2034	* *	10	\$3,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement And 1st Floor							
		Explanation : T-8 Lamps							
	LED	30%			2037	* *			
	Exterior Lighting								
	HID	100%			2024	\$23,400	10		

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%			2039	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$5,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Unit							
	Distribution								
	Steam Piping/Pump	100%			2039	* *			

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 315/LADDER CO. 125**  
**Asset # : 13200**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2034	**	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%	0-2	\$1,200	2024	\$6,100	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : The Units Are Down Constantly							
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$300	
	No Component	90%							
	Exhaust Fans								
	Roof	10%			2029	\$1,000	2		
	Wall Unit	20%			2029	\$400	2		
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	Water Heater								
	Gas Fired	50%			2024	\$1,800	2		
	Gas Fired	50%	0-2	\$100	2027	\$1,800	2		
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Sanitary Piping								
	Cast Iron	100%	0-2	\$2,100	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 20%							
		Location : Basement And Apparatus Floor							
	Storm Drain Piping								
	Cast Iron	100%	0-2	\$600	LIFE	**	1		
		Leak Evident, Extent : Moderate, Area Affected : 5%							
		Location : Gymnasium, Basement							
	Sump Pump(s)								
	Submersible	100%	0-2		2022	\$200	4	\$100	
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 315/LADDER CO. 125**  
**Asset # : 13200**

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

<b>Asset Name</b>	: ENGINE CO. 316		
<b>Address</b>	: 27-12 KEARNEY STREET		
<b>Borough</b>	: QUEENS	<b>Agency's Number</b>	: N/A
<b>Program / Asset #</b>	: FIRSECO.316 / 13201	<b>Yr Built/Renovated</b>	: 1929 / 2009
<b>Area Sq Ft</b>	: 6,128	<b>Project Type</b>	: FIRE DEPARTMENT
<b>Date of Survey</b>	: 03-May-2018	<b>Landmark Status</b>	: NONE
<b>Areas Surveyed</b>	: Basement, Roof, Floors 1,2		
<b>Block</b>	: 1658	<b>Lot</b>	: 5
		<b>BIN</b>	: 4041276

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$31,800
Electrical		\$79,100
<b>Total</b>		<b>\$110,900</b>
Importance Code B		\$110,900
<b>Total</b>		<b>\$110,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture		\$9,300		
Interior Architecture	\$26,800	\$400	\$1,100	\$100
Electrical	\$10,400	\$400	\$500	\$8,000
Mechanical	\$1,600	\$5,800	\$1,000	\$5,700
<b>Total</b>	<b>\$38,800</b>	<b>\$16,000</b>	<b>\$2,600</b>	<b>\$13,800</b>
Importance Code A	\$600	\$9,900	\$600	\$600
Importance Code B	\$35,600	\$6,100	\$1,400	\$13,200
Importance Code C	\$2,500		\$600	
<b>Total</b>	<b>\$38,800</b>	<b>\$16,000</b>	<b>\$2,600</b>	<b>\$13,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 316**  
**Asset # : 13201**

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	75%			LIFE	**	5	\$18,600	
		Recent Repair Evident, Extent : Light, Area Affected : 100%							
		Location : Facade							
	Masonry: Limestone	10%			LIFE	**	5	\$1,900	
	Wood Overhead Doors	15%			2042	**	5	\$18,600	
Windows									
	Aluminum	100%			2045	**	5	\$1,800	
Parapets									
	Cast Stone/Terra Cotta	5%			LIFE	**	5	\$800	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Parapet Wall Coping							
	Masonry: Brick	90%			LIFE	**	5	\$1,800	
	Pre-Cast Concrete	5%			LIFE	**	5	\$600	
Roof									
	Modified Bitumen	100%			2037	**	10	\$8,500	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Roof							
Interior									
Floors									
	Cast in Place Concrete	35%			LIFE	**	5	\$6,900	
	Ceramic Tile	10%			2042	**	5	\$900	
	Granite Panels	5%			LIFE	**	5	\$300	
	Vinyl Tile	40%			2029	\$31,800	3	\$1,300	
	Vinyl Tile	10%	Now	\$8,000	2039	**	3	\$300	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 100%							
		Location : Second Floor Dormitory							
Interior Walls									
	Ceramic Tile	10%			2038	**	5	\$1,200	
	Gypsum Board	15%			LIFE	**	5	\$1,100	
	Masonry: Brick	15%	4+	\$1,500	LIFE	**			
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Basement							
	Plaster	5%	Now	\$1,000	LIFE	**	5	\$200	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : 2nd Floor Office							
		Paint Peeling, Extent : Moderate, Area Affected : 20%							
		Location : 2nd Floor Office							
		Water Penetration, Extent : Moderate, Area Affected : 20%							
		Location : 2nd Floor Office							
	Plaster	25%			LIFE	**	5	\$900	
	SGFT/Glazed Masonry	30%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 316**  
**Asset # : 13201**

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								
Ceilings								
Exposed Concrete	25%	Now	\$15,100	LIFE	* *	5	\$400	
	Cracking/Crumbling, Extent : Severe, Area Affected : 25%							
	Location : Basement							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Basement							
	Explanation : Support Of Apparatus Floor Is Reinforced With Lally Columns							
Plaster	70%			LIFE	* *	5	\$3,900	
Plaster	5%	Now	\$1,200	LIFE	* *	5	\$300	
	Water Penetration, Extent : Severe, Area Affected : 25%							
	Location : 2nd Floor Office							
Site Enclosure								
Fence/Gates								
Chain Link	30%			2055	* *			
Chain Link	70%			2039	* *			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2046	* *			
On-Site Walkways								
Cast in Place Concrete	100%			2042	* *			
Parking/Driveway								
Cast in Place Concrete	60%			2046	* *			
Cast in Place Concrete	40%			2034	* *			

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%			2029	\$5,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Disconnect Switch Rated At 200 Amperes.							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
	Raceway								
	Conduit	20%			2055	* *	1		
	Conduit	80%			2029	\$26,100	1		
	Panelboards								
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	70%			2028	\$28,100	5	\$100	
	Molded Case Bkrs	25%			2051	* *	5		
	Wiring								
	Thermoplastic	75%			2029	\$21,700	1		
	Thermoplastic	25%			2055	* *	1		

## Ground

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



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 316**  
**Asset # : 13201**

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%	0-2	\$9,900	LIFE	* *	5	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Basement							
	Explanation : Corroded							
Stand-by Power								
Transfer Switches								
Automatic	100%			2046	* *	1	\$1,900	
Generators								
Diesel	100%			2042	* *	1	\$2,400	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Side Yard							
	Explanation : Emergency Generator Rated At 60 Kilowatts							
Batteries								
Lead/Acid	100%			2024	\$1,600	5	\$200	
Fuel Storage								
Main Tank	100%			2064	* *	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Side Yard							
	Explanation : 125 Gallons Rated Capacity							
Lighting								
Interior Lighting								
Fluorescent	25%			2024	\$4,300	10	\$1,400	
	T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
	Location : Basement							
LED	75%			2037	* *			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : LED Light Fixtures							
Exterior Lighting								
HID	30%			2037	* *	10		
No Component	70%							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$6,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : 1 Unit									
	Distribution								
	Steam Piping/Pump	100%			2039	* *			

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 316**  
**Asset # : 13201**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2042	**	1	\$2,000	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Split Unit	10%			2029	\$12,800			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Unit. R-134 Refrigerant							
	Split Unit	10%			2039	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : 1 Unit. R-410a Refrigerant							
	Window/Wall Unit	40%			2022	\$5,000	1		
	No Component	40%							
Heat Rejection									
	Air Cooled Condenser Unit	10%			2029	\$700	2	\$400	
	Air Cooled Condenser Unit	10%			2039	**	2	\$400	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$300	
	No Component	90%							
	Exhaust Fans								
	Roof	10%			2024	\$1,000	2		
	Wall Unit	20%	0-2	\$400	2039	**	2		
		Malfunctioning, Extent : Moderate, Area Affected : 100%							
		Location : Apparatus Floor							
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	Water Heater								
	Gas Fired	100%			2024	\$3,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units							
	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 316**  
**Asset # : 13201**

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									
	Sump Pump(s)								
	Submersible	100%	0-2	\$200	2024	\$200	4	\$100	
On Extended Life, Extent : Moderate, Area Affected : 100%									
Location : Basement									
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 317 / LADDER CO. 165  
**Address** : 117-11 196th STREET @ LINDEN BLVD.  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.317 / 13202 **Yr Built/Renovated** : 1929 / 2011  
**Area Sq Ft** : 6,128 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 30-Mar-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 12617 **Lot** : 40 **BIN** : 4271743

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Site Enclosure	\$35,400	
<b>Total</b>	<b>\$35,400</b>	
Importance Code C	\$35,400	
<b>Total</b>	<b>\$35,400</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,500	\$2,600		\$8,500
Interior Architecture	\$24,900	\$400		\$21,700
Electrical	\$500	\$600	\$2,200	\$6,300
Mechanical	\$1,400	\$32,300	\$1,200	\$6,100
Site Pavements	\$1,400			
<b>Total</b>	<b>\$61,700</b>	<b>\$35,900</b>	<b>\$3,400</b>	<b>\$42,500</b>
Importance Code A	\$34,100	\$3,200	\$600	\$9,200
Importance Code B	\$12,100	\$32,700	\$2,800	\$32,800
Importance Code C	\$15,500			\$600
<b>Total</b>	<b>\$61,700</b>	<b>\$35,900</b>	<b>\$3,400</b>	<b>\$42,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 317 / LADDER CO. 165**  
**Asset # : 13202**

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	88%			LIFE	**	5	\$18,300	
	Masonry: Granite	2%			LIFE	**	5	\$300	
	Masonry: Limestone	5%			LIFE	**	5	\$800	
	Wood Overhead Doors	5%			2042	**	5	\$5,200	
Windows									
	Aluminum	100%	2-4	\$26,200	2037	**	5	\$1,000	2
Broken/Missing Elements, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$2,100	
	Masonry: Brick	90%	4+	\$7,200	LIFE	**	5	\$2,400	
Miss/Damaged Flashings, Extent : Severe, Area Affected : 5%									
Location : Roof									
Roof									
	Modified Bitumen	100%			2034	**	10	\$8,500	
Interior									
Floors									
	Cast in Place Concrete	25%	0-2	\$2,500	LIFE	**	5	\$5,000	
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
	Cast in Place Concrete	25%	0-2	\$2,500	LIFE	**	5	\$5,000	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Basement									
Uneven Surface, Extent : Severe, Area Affected : 10%									
Location : Basement									
	Ceramic Tile	10%			2044	**	5	\$900	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Throughout 2011 Wing									
	Ceramic Tile	5%	Now	\$200	2038	**	5	\$200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%									
Location : Kitchen									
	Terrazzo	5%			LIFE	**	5	\$400	
	Vinyl Tile	25%	0-2	\$4,100	2024	\$20,300	3	\$900	
Cracking/Crumbling, Extent : Severe, Area Affected : 30%									
Location : Throughout, 2nd Floor									
	Wood	5%			2057	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 317 / LADDER CO. 165**  
**Asset # : 13202**

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

## Interior Walls

Cast in Place Concrete

10% 0-2 \$3,900 LIFE \* \*

*Water Penetration, Extent : Light, Area Affected : 10%**Location : Throughout*

Ceramic Tile

10% 2044 \* \* 5 \$1,200

Masonry: Brick

10% 0-2 \$2,400 LIFE \* \*

*Water Penetration, Extent : Light, Area Affected : 10%**Location : Throughout*

Plaster

40% 0-2 \$2,000 LIFE \* \* 5 \$1,400

*Cracking/Crumbling, Extent : Light, Area Affected : 10%**Location : Throughout*

SGFT/Glazed Masonry

30% 0-2 \$7,200 LIFE \* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 10%**Location : Throughout*

## Ceilings

AcousTileSusp.Lay-In

5% 4+ \$200 2042 \* \* 5 \$200

*Vandalism, Extent : Moderate, Area Affected : 2%**Location : Kitchen*

Exposed Concrete

70% LIFE \* \* 5 \$1,000

Gypsum Board

2% LIFE \* \* 5 \$200

Plaster

23% LIFE \* \* 5 \$1,300

## Site Enclosure

## Fence/Gates

Chain Link

100% Now \$35,400 2059 \* \*

*Broken/Missing Elements, Extent : Severe, Area Affected : 90%**Location : Side Yard And Rear Yard**Corrosion/Rusting, Extent : Severe, Area Affected : 100%**Location : Throughout*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100% 4+ \$1,400 2042 \* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : Front Of Firehouse*

## On-Site Walkways

Cast in Place Concrete

100% 2034 \* \*

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

Molded Case Bkrs

100% 2049 \* \* 5 \$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : Main Service Disconnect Switch Rated At 200 Amperes.*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 317 / LADDER CO. 165**  
**Asset # : 13202**

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									
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2049	**	5	\$200	
	Raceway								
	Conduit	100%			2049	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2045	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2049	**	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	**	1	\$1,900	
	Generators								
	Diesel	100%			2038	**	1	\$2,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Backyard								
	Explanation : No Available Nameplate Rating Capacity								
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$200	
	Fuel Storage								
	Main Tank	100%			2057	**	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Backyard								
	Explanation : 60 Gallons Rated Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	90%			2034	**	10	\$5,100	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Fluorescent	10%			2034	**	10	\$600	
	Compact Fluorescent Light, Extent : Light, Area Affected : 100%								
	Location : Kitchen And Offices								
	Exterior Lighting								
	HID	30%			2034	**	10		
	No Component	70%							
Alarm									
	Security System								
	No Component	70%							
	Generic	30%			2034	**	1	\$700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Front And Driveway								
	Explanation : CCTV Surveillance Cameras								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 317 / LADDER CO. 165**  
**Asset # : 13202**

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%			2049	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2034	**	1	\$6,100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : One Unit								
	Distribution								
	Steam Piping/Pump	100%			2029	\$26,500			
	Terminal Devices								
	Convactor/Radiator	100%			2027	\$32,000	1	\$2,000	
	Other Observation, Extent : Light, Area Affected : 5%								
	Location : 2nd Floor								
	Explanation : There Is No Heating Device In Track Office.								
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	**	1		
	Conversion Equipment								
	Split Unit	10%			2029	\$12,800			
	R-22 Refrigerant, Extent : Light, Area Affected : 100%								
	Location : 1 Unit, Outside The Building.								
	Window/Wall Unit	40%			2024	\$5,000	1		
	No Component	50%							
	Terminal Devices								
	Air Handler/Dir	10%			2029	\$3,300	1		
	Expansion								
	No Component	90%							
	Heat Rejection								
	Air Cooled Condenser	10%			2029	\$600	2	\$400	
	Unit								
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$300	
	No Component	90%							
	Exhaust Fans								
	Interior	10%			2029	\$2,100	2		
	No Component	90%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	**	1		
	Water Heater								
	Gas Fired	100%			2022	\$3,600	2	\$100	
	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 317 / LADDER CO. 165**

**Asset # : 13202**

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									
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Estimates are rounded to the nearest hundred dollars.

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

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 318/LADDER CO. 166  
**Address** : 2510 NEPTUNE AVENUE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.318 / 13203 **Yr Built/Renovated** : 1929 /  
**Area Sq Ft** : 5,746 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 10-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 7013 **Lot** : 7 **BIN** : 3188880

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$310,500	
<b>Total</b>	<b>\$310,500</b>	
Importance Code A	\$310,500	
<b>Total</b>	<b>\$310,500</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$83,300	\$900		
Interior Architecture	\$61,300	\$900		\$900
Electrical	\$100			\$2,200
Mechanical	\$1,000	\$700	\$800	\$11,200
Site Pavements	\$700			
<b>Total</b>	<b>\$146,300</b>	<b>\$2,700</b>	<b>\$800</b>	<b>\$14,300</b>
Importance Code A	\$83,800	\$1,500	\$500	\$500
Importance Code B	\$40,500	\$1,200	\$200	\$13,700
Importance Code C	\$22,000			
<b>Total</b>	<b>\$146,300</b>	<b>\$2,700</b>	<b>\$800</b>	<b>\$14,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 318/LADDER CO. 166**  
**Asset # : 13203**

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									
	Alum/Vinyl Siding	15%			2049	* *	10	\$1,200	
	Cast in Place Concrete	10%	Now	\$155,000	LIFE	* *	5	\$13,200	1
	Cracking/Crumbling, Extent : Severe, Area Affected : 25%								
	Location : Bulkhead								
	Masonry: Brick	60%	Now	\$49,800	LIFE	* *	5	\$15,800	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%								
	Location : Throughout								
	Masonry: Granite	3%	Now	\$9,800	LIFE	* *	5	\$600	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Masonry: Limestone	5%	0-2	\$15,000	LIFE	* *	5	\$1,000	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Front Elevation								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Front Facade								
	Wood Overhead Doors	7%	4+	\$6,100	2042	* *	5	\$4,600	
	Worn/Eroded, Extent : Light, Area Affected : 50%								
	Location : Main Door								
Windows									
	Aluminum	100%			2037	* *	5	\$1,900	
Parapets									
	Cast Stone/Terra Cotta	10%	Now	\$16,300	LIFE	* *	5	\$1,600	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 50%								
	Location : Throughout								
	Masonry: Brick	90%	Now	\$11,100	LIFE	* *	5	\$1,800	
	Cracking/Crumbling, Extent : Light, Area Affected : 25%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Roof									
	Asphalt Shingle	15%			2038	* *	10	\$200	
	Built-Up (BUR)	80%	Now	\$10,600	2024	\$105,800			
	Patching Evident, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Vegetation Growth, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : Center Of 2nd Floor Corridor								
	Skylight, Metal/Glass	5%	Now	\$14,400	2039	* *			1
	Broken/Missing Elements, Extent : Severe, Area Affected : 20%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 318/LADDER CO. 166**  
**Asset # : 13203**

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	45%	Now	\$4,900	LIFE	**	5	\$9,800	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Ceramic Tile	10%	Now	\$2,000	2038	**	5	\$500	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Terrazzo	2%			LIFE	**	5	\$200	
	Vinyl Tile	33%	Now	\$5,800	2029	\$29,200	3	\$1,200	
		Worn/Eroded, Extent : Moderate, Area Affected : 20%							
		Location : 2nd Floor							
	Wood	10%			2057	**	5	\$1,900	
Interior Walls									
	Cast in Place Concrete	20%	0-2	\$9,000	LIFE	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Ceramic Tile	5%	Now	\$2,000	2038	**	5	\$300	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Gypsum Board	15%			LIFE	**	5	\$1,200	
	Masonry: Brick	30%			LIFE	**			
	Plaster	30%	Now	\$10,300	LIFE	**	5	\$1,200	
		Cracking/Crumbling, Extent : Severe, Area Affected : 30%							
		Location : Hose Tower, Bunk Room West And Other Areas							
Ceilings									
	AcousTileSusp.Lay-In	10%			2034	**	5	\$1,000	
	Exposed Concrete	25%			LIFE	**	5	\$400	
	Gypsum Board	15%			LIFE	**	5	\$1,900	
	Plaster	50%	Now	\$27,300	LIFE	**	5	\$3,100	
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : Hose Tower							
		Paint Peeling, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor Corridor							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2039	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2046	**			
On-Site Walkways									
	Cast in Place Concrete	100%	0-2	\$700	2042	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 318/LADDER CO. 166**  
**Asset # : 13203**

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

## Site Pavements

## Parking/Driveway

Cast in Place Concrete	100%				2042		* *		
------------------------	------	--	--	--	------	--	-----	--	--

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%				2055		* *	5	
---------------	------	--	--	--	------	--	-----	---	--

## Raceway

Conduit	100%				2049		* *	1	
---------	------	--	--	--	------	--	-----	---	--

## Panelboards

Molded Case Bkrs	90%				2051		* *	5	\$100
Molded Case Bkrs	10%				2037		* *	5	

## Wiring

Thermoplastic	100%				2049		* *	1	
---------------	------	--	--	--	------	--	-----	---	--

## Motor Controllers

Locally Mounted	100%				2027	\$15,000		5	
-----------------	------	--	--	--	------	----------	--	---	--

## Ground

## Grounding Devices

Not Accessible	100%								
----------------	------	--	--	--	--	--	--	--	--

## Lighting

## Interior Lighting

Fluorescent	10%				2024	\$1,600	10		\$500
-------------	-----	--	--	--	------	---------	----	--	-------

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*

*Location : Throughout Building*

LED	90%				2037		* *		
-----	-----	--	--	--	------	--	-----	--	--

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

*Location : Throughout Building*

## Egress Lighting

Emergency, Service	100%				2029	\$2,900	1		
--------------------	------	--	--	--	------	---------	---	--	--

## Exterior Lighting

HID	100%				2029	\$22,600	10		
-----	------	--	--	--	------	----------	----	--	--

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%				2049		* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 318/LADDER CO. 166**  
**Asset # : 13203**

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									
	Conversion Equipment								
	Hot Water Boiler	10%			2046	**	1	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serving Rear Lounge Area On 1st Floor							
	Steam Boiler	90%			2042	**	1	\$5,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Hot Wtr Piping/Pump	10%			2051	**	4		
	Steam Piping/Pump	90%			2039	**			
	Terminal Devices								
	Convactor/Radiator	100%			2034	**	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	**	1		
	Conversion Equipment								
	Window/Wall Unit	60%			2024	\$7,000	1		
	No Component	40%							
Ventilation									
	Exhaust Fans								
	Roof	10%			2029	\$900	2		
	Wall Unit	10%			2029	\$200	2		
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	Water Heater								
	Gas Fired	100%			2024	\$3,400	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 319  
**Address** : 78-11 67th ROAD  
**Borough** : QUEENS  
**Program / Asset #** : FIRSECO.319 / 13204  
**Area Sq Ft** : 6,576  
**Date of Survey** : 12-Apr-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3776      **Lot** : 56      **BIN** : 4091550  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1930 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$35,700	\$41,600
Interior Architecture	\$49,500	
<b>Total</b>	<b>\$85,200</b>	<b>\$41,600</b>
Importance Code A	\$35,700	\$41,600
Importance Code B	\$49,500	
<b>Total</b>	<b>\$85,200</b>	<b>\$41,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$37,900	\$3,200		\$9,200
Interior Architecture	\$54,600	\$800	\$400	\$700
Electrical		\$100		\$10,200
Mechanical	\$900	\$1,200	\$1,000	\$6,200
Site Enclosure				
<b>Total</b>	<b>\$93,400</b>	<b>\$5,300</b>	<b>\$1,400</b>	<b>\$26,300</b>
Importance Code A	\$38,600	\$3,800	\$700	\$9,900
Importance Code B	\$37,000	\$1,100	\$700	\$16,400
Importance Code C	\$17,800	\$300		
<b>Total</b>	<b>\$93,400</b>	<b>\$5,300</b>	<b>\$1,400</b>	<b>\$26,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 319**  
**Asset # : 13204**

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	3%			LIFE	**	5	\$5,900		
Masonry: Brick	90%	4+	\$35,700	LIFE	**	5	\$22,700		
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Basement Foundation Wall At Storage Room									
Other Observation, Extent : Light, Area Affected : 10%									
Location : Left Facade									
Explanation : Brushed- On Waterproofing Beginning To Peel									
Masonry: Granite	1%			LIFE	**	5	\$200		
Masonry: Limestone	1%	Now	\$2,900	LIFE	**	5	\$200		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : Front Facade									
Wood Overhead Doors	5%			2027	\$41,600	5	\$6,300		
Windows									
Aluminum	100%	Now	\$16,500	2045	**	5	\$900		
Corrosion/Rusting, Extent : Moderate, Area Affected : 5%									
Location : Lintel At 2nd Floor Alley Side									
Unit Inoperable, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Water Penetration, Extent : Severe, Area Affected : 10%									
Location : 2nd Floor At Alley Side									
Parapets									
Masonry: Brick	80%	0-2	\$18,500	LIFE	**	5	\$1,500		
Paint Peeling, Extent : Moderate, Area Affected : 60%									
Location : Roof Parapet Wall									
Painted Surfaces, Extent : Light, Area Affected : 100%									
Location : Parapet Walls									
Other Observation, Extent : Severe, Area Affected : 40%									
Location : Roof Parapet Wall									
Explanation : Trapped Moisture Behind Painted Walls. Brick Spalling									
Masonry: Limestone	20%			LIFE	**	5	\$500		
Roof									
Modified Bitumen	98%			2034	**	10	\$9,200		
Skylight, Metal/Glass	2%			2049	**	10	\$600		
Interior									
Floors									
Cast in Place Concrete	55%	Now	\$11,700	LIFE	**	5	\$11,800		
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Basement									
Ceramic Tile	10%			2032	**	5	\$1,000		
Mosaic Tile	5%	Now	\$6,100	2042	**	5	\$600		
Broken/Missing Elements, Extent : Severe, Area Affected : 20%									
Location : Kitchen/ Dining Area									
Vinyl Tile	30%			2029	\$26,200	3	\$1,100		

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

Estimates are rounded to the nearest hundred dollars.

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 319**  
**Asset # : 13204**

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

## Interior Walls

Cast in Place Concrete	20%	Now	\$17,800	LIFE		**			
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>									
<i>Location : Front And Side At Basement</i>									

Ceramic Tile	5%			2032		**	5	\$700	
Gypsum Board	5%			LIFE		**	5	\$400	
Masonry: Brick	20%			LIFE		**			
Plaster	25%			LIFE		**	5	\$1,000	
SGFT/Glazed Masonry	25%			LIFE		**			

## Ceilings

AcousTileSusp.Lay-In	15%			2034		**	5	\$1,500	
Exposed Concrete	15%	Now	\$49,500	LIFE		**	5	\$200	

*Other Observation, Extent : Severe, Area Affected : 100%*

*Location : Basement Ceiling*

*Explanation : Insufficient To Support Apparatus Area Above*

Plaster	70%	Now	\$18,900	LIFE		**	5	\$4,300	
---------	-----	-----	----------	------	--	----	---	---------	--

*Paint Peeling, Extent : Moderate, Area Affected : 40%*

*Location : Apparatus Room*

*Water Penetration, Extent : Severe, Area Affected : 5%*

*Location : 2nd Floor Bunkroom And Lounge*

## Site Enclosure

## Fence/Gates

Chain Link	100%			2029			\$14,200		
<i>Corrosion/Rusting, Extent : Light, Area Affected : 75%</i>									
<i>Location : Throughout</i>									

## Free Standing Walls

Concrete Masonry Unit	100%			2039		**			
-----------------------	------	--	--	------	--	----	--	--	--

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%			2042		**			
------------------------	------	--	--	------	--	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2042		**			
------------------------	------	--	--	------	--	----	--	--	--

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

Molded Case Bkrs	100%			2039		**	5	\$200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : Main Service Switch Rated At 200 Amperes.</i>									

## Switchgear / Switchboard

Molded Case Bkrs	100%			2039		**	5	\$200	
------------------	------	--	--	------	--	----	---	-------	--

## Raceway

Conduit	100%			2039		**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 319**  
**Asset # : 13204**

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								
	Molded Case Bkrs	100%			2037	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2039	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	95%			2029	\$17,700	10	\$5,700	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	5%			2024	\$2,200	2		
	Exterior Lighting								
	HID	30%			2024	\$7,800	10		
	No Component	70%							
Alarm									
	Security System								
	No Component	90%							
	Generic	10%			2029	\$2,100	1	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Front Of The Building Only							
		Explanation : CCTV Surveillance Cameras							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$6,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Steam Piping/Pump	100%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$2,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Window/Wall Unit	40%			2024	\$5,400	1		
	No Component	60%							
Ventilation									

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 319**  
**Asset # : 13204**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	20%			LIFE	**	2-5	\$700	
	No Component	80%							
Exhaust Fans									
	Roof	20%		2029		\$2,100	2		
	Wall Unit	25%		2029		\$600	2	\$100	
	No Component	55%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%		2049		**	1		
Water Heater									
	Gas Fired	100%		2027		\$3,900	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units / 80 Gallons								
Sanitary Piping									
	Cast Iron	50%		LIFE		**	1		
	Cast Iron	50%		LIFE		**	1		
Storm Drain Piping									
	Cast Iron	100%		LIFE		**	1		
Sump Pump(s)									
	Submersible	100%		2022		\$200	4	\$200	
Backflow Preventer									
	No Component	95%							
	Generic	5%		2037		**	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Boiler Only								
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 320/LADDER CO. 167  
**Address** : 36-18 FRANCIS LEWIS BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.320 / 13205 **Yr Built/Renovated** : 1931 / 2012  
**Area Sq Ft** : 4,930 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 11-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5319 **Lot** : 8 **BIN** : 4120143

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$50,900
<b>Total</b>		<b>\$50,900</b>
Importance Code B		\$50,900
<b>Total</b>		<b>\$50,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$28,500	\$1,600		\$6,700
Interior Architecture		\$700		\$700
Electrical	\$9,900			\$800
Mechanical	\$2,200	\$700	\$800	\$1,000
<b>Total</b>	<b>\$40,600</b>	<b>\$3,100</b>	<b>\$800</b>	<b>\$9,200</b>
Importance Code A	\$28,700	\$1,900	\$200	\$6,900
Importance Code B	\$11,900	\$1,200	\$500	\$2,300
Importance Code C				
<b>Total</b>	<b>\$40,600</b>	<b>\$3,100</b>	<b>\$800</b>	<b>\$9,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 320/LADDER CO. 167**  
**Asset # : 13205**

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									
	Alum/Vinyl Siding	10%			2039	**	10	\$600	
	Masonry: Brick	20%			LIFE	**	5	\$3,600	
	Masonry: Brick	50%	Now	\$28,500	LIFE	**	5	\$9,100	
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
	Location : Northwest Corner								
	Painted Surfaces, Extent : Moderate, Area Affected : 50%								
	Location : North And South Facades								
	Masonry: Granite	5%			LIFE	**	5	\$700	
	Masonry: Limestone	10%			LIFE	**	5	\$1,400	
	Metal Sect. OHD	5%			2042	**	5	\$2,800	
Windows									
	Aluminum	100%			2045	**	5	\$500	
Parapets									
	Masonry: Brick	85%			LIFE	**	5	\$1,300	
	Painted Surfaces, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Masonry: Limestone	10%			LIFE	**	5	\$200	
	Pre-Cast Concrete	5%			LIFE	**	5	\$500	
Roof									
	Asphalt Shingle	15%			2032	**	10	\$200	
	Modified Bitumen	85%			2034	**	10	\$6,700	
Interior									
Floors									
	Cast in Place Concrete	55%			LIFE	**	5	\$10,000	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Apparatus Floor								
	Ceramic Tile	10%			2042	**	5	\$800	
	Quarry Tile	5%			2034	**	5	\$600	
	Vinyl Tile	30%			2034	**	3	\$900	
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	15%			2025	\$18,600	5	\$600	
	Gypsum Board	15%			LIFE	**	5	\$400	
	Plaster	35%			LIFE	**	5	\$500	
	SGFT/Glazed Masonry	25%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	10%			2034	**	5	\$800	
	Exposed Concrete	30%			LIFE	**	5	\$400	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Plaster	60%			LIFE	**	5	\$3,100	
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2049	**			
Site Pavements									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 320/LADDER CO. 167**  
**Asset # : 13205**

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	

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

2042

\* \*

## Parking/Driveway

Cast in Place Concrete

100%

2042

\* \*

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%

2029

\$5,000

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Main Service Disconnect Switch Rated At 200 Amperes.*

## Switchgear / Switchboard

Fused Disc Sw

100%

2029

\$50,900

5

## Raceway

Conduit

100%

2049

\* \*

1

## Panelboards

Molded Case Bkrs

100%

2045

\* \*

5

\$100

## Wiring

Thermoplastic

100%

2049

\* \*

1

## Motor Controllers

Locally Mounted

100%

2042

\* \*

5

## Ground

## Grounding Devices

Generic

100%

2-4

\$9,900

LIFE

\* \*

5

\$100

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement**Explanation : Corroded*

## Lighting

## Interior Lighting

LED

100%

2037

\* \*

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : LED Lights*

## Egress Lighting

Emergency, Battery

50%

2037

\* \*

10

\$600

Exit, LED

50%

2064

\* \*

1

## Exterior Lighting

Incandescent

5%

2024

\$800

2

LED

25%

2037

\* \*

No Component

70%

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 320/LADDER CO. 167**  
**Asset # : 13205**

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%			2055	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2042	**	1	\$2,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Hot Wtr Piping/Pump	100%			2045	**	4	\$400	
	Terminal Devices								
	Convactor/Radiator	80%			2042	**	1	\$1,300	
	Unit Heater - Steam	20%			2034	**	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Split Unit	5%			2037	**			
	Window/Wall Unit	50%			2028	\$5,000	1		
	Window/Wall Unit	10%	Now	\$1,000	2029	\$1,000	1		
		Obsolete Equipment, Extent : Severe, Area Affected : 10%							
		Location : Gymnasium							
	No Component	35%							
	Terminal Devices								
	Fan Coil - 2 Pipe	5%			2037	**	1	\$100	
	No Component	95%							
	Heat Rejection								
	Air Cooled Condenser Unit	5%			2037	**	2	\$200	
	No Component	95%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%			LIFE	**	2-5	\$500	
	No Component	80%							
	Exhaust Fans								
	Roof	20%			2029	\$1,600	2		
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2055	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$2,900	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units							
	Sanitary 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 320/LADDER CO. 167**  
**Asset # : 13205**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Storm Drain Piping							
	Cast Iron	100%		LIFE	* *	1		
	Sump Pump(s)							
	Non-Submersible	100%		2037	* *	4	\$200	
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Generic	100%		2027	\$27,200	1-3	\$4,000	

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



Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 321  
**Address** : 2165 GERRITSEN AVENUE @ AVENUE U  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.321 / 13206 **Yr Built/Renovated** : 1930 / 2011  
**Area Sq Ft** : 6,128 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 10-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 8817 **Lot** : 49 **BIN** : 3248186

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$177,300	
<b>Total</b>	<b>\$177,300</b>	
Importance Code A	\$177,300	
<b>Total</b>	<b>\$177,300</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$100,300	\$4,700		
Interior Architecture	\$80,000	\$1,500	\$1,400	\$500
Electrical	\$1,000	\$500	\$400	\$1,600
Mechanical	\$900	\$800	\$1,900	\$5,800
<b>Total</b>	<b>\$182,200</b>	<b>\$7,600</b>	<b>\$3,700</b>	<b>\$7,900</b>
Importance Code A	\$100,900	\$5,300	\$600	\$600
Importance Code B	\$63,400	\$2,300	\$1,700	\$7,300
Importance Code C	\$17,900		\$1,400	
<b>Total</b>	<b>\$182,200</b>	<b>\$7,600</b>	<b>\$3,700</b>	<b>\$7,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 321**  
**Asset # : 13206**

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	80%	Now	\$177,300	LIFE	**	5	\$18,800	
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
		Diagonal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : Southeast Elevation							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Spalling, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
	Masonry: Granite	2%			LIFE	**	5	\$400	
	Masonry: Limestone	5%	Now	\$26,700	LIFE	**	5	\$900	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : Southwest And Southeast Elevations							
	Metal Panel	4%	Now	\$400	2049	**	5	\$1,800	
		Broken/Missing Elements, Extent : Light, Area Affected : 25%							
		Location : Southwest Elevation Of Bulkhead							
	Slate Panels	1%	Now	\$2,600	LIFE	**	5	\$200	
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : Slate Window Sills							
	Wood Overhead Doors	8%			2042	**	5	\$9,400	
Windows									
	Aluminum	98%			2045	**	5	\$1,900	
	Wood	2%	0-2	\$1,100	2054	**	5	\$200	
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : Tower Section							
Parapets									
	Cast Stone/Terra Cotta	10%	Now	\$2,900	LIFE	**	5	\$1,700	
		Caulking Deteriorated, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Spalling, Extent : Light, Area Affected : 10%							
		Location : Northwest Parapet							
	Masonry: Brick	80%	Now	\$21,300	LIFE	**	5	\$1,800	1
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Diagonal Cracks, Extent : Moderate, Area Affected : 20%							
		Location : Corners							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 35%							
		Location : Throughout							
		Spalling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Masonry: Limestone	10%			LIFE	**	5	\$300	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 321**  
**Asset # : 13206**

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									
Roof									
	Built-Up (BUR)	98%	Now	\$27,200	2034		**		
		Patching Evident, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : 2nd Floor Toilets And Locker Room							
	Skylight, Metal/Glass	2%	Now	\$18,100	2049		**		
		Glazing Broken/Cracked, Extent : Severe, Area Affected : 30%							
		Location : Throughout							
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$29,800	LIFE		**	5	\$10,000
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Basement And Apparatus Floor							
	Ceramic Tile	30%			2042		**	5	\$2,800
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Terrazzo	5%			LIFE		**	5	\$400
	Vinyl Tile	15%			2034		**	3	\$500
Interior Walls									
	Cast in Place Concrete	20%	0-2	\$9,400	LIFE		**		
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Ceramic Tile	20%			2038		**	5	\$2,800
		Recent Replace Evident, Extent : Light, Area Affected : 75%							
		Location : Toilets And Laundry							
	Masonry: Brick	15%	0-2	\$4,300	LIFE		**		
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Plaster	35%	Now	\$4,200	LIFE		**	5	\$1,500
		Water Penetration, Extent : Severe, Area Affected : 100%							
		Location : Hose Room							
		Worn/Eroded, Extent : Severe, Area Affected : 100%							
		Location : Hose Room							
	Wood	10%			LIFE		**	5	\$5,700

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 321**  
**Asset # : 13206**

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

## Ceilings

AcousTileSusp.Lay-In 10% 2049 \* \* 5 \$1,000

*Broken/Missing Elements, Extent : Light, Area Affected : 5%*

*Location : 2nd Floor Toilet*

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

*Location : Toilets*

Exposed Concrete 20% Now \$27,700 LIFE \* \* 5 \$300

*Cracking/Crumbling, Extent : Severe, Area Affected : 60%*

*Location : Basement*

*Exposed Reinforcement, Extent : Moderate, Area Affected : 20%*

*Location : Basement*

Gypsum Board 5% LIFE \* \* 5 \$600

Plaster 65% 4+ \$4,600 LIFE \* \* 5 \$4,200

*Paint Peeling, Extent : Severe, Area Affected : 5%*

*Location : Hose Room*

## Site Enclosure

## Fence/Gates

Chain Link 100% 2049 \* \*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete 100% 2042 \* \*

## On-Site Walkways

Cast in Place Concrete 100% 2042 \* \*

## Parking/Driveway

Cast in Place Concrete 100% 2049 \* \*

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% 2039 \* \* 5

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

*Location : Basement Service Room*

*Explanation : The Service Equipment Consists Of A 200 Ampere Switch Which Is In Good Condition.*

## Raceway

Conduit 100% 2039 \* \* 1

## Panelboards

Molded Case Bkrs 100% 2037 \* \* 5 \$200

## Wiring

Thermoplastic 100% 2039 \* \* 1

## Motor Controllers

Locally Mounted 100% 2034 \* \* 5

## Ground

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 321**  
**Asset # : 13206**

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	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : The Ground Is Connected To The Water Main. It Is In Good Condition.							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2046	* *	1	\$1,900	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Generators								
	Diesel	100%			2042	* *	1	\$2,400	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Outdoor							
	Batteries								
	Not Accessible	100%							
	Fuel Storage								
	Day Tank	100%			2051	* *	5	\$1,100	
Lighting									
	Interior Lighting								
	Fluorescent	80%			2037	* *	10	\$4,500	
		T-5 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
	Fluorescent	20%			2034	* *	10	\$1,100	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
	Egress Lighting								
	Exit, Service	50%			2034	* *	1		
	Exit, Battery	50%			2029	\$1,200	10	\$200	
	Exterior Lighting								
	HID	100%			2029	\$24,100	10		

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%			2055	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$6,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One Boiler									
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2039	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 321**  
**Asset # : 13206**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Heating</b>								
	Terminal Devices							
	Convactor/Radiator	100%		2034	**	1	\$2,000	
<b>Air Conditioning</b>								
	Energy Source							
	Electricity	100%		2045	**	1		
	Conversion Equipment							
	Split Unit	20%		2034	**			
	Window/Wall Unit	40%		2024	\$5,000	1		
	No Component	40%						
	Distribution							
	Ductwork/Diffusers	20%		LIFE	**	2	\$1,600	
	No Component	80%						
<b>Ventilation</b>								
	Distribution							
	Ductwork/Diffusers	50%		LIFE	**	2-5	\$1,700	
	No Component	50%						
	Exhaust Fans							
	Roof	50%		2029	\$5,000	2	\$100	
	Wall Unit	50%		2034	**	2	\$100	
<b>Plumbing</b>								
	H/C Water Piping							
	Galvanized Steel	100%		2034	**	1		
	<i>No Water Meter, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	Water Heater							
	Gas Fired	100%		2027	\$3,600	2	\$100	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 2 Units, 74 Gallons Each</i>							
	Sanitary Piping							
	Cast Iron	100%		LIFE	**	1		
	Storm Drain Piping							
	Cast Iron	100%		LIFE	**	1		
	Sump Pump(s)							
	Submersible	100%		2023	\$200	4	\$100	
	Fixtures							
	Generic	100%						
<b>Fire Suppression</b>								
	Chemical System							
	Wet	2%		2027	\$500	1-3	\$100	
	No Component	98%						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 323  
**Address** : 6405 AVENUE N  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSECO.323 / 13207  
**Area Sq Ft** : 6,802  
**Date of Survey** : 14-Jun-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 8364      **Lot** : 6      **BIN** : 3235919  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1932 / 2007  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$112,600	
Mechanical		\$49,500
<b>Total</b>	<b>\$112,600</b>	<b>\$49,500</b>
Importance Code B	\$112,600	\$49,500
<b>Total</b>	<b>\$112,600</b>	<b>\$49,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$53,600	\$1,300		
Interior Architecture	\$70,600		\$2,300	\$500
Electrical	\$500	\$700	\$2,200	\$700
Mechanical	\$4,200	\$1,300	\$1,900	\$33,000
<b>Total</b>	<b>\$129,000</b>	<b>\$3,300</b>	<b>\$6,500</b>	<b>\$34,200</b>
Importance Code A	\$54,300	\$2,000	\$700	\$700
Importance Code B	\$58,900	\$1,300	\$3,500	\$33,500
Importance Code C	\$15,800		\$2,300	
<b>Total</b>	<b>\$129,000</b>	<b>\$3,300</b>	<b>\$6,500</b>	<b>\$34,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 323**  
**Asset # : 13207**

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	3%			LIFE	**	5	\$5,300	
	Masonry: Brick	87%	Now	\$31,000	LIFE	**	5	\$19,700	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Paint Peeling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Water Penetration, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Masonry: Granite	5%			LIFE	**	5	\$800	
	Wood Overhead Doors	5%	2-4	\$11,200	2042	**	5	\$2,800	
	Unit Inoperable, Extent : Moderate, Area Affected : 10%								
	Location : Front Of Building								
Windows									
	Aluminum	100%	Now	\$8,900	2045	**	5	\$1,000	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Bathroom								
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,900	
	Masonry: Brick	45%			LIFE	**	5	\$1,100	
	Masonry: Granite	5%			LIFE	**	5	\$200	
	Stucco Cement	40%			2042	**	5	\$2,600	
Roof									
	Modified Bitumen	100%	4+	\$2,600	2034	**			
	Ponding, Extent : Moderate, Area Affected : 5%								
	Location : Lower Roof								
Interior									
Floors									
	Cast in Place Concrete	53%	Now	\$54,900	LIFE	**	5	\$11,100	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : Steel Columns And Beams Shoring Up Apparatus Floor From Basement Below								
	Quarry Tile	2%	Now	\$300	2042	**	5	\$100	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Terrazzo	3%	Now	\$2,800	LIFE	**	5	\$200	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Vinyl Tile	40%	Now	\$33,900	2039	**	3	\$1,400	
	Cracking/Crumbling, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Vinyl Tile 9" X 9"	2%	Now	\$2,200	2039	**	3	\$100	
	Cracking/Crumbling, Extent : Severe, Area Affected : 100%								
	Location : House Watch								

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 323**  
**Asset # : 13207**

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									
Interior Walls									
	Cast in Place Concrete	20%	Now	\$8,700	LIFE	* *			
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Ceramic Tile	35%			2038	* *	5	\$4,600	
	Marble Panels	5%	Now	\$2,700	LIFE	* *			
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Plaster	40%	Now	\$4,400	LIFE	* *	5	\$1,600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Ladder To Roof							
		Paint Peeling, Extent : Severe, Area Affected : 40%							
		Location : Ladder To Roof							
Ceilings									
	Exposed Concrete	60%	Now	\$57,700	LIFE	* *	5	\$900	
		Exposed Reinforcement, Extent : Moderate, Area Affected : 20%							
		Location : Basement							
		Spalling, Extent : Moderate, Area Affected : 20%							
		Location : Basement							
	Plaster	40%	Now	\$15,700	LIFE	* *	5	\$2,400	
		Cracking/Crumbling, Extent : Severe, Area Affected : 30%							
		Location : Ladder To Roof							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2039	* *			
	Free Standing Walls								
	Concrete Masonry Unit	100%			2039	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	* *			
	On-Site Walkways								
	Cast in Place Concrete	100%			2049	* *			
	Parking/Driveway								
	Cast in Place Concrete	100%			2049	* *			

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%			2039	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : Main Service Disconnect Switch Rated At 200 Amperes.							
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2039	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 323**  
**Asset # : 13207**

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									
	Raceway								
	Conduit	100%			2039	**	1		
	Panelboards								
	Fused Disc Sw	10%			2037	**	5		
	Molded Case Bkrs	90%			2037	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2039	**	1		
	Motor Controllers								
	Locally Mounted	100%			2034	**	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	**	1	\$2,100	
	Generators								
	Diesel	100%			2038	**	1	\$2,600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Side Yard								
	Explanation : Emergency Generator Rated At 40 Kilowatts								
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$300	
	Fuel Storage								
	Main Tank	100%			2057	**	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Side Yard								
	Explanation : 50 Gallons Rated Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	25%			2029	\$4,800	10	\$1,600	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Basement								
	LED	75%			2037	**			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st And 2nd Floor								
	Explanation : LED Light Fixtures								
	Egress Lighting								
	Emergency, Service	100%			2034	**	1		
	Exterior Lighting								
	HID	15%			2029	\$4,000	10		
	LED	15%			2037	**			
	No Component	70%							
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 323**  
**Asset # : 13207**

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

## Alarm

## Security System

No Component

70%

Generic

30%

2037

\* \*

1

\$800

*Other Observation, Extent : Light, Area Affected : 100%**Location : Front And Right Side Of The Building**Explanation : CCTV Surveillance Cameras*

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%

2049

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2042

\* \*

1

\$6,700

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

## Distribution

Steam Piping/Pump

100%

2039

\* \*

## Terminal Devices

Convactor/Radiator

100%

2042

\* \*

1

\$2,200

## Air Conditioning

## Energy Source

Electricity

100%

2045

\* \*

1

## Conversion Equipment

Reciprocating

15%

2037

\* \*

1

\$500

Compr/Chiller

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 1 Unit, R-410a*

Split Unit

5%

2037

\* \*

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 1 Unit, R-410a*

Window/Wall Unit

30%

2024

\$4,200

1

No Component

50%

## Terminal Devices

Fan Coil - 2 Pipe

20%

2037

\* \*

1

\$400

No Component

80%

## Heat Rejection

Dry Cooler

20%

2037

\* \*

2

\$900

No Component

80%

## Ventilation

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 323**  
**Asset # : 13207**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	25%			LIFE	**	2-5	\$900	
	No Component	75%							
Exhaust Fans									
	Interior	15%		2037		**	2		
	Roof	10%		2029		\$1,100	2		
	Wall Unit	25%		2034		**	2	\$100	
	No Component	50%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%		2029		\$49,500	1		
Water Heater									
	Gas Fired	100%		2027		\$4,100	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Units / 75 Gallons								
Sanitary Piping									
	Cast Iron	100%	0-2	\$2,400	LIFE	**	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 15%								
	Location : Water Backs Up To Kitchen And Apparatus Floor								
Sump Pump(s)									
	Submersible	100%		2023		\$200	4	\$100	
Fixtures									
	Generic	100%							
Fire Suppression									
Chemical System									
	Generic	100%		2024		\$27,200	1-3	\$4,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : 1 Set								

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 324  
**Address** : 108-01 HORACE HARDING EXP.  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.324 / 13208 **Yr Built/Renovated** : 1939 /  
**Area Sq Ft** : 5,952 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Apr-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1964 **Lot** : 65 **BIN** : 4048310

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$110,900	
Electrical		\$89,100
<b>Total</b>	<b>\$110,900</b>	<b>\$89,100</b>
Importance Code A	\$110,900	
Importance Code B		\$89,100
<b>Total</b>	<b>\$110,900</b>	<b>\$89,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$40,800			
Interior Architecture	\$19,500		\$800	
Electrical	\$400	\$500	\$2,200	\$24,000
Mechanical	\$10,900	\$3,500	\$1,300	\$5,100
Site Enclosure	\$3,500			
Site Pavements	\$15,000			
<b>Total</b>	<b>\$90,100</b>	<b>\$4,000</b>	<b>\$4,300</b>	<b>\$29,100</b>
Importance Code A	\$41,400	\$600	\$600	\$700
Importance Code B	\$28,500	\$3,500	\$3,600	\$28,400
Importance Code C	\$20,300		\$100	
<b>Total</b>	<b>\$90,100</b>	<b>\$4,000</b>	<b>\$4,300</b>	<b>\$29,100</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 324**  
**Asset # : 13208**

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	82%	Now	\$48,600	LIFE	**	5	\$15,500	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Foundation								
Masonry: Granite	3%			LIFE	**	5	\$400	
Masonry: Limestone	5%	Now	\$21,500	LIFE	**	5	\$700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Wood Overhead Doors	10%	Now	\$62,200	2049	**	5	\$4,700	
Deteriorated Finish, Extent : Moderate, Area Affected : 25%								
Location : South Facade								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Front Elevation								
Explanation : Constant Malfunction Issues And Small Access Door Broken								
Roof								
Asphalt Shingle	100%	Now	\$19,300	2038	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
Location : Roof								
Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Bunker Room								
Interior								
Floors								
Cast in Place Concrete	50%			LIFE	**	5	\$10,000	
Ceramic Tile	5%			2038	**	5	\$500	
Terrazzo	5%			LIFE	**	5	\$400	
Vinyl Tile	40%			2029	\$32,400	3	\$1,400	
Interior Walls								
Ceramic Tile	5%			2038	**	5	\$200	
Gypsum Board	5%			LIFE	**	5	\$100	
Masonry: Brick	10%			LIFE	**			
Plaster	45%	Now	\$1,800	LIFE	**	5	\$600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Window At Roof Access, Stairway								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Window At Roof Access								
Plywood/Hardboard	10%			LIFE	**			
SGFT/Glazed Masonry	25%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 324**  
**Asset # : 13208**

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								
Ceilings								
AcousTileSusp.Lay-In	10%	0-2	\$1,500	2034	**	5	\$500	
Staining/Discoloring, Extent : Moderate, Area Affected : 25%								
Location : Kitchen, Throughout								
Worn/Eroded, Extent : Severe, Area Affected : 100%								
Location : Kitchen, Throughout								
Exposed Concrete	25%			LIFE	**	5	\$400	
Plaster	65%	0-2	\$16,200	LIFE	**	5	\$3,700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Bathroom, Apparatus Area								
Site Enclosure								
Fence/Gates								
Chain Link	10%			2055	**			
Chain Link	90%	0-2	\$3,500	2049	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 80%								
Location : Throughout								
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			
Parking/Driveway								
Cast in Place Concrete	100%	Now	\$15,000	2042	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
Location : Rear Parking								

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								
	Molded Case Bkrs	100%			2029	\$5,000	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room Basement							
		Explanation : Two 200 Ampere Main Disconnect Switches							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	95%			2028	\$38,200	5	\$100	
	Wiring								
	Thermoplastic	100%			2029	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 324**  
**Asset # : 13208**

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

\$100

## Stand-by Power

## Transfer Switches

Automatic

100%

2042

\* \*

1

\$1,800

## Generators

Diesel

100%

2038

\* \*

1

\$2,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Backyard**Explanation : One 40 Kilowatt*

## Batteries

Lead/Acid

100%

2023

\$1,600

5

\$200

## Fuel Storage

Main Tank

100%

2057

\* \*

5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Generator Room Outside**Explanation : One 50 Gallon Capacity*

## Lighting

## Interior Lighting

Fluorescent

98%

2029

\$16,500

10

\$5,400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : T-8 Lamps*

LED

2%

2037

\* \*

## Egress Lighting

Emergency, Service

50%

2029

\$1,500

1

Exit, LED

50%

2044

\* \*

1

## Exterior Lighting

HID

100%

2024

\$23,400

10

**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%

2049

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2034

\* \*

1

\$5,900

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

## Distribution

Steam Piping/Pump

100%

0-2

\$1,300

2029

\$25,700

*Corroded, Extent : Moderate, Area Affected : 20%**Location : Return Line In Basement*

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

*Estimates are rounded to the nearest hundred dollars.*

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

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



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 324**  
**Asset # : 13208**

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									
	Terminal Devices								
	Convector/Radiator	100%	0-2	\$600	2034	* *	1	\$1,700	
		Not in Service, Extent : Moderate, Area Affected : 10% Location : 2nd Floor Bunker Room							
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Split Unit	15%			2029	\$18,600			
		R-22 Refrigerant, Extent : Light, Area Affected : 100% Location : One Unit In Back Yard							
	Window/Wall Unit	20%	0-2	\$2,400	2029	\$2,400	1		
		Obsolete Equipment, Extent : Moderate, Area Affected : 100% Location : Various Locations							
	Window/Wall Unit	20%			2022	\$2,400	1		
	No Component	45%							
	Terminal Devices								
	Fan Coil - 2 Pipe	15%	0-2	\$900	2029	\$9,100	1	\$300	
		Leak Evident, Extent : Moderate, Area Affected : 5% Location : Condensate Leaks To The Gymnasium Ceiling Other Observation, Extent : Light, Area Affected : 100% Location : On Top Of The Gymnasium Ceiling. Explanation : Inefficient Unit With Mechanical Defect. Not Enough Space To Replace The Air Filters.							
	No Component	85%							
	Heat Rejection								
	Air Cooled Condenser Unit	15%			2029	\$1,000	2	\$600	
	No Component	85%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	15%	0-2	\$400	LIFE	* *	2-5	\$500	
		Unbalanced System, Extent : Moderate, Area Affected : 100% Location : Kitchen, Waiting And TV Room On 1st Floor.							
	No Component	85%							
	Exhaust Fans								
	Interior	15%			2029	\$3,100	2		
	Wall Unit	20%	0-2	\$400	2039	* *	2		
		Abandoned in Place, Extent : Moderate, Area Affected : 100% Location : Apparatus Floor							
	No Component	65%							
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 324**  
**Asset # : 13208**

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	3%	0-2	\$1,300	2059	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Obsolete Water Main Valve							
	Brass/Copper	97%			2039	* *	1		
Water Heater									
	Gas Fired	100%			2024	\$3,500	2	\$100	
Sanitary Piping									
	Cast Iron	100%	0-2	\$2,100	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 10%							
		Location : Causes Flooding In Front Basement							
		Leak Evident, Extent : Moderate, Area Affected : 5%							
		Location : From 2nd Floor Bathrooms To The Apparatus Floor.							
Sump Pump(s)									
	Submersible	50%	0-2	\$100	2024	\$100	4	\$100	
		Obsolete Equipment, Extent : Moderate, Area Affected : 100%							
		Location : From Basement							
	No Component	50%							
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 325/LADDER 163  
**Address** : 41-24 51st STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.325 / 13209 **Yr Built/Renovated** : 1939 / 2012  
**Area Sq Ft** : 5,940 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 11-Apr-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 131 **Lot** : 31 **BIN** : 4000979

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$78,700	\$123,900
Interior Architecture	\$153,800	
<b>Total</b>	<b>\$232,600</b>	<b>\$123,900</b>
Importance Code A	\$78,700	\$123,900
Importance Code B	\$153,800	
<b>Total</b>	<b>\$232,600</b>	<b>\$123,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$37,900			\$3,700
Interior Architecture	\$22,400		\$200	\$200
Electrical	\$400	\$600	\$2,100	\$3,800
Mechanical	\$3,700	\$2,800	\$1,200	\$3,800
Site Pavements	\$11,100			
<b>Total</b>	<b>\$75,600</b>	<b>\$3,400</b>	<b>\$3,400</b>	<b>\$11,500</b>
Importance Code A	\$38,400	\$600	\$500	\$4,300
Importance Code B	\$22,000	\$2,800	\$3,000	\$7,200
Importance Code C	\$15,200			
<b>Total</b>	<b>\$75,600</b>	<b>\$3,400</b>	<b>\$3,400</b>	<b>\$11,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 325/LADDER 163**  
**Asset # : 13209**

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	85%	2-4	\$78,700	LIFE	**	5	\$25,000	
	Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
	Location : Basement Concrete Foundation Wall							
	Efflorescence, Extent : Moderate, Area Affected : 15%							
	Location : Below Limestone, Top Of Building Parapet Wall							
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Vertical Cracks, Extent : Severe, Area Affected : 5%							
	Location : Basement Concrete Foundation Walls							
Masonry: Granite	3%			LIFE	**	5	\$700	
Masonry: Limestone	7%			LIFE	**	5	\$1,500	
Wood Overhead Doors	5%			2034	**	5	\$7,400	
Windows								
Aluminum	100%	Now	\$24,500	2045	**	5	\$700	
	Unit Inoperable, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
Parapets								
Masonry: Brick	85%	2-4	\$7,300	LIFE	**	5	\$2,400	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%							
	Location : Throughout Interior Face							
Masonry: Brownstone	10%			LIFE	**	5	\$700	
Masonry: Limestone	5%			LIFE	**	5	\$200	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%							
	Location : Throughout Coping							
Roof								
Built-Up (BUR)	100%	Now	\$6,200	2029	\$123,900			
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Lower Roof Over Stairs							
Interior								
Floors								
Cast in Place Concrete	65%			LIFE	**	5	\$13,300	
Vinyl Tile	20%	0-2	\$5,000	2034	**	3	\$700	
	Worn/Eroded, Extent : Moderate, Area Affected : 35%							
	Location : Throughout							
Vinyl Tile 9" X 9"	15%			2029	\$16,100	3	\$500	
Interior Walls								
Cast in Place Concrete	15%			LIFE	**			
Gypsum Board	10%			LIFE	**	5	\$800	
Plaster	35%	Now	\$7,500	LIFE	**	5	\$1,300	
	Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
	Location : Stair Well, 1st Floor Apparatus Area, 2nd Floor Truck Office							
SGFT/Glazed Masonry	40%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 325/LADDER 163**  
**Asset # : 13209**

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								
Ceilings								
AcousTileSusp.Lay-In	10%	0-2	\$1,600	2042	* *	5	\$500	
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%							
	Location : Kitchen							
Exposed Struc: Steel	25%	0-2	\$153,800	LIFE	* *			
	Other Observation, Extent : Moderate, Area Affected : 2%							
	Location : Basement							
	Explanation : Crumbling And Flaking Spray-on Fire Insulation							
Plaster	65%	Now	\$8,300	LIFE	* *	5	\$3,800	
	Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
	Location : Stairwell, 2nd Floor Truck Office							
Site Enclosure								
Fence/Gates								
Chain Link	100%			2039	* *			
Free Standing Walls								
Cast in Place Concrete	100%			2049	* *			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%	Now	\$3,500	2042	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Front Of Building 51st Street							
On-Site Walkways								
Cast in Place Concrete	100%	0-2	\$7,700	2034	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Side Yard							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 30%							
	Location : Rear Of Building							

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%			2039	* *	5		
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : Main Service Disconnect Switch Rated At 200 Amperes.							
Switchgear / Switchboard								
Molded Case Bkrs	100%			2039	* *	5	\$200	
Raceway								
Conduit	100%			2039	* *	1		
Panelboards								
Molded Case Bkrs	100%			2037	* *	5	\$200	
Wiring								
Thermoplastic	100%			2039	* *	1		

## Ground

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 325/LADDER 163**  
**Asset # : 13209**

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	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	* *	1	\$1,800	
	Generators								
	Diesel	100%			2042	* *	1	\$2,300	
	Other Observation, Extent : Light, Area Affected : 100% Location : Rear Side Of The Building Explanation : Emergency Generator Rated At 60 Kilowatts								
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$200	
	Fuel Storage								
	Main Tank	100%			2057	* *	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100% Location : Rear Side Of The Building Explanation : 125 Gallons Rated Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	60%			2034	* *	10	\$3,300	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Basement, 2nd Floor								
	Fluorescent	5%			2037	* *	10	\$300	
	Compact Fluorescent Light, Extent : Light, Area Affected : 100% Location : Kitchen And Lounge								
	LED	35%			2037	* *			
	Other Observation, Extent : Light, Area Affected : 100% Location : 1st Floor Explanation : LED Lights								
	Egress Lighting								
	Emergency, Service	100%			2029	\$3,000	1		
	Exterior Lighting								
	HID	30%			2037	* *	10		
	No Component	70%							

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								
	Electricity	20%			2039	* *	1		
	Natural Gas	80%			2049	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 325/LADDER 163**  
**Asset # : 13209**

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									
	Conversion Equipment								
	Radiant Heater	20%			2034	* *	2	\$600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Apparatus Floor							
		Explanation : Electric Unit Heaters							
	Steam Boiler	80%			2042	* *	1	\$4,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Gas Fired Steam Boiler							
Distribution									
	Steam Piping/Pump	10%	0-2	\$100	2039	* *			
		Insul. Deteriorating, Extent : Moderate, Area Affected : 10%							
		Location : On Top Of Boiler In Basement							
	Steam Piping/Pump	90%			2039	* *			
Terminal Devices									
	Convactor/Radiator	100%			2034	* *	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	30%			2037	* *	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 1 Unit. R-410a Refrigerant							
	Window/Wall Unit	20%			2024	\$2,400	1		
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	40%			LIFE	* *	2-5	\$1,300	
	No Component	60%							
	Exhaust Fans								
	Roof	40%			2034	* *	2	\$100	
	Wall Unit	20%			2029	\$400	2		
	No Component	40%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	* *	1		
	Water Heater								
	Gas Fired	50%			2027	\$1,800	2		
	Gas Fired	50%			2022	\$1,800	2		
	Sanitary Piping								
	Cast Iron	100%	0-2	\$2,100	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 5%							
		Location : Front Entrance Of Apparatus Floor							
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 325/LADDER 163**  
**Asset # : 13209**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Sump Pump(s)							
	Submersible	100%		2021	\$200	4	\$200	
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Generic	100%		2027	\$27,200	1-3	\$4,000	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Kitchen</i>						
		<i>Explanation : 1 Set</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 326/LADDER 160  
**Address** : 64-04 SPRINGFIELD BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.326 / 13210 **Yr Built/Renovated** : 1984 /  
**Area Sq Ft** : 8,862 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 7621 **Lot** : 12 **BIN** : 4162454

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$157,800
<b>Total</b>		<b>\$157,800</b>
Importance Code B		\$157,800
<b>Total</b>		<b>\$157,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$24,800			
Interior Architecture	\$35,700	\$3,200	\$500	\$700
Electrical	\$2,400	\$700	\$1,000	\$59,800
Mechanical	\$12,100	\$1,100	\$3,300	\$10,400
Site Enclosure		\$100		
<b>Total</b>	<b>\$75,000</b>	<b>\$5,100</b>	<b>\$4,800</b>	<b>\$70,900</b>
Importance Code A	\$25,300	\$400	\$400	\$600
Importance Code B	\$49,700	\$4,500	\$4,200	\$70,300
Importance Code C		\$100	\$100	
<b>Total</b>	<b>\$75,000</b>	<b>\$5,100</b>	<b>\$4,800</b>	<b>\$70,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 326/LADDER 160**  
**Asset # : 13210**

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									
	Ceramic Tile	2%			2049	**	10	\$200	
	Masonry: Brick	83%			LIFE	**	5	\$9,900	
		Recent Repair Evident, Extent : Light, Area Affected : 100%							
		Location : All Facades							
	Wood Overhead Doors	15%	0-2	\$11,800	2042	**	5	\$4,500	
		Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 10%							
		Location : Exterior On The Left							
Windows									
	Aluminum	100%	0-2	\$13,100	2054	**	5	\$200	1
		Broken/Missing Elements, Extent : Severe, Area Affected : 30%							
		Location : Throughout							
Parapets									
	Cast Stone/Terra Cotta	20%			LIFE	**	5	\$1,600	
	Masonry: Brick	80%			LIFE	**	5	\$800	
Roof									
	Asphalt Shingle	10%			2038	**	10	\$200	
	Modified Bitumen	88%			2037	**	10	\$10,900	
	Skylight, Plastic	2%			2042	**	1		
Interior									
Floors									
	Cast in Place Concrete	50%	2-4	\$21,600	LIFE	**	5	\$14,500	
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : Apparatus Room							
	Ceramic Tile	5%			2038	**	5	\$700	
	Quarry Tile	5%			2042	**	5	\$1,000	
	Vinyl Tile	40%	Now	\$14,100	2037	**	3	\$2,000	
		Recent Replace Evident, Extent : Light, Area Affected : 30%							
		Location : Second Floor Corridor							
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	5%			2038	**	5	\$300	
	Concrete Masonry Unit	60%			LIFE	**	5	\$1,400	
	SGFT/Glazed Masonry	25%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	40%			2042	**	5	\$5,300	
	Exposed Struc: Steel	10%			LIFE	**			
	Gypsum Board	25%			LIFE	**	5	\$4,100	
	Plaster	25%			LIFE	**	5	\$2,100	
Site Enclosure									
Fence/Gates									
	Aluminum Rail	2%			2042	**	5-10	\$200	
		Other Observation, Extent : Light, Area Affected : 2%							
		Location : Roof							
		Explanation : On Roof Adjacent To Parapet							
	Chain Link	98%			2049	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 326/LADDER 160**  
**Asset # : 13210**

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

## Site Enclosure

## Retaining Walls

Cast in Place Concrete	100%		2064	**
------------------------	------	--	------	----

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%		2042	**
------------------------	------	--	------	----

## On-Site Walkways

Cast in Place Concrete	100%		2042	**
------------------------	------	--	------	----

## Parking/Driveway

Asphalt	90%		2038	**
---------	-----	--	------	----

Cast in Place Concrete	10%		2042	**
------------------------	-----	--	------	----

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

Molded Case Bkrs	100%		2029	\$5,000	5	\$200
------------------	------	--	------	---------	---	-------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 400 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs	100%		2029	\$50,900	5	\$200
------------------	------	--	------	----------	---	-------

## Raceway

Conduit	100%		2029	\$32,700	1
---------	------	--	------	----------	---

## Panelboards

Fused Disc Sw	5%		2028	\$2,000	5
---------------	----	--	------	---------	---

Molded Case Bkrs	95%		2028	\$38,200	5	\$200
------------------	-----	--	------	----------	---	-------

## Wiring

Thermoplastic	100%		2029	\$28,900	1
---------------	------	--	------	----------	---

## Motor Controllers

Locally Mounted	100%		2027	\$15,000	5	\$100
-----------------	------	--	------	----------	---	-------

## Ground

## Grounding Devices

Generic	100%		LIFE	**	5	\$100
---------	------	--	------	----	---	-------

## Stand-by Power

## Transfer Switches

Automatic	100%		2027	\$5,000	1	\$2,700
-----------	------	--	------	---------	---	---------

## Generators

Diesel	100%		2025	\$68,600	1	\$3,400
--------	------	--	------	----------	---	---------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 30 Kilowatt*

## Batteries

Lead/Acid	100%		2021	\$1,600	5	\$300
-----------	------	--	------	---------	---	-------

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 326/LADDER 160**  
**Asset # : 13210**

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
Stand-by Power									
	Fuel Storage								
	Day Tank	30%			2028	\$200	5	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 75 Gallons							
	Main Tank	70%			2032	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 550 Gallon							
Lighting									
	Interior Lighting								
	Fluorescent	58%			2024	\$14,500	10	\$4,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement, 1st Floor And Offices							
		Explanation : T-12 Lamps							
	Fluorescent	30%			2034	* *	10	\$2,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 3rd Floor And Locker Room							
		Explanation : T-8 Lamps							
	Fluorescent	2%			2034	* *	10	\$200	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
	LED	10%			2039	* *			
Egress Lighting									
	Emergency, Service	40%			2024	\$1,800	1		
	Emergency, Service	20%			2034	* *	1		
	Exit, Service	40%			2024	\$400	1		
Exterior Lighting									
	HID	100%			2024	\$34,900	10		

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%			2055	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2034	* *	1	\$4,400	
	Distribution								
	Hot Wtr Piping/Pump	100%			2045	* *	4	\$700	
	Terminal Devices								
	Convector/Radiator	90%			2042	* *	1	\$2,600	
	Unit Heater - Steam	10%			2034	* *	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 326/LADDER 160**  
**Asset # : 13210**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	50%	Now	\$10,500	2034	* *	2	\$200	
		Broken, Extent : Severe, Area Affected : 100% Location : Set Back Roof Of Kitchen							
	Window/Wall Unit	50%			2024	\$9,000	1		
Distribution									
	Ductwork/Diffusers	40%			LIFE	* *	2	\$4,600	
	No Component	60%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$4,900	
Exhaust Fans									
	Interior	25%			2029	\$7,700	2	\$100	
	Roof	75%			2034	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
Water Heater									
	Gas Fired	100%			2027	\$5,300	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 Units / 75 Gallons							
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%			2023	\$300	4	\$200	
Backflow Preventer									
	No Component	95%							
	Generic	5%			2034	* *	1		
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Boiler Only							
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	90%							
	Generic	10%			2055	* *	1-2	\$300	
Chemical System									
	Generic	100%			2027	\$27,200	1-3	\$4,000	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 329  
**Address** : 402 BEACH 169th STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.329 / 13211 **Yr Built/Renovated** : 1961 /  
**Area Sq Ft** : 7,076 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 08-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 16325 **Lot** : 100 **BIN** : 4307098

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$52,000	
Interior Architecture		\$34,100
Electrical		\$38,200
<b>Total</b>	<b>\$52,000</b>	<b>\$72,200</b>
Importance Code A	\$52,000	
Importance Code B		\$72,200
<b>Total</b>	<b>\$52,000</b>	<b>\$72,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$40,200			\$6,100
Interior Architecture	\$47,900	\$600		\$14,800
Electrical	\$8,700		\$100	\$27,900
Mechanical	\$700	\$800	\$800	\$11,300
Site Enclosure	\$16,400			
Site Pavements	\$800			
<b>Total</b>	<b>\$114,700</b>	<b>\$1,400</b>	<b>\$900</b>	<b>\$60,100</b>
Importance Code A	\$40,500	\$400	\$400	\$6,500
Importance Code B	\$49,600	\$1,000	\$500	\$53,600
Importance Code C	\$24,600	\$100		
<b>Total</b>	<b>\$114,700</b>	<b>\$1,400</b>	<b>\$900</b>	<b>\$60,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 329**  
**Asset # : 13211**

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	88%	Now	\$52,000	LIFE	**	5	\$16,500		
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : South Side Along 2nd Floor Veranda And East Façade								
Metal Panel	2%			2039	**	5-10	\$2,600		
Metal Sect. OHD	10%			2034	**	5	\$5,900		
Windows									
Aluminum	100%	Now	\$4,100	2045	**	5	\$200		
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
Parapets									
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,100		
Masonry: Brick	90%	Now	\$15,000	LIFE	**	5	\$1,200		
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
Roof									
IRMA/Protected Membrane	25%			2034	**	10	\$2,500		
	Paver Block Ballast, Extent : Light, Area Affected : 100%								
	Location : Over First Floor								
Modified Bitumen	75%	Now	\$21,100	2034	**				
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : 2nd Floor Front Over Officer Bunkroom								
Interior									
Floors									
Cast in Place Concrete	40%	4+	\$2,300	LIFE	**	5	\$9,300		
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Throughout								
Ceramic Tile	5%			2032	**	5	\$500		
Vinyl Tile	15%	4+	\$2,800	2024	\$14,100	3	\$600		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : 2nd Floor								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor Locker Room, Bunkroom And Sitting Room								
	Explanation : 9 X 9 Tiles								
Vinyl Tile 9" X 9"	28%	Now	\$10,200	2029	\$34,100	3	\$1,100		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Patching Evident, Extent : Light, Area Affected : 5%								
	Location : Throughout								
Vinyl Tile 9" X 9"	12%			2039	**	3	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 329**  
**Asset # : 13211**

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									
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	5%			2032	**	5	\$200	
	Concrete Masonry Unit	10%			LIFE	**	5	\$100	
	Plaster	30%	Now	\$8,200	LIFE	**	5	\$300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : 2nd Floor Throughout									
Water Penetration, Extent : Severe, Area Affected : 15%									
Location : Stairwell, Officer Locker Room And Bunkroom And 2nd Floor Sitting Room									
	Plaster	15%			LIFE	**	5	\$100	
	SGFT/Glazed Masonry	30%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	5%			2042	**	5	\$500	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : 1st Floor									
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : 1st Floor									
	Exposed Concrete	35%	4+	\$2,500	LIFE	**	5	\$600	
Paint Peeling, Extent : Moderate, Area Affected : 30%									
Location : Apparatus Room									
	Gypsum Board	10%			LIFE	**	5	\$1,300	
	Plaster	50%	Now	\$21,700	LIFE	**	5	\$3,300	
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%									
Location : Underside Of Basement Stair									
Spalling, Extent : Severe, Area Affected : 15%									
Location : Kitchen, Apparatus Room And 2nd Floor									
Site Enclosure									
Fence/Gates									
	Chain Link	100%	0-2	\$16,400	2049	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 75%									
Location : Throughout									
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	4+	\$800	2042	**			
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Throughout									
On-Site Walkways									
	Cast in Place Concrete	100%			2042	**			
Cracking/Crumbling, Extent : Light, Area Affected : 2%									
Location : Throughout									
Parking/Driveway									
	Cast in Place Concrete	100%			2042	**			

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 329**  
**Asset # : 13211**

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%			2029	\$5,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 400 Ampere Main Disconnect Switch							
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	95%			2028	\$38,200	5	\$200	
	Wiring								
	Braided Cloth	30%	2-4	\$8,700	2054	* *	1		
		Insulation Aged, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Thermoplastic	70%			2029	\$20,200	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5		
Lighting									
	Interior Lighting								
	LED	100%			2039	* *			
	Exterior Lighting								
	HID	100%			2024	\$27,900	10		

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%			2049	* *	1		
	Conversion Equipment								
	Furnace	20%			2037	* *	1	\$700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 1 Unit							
	Hot Water Boiler	80%			2042	* *	1	\$2,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
Distribution									
	Hot Wtr Piping/Pump	80%	0-2	\$200	2037	* *	4	\$300	
		Insul. Deteriorating, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
	No Component	20%							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 329**  
**Asset # : 13211**

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									
	Terminal Devices								
	Convactor/Radiator	60%			2027	\$22,200	1	\$1,400	
	Unit Heater - Steam	20%			2024	\$4,900	4	\$100	
	No Component	20%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Window/Wall Unit	40%			2024	\$5,800	1		
	No Component	60%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	* *	2-5	\$2,000	
	No Component	50%							
	Exhaust Fans								
	Roof	30%			2029	\$3,400	2	\$100	
	Roof	20%			2037	* *	2		
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$4,200	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Cellar Mechanical Room								
	Explanation : One 75 Gallon Heater								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 33/ LADDER CO. 9  
**Address** : 42 GREAT JONES STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.033 / 13021 **Yr Built/Renovated** : 1898 /  
**Area Sq Ft** : 12,649 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Nov-2018 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 531 **Lot** : 49 **BIN** : 1008526

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$37,000
<b>Total</b>		<b>\$37,000</b>
Importance Code B		\$37,000
<b>Total</b>		<b>\$37,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$91,000	\$6,900	\$7,400	
Interior Architecture	\$79,700			\$1,700
Electrical	\$2,500	\$900	\$1,000	\$2,600
Mechanical	\$29,200	\$1,600	\$2,700	\$1,600
<b>Total</b>	<b>\$202,400</b>	<b>\$9,400</b>	<b>\$11,100</b>	<b>\$5,900</b>
Importance Code A	\$92,300	\$8,200	\$8,600	\$1,300
Importance Code B	\$93,100	\$1,300	\$2,500	\$4,000
Importance Code C	\$17,000			\$700
<b>Total</b>	<b>\$202,400</b>	<b>\$9,400</b>	<b>\$11,100</b>	<b>\$5,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 33/ LADDER CO. 9**  
**Asset # : 13021**

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	65%			LIFE	**	5	\$57,800	
	Masonry: Granite	5%	4+	\$14,900	LIFE	**	5	\$1,700	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Granite Panels Adjacent To Overhead Door Openings									
	Masonry: Limestone	10%			LIFE	**	5	\$6,700	
	Metal Panel	5%			2040	**	5-10	\$15,300	
	Metal Sect. OHD	10%			2047	**	5	\$13,900	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Overhead Door To Apparatus Area									
	Metal: Cage/Fence	5%			2035	**	5	\$9,700	
Windows									
	Aluminum	50%			2038	**	5	\$1,300	
	Wood	50%			2038	**	5	\$13,400	
Parapets									
	Masonry: Brick	65%	Now	\$16,800	LIFE	**	5	\$900	
Loose/Delam Surface, Extent : Moderate, Area Affected : 20%									
Location : Main Roof									
Misaligned/Bulging, Extent : Moderate, Area Affected : 30%									
Location : Main Roof									
Parge/Tar Separating, Extent : Moderate, Area Affected : 50%									
Location : Main Roof Parapets									
	Masonry: Sandstone	15%	Now	\$19,700	LIFE	**	5	\$200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Misaligned/Bulging, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Explanation : Coping Stones Have Failed And Need To Be Replaced.									
	Metal Cornice	20%			2045	**	10	\$800	
Roof									
	Asphalt Shingle	20%			2026	\$9,700	10	\$400	
	Copper/Terne	20%			2045	**	10	\$6,200	
	Roll Roofing	60%	Now	\$7,000	2026	\$34,900	5	\$6,200	
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : 3rd Floor Ceiling									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 33/ LADDER CO. 9**  
**Asset # : 13021**

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	40%	Now	\$4,300	LIFE	**	5	\$16,100		
Other Observation, Extent : Moderate, Area Affected : 20%									
Location : Apparatus Floor									
Explanation : Epoxy Paint Finish Is Cracking									
Ceramic Tile	5%			2039	**	5	\$900		
Quarry Tile	5%			2035	**	5	\$1,400		
Vinyl Tile	25%	Now	\$22,100	2035	**	3	\$1,700		
Broken/Missing Elements, Extent : Moderate, Area Affected : 30%									
Location : 2nd And 3rd Floors									
Patching Evident, Extent : Moderate, Area Affected : 30%									
Location : 2nd And 3rd Floors									
Uneven Substrate, Extent : Moderate, Area Affected : 50%									
Location : 2nd And 3rd Floors									
Other Observation, Extent : Moderate, Area Affected : 50%									
Location : 2nd And 3rd Floors									
Explanation : Vinyl Tiles Are Very Old, Deteriorated And Should Be Replaced.									
Wood	25%	0-2	\$17,200	2045	**	5	\$4,300		
Dry Rot/Decay, Extent : Severe, Area Affected : 10%									
Location : Attic									
Interior Walls									
Ceramic Tile	5%			2039	**	5	\$1,400		
Concrete Masonry Unit	5%			LIFE	**	5	\$1,100		
Gypsum Board	5%			LIFE	**	5-10	\$2,300		
Masonry: Brick	20%			LIFE	**	10	\$1,600		
Plaster	40%	Now	\$9,900	LIFE	**	5	\$3,300		
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : 3rd Floor East And West Walls									
Paint Peeling, Extent : Moderate, Area Affected : 15%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 15%									
Location : 3rd Floor East And West Walls									
SGFT/Glazed Masonry	25%			LIFE	**	10	\$3,400		
Ceilings									
Embossed Metal	75%	4+	\$14,800	LIFE	**	5	\$6,700		
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%									
Location : All Floors									
Gypsum Board	5%			LIFE	**	5-10	\$3,400		
Masonry: Infill Arch	20%			LIFE	**	10	\$2,000		
Site Enclosure									
Retaining Walls									
Masonry: Brick	100%			2040	**				
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2043	**				

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 33/ LADDER CO. 9**  
**Asset # : 13021**

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	

## Site Pavements

## Parking/Driveway

Cast in Place Concrete	100%			2043	**		
------------------------	------	--	--	------	----	--	--

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%			2040	**	5	\$100
---------------	------	--	--	------	----	---	-------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 400 Ampere Switch*

## Switchgear / Switchboard

Fused Disc Sw	100%			2040	**	5	\$100
---------------	------	--	--	------	----	---	-------

## Raceway

Conduit	100%			2040	**	1	
---------	------	--	--	------	----	---	--

## Panelboards

Molded Case Bkrs	75%			2038	**	5	\$300
------------------	-----	--	--	------	----	---	-------

Molded Case Bkrs	25%			2046	**	5	\$100
------------------	-----	--	--	------	----	---	-------

## Wiring

Thermoplastic	100%			2040	**	1	
---------------	------	--	--	------	----	---	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$400
---------	------	--	--	------	----	---	-------

## Stand-by Power

## Transfer Switches

Automatic	100%			2043	**	1	\$3,900
-----------	------	--	--	------	----	---	---------

## Generators

Diesel	100%			2039	**	1	\$4,900
--------	------	--	--	------	----	---	---------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 62 Kilowatt Generator*

## Batteries

Lead/Acid	100%			2024	\$1,700	5	\$500
-----------	------	--	--	------	---------	---	-------

## Fuel Storage

Day Tank	100%			2046	**	5	\$2,300
----------	------	--	--	------	----	---	---------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 75 Gallon Tank*

## Lighting

## Interior Lighting

Fluorescent	95%			2030	\$37,000	10	\$11,000
-------------	-----	--	--	------	----------	----	----------

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout The Building*

Incandescent	5%			2025	\$4,600	2	
--------------	----	--	--	------	---------	---	--

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 33/ LADDER CO. 9**  
**Asset # : 13021**

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**

## Egress Lighting

Exit, Service

20%

2025

\$300

1

No Component

80%

## Exterior Lighting

HID

50%

2035

\* \*

10

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside Perimeter**Explanation : Operated Via Timer And Switches*

No Component

50%

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%

2040

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2035

\* \*

1

\$12,500

## Distribution

Steam Piping/Pump

100%

2040

\* \*

## Terminal Devices

Convactor/Radiator

90%

2035

\* \*

1

\$3,700

Unit Heater - Steam

10%

Now

\$1,400

2030

\$4,800

4

\$100

*Other Observation, Extent : Moderate, Area Affected : 30%**Location : 1st Floor**Explanation : No Controls***Air Conditioning**

## Energy Source

Electricity

100%

2046

\* \*

1

## Conversion Equipment

Window/Wall Unit

30%

2025

\$8,400

1

No Component

70%

**Ventilation**

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$11,200

## Exhaust Fans

Roof

30%

2035

\* \*

2

\$100

Roof

60%

2035

\* \*

2

\$200

Roof

10%

Now

\$2,200

2040

\* \*

2

*Broken, Extent : Severe, Area Affected : 10%**Location : Kitchen Grill Hood Fan***Plumbing**

## H/C Water Piping

Brass/Copper

100%

2040

\* \*

1

*Booster Pump w/Tank, Extent : Light, Area Affected : 100%**Location : Basement*

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 33/ LADDER CO. 9**  
**Asset # : 13021**

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%			2025	\$8,200	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
Sanitary Piping									
	Cast Iron	100%	Now	\$19,700	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 30%							
		Location : Basement Sewage Backflow During Storms							
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	99%							
	Generic	1%			2028	\$300	1-3		

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 330/LADDER CO. 172  
**Address** : 2312 65th STREET BTWN W. 4TH ST - W. 5TH ST  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.330 / 13212 **Yr Built/Renovated** : 1965 / 2012  
**Area Sq Ft** : 7,740 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Mar-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,Ph  
**Block** : 6580 **Lot** : 6 **BIN** : 3173419

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$58,400
Electrical		\$91,100
<b>Total</b>		<b>\$149,500</b>
Importance Code A		\$58,400
Importance Code B		\$91,100
<b>Total</b>		<b>\$149,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$35,000		\$5,300	
Interior Architecture	\$27,300		\$1,300	\$700
Electrical	\$6,500			\$100
Mechanical	\$34,000	\$800	\$700	\$700
<b>Total</b>	<b>\$102,800</b>	<b>\$800</b>	<b>\$7,300</b>	<b>\$1,500</b>
Importance Code A	\$37,400	\$400	\$5,700	\$400
Importance Code B	\$62,500	\$400	\$1,600	\$900
Importance Code C	\$2,900			\$200
<b>Total</b>	<b>\$102,800</b>	<b>\$800</b>	<b>\$7,300</b>	<b>\$1,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 330/LADDER CO. 172**  
**Asset # : 13212**

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									
	Alum/Vinyl Siding	30%			2040	**	10	\$2,000	
	Masonry: Brick	60%			LIFE	**	5	\$25,500	
	Wood Overhead Doors	10%			2043	**	5	\$10,600	
Windows									
	Aluminum	100%	Now	\$4,700	2038	**	5	\$300	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5-10	\$3,500	
	Masonry: Brick	90%			LIFE	**	5-10	\$7,600	
Roof									
	Asphalt Shingle	30%			2039	**	10	\$500	
	Modified Bitumen	40%	Now	\$5,800	2030	\$58,400			
	Debris Present, Extent : Moderate, Area Affected : 30%								
	Location : Throughout Main Roof								
	Water Penetration, Extent : Moderate, Area Affected : 5%								
	Location : Over Locker Room Area								
	Worn/Eroded, Extent : Moderate, Area Affected : 75%								
	Location : Throughout Main Roof								
	Roll Roofing	30%			2026	\$13,300	5	\$5,200	
Soffits									
	Stucco Cement	100%			2043	**	5		
Interior									
Floors									
	Cast in Place Concrete	40%	0-2	\$4,700	LIFE	**	5	\$9,500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Apparatus Room								
	Ceramic Tile	5%			2039	**	5	\$500	
	Quarry Tile	10%	Now	\$3,300	2043	**	5	\$800	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor Locker Area								
	Vinyl Tile	20%			2035	**	3	\$800	
	Vinyl Tile 9" X 9"	15%	Now	\$1,900	2025	\$18,700	3	\$600	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor Corridor And Bunk Room								
	Wood	10%			2058	**	5	\$2,000	
Interior Walls									
	Cast in Place Concrete	5%			LIFE	**	10	\$600	
	Ceramic Tile	10%			2039	**	5	\$500	
	Concrete Masonry Unit	15%			LIFE	**	5	\$600	
	Gypsum Board	15%			LIFE	**	5-10	\$1,200	
	Plaster	10%			LIFE	**	5-10	\$400	
	SGFT/Glazed Masonry	45%			LIFE	**	10	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 330/LADDER CO. 172**  
**Asset # : 13212**

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

## Ceilings

AcousTileSusp.Lay-In 20% Now \$1,800 2043 \* \* 5 \$1,100

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%*  
*Location : Throughout*

Exposed Concrete 15% LIFE \* \* 5-10 \$2,000

Gypsum Board 15% LIFE \* \* 5-10 \$5,600

Plaster 50% Now \$7,400 LIFE \* \* 5 \$3,400

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%*  
*Location : Apparatus Room And 2nd Floor Locker Room*  
*Loose/Delam Surface, Extent : Moderate, Area Affected : 5%*  
*Location : Apparatus Room And Locker Room*  
*Water Penetration, Extent : Moderate, Area Affected : 5%*  
*Location : Locker Room On 2nd Floor*

## Site Enclosure

## Fence/Gates

Chain Link 100% 2056 \* \*

*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Throughout*  
*Explanation : Recent Replace Evident*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete 100% 2043 \* \*

## On-Site Walkways

Cast in Place Concrete 100% 2043 \* \*

## Parking/Driveway

Cast in Place Concrete 100% 2043 \* \*

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% 0-2 \$2,000 2040 \* \* 5

*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement Electrical Room*  
*Explanation : One 400 Ampere Service Switch. It Was Indicated That Water Leaks Through The Service Conduit.*

## Switchgear / Switchboard

Fused Disc Sw 100% 2030 \$50,900 5

## Raceway

Conduit 100% 2040 \* \* 1

## Panelboards

Molded Case Bkrs 100% 2029 \$40,200 5 \$200

## Wiring

Thermoplastic 100% 2030 \$28,900 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 330/LADDER CO. 172**  
**Asset # : 13212**

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									
	Motor Controllers								
	Locally Mounted	100%			2028	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Water Main							
Lighting									
	Interior Lighting								
	Fluorescent	20%	2-4	\$4,400	2040	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Volleyball Court							
		Explanation : T-12 Lamps Type Lighting Fixtures							
	LED	80%			2038	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Explanation : LED Lighting Fixtures Installed.							
	Exterior Lighting								
	LED	100%			2035	* *			

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%			2040	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2043	* *	1	\$3,800	
	Distribution								
	Hot Wtr Piping/Pump	100%			2046	* *	4	\$600	
	Terminal Devices								
	Convactor/Radiator	30%	0-2	\$12,100	2050	* *	1	\$700	
		Damaged, Extent : Severe, Area Affected : 30%							
		Location : Penthouse							
	Convactor/Radiator	70%			2035	* *	1	\$1,800	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Window/Wall Unit	100%	0-2	\$15,700	2030	\$15,700	1		
		On Extended Life, Extent : Severe, Area Affected : 100%							
		Location : 2nd Floor							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 330/LADDER CO. 172**  
**Asset # : 13212**

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	
Ventilation									
Exhaust Fans									
Interior	40%			2025	\$10,800	2	\$100		
Roof	30%			2025	\$3,800	2	\$100		
Wall Unit	30%	Now	\$800	2040	* *	2	\$100		
Malfunctioning, Extent : Severe, Area Affected : 100%									
Location : Apparatus Floor									
Plumbing									
H/C Water Piping									
Galvanized Steel	100%	Now	\$1,700	2028	\$33,200	1			
Broken, Extent : Severe, Area Affected : 10%									
Location : Water Main Valve									
Corroded, Extent : Moderate, Area Affected : 5%									
Location : Shut Off Valve									
Water Heater									
Electric	100%			2028	\$6,700	4			
Other Observation, Extent : Light, Area Affected : 100%									
Location : 2nd Floor Janitors Closet									
Explanation : One Unit									
Sanitary Piping									
Cast Iron	100%	Now	\$2,800	LIFE	* *	1			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Apparatus Floor									
Explanation : Backs Up									
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1			
Sump Pump(s)									
Submersible	100%	0-2	\$300	2025	\$300	4	\$200		
On Extended Life, Extent : Light, Area Affected : 100%									
Location : Basement									
Fixtures									
Generic	100%								
Obsolete Fixtures, Extent : Severe, Area Affected : 100%									
Location : Throughout Facility									

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 331/LADDER CO. 173  
**Address** : 158-57 CROSS BAY BOULEVARD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.331 / 13213 **Yr Built/Renovated** : 1966 / 2003  
**Area Sq Ft** : 8,732 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 14163 **Lot** : 101 **BIN** : 4295071

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$57,400
Electrical		\$8,000
<b>Total</b>		<b>\$65,400</b>
Importance Code A		\$57,400
Importance Code B		\$8,000
<b>Total</b>		<b>\$65,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$14,900	\$500	\$11,100	\$9,200
Interior Architecture	\$20,400	\$1,100	\$500	\$400
Electrical	\$700	\$600	\$600	\$2,400
Mechanical	\$8,000	\$1,100	\$1,800	\$43,300
<b>Total</b>	<b>\$44,000</b>	<b>\$3,300</b>	<b>\$14,000</b>	<b>\$55,300</b>
Importance Code A	\$18,100	\$900	\$11,600	\$9,600
Importance Code B	\$8,000	\$2,400	\$2,000	\$45,700
Importance Code C	\$17,800		\$500	
<b>Total</b>	<b>\$44,000</b>	<b>\$3,300</b>	<b>\$14,000</b>	<b>\$55,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 331/LADDER CO. 173**  
**Asset # : 13213**

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	90%			LIFE	**	5	\$17,400	
	Metal Sect. OHD	10%	Now	\$3,200	2034	**	5	\$3,000	
	Other Observation, Extent : Severe, Area Affected : 5%								
	Location : Side Facades								
	Explanation : Two Metal Doors Deteriorated								
Windows									
	Aluminum	95%	Now	\$3,300	2037	**	5	\$800	
	Caulking Deteriorated, Extent : Severe, Area Affected : 15%								
	Location : Throughout								
	Unit Inoperable, Extent : Moderate, Area Affected : 3%								
	Location : Throughout								
	Metal Louvers	5%			2032	**	10	\$500	
Parapets									
	Cast Stone/Terra Cotta	5%			LIFE	**	5	\$1,300	
	Masonry: Brick	70%			LIFE	**	5	\$2,300	
	Diagonal Cracks, Extent : Light, Area Affected : 2%								
	Location : 2nd Floor Bulkhead								
	Metal Rail	25%			2034	**	5-10	\$15,100	
Roof									
	Roll Roofing	98%			2028	\$57,400	5	\$22,200	
	Skylight, Metal/Glass	2%	Now	\$8,400	2049	**			
	Water Penetration, Extent : Severe, Area Affected : 50%								
	Location : Skylight At Kitchen								
Interior									
	Floors								
	Cast in Place Concrete	40%	4+	\$2,600	LIFE	**	5	\$10,400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Apparatus Floor Near Rear								
	Ceramic Tile	8%			2042	**	5	\$1,000	
	Quarry Tile	5%			2034	**	5	\$900	
	Terrazzo	4%			LIFE	**	5	\$400	
	Vinyl Tile	43%			2037	**	3	\$1,900	
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor								
	Explanation : Difficult To Clean								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 331/LADDER CO. 173**  
**Asset # : 13213**

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

## Interior Walls

Ceramic Tile	5%			2038	**	5	\$900	
Concrete Masonry Unit	40%	Now	\$8,500	LIFE	**	5	\$2,900	

*Water Penetration, Extent : Severe, Area Affected : 10%**Location : Stairwell*

Plaster	20%	0-2	\$9,200	LIFE	**	5	\$1,100	
---------	-----	-----	---------	------	----	---	---------	--

*Cracking/Crumbling, Extent : Severe, Area Affected : 35%**Location : 2nd Floor**Water Penetration, Extent : Severe, Area Affected : 10%**Location : 2nd Floor*

SGFT/Glazed Masonry	35%			LIFE	**			
---------------------	-----	--	--	------	----	--	--	--

## Ceilings

Exposed Concrete	35%			LIFE	**	5	\$600	
Gypsum Board	10%			LIFE	**	5	\$1,400	
Plaster	55%			LIFE	**	5	\$3,900	

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2042	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2042	**			
------------------------	------	--	--	------	----	--	--	--

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%			2055	**	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated At 400 Amperes.</i>								

## Switchgear / Switchboard

Molded Case Bkrs	100%			2055	**	5	\$200	
------------------	------	--	--	------	----	---	-------	--

## Raceway

Conduit	80%			2055	**	1		
Conduit	20%			2029		\$6,500	1	

## Panelboards

Molded Case Bkrs	20%			2028		\$8,000	5	
Molded Case Bkrs	80%			2051	**	5	\$200	

## Wiring

Thermoplastic	80%			2055	**	1		
Thermoplastic	20%			2039	**	1		

## Motor Controllers

Locally Mounted	100%			2034	**	5	\$100	
-----------------	------	--	--	------	----	---	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 331/LADDER CO. 173**  
**Asset # : 13213**

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
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2046	**	1	\$2,700	
	Generators								
	Natural Gas	100%			2042	**	1	\$3,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Roof								
	Explanation : Emergency Generator Rated At 103 Kilovolt-ampere								
	Batteries								
	Lead/Acid	100%			2024	\$1,600	5	\$300	
Lighting									
	Interior Lighting								
	Fluorescent	70%			2029	\$17,300	10	\$5,600	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	LED	30%			2037	**			
	Egress Lighting								
	Emergency, Service	50%			2037	**	1		
	Exit, LED	50%			2064	**	1		
	Exterior Lighting								
	LED	30%			2037	**			
	No Component	70%							

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%			2039	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%	0-2	\$3,300	2046	**	1	\$3,900	
		Not in Service, Extent : Moderate, Area Affected : 25%							
		Location : #3 Unit, 1st Floor Mechanical Room							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor Mechanical Room							
		Explanation : 4 Units							
	Distribution								
	Hot Wtr Piping/Pump	100%			2037	**	4	\$600	
	Terminal Devices								
	Convactor/Radiator	70%			2034	**	1	\$2,000	
	Unit Heater - Steam	30%			2024	\$9,100	4	\$200	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	**	1		

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 331/LADDER CO. 173**  
**Asset # : 13213**

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
Air Conditioning									
	Conversion Equipment								
	Reciprocating Compr/Chiller	30%			2037	* *	1	\$1,200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Roof						
			Explanation : 1 Unit. R-410a Refrigerant						
	Window/Wall Unit	30%			2024	\$5,300	1		
	No Component	40%							
Terminal Devices									
	Fan Coil - 2 Pipe	30%			2037	* *	1	\$900	
	No Component	70%							
Heat Rejection									
	Air Cooled Condenser Unit	30%			2037	* *	2	\$1,800	
	No Component	70%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	40%			LIFE	* *	2-5	\$2,000	
	No Component	60%							
	Exhaust Fans								
	Interior	30%			2037	* *	2	\$100	
	Roof	10%			2037	* *	2		
	No Component	60%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$5,200	2	\$100	
	Sanitary Piping								
	Cast Iron	100%	0-2	\$3,100	LIFE	* *	1		
			Blockage /Clogged, Extent : Moderate, Area Affected : 30%						
			Location : Water Backs Up To Apparatus Floor						
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2024	\$27,200	1-3	\$4,000	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Kitchen						
			Explanation : 1 Set						

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 332/LADDER CO. 175 / RAC 2  
**Address** : 165 BRADFORD STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.332 / 13214 **Yr Built/Renovated** : 1984 / 2009  
**Area Sq Ft** : 7,789 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3691 **Lot** : 1 **BIN** : 3083579

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$78,600	\$154,600
Electrical		\$40,200
Mechanical		\$113,900
Site Pavements	\$61,800	
<b>Total</b>	<b>\$140,500</b>	<b>\$308,700</b>
Importance Code A	\$78,600	\$154,600
Importance Code B		\$154,100
Importance Code C	\$61,800	
<b>Total</b>	<b>\$140,500</b>	<b>\$308,700</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$38,200	\$14,500	\$300	\$4,800
Interior Architecture	\$28,000	\$700		\$900
Electrical	\$400	\$2,100	\$500	\$1,200
Mechanical	\$26,600	\$700	\$1,800	\$5,400
Site Enclosure	\$20,300			
Site Pavements	\$500			
<b>Total</b>	<b>\$114,000</b>	<b>\$18,100</b>	<b>\$2,500</b>	<b>\$12,200</b>
Importance Code A	\$38,500	\$14,900	\$600	\$5,200
Importance Code B	\$47,900	\$3,000	\$1,900	\$7,100
Importance Code C	\$27,600	\$200		
<b>Total</b>	<b>\$114,000</b>	<b>\$18,100</b>	<b>\$2,500</b>	<b>\$12,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 332/LADDER CO. 175 / RAC 2**  
**Asset # : 13214**

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									
	Alum/Vinyl Siding	5%			2049	**	10	\$200	
	Concrete Masonry Unit	75%	Now	\$78,600	LIFE	**	5	\$5,700	
	Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
	Location : Front Facade								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 5%								
	Location : Front Facade								
	Metal Coiling Doors	10%	2-4	\$7,200	2034	**	5	\$1,900	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
	Location : Coiling Door Housing At Rear Of Building								
	Wood Overhead Doors	10%			2034	**	5	\$6,100	
Windows									
	Aluminum	100%			2028		5	\$500	
Parapets									
	Metal Panel	40%			2039	**	5	\$3,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : At Roof								
	Explanation : Metal Coping								
	Metal Rail	60%			2042	**	5-10	\$24,000	
Roof									
	Modified Bitumen	100%	Now	\$30,900	2029	\$154,600			
	Alligatoring, Extent : Light, Area Affected : 10%								
	Location : At Seams								
	Debris Present, Extent : Moderate, Area Affected : 15%								
	Location : 2 Story Roof								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Low Roof								
Soffits									
	Alum/Vinyl Siding	100%			2049	**	10		
Interior									
Floors									
	Cast in Place Concrete	55%	Now	\$7,000	LIFE	**	5	\$14,000	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Apparatus Floor								
	Ceramic Tile	10%			2032	**	5	\$1,200	
	Quarry Tile	5%			2034	**	5	\$900	
	Vinyl Tile	30%	0-2	\$3,100	2029	\$31,000	3	\$1,300	
	Worn/Eroded, Extent : Light, Area Affected : 20%								
	Location : Throughout 2nd Floor								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 332/LADDER CO. 175 / RAC 2**  
**Asset # : 13214**

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									
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	5%			2032	**	5	\$300	
	Concrete Masonry Unit	45%	Now	\$6,800	LIFE	**	5	\$1,200	
	Horizontal Cracks, Extent : Light, Area Affected : 5%								
	Location : Dormitory - Under Windows								
	Vertical Cracks, Extent : Moderate, Area Affected : 5%								
	Location : 2nd Floor - Locker Room And Office								
	Gypsum Board	5%			LIFE	**	5	\$200	
	SGFT/Glazed Masonry	35%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	50%	2-4	\$1,000	2034	**	5	\$2,900	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : 2nd Floor								
	Staining/Discoloring, Extent : Moderate, Area Affected : 50%								
	Location : Kitchen And Office								
	Exposed Struc: Steel	20%	Now	\$10,200	LIFE	**			
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Basement								
	Explanation : Missing Fireproofing								
	Gypsum Board	30%			LIFE	**	5	\$4,400	
Site Enclosure									
	Fence/Gates								
	Chain Link	90%	Now	\$20,300	2039	**			
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
	Location : Leaning Fence At Parking Area								
	Other Observation, Extent : Severe, Area Affected : 50%								
	Location : Parking Lot Area								
	Explanation : Damaged Chainlink Gates								
	Iron Picket	10%			2064	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	**			
	Parking/Driveway								
	Asphalt	95%	Now	\$61,800	2032	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 50%								
	Location : Parking Lot Area								
	Cast in Place Concrete	5%	Now	\$500	2042	**			
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Front Apron								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 332/LADDER CO. 175 / RAC 2**  
**Asset # : 13214**

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	75%			2049	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Electrical Section							
		Explanation : Main Service 400 Amperes							
	No Component	25%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Basement Electrical Section							
		Explanation : Abandoned In Place							
Raceway									
	Conduit	80%			2029	\$26,100	1		
	Conduit	20%			2049	* *	1		
Panelboards									
	Molded Case Bkrs	100%			2028	\$40,200	5	\$200	
Wiring									
	Thermoplastic	80%			2029	\$23,100	1		
	Thermoplastic	20%			2049	* *	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	70%			2034	* *	1	\$1,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Electrical Section							
		Explanation : 600 Amperes, 3 Ph, 120/208 Volts For Compressor Room							
	No Component	30%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Basement Electrical Section							
		Explanation : Transfer Switch Abandoned In Place							
Generators									
	Diesel	70%			2032	* *	1	\$2,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : In Backyard Outdoor Enclosure							
		Explanation : 150 Kilowatt Generator							
	No Component	30%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Basement Electrical Section							
		Explanation : Diesel Generator Abandoned In Place							
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$300	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 332/LADDER CO. 175 / RAC 2**  
**Asset # : 13214**

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
Stand-by Power								
Fuel Storage								
Main Tank	100%			2044	* *	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Backyard							
	Explanation : 500 Gallon Tank							
Lighting								
Interior Lighting								
Fluorescent	10%			2034	* *	10	\$700	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
	Location : Basement							
LED	90%			2034	* *			
Egress Lighting								
Emergency, Service	50%			2034	* *	1		
Exit, Service	50%			2029	\$500	1		
Exterior Lighting								
Fluorescent	1%			2034	* *	10		
	T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
	Location : Main Entrance							
HID	99%			2037	* *	10		
Alarm								
Fire/Smoke Detection								
Not Accessible	100%							
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Located In Inaccessible Closet							

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%			2049	* *	1		
	Conversion Equipment								
	Furnace	10%			2034	* *	1	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Gas Fire Unit Heaters Serve Air Bottle Fill Area							
	Hot Water Boiler	90%			2042	* *	1	\$3,500	
Distribution									
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$600	
Terminal Devices									
	Fan Coil Unit/Heat	100%	Now	\$22,800	2029	\$113,900	1	\$2,300	
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 332/LADDER CO. 175 / RAC 2**  
**Asset # : 13214**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
Conversion Equipment									
	Exterior Pkg Unit - Cooling	20%			2034	**	2	\$100	
	Window/Wall Unit	40%			2027	\$6,300	1		
	Window/Wall Unit	20%	Now	\$3,200	2029	\$3,200	1		
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
	No Component	20%							
Distribution									
	Ductwork/Diffusers	20%			LIFE	**	2	\$2,000	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Includes Make- Up Air							
Exhaust Fans									
	Interior	50%			2029	\$13,500	2	\$100	
	Roof	50%			2034	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Booster Pumps							
Water Heater									
	Gas Fired	100%			2024	\$4,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Backflow Preventer									
	No Component	95%							
	Generic	5%			2029	\$100	1		
Fixtures									
	Generic	100%							

**Fire Suppression**

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 332/LADDER CO. 175 / RAC 2**  
**Asset # : 13214**

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									
Sprinkler									
	No Component	90%							
	Generic	10%			2039	* *	1-2	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1st And 2nd Floor									
Explanation : Serves Stair And Corridor Only									
Chemical System									
	Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 34/ LADDER CO. 21  
**Address** : 440 WEST 38th STREET BTWN: 9TH AVE. - 10TH AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.034 / 13022 **Yr Built/Renovated** : 1937 / 1998  
**Area Sq Ft** : 9,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 15-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 735 **Lot** : 61 **BIN** : 1012982

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$37,600	\$112,300
Electrical		\$8,000
<b>Total</b>	<b>\$37,600</b>	<b>\$120,400</b>
Importance Code A	\$37,600	\$112,300
Importance Code B		\$8,000
<b>Total</b>	<b>\$37,600</b>	<b>\$120,400</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$52,200	\$9,700		\$3,700
Interior Architecture	\$28,600		\$700	\$1,300
Electrical		\$100	\$100	\$9,000
Mechanical	\$28,600	\$15,200	\$1,800	\$1,900
Site Pavements	\$200			
<b>Total</b>	<b>\$109,700</b>	<b>\$25,000</b>	<b>\$2,500</b>	<b>\$15,900</b>
Importance Code A	\$53,100	\$10,600	\$900	\$4,600
Importance Code B	\$40,500	\$14,400	\$1,700	\$11,400
Importance Code C	\$16,000			
<b>Total</b>	<b>\$109,700</b>	<b>\$25,000</b>	<b>\$2,500</b>	<b>\$15,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 34/ LADDER CO. 21**  
**Asset # : 13022**

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	60%	0-2	\$9,400	LIFE	**	5	\$15,000	
Expansion Jnt Failure, Extent : Moderate, Area Affected : 5%								
Location : West Property Line								
Staining/Discoloring, Extent : Moderate, Area Affected : 10%								
Location : North Facade								
Masonry: Limestone	10%			LIFE	**	5	\$1,900	
Metal Sect. OHD	25%			2042	**	5	\$19,500	
Granite Panels	5%			LIFE	**	5	\$900	
Windows								
Aluminum	100%	Now	\$31,600	2045	**	5	\$700	
Air Infiltration, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Hardware Missing, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Caulking Deteriorated, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Parapets								
Masonry: Brick	80%			LIFE	**	5	\$1,900	
Masonry: Limestone	20%			LIFE	**	5	\$600	
Roof								
Modified Bitumen	65%	Now	\$11,200	2029	\$112,300			
Drains Clogged, Extent : Light, Area Affected : 25%								
Location : Throughout								
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Over 1st Floor Toilet								
Modified Bitumen	30%			2034	**	10	\$3,700	
Skylight, Metal/Glass	2%	Now	\$37,600	2059	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : Over Hose Tower								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Over Hose Tower								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Over Hose Tower								
Explanation : Skylight								
Not Accessible	3%							
Other Observation, Extent : Light, Area Affected : 0%								
Location : Roof Over Hose Tower And Bulkhead								
Explanation : Roof Is Not Accessible								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 34/ LADDER CO. 21**  
**Asset # : 13022**

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	40%			LIFE	**	5	\$11,400	
	Ceramic Tile	10%			2038	**	5	\$1,300	
	Quarry Tile	5%			2034	**	5	\$1,000	
	Terrazzo	5%			LIFE	**	5	\$500	
	Cracking/Crumbling, Extent : Light, Area Affected : 0%								
	Location : 2nd Floor								
	Vinyl Tile	40%	Now	\$9,200	2034	**	3	\$2,000	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 10%								
	Location : Cellar								
Interior Walls									
	Concrete Masonry Unit	20%			LIFE	**	5	\$1,200	
	Gypsum Board	20%			LIFE	**	5	\$1,700	
	Plaster	30%	Now	\$7,300	LIFE	**	5	\$1,300	
	Staining/Discoloring, Extent : Light, Area Affected : 5%								
	Location : Basement								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Along The 2nd Floor Street Front Wall, Stair								
	SGFT/Glazed Masonry	30%	Now	\$8,800	LIFE	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Apparatus Room								
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : Apparatus Room								
Ceilings									
	AcousTileSusp.Lay-In	5%			2034	**	5	\$300	
	Staining/Discoloring, Extent : Severe, Area Affected : 5%								
	Location : 2nd Floor Street Front, Kitchen								
	Exposed Concrete	35%			LIFE	**	5	\$300	
	Exposed Struc: Steel	20%			LIFE	**			
	Plaster	40%	Now	\$3,300	LIFE	**	5	\$1,500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout 2nd Floor								
	Paint Peeling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout 2nd Floor								
	Staining/Discoloring, Extent : Severe, Area Affected : 10%								
	Location : Throughout 2nd Floor								
Site Enclosure									
	Fence/Gates								
	Masonry: Brick	100%			2049	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%	2-4	\$200	2042	**			
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Front At Bollard								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 34/ LADDER CO. 21**  
**Asset # : 13022**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete

100%

2042

\* \*

## Parking/Driveway

Cast in Place Concrete

100%

2042

\* \*

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%

2049

\* \*

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 400 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Fused Disc Sw

100%

2049

\* \*

5

## Raceway

Conduit

100%

2049

\* \*

1

## Panelboards

Fused Disc Sw

5%

2028

\$2,000

5

Molded Case Bkrs

75%

2045

\* \*

5

\$200

Molded Case Bkrs

20%

2028

\$8,000

5

## Wiring

Thermoplastic

75%

2049

\* \*

1

Thermoplastic

25%

2029

\$7,200

1

## Motor Controllers

Locally Mounted

100%

2042

\* \*

5

\$100

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

## Lighting

## Interior Lighting

Fluorescent

95%

2034

\* \*

10

\$7,800

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout The Building*

Incandescent

5%

2034

\* \*

2

## Egress Lighting

Emergency, Battery

50%

2034

\* \*

10

\$1,100

Exit, Service

50%

2034

\* \*

1

## Exterior Lighting

HID

100%

2034

\* \*

10

## Alarm

## Security System

No Component

90%

Generic

10%

2034

\* \*

1

\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 34/ LADDER CO. 21**  
**Asset # : 13022**

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%			2049	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	**	1	\$8,900	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2039	**	4	\$400	
	Terminal Devices								
	Convactor/Radiator	100%			2034	**	1	\$2,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	**	1		
	Conversion Equipment								
	Window/Wall Unit	75%			2022	\$13,700	1		
	No Component	25%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	**	2-5	\$500	
	No Component	90%							
	Exhaust Fans								
	Interior	40%			2029	\$12,500	2	\$100	
	Roof	60%			2029	\$8,800	2	\$200	
	Other Observation, Extent : Moderate, Area Affected : 50%								
	Location : Main Roof								
	Explanation : Motor Controller Not Functioning								
Plumbing									
	H/C Water Piping								
	Brass/Copper	50%			2039	**	1		
	Galvanized Steel	50%			2034	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$5,400	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement Mechanical Room								
	Explanation : Two 75 Gallon Tanks								
	Sanitary Piping								
	Cast Iron	25%			LIFE	**	1		
	Cast Iron	75%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%			2029	\$1,300	4	\$300	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2029	\$100	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement Mechanical Room								
	Explanation : Serves Boiler Water Makeup Feed Only								

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 34/ LADDER CO. 21**  
**Asset # : 13022**

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%							
Fire Suppression									
	Chemical System								
	Wet	100%	0-2	\$27,200	2029	\$27,200	1-3	\$3,900	
Not in Service, Extent : Severe, Area Affected : 100%									
Location : Kitchen									

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 35/ LADDER CO. 14/ BATTALION 12  
**Address** : 2282 THIRD AVENUE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.035 / 13023 **Yr Built/Renovated** : 1974 /  
**Area Sq Ft** : 10,900 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jul-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 1773 **Lot** : 33 **BIN** : 1054465

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$277,900	
Interior Architecture		\$52,900
Electrical	\$42,900	\$81,100
Mechanical		\$82,000
<b>Total</b>	<b>\$320,900</b>	<b>\$216,000</b>
Importance Code A	\$277,900	\$82,000
Importance Code B	\$42,900	\$133,900
<b>Total</b>	<b>\$320,900</b>	<b>\$216,000</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$27,700	\$800		\$3,300
Interior Architecture	\$40,400	\$2,200	\$15,400	\$700
Electrical	\$200	\$29,500	\$200	\$100
Mechanical	\$10,400	\$57,500	\$1,800	\$1,100
<b>Total</b>	<b>\$78,800</b>	<b>\$90,100</b>	<b>\$17,400</b>	<b>\$5,300</b>
Importance Code A	\$28,300	\$1,500	\$500	\$3,800
Importance Code B	\$47,600	\$88,600	\$16,900	\$1,400
Importance Code C	\$2,900			
<b>Total</b>	<b>\$78,800</b>	<b>\$90,100</b>	<b>\$17,400</b>	<b>\$5,300</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 35/ LADDER CO. 14/ BATTALION 12**  
**Asset # : 13023**

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								
Concrete Masonry Unit	45%			LIFE	**	5	\$5,900	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout								
Explanation : Split Faced Finish								
Masonry: Brick	43%	0-2	\$14,100	LIFE	**	5	\$9,000	
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%								
Location : Various Locations Throughout								
Vegetation Growth, Extent : Moderate, Area Affected : 15%								
Location : Base Perimeter Of Building At Grade								
Metal Panel	2%			2037	**	5-10	\$2,900	
Metal Sect. OHD	10%			2044	**	5	\$6,500	
Windows								
Aluminum	100%	Now	\$51,700	2052	**	5	\$600	
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 70%								
Location : Throughout								
Misaligned/Bulging, Extent : Severe, Area Affected : 15%								
Location : Second Floor								
Caulking Deteriorated, Extent : Severe, Area Affected : 30%								
Location : Throughout								
Unit Inoperable, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Parapets								
Concrete Masonry Unit	45%	Now	\$8,200	LIFE	**	5	\$1,400	
Cracking/Crumbling, Extent : Light, Area Affected : 25%								
Location : Outer Parapet Wall								
Horizontal Cracks, Extent : Moderate, Area Affected : 25%								
Location : Underside Of Coping								
Vertical Cracks, Extent : Light, Area Affected : 15%								
Location : Corners - Outer Parapet Wall								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout								
Explanation : Split Faced Finish								
Masonry: Brick	40%			LIFE	**	5	\$1,100	
Pre-Cast Concrete	10%			LIFE	**	5	\$1,700	
Stucco Cement	5%	2-4	\$1,100	2040	**	5	\$200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Throughout Parapet								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 35/ LADDER CO. 14/ BATTALION 12**  
**Asset # : 13023**

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									
Modified Bitumen	95%	Now	\$226,300	2037		* *			
Blisters, Extent : Moderate, Area Affected : 20%									
Location : Main Roof									
Drains Inad/Misposn, Extent : Light, Area Affected : 10%									
Location : Main Roof									
Miss/Damaged Flashings, Extent : Severe, Area Affected : 10%									
Location : Both Roofs									
Ponding, Extent : Severe, Area Affected : 15%									
Location : Soft Spots - Upper And Lower Roofs									
Ridging, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Vegetation Growth, Extent : Severe, Area Affected : 15%									
Location : Main Roof Under Rooftop Units									
Roll Roofing	5%			2021	\$3,600	5	\$1,400		
Interior									
Floors									
Cast in Place Concrete	20%	4+	\$3,200	LIFE		* *	5	\$6,500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Apparatus Room									
Cast in Place Concrete	20%			LIFE		* *	5	\$6,500	
Ceramic Tile	5%			2023	\$15,100		5	\$700	
Ceramic Tile	5%			2036		* *	5	\$700	
Quarry Tile	10%			2032		* *	5	\$2,200	
Vinyl Tile	40%	Now	\$5,300	2027	\$52,900		3	\$2,200	
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Interior Walls									
Ceramic Tile	5%	Now	\$2,900	2030	\$29,500		5	\$500	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : First And Second Floor Bathrooms									
Concrete Masonry Unit	35%			LIFE		* *	5	\$2,900	
Gypsum Board	30%			LIFE		* *	5	\$3,700	
SGFT/Glazed Masonry	30%			LIFE		* *			
Ceilings									
AcousTileSusp.Lay-In	15%			2032		* *	5	\$2,200	
Exposed Concrete	15%			LIFE		* *	5	\$300	
Plaster	70%	0-2	\$28,600	LIFE		* *	5	\$6,500	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Room									
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Second Floor - Throughout									
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : 1st Floor									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 35/ LADDER CO. 14/ BATTALION 12**  
**Asset # : 13023**

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									
Molded Case Bkrs		100%			2027	\$5,000	5	\$300	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement Service Room									
Explanation : One 300 Amperes Main Disconnect Switch									
Switchgear / Switchboard									
Molded Case Bkrs		100%			2027	\$50,900	5	\$300	
Raceway									
Conduit		95%			2027	\$31,000	1		
Conduit		5%			2047	* *	1		
Panelboards									
Fused Disc Sw		5%			2026	\$2,000	5		
Molded Case Bkrs		75%			2026	\$30,100	5	\$200	
Molded Case Bkrs		20%			2043	* *	5	\$100	
Wiring									
Thermoplastic		95%			2027	\$27,500	1		
Thermoplastic		5%			2047	* *	1		
Motor Controllers									
Locally Mounted		100%			2025	\$15,000	5	\$100	
Ground									
Grounding Devices									
Generic		100%			LIFE	* *	5	\$200	
Lighting									
Interior Lighting									
Fluorescent		55%			2032	* *	10	\$5,500	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
Fluorescent		40%			2027	\$12,300	10	\$4,000	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
Fluorescent		5%			2027	\$1,500	10	\$500	
Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%									
Location : Uniforms Room									
Egress Lighting									
Exit, Service		50%			2032	* *	1		
Recent Installation, Extent : Light, Area Affected : 100%									
Location : Throughout Building									
No Component		50%							
Exterior Lighting									
HID		100%			2022	\$42,900	10		
Alarm									
Fire/Smoke Detection									
No Component		80%							
Generic, Analog		20%			2022	\$23,500	1-3	\$1,300	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 35/ LADDER CO. 14/ BATTALION 12**  
**Asset # : 13023**

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%			2037	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2025	\$82,000	1	\$5,400	
	Distribution								
	Hot Wtr Piping/Pump	100%			2035	**	4	\$500	
	Terminal Devices								
	Convactor/Radiator	75%			2032	**	1	\$2,600	
	Unit Heater - Steam	25%			2022	\$9,500	4	\$400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	10%	Now	\$400	2022	\$8,600	2	\$100	
				R-22 Refrigerant, Extent : Light, Area Affected : 10%					
				Location : Roof					
				Other Observation, Extent : Moderate, Area Affected : 5%					
				Location : 2nd Floor Office					
				Explanation : Temperature Controller Defective					
	Window/Wall Unit	40%	Now	\$8,900	2027	\$8,900	1		
				Not Energy Efficient, Extent : Moderate, Area Affected : 40%					
				Location : Various Locations					
				On Extended Life, Extent : Severe, Area Affected : 40%					
				Location : Various Locations					
	Window/Wall Unit	15%			2025	\$3,300	1		
	No Component	35%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	**	2-5	\$3,000	
	No Component	50%							
	Exhaust Fans								
	Roof	50%			2022	\$8,800	2	\$200	
	No Component	50%							
				Other Observation, Extent : Light, Area Affected : 0%					
				Location : 1st Floor					
				Explanation : There Is No Air Ventilation For The Operational Floor Installation Of An Exhaust Fan Needed.					
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 35/ LADDER CO. 14/ BATTALION 12**  
**Asset # : 13023**

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%			2027	\$6,500	2	\$200	
				Recent Replace Evident, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : 2 - 100 Gallon Units					
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2022	\$1,600	4	\$300	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	95%							
				Other Observation, Extent : Light, Area Affected : 0%					
				Location : Kitchen					
				Explanation : Ansul System Serves Cooking Area					
	Generic	5%			2027	\$5,200	1-2	\$200	
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Kitchen					
				Explanation : 1 Set					

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

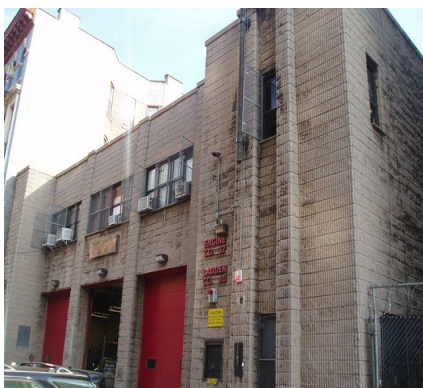
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 37  
**Address** : 415 WEST 125TH STREET  
**Borough** : MANHATTAN  
**Program / Asset #** : FIRSECO.037 / 13025  
**Area Sq Ft** : 11,778  
**Date of Survey** : 12-May-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1966      **Lot** : 61      **BIN** : 1059547  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1974 / 2002  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$398,500	\$80,400
Interior Architecture		\$107,100
Mechanical		\$125,600
<b>Total</b>	<b>\$398,500</b>	<b>\$313,000</b>
Importance Code A	\$398,500	\$169,000
Importance Code B		\$84,000
Importance Code C		\$60,000
<b>Total</b>	<b>\$398,500</b>	<b>\$313,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$25,100	\$4,300		
Interior Architecture	\$58,900	\$600		\$700
Electrical	\$1,000	\$11,400	\$200	
Mechanical	\$39,300	\$19,000	\$1,700	\$1,400
<b>Total</b>	<b>\$124,300</b>	<b>\$35,200</b>	<b>\$1,800</b>	<b>\$2,100</b>
Importance Code A	\$34,000	\$4,900	\$600	\$600
Importance Code B	\$53,900	\$30,300	\$1,300	\$1,600
Importance Code C	\$36,400			
<b>Total</b>	<b>\$124,300</b>	<b>\$35,200</b>	<b>\$1,800</b>	<b>\$2,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 37**  
**Asset # : 13025**

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								
	Metal Sect. OHD	10%			2032	* *	5	\$8,600	
	Pre-Cast Concrete	90%	Now	\$85,200	LIFE	* *	5	\$80,400	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
	Location : East Facade								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Entrance Door - Center Bay								
	Staining/Discoloring, Extent : Moderate, Area Affected : 20%								
	Location : East Facade								
	Windows								
	Aluminum	100%	Now	\$49,700	2052	* *	5	\$600	1
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%								
	Location : Second Floor								
	Unit Inoperable, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
	Other Observation, Extent : Light, Area Affected : 40%								
	Location : Street Level								
	Explanation : Protective Metal Grilles								
	Parapets								
	Cast Stone/Terra Cotta	10%	Now	\$2,400	LIFE	* *	5	\$2,800	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Coping								
	Pre-Cast Concrete	90%	Now	\$36,400	LIFE	* *	5	\$20,400	
	Spalling, Extent : Moderate, Area Affected : 35%								
	Location : South And West Facades								
	Worn/Eroded, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
	Roof								
	Built-Up (BUR)	100%	Now	\$22,700	2022	\$227,200			
	Debris Present, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 20%								
	Location : West Facade								
	Vegetation Growth, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 40%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 37**  
**Asset # : 13025**

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	50%	Now	\$16,400	LIFE	* *	5	\$16,600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Apparatus Floor									
Misaligned/Bulging, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Room									
	Ceramic Tile	10%			2030	\$30,600	5	\$1,500	
	Quarry Tile	5%			2032	* *	5	\$1,100	
	Vinyl Tile	35%	Now	\$4,700	2027	\$47,100	3	\$2,000	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Gymnasium Area									
Interior Walls									
	Cast in Place Concrete	10%	0-2	\$2,800	LIFE	* *			
Paint Peeling, Extent : Moderate, Area Affected : 40%									
Location : Basement									
	Ceramic Tile	10%			2030	\$60,000	5	\$2,100	
	Concrete Masonry Unit	40%			LIFE	* *	5	\$3,300	
	SGFT/Glazed Masonry	40%	0-2	\$33,700	LIFE	* *			
Worn/Eroded, Extent : Moderate, Area Affected : 20%									
Location : Base Of Wall - Stairs And Hallways									
Ceilings									
	AcousTileSusp.Lay-In	10%	4+	\$1,300	2032	* *	5	\$800	
Staining/Discoloring, Extent : Moderate, Area Affected : 25%									
Location : Kitchen									
	Exposed Concrete	20%			LIFE	* *	5	\$500	
	Gypsum Board	70%			LIFE	* *	5	\$13,300	
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

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%			2047	* *	5	\$100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Switch Rated At 400 Amperes.							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2047	* *	5	\$300	
	Raceway								
	Conduit	100%			2047	* *	1		
	Panelboards								
	Fused Disc Sw	5%			2043	* *	5		
	Molded Case Bkrs	95%			2043	* *	5	\$300	
	Wiring								
	Thermoplastic	100%			2047	* *	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 37**  
**Asset # : 13025**

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									
	Motor Controllers								
	Locally Mounted	100%			2040	**	5	\$100	
Ground									
	Grounding Devices								
	Not Accessible	100%							
Lighting									
	Interior Lighting								
	Fluorescent	96%			2032	**	10	\$10,400	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	3%	Now	\$1,000	2037	**			
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	1%			2022	\$800	2		
Egress Lighting									
	Exit, Service	100%			2032	**	1		
		Lens/Guard Missing, Extent : Light, Area Affected : 100%							
		Location : Second Floor							
Exterior Lighting									
	HID	20%			2032	**	10		
	No Component	80%							
Alarm									
	Security System								
	No Component	90%							
	Generic	10%			2027	\$3,700	1	\$400	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Locker Rooms							
		Explanation : CCTV Surveillance System							

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%			2037	**	1		
	Conversion Equipment								
	Hot Water Boiler	100%	0-2	\$8,900	2025	\$88,600	1	\$5,200	
	Corroded, Extent : Moderate, Area Affected : 20%								
	Location : Boiler Room								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
Distribution									
	Hot Wtr Piping/Pump	100%	Now	\$400	2035	**	4	\$600	
	Malfunctioning, Extent : Light, Area Affected : 10%								
	Location : Circulating Pumps								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 37**  
**Asset # : 13025**

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									
	Terminal Devices								
	Convactor/Radiator	60%			2025	\$36,900	1	\$2,300	
	Unit Heater - Steam	40%			2022	\$16,400	4	\$600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	10%			2027	\$9,300	2	\$100	
		R-22 Refrigerant, Extent : Light, Area Affected : 10% Location : Lower Roof							
	Window/Wall Unit	20%			2025	\$4,800	1		
	No Component	70%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	40%			LIFE	* *	2-5	\$2,600	
	No Component	60%							
	Exhaust Fans								
	Interior	20%			2027	\$8,200	2	\$100	
	Roof	20%	Now	\$1,900	2032	* *	2	\$100	
		Broken, Extent : Moderate, Area Affected : 100% Location : Roof / 2 Of 4 Need Replacement							
	Wall Unit	30%			2022	\$1,200	2	\$100	
	No Component	30%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$7,000	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 - 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2027	\$1,800	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2021	\$27,200	1-3	\$4,000	
		Other Observation, Extent : Light, Area Affected : 100% Location : Kitchen Explanation : 1 Set							

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

Estimates are rounded to the nearest hundred dollars.

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

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 38/ LADDER CO. 51  
**Address** : 3446 EASTCHESTER ROAD  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.038 / 13026 **Yr Built/Renovated** : 1928 / 1998  
**Area Sq Ft** : 5,876 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 4723 **Lot** : 45 **BIN** : 2060238

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$190,400	
<b>Total</b>	<b>\$190,400</b>	
Importance Code A	\$190,400	
<b>Total</b>	<b>\$190,400</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$15,000	\$9,500	\$900	
Interior Architecture	\$900	\$1,500		\$300
Electrical		\$25,400		
Mechanical	\$1,200	\$800	\$800	\$800
Site Pavements	\$10,900			
<b>Total</b>	<b>\$28,000</b>	<b>\$37,300</b>	<b>\$1,700</b>	<b>\$1,100</b>
Importance Code A	\$15,500	\$10,100	\$1,500	\$600
Importance Code B	\$1,200	\$27,200	\$300	\$600
Importance Code C	\$11,200			
<b>Total</b>	<b>\$28,000</b>	<b>\$37,300</b>	<b>\$1,700</b>	<b>\$1,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 38/ LADDER CO. 51**  
**Asset # : 13026**

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									
Alum/Vinyl Siding	10%			2047	**	10	\$700		
Masonry: Brick	65%	Now	\$139,000	LIFE	**	5	\$14,700		
Paint Peeling, Extent : Moderate, Area Affected : 50%									
Location : South, North And East Facades									
Painted Surfaces, Extent : Moderate, Area Affected : 75%									
Location : South, North And East Facades									
Spalling, Extent : Moderate, Area Affected : 25%									
Location : South And North Facades									
Masonry: Granite	5%			LIFE	**	5	\$900		
Masonry: Limestone	5%	Now	\$12,900	LIFE	**	5	\$900		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : West Facade									
Staining/Discoloring, Extent : Moderate, Area Affected : 20%									
Location : West Facade									
Stucco Cement	5%			2032	**	5	\$2,800		
Wood Overhead Doors	10%			2040	**	5	\$11,300		
Windows									
Aluminum	100%			2043	**	5	\$1,800		
Parapets									
Masonry: Brick	90%	2-4	\$51,400	LIFE	**	5	\$1,700		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Masonry: Limestone	5%	2-4	\$2,100	LIFE	**	5	\$100		
Spalling, Extent : Moderate, Area Affected : 25%									
Location : Front Of Building									
Pre-Cast Concrete	5%			LIFE	**	5	\$600		
Roof									
Asphalt Shingle	10%			2036	**	10	\$200		
Modified Bitumen	87%			2032	**	10	\$8,100		
Skylight, Metal/Glass	3%			2037	**	10	\$900		
Not Insulated, Extent : Light, Area Affected : 100%									
Location : Skylight Glazing System Uninsulated									
Interior									
Floors									
Cast in Place Concrete	48%			LIFE	**	5	\$9,200		
Ceramic Tile	5%			2036	**	5	\$400		
Terrazzo	2%			LIFE	**	5	\$100		
Vinyl Tile	30%			2027	\$23,400	3	\$1,300		
Wood	15%			2042	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 38/ LADDER CO. 51**  
**Asset # : 13026**

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									
Interior Walls									
	Ceramic Tile	5%			2036	**	5	\$700	
	Masonry: Brick	10%			LIFE	**			
	Plaster	45%			LIFE	**	5	\$1,800	
	SGFT/Glazed Masonry	40%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	5%			2032	**	5	\$500	
	Exposed Concrete	25%			LIFE	**	5	\$400	
	Exposed Struc: Steel	10%			LIFE	**			
	Plaster	60%			LIFE	**	5	\$3,700	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2037	**			
Site Pavements									
Parking/Driveway									
	Cast in Place Concrete	100%	0-2	\$10,900	2040	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Front Apron Cracking									

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%			2037	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Switch Rated At 200 Amperes							
	Raceway								
	Conduit	100%			2037	* *	1		
	Panelboards								
	Fused Disc Sw	10%			2026	\$4,000	5		
	Molded Case Bkrs	90%			2035	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2037	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2032	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Observed On 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 38/ LADDER CO. 51**  
**Asset # : 13026**

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	5%			2032	* *	10	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Compact Fluorescent Lamps							
	Incandescent	5%			2022	\$2,000	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Tv Room							
		Explanation : Incandescent Lighting Observed							
	LED	90%			2032	* *			
Exterior Lighting									
	HID	100%			2022	\$23,100	10		
		Sensor/Timer Not Installed, Extent : Light, Area Affected : 100%							
		Location : Exterior							

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%			2047	* *	1		
	Conversion Equipment								
	Furnace	10%			2032	* *	1	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outdoor Lounge Area							
		Explanation : 1 Natural Gas Fired Space Heater							
	Steam Boiler	90%			2040	* *	1	\$5,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Natural Gas Fired Steam Boiler							
Distribution									
	Central Plant Steam	100%			2037	* *	4	\$400	
	Piping/Pmp								
Terminal Devices									
	Convactor/Radiator	100%			2032	* *	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	* *	1		
	Conversion Equipment								
	Split Unit	25%			2032	* *			
	Window/Wall Unit	50%			2025	\$6,000	1		
	No Component	25%							
Terminal Devices									
	Fan Coil - 2 Pipe	25%			2032	* *	1	\$500	
	No Component	75%							

**Ventilation**

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 38/ LADDER CO. 51**  
**Asset # : 13026**

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
Ventilation									
	Exhaust Fans								
	Roof	20%			2032	* *	2		
	Wall Unit	20%			2027	\$400	2		
	No Component	60%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,500	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 - 75 Gallon								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Side Of Building								
	Explanation : Leaders From Roof Pocket Drain Appear To Be Newly Installed								
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	95%							
	Generic	5%			2025	\$1,400	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 39/ LADDER CO. 16 (COMBINED FACILITY)  
**Address** : 157 EAST 67th STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.039 / 13027 **Yr Built/Renovated** : 1886 / 1992  
**Area Sq Ft** : 12,960 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 04-Dec-2018 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Floors 1,2,Mez  
**Block** : 1402 **Lot** : 29 **BIN** : 1072190

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$46,800
Electrical		\$51,700
Mechanical		\$36,900
<b>Total</b>		<b>\$135,400</b>
Importance Code B		\$135,400
<b>Total</b>		<b>\$135,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,900	\$2,600	\$3,500	
Interior Architecture	\$54,200		\$3,400	\$2,200
Electrical	\$6,100	\$100	\$100	\$300
Mechanical	\$18,600	\$400	\$17,900	\$400
<b>Total</b>	<b>\$91,900</b>	<b>\$3,100</b>	<b>\$24,900</b>	<b>\$2,900</b>
Importance Code A	\$12,900	\$2,600	\$3,500	
Importance Code B	\$60,900	\$500	\$21,300	\$1,800
Importance Code C	\$18,000			\$1,100
<b>Total</b>	<b>\$91,900</b>	<b>\$3,100</b>	<b>\$24,900</b>	<b>\$2,900</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 39/ LADDER CO. 16 (COMBINED FACILITY)**  
**Asset # : 13027**

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	55%			LIFE	**	5	\$18,400	
Efflorescence, Extent : Light, Area Affected : 5%									
Location : Front Facade									
	Masonry: Brownstone	25%			LIFE	**	5	\$6,300	
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : Front Facade									
	Masonry: Granite	5%			LIFE	**	5	\$1,300	
	Metal Sect. OHD	10%			2047	**	5	\$5,200	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Main South Facade									
	Wood Overhead Doors	5%			2043	**	5	\$4,200	
Windows									
	Aluminum	50%			2038	**	5	\$300	
	Wood	50%			2038	**	5	\$2,600	
Roof									
	Under Construction	100%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Lower Roof									
Explanation : Access Through Police Precinct Next Door									
Soffits									
	Exposed Struc: Steel	50%			LIFE	**	5		
	Masonry: Brownstone	50%			LIFE	**	5		
Interior									
Floors									
	Cast in Place Concrete	45%			LIFE	**	5	\$38,200	
	Ceramic Tile	5%			2039	**	5	\$1,000	
	Panel/Paver: Cer/Brk	10%			2046	**	5	\$4,400	
	Quarry Tile	5%			2035	**	5	\$1,500	
	Terrazzo	10%			LIFE	**	5	\$3,000	
	Vinyl Tile	25%	Now	\$4,700	2030	\$46,800	3	\$1,800	
Broken/Missing Elements, Extent : Light, Area Affected : 5%									
Location : 2nd Floor Laundry Room.									
Worn/Eroded, Extent : Moderate, Area Affected : 50%									
Location : Various Locations									
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**	10	\$5,500	
	Ceramic Tile	10%			2039	**	5	\$2,200	
	Concrete Masonry Unit	15%	4+	\$4,100	LIFE	**	5	\$1,300	
Broken/Missing Elements, Extent : Severe, Area Affected : 2%									
Location : Basement Corridor									
	Glass: Single Pane	5%			LIFE	**	5	\$1,600	
	Gypsum Board	5%	Now	\$1,500	LIFE	**	5	\$700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Lounge And Gymnasium									
	SGFT/Glazed Masonry	55%			LIFE	**	10	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 39/ LADDER CO. 16 (COMBINED FACILITY)**  
**Asset # : 13027**

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

## Ceilings

AcousTileSusp.Lay-In	35%			2043	**	5	\$6,800	
Exposed Concrete	50%	4+	\$7,100	LIFE	**	5	\$1,500	

*Paint Peeling, Extent : Moderate, Area Affected : 2%*

*Location : Apparatus Area*

*Spalling, Extent : Light, Area Affected : 2%*

*Location : Apparatus Area*

Gypsum Board	15%	Now	\$1,700	LIFE	**	5	\$3,600	
--------------	-----	-----	---------	------	----	---	---------	--

*Broken/Missing Elements, Extent : Moderate, Area Affected : 25%*

*Location : Lounge And Gymnasium*

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

*Location : Lounge And Gymnasium*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2035	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2035	**			
------------------------	------	--	--	------	----	--	--	--

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

Not Accessible	100%								
----------------	------	--	--	--	--	--	--	--	--

*Other Observation, Extent : Light, Area Affected : 0%*

*Location : In Police Precinct*

*Explanation : Main Service*

## Switchgear / Switchboard

Not Accessible	100%								
----------------	------	--	--	--	--	--	--	--	--

## Raceway

Conduit	100%			2040	**	1			
---------	------	--	--	------	----	---	--	--	--

## Panelboards

Molded Case Bkrs	100%			2029		\$43,800	5	\$300	
------------------	------	--	--	------	--	----------	---	-------	--

## Wiring

Thermoplastic	100%			2040	**	1			
---------------	------	--	--	------	----	---	--	--	--

## Motor Controllers

Locally Mounted	100%			2035	**	5		\$100	
-----------------	------	--	--	------	----	---	--	-------	--

## Ground

## Grounding Devices

Not Accessible	100%								
----------------	------	--	--	--	--	--	--	--	--

*Other Observation, Extent : Light, Area Affected : 0%*

*Location : In Police Precinct*

*Explanation : Ground*

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 39/ LADDER CO. 16 (COMBINED FACILITY)**  
**Asset # : 13027**

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	20%			2030	\$8,000	10	\$2,400	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Fluorescent	80%			2035	* *	10	\$9,500	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Egress Lighting									
	Emergency, Service	50%			2030	\$3,600	1		
	Exit, Service	50%			2030	\$800	1		
Exterior Lighting									
	HID	5%			2030	\$2,800	10		
	No Component	95%							
Lightning Protection									
	Arresters/Cabling								
	Not Accessible	100%							
Alarm									
	Fire/Smoke Detection								
	No Component	90%							
	Generic, Analog	10%	Now	\$6,100	2035	* *	1-3	\$700	
		Devices Missing, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Local/Battery Operated Detect, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							

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								
	Electricity	50%			2050	* *	1		
	Not Accessible	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Located In Adjacent Building							
Conversion Equipment									
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Located In Adjacent Building							
Distribution									
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Located In Adjacent Building							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 39/ LADDER CO. 16 (COMBINED FACILITY)**  
**Asset # : 13027**

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									
	Terminal Devices								
	Convactor/Radiator	50%			2028	\$36,900	1	\$2,100	
	Fan Coil Unit/Heat	50%			2035	* *	1	\$2,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	* *	1		
	Conversion Equipment								
	Window/Wall Unit	20%	4+	\$2,900	2028	\$5,700	1		
		On Extended Life, Extent : Light, Area Affected : 20%							
		Location : Various Locations Throughout							
	Not Accessible	80%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Located In Adjacent Building							
Distribution									
	Ductwork/Diffusers	100%			LIFE	* *	2	\$21,100	
		Abandoned in Place, Extent : Light, Area Affected : 100%							
		Location : Various Locations Throughout							
Terminal Devices									
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Located In Adjacent Building							
Heat Rejection									
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Located In Adjacent Building							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$11,400	
	Exhaust Fans								
	Roof	100%	Now	\$6,900	2030	\$22,900	2	\$300	
		Broken, Extent : Severe, Area Affected : 30%							
		Location : Serves Locker Room							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
	Water Heater								
	Electric	100%			2023	\$12,100	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : One 120 Gallon Unit Used As Backup							
	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 39/ LADDER CO. 16 (COMBINED FACILITY)**  
**Asset # : 13027**

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%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2025	\$600	1-3	\$100	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Kitchen							
		Explanation : Kitchen Hood							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 4/ LADDER CO. 15 (COMBINED FACILITY) HIGH RISE  
**Address** : 42 SOUTH STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.004 / 13003 **Yr Built/Renovated** : 1987 /  
**Area Sq Ft** : 15,750 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Nov-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1,2,3,Mez  
**Block** : 35 **Lot** : 1 **BIN** : 1000867

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$115,100
Interior Architecture		\$40,000
Electrical		\$68,600
Mechanical		\$562,500
<b>Total</b>		<b>\$786,200</b>
Importance Code A		\$115,100
Importance Code B		\$671,100
<b>Total</b>		<b>\$786,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$22,500		\$200	
Interior Architecture	\$106,700			\$3,900
Electrical	\$13,300	\$1,200	\$3,700	\$1,200
Mechanical	\$26,200	\$1,900	\$7,700	\$1,500
<b>Total</b>	<b>\$168,800</b>	<b>\$3,000</b>	<b>\$11,500</b>	<b>\$6,500</b>
Importance Code A	\$23,300	\$800	\$1,000	\$800
Importance Code B	\$108,800	\$2,200	\$10,600	\$3,900
Importance Code C	\$36,600			\$1,800
<b>Total</b>	<b>\$168,800</b>	<b>\$3,000</b>	<b>\$11,500</b>	<b>\$6,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 4/ LADDER CO. 15 (COMBINED FACILITY) HIGH RISE**  
**Asset # : 13003**

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: Granite	50%			LIFE	**	5	\$43,200		
Metal Panel	10%			2050	**	5-10	\$39,600		
Wood Overhead Doors	40%			2035	**	5	\$115,100		
Windows									
Aluminum	55%			2038	**	5	\$400		
Metal Louvers	45%	Now	\$900	2039	**				
Bent/Warped Elements, Extent : Moderate, Area Affected : 5%									
Location : 3rd Floor									
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : 3rd Floor									
Soffits									
Metal Panel	65%			2050	**	5-10			
Granite Panels	35%			LIFE	**	5			
Interior									
Floors									
Cast in Place Concrete	55%			LIFE	**	5	\$56,600		
Ceramic Tile	10%			2039	**	5	\$2,400		
Quarry Tile	5%			2035	**	5	\$1,800		
Vinyl Tile	30%	Now	\$12,500	2035	**	3	\$2,600		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Locker Room And Corridors									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Locker Room And Corridors									
Interior Walls									
Ceramic Tile	10%			2039	**	5	\$3,600		
Gypsum Board	45%			LIFE	**	5-10	\$27,500		
SGFT/Glazed Masonry	40%	Now	\$11,600	LIFE	**				
Broken/Missing Elements, Extent : Moderate, Area Affected : 2%									
Location : Back Wall Of Apparatus Area									
Wood	5%			LIFE	**	5	\$14,400		
Ceilings									
AcousTileSusp.Lay-In	40%	4+	\$4,000	2035	**	5	\$4,700		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor									
Staining/Discoloring, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor									
Exposed Struc: Steel	15%			LIFE	**	10	\$7,100		
Fiber Board	25%	Now	\$8,000	2030	\$40,000				
Other Observation, Extent : Light, Area Affected : 20%									
Location : 3rd Floor Mechanical Spaces									
Explanation : Exposed Silver / Foil Insulation Delaminated And Punctured.									
Gypsum Board	20%			LIFE	**	5-10	\$16,200		
Site Pavements									
Public Sidewalk									
Pavers/Stone	100%			2033	**				

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 4/ LADDER CO. 15 (COMBINED FACILITY) HIGH RISE**  
**Asset # : 13003**

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	

## Site Pavements

## Parking/Driveway

Cast in Place Concrete

100%

2035

\* \*

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%

2050

\* \*

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : 800 Amperes 480 volts 3 Phase*

## Raceway

Conduit

80%

2030

\$26,100

1

Conduit

20%

2040

\* \*

1

## Panelboards

Molded Case Bkrs

25%

2038

\* \*

5

\$100

Molded Case Bkrs

75%

2038

\* \*

5

\$300

## Wiring

Thermoplastic

100%

2040

\* \*

1

## Motor Controllers

Locally Mounted

100%

2035

\* \*

5

\$100

## Ground

## Grounding Devices

Not Accessible

100%

## Stand-by Power

## Transfer Switches

Automatic

100%

2035

\* \*

1

\$4,900

## Generators

Diesel

100%

2026

\$68,600

1

\$6,100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Third Floor Mechanical Room**Explanation : 250 Kilovolt-ampere, 480 Volts*

## Batteries

Lead/Acid

100%

2023

\$1,600

5

\$600

## Fuel Storage

Day Tank

50%

2038

\* \*

5

\$1,500

*Other Observation, Extent : Light, Area Affected : 100%**Location : Third Floor Mechanical Room**Explanation : 50 Gallons*

Main Tank

50%

2045

\* \*

5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Third Floor Mechanical Room**Explanation : 75 Gallons*

## 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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 4/ LADDER CO. 15 (COMBINED FACILITY) HIGH RISE**  
**Asset # : 13003**

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%  
2035 \* \* 10 \$1,400  
*Motion Sensors in Use, Extent : Light, Area Affected : 70%*  
*Location : Throughout*  
*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*  
*Location : Throughout*

LED

90% 2035 \* \*

**Egress Lighting**

Emergency, Service  
Exit, Service

50% 2030 \$4,000 1  
 50% 2030 \$900 1

**Exterior Lighting**

HID

10% 2030 \$6,200 10  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Outside Perimeter*  
*Explanation : Controlled Via Photocell*

No Component

90%

**Alarm**

Fire/Smoke Detection

No Component  
Generic, Analog

93%  
 7% Now \$11,900 2040 \* \* 1-3 \$600  
*Devices Missing, Extent : Severe, Area Affected : 100%*  
*Location : Throughout*  
*Local/Battery Operated Detect, Extent : Light, Area Affected : 100%*  
*Location : Throughout*

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

Electricity  
Natural Gas

2% 2050 \* \* 1  
 98% 2040 \* \* 1

**Conversion Equipment**

Hot Water Boiler

100% 2035 \* \* 1 \$7,800  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : 3rd Floor*  
*Explanation : Direct Vent Boiler*

**Distribution**

Hot Wtr Piping/Pump

100% 2038 \* \* 4 \$1,200

**Terminal Devices**

Convactor/Radiator  
Fan Coil Unit/Heat

40% 2035 \* \* 1 \$2,000  
 60% Now \$6,900 2030 \$138,200 1 \$2,700  
*Malfunctioning, Extent : Severe, Area Affected : 30%*  
*Location : Controls For 1st Floor Units*

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 4/ LADDER CO. 15 (COMBINED FACILITY) HIGH RISE**  
**Asset # : 13003**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
Conversion Equipment									
	Interior Pkg Unit - Cooling	50%			2028	\$287,500	2	\$500	
	Split Unit	25%			2030	\$82,100			
	Window/Wall Unit	25%	Now	\$8,000	2030	\$8,000	1		
	Broken, Extent : Severe, Area Affected : 30%								
	Location : 2nd Floor								
Distribution									
	Ductwork/Diffusers	100%			LIFE	**	2	\$25,600	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$13,900	
Exhaust Fans									
	Interior	100%			2030	\$54,700	2	\$500	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	**	1		
Water Heater									
	Gas Fired	100%			2025	\$9,400	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 3rd Floor								
	Explanation : Indirect Fired From Boiler, One 120 Gallon Unit								
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Backflow Preventer									
	Not Accessible	100%							
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	99%							
	Generic	1%			2025	\$300	1-3		
	Other Observation, Extent : Light, Area Affected : 5%								
	Location : Kitchen								
	Explanation : Kitchen Hood								

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 40/ LADDER CO. 35  
**Address** : 131 AMSTERDAM AVENUE @ W. 66 ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.040 / 13028 **Yr Built/Renovated** : 1961 /  
**Area Sq Ft** : 7,060 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 23-Jan-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Floors 1,2,3  
**Block** : 1137 **Lot** : 7501 **BIN** : 1077844

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$38,900
Electrical		\$89,100
Mechanical		\$146,600
<b>Total</b>		<b>\$274,700</b>
Importance Code B		\$274,700
<b>Total</b>		<b>\$274,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture		\$2,000		
Interior Architecture	\$5,600	\$2,900	\$400	\$1,600
Electrical			\$100	\$57,000
Mechanical	\$7,300	\$1,300	\$4,700	\$2,400
<b>Total</b>	<b>\$12,900</b>	<b>\$6,300</b>	<b>\$5,200</b>	<b>\$61,000</b>
Importance Code A		\$2,000	\$200	
Importance Code B	\$11,000	\$4,300	\$5,000	\$61,000
Importance Code C	\$1,900			
<b>Total</b>	<b>\$12,900</b>	<b>\$6,300</b>	<b>\$5,200</b>	<b>\$61,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 40/ LADDER CO. 35**  
**Asset # : 13028**

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Exterior									
Exterior Walls									
	Masonry: Limestone	60%			LIFE	**	5	\$3,900	
	Metal Sect. OHD	15%			2042	**	5	\$4,000	
	Granite Panels	25%			LIFE	**	5	\$1,600	
Windows									
	Aluminum	100%			2045	**	5	\$400	
Soffits									
	Masonry: Limestone	100%			LIFE	**	5		
Interior									
Floors									
	Cast in Place Concrete	45%			LIFE	**	5	\$14,400	
	Paint Peeling, Extent : Light, Area Affected : 5%								
	Location : Basement								
	Ceramic Tile	6%			2038	**	5	\$900	
	Panel/Paver: Cer/Brk	5%			2045	**	5	\$1,600	
	Quarry Tile	4%	Now	\$1,800	2042	**	5	\$400	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Kitchen								
	Sheet Vinyl/Rubber	10%			2034	**	5	\$2,200	
	Vinyl Tile	30%	Now	\$1,900	2029	\$38,900	3	\$1,600	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Kitchen								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Kitchen								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Kitchen								
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Paint Peeling, Extent : Severe, Area Affected : 5%								
	Location : Cellar								
	Ceramic Tile	50%	Now	\$1,800	2032	**	5	\$1,500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Kitchen								
	Concrete Masonry Unit	10%			LIFE	**	5	\$200	
	Gypsum Board	20%	0-2	\$100	LIFE	**	5	\$700	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Basement, Gymnasium, Mechanical Room								
	Plaster	10%			LIFE	**	5	\$200	
Ceilings									
	AcousTileSusp.Lay-In	40%			2042	**	5	\$5,900	
	Staining/Discoloring, Extent : Moderate, Area Affected : 2%								
	Location : Third Floor Gymnasium								
	Exposed Concrete	30%			LIFE	**	5	\$700	
	Exposed Struc: Steel	20%			LIFE	**			
	Gypsum Board	10%			LIFE	**	5	\$1,800	

**Site Enclosure**

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 40/ LADDER CO. 35**  
**Asset # : 13028**

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

## Site Enclosure

## Free Standing Walls

Masonry: Brick

100%

2049

\* \*

*Other Observation, Extent : Light, Area Affected : 100%**Location : Front**Explanation : Planter*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

2042

\* \*

## Parking/Driveway

Cast in Place Concrete

100%

2042

\* \*

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%

2029

\$5,000

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 400 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs

100%

2029

\$50,900

5

\$200

## Raceway

Conduit

100%

2029

\$32,700

1

## Panelboards

Fused Disc Sw

5%

2028

\$2,000

5

Molded Case Bkrs

95%

2028

\$38,200

5

\$200

## Wiring

Thermoplastic

100%

2029

\$28,900

1

## Motor Controllers

Locally Mounted

100%

2027

\$15,000

5

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

## Lighting

## Interior Lighting

Fluorescent

98%

2024

\$19,600

10

\$6,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : T-8 Lamps*

Incandescent

2%

2024

\$900

2

## Egress Lighting

Emergency, Service

60%

2024

\$2,200

1

No Component

40%

## Exterior Lighting

HID

100%

2024

\$27,800

10

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 40/ LADDER CO. 35**  
**Asset # : 13028**

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								
	Electricity	100%			2055	* *	1		
	Conversion Equipment								
	Pres. Reducing Valve/LP Steam	100%			2038	* *	5	\$400	
	Distribution								
	Central Plant Steam Piping/Pmp	100%	Now	\$5,800	2049	* *	4	\$300	
				Steam Traps Faulty, Extent : Moderate, Area Affected : 5%					
				Location : Basement					
	Terminal Devices								
	Air Handler	100%			2034	* *	1	\$4,400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	* *	1		
	Conversion Equipment								
	Int Pkg Unit - Heating/Cooling	100%			2030	\$146,600	2	\$400	
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2	\$9,200	
	Terminal Devices								
	Air Handler/Cool/Ht	100%			2034	* *	1	\$4,400	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$3,900	
	Exhaust Fans								
	Interior	100%			2037	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2055	* *	1		
	Water Heater								
	Electric	100%			2028	\$6,100	4		
	HW Heat Exchanger								
	Steam Fired	100%			2055	* *	4	\$700	
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%	Now	\$200	2024	\$200	4	\$200	
				Broken, Extent : Severe, Area Affected : 100%					
				Location : Basement					
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 40/ LADDER CO. 35**  
**Asset # : 13028**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression								
Standpipe								
	Generic	100%		2049	* *	1-5	\$3,600	
Sprinkler								
	No Component	25%						
	Generic	75%		2049	* *	1-2	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 42/ LADDER CO. 56  
**Address** : 1781 MONROE AVENUE @ E. 175 ST.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.042 / 13030 **Yr Built/Renovated** : 1913 / 2012  
**Area Sq Ft** : 8,064 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Mar-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2,3  
**Block** : 2797 **Lot** : 35 **BIN** : 2007448

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$242,600	
Interior Architecture	\$149,700	
<b>Total</b>	<b>\$392,200</b>	
Importance Code A	\$242,600	
Importance Code B	\$149,700	
<b>Total</b>	<b>\$392,200</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$56,600	\$8,000		
Interior Architecture	\$37,500			\$100
Electrical	\$3,500	\$7,700	\$500	\$500
Mechanical	\$1,300	\$13,400	\$1,100	\$1,100
Site Enclosure	\$15,000			
<b>Total</b>	<b>\$113,800</b>	<b>\$29,000</b>	<b>\$1,500</b>	<b>\$1,600</b>
Importance Code A	\$60,500	\$8,800	\$800	\$800
Importance Code B	\$36,200	\$20,200	\$700	\$800
Importance Code C	\$17,100			
<b>Total</b>	<b>\$113,800</b>	<b>\$29,000</b>	<b>\$1,500</b>	<b>\$1,600</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 42/ LADDER CO. 56**  
**Asset # : 13030**

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	70%	Now	\$47,000	LIFE	**	5	\$14,900		
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Throughout									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Hose Tower									
Repointing Failure, Extent : Moderate, Area Affected : 25%									
Location : North Facade, South Facade									
Masonry: Granite	5%	Now	\$2,600	LIFE	**	5	\$800		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%									
Location : Building Base									
Masonry: Limestone	10%	Now	\$4,900	LIFE	**	5	\$1,600		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%									
Location : East Facade									
Wood Overhead Doors	15%			2032	**	5	\$16,000		
Windows									
Aluminum	100%	Now	\$23,300	2052	**	5	\$300		
Bent/Warped Elements, Extent : Severe, Area Affected : 70%									
Location : Throughout									
Unit Inoperable, Extent : Severe, Area Affected : 70%									
Location : Throughout									
Parapets									
Cast Stone/Terra Cotta	10%	Now	\$2,500	LIFE	**	5	\$1,500		
Caulking Deteriorated, Extent : Severe, Area Affected : 2%									
Location : Corner At Front Of Building									
Masonry: Brick	90%	2-4	\$10,200	LIFE	**	5	\$1,700		
Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%									
Location : Corner At Front Of Building									
Roof									
Modified Bitumen	97%	Now	\$195,600	2037	**			1	
Alligatoring, Extent : Severe, Area Affected : 80%									
Location : Throughout									
Miss/Damaged Flashings, Extent : Severe, Area Affected : 20%									
Location : Throughout									
Water Penetration, Extent : Severe, Area Affected : 10%									
Location : Third Floor At Bulkhead									
Skylight, Metal/Glass	3%	Now	\$13,200	2053	**				
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Corrosion/Rusting, Extent : Moderate, Area Affected : 20%									
Location : Throughout									

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 42/ LADDER CO. 56**  
**Asset # : 13030**

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	85%	Now	\$5,600	LIFE	**	5	\$22,400		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Room And Second Floor									
Ceramic Tile	5%			2036	**	5	\$600		
Quarry Tile	4%			2040	**	5	\$700		
Terrazzo	1%			LIFE	**	5	\$100		
Vinyl Tile	5%	0-2	\$2,100	2035	**	3	\$200		
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : 2nd Floor									
Other Observation, Extent : Light, Area Affected : 75%									
Location : 2nd Floor Front									
Explanation : 9 X 9 Tiles									
Interior Walls									
Ceramic Tile	5%			2040	**	5	\$300		
Gypsum Board	10%			LIFE	**	5	\$400		
Masonry: Brick	20%			LIFE	**				
Plaster	20%	0-2	\$2,200	LIFE	**	5	\$400		
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Various Locations Due To Water Infiltration									
SGFT/Glazed Masonry	40%			LIFE	**				
Wood	5%			LIFE	**	5	\$1,300		
Ceilings									
Exposed Concrete	25%	Now	\$12,700	LIFE	**	5	\$600		
Corrosion/Rusting, Extent : Moderate, Area Affected : 60%									
Location : Basement, At Front Of Building									
Water Penetration, Extent : Severe, Area Affected : 60%									
Location : Basement, At Front Of Building									
Exposed Struc: Steel	15%	Now	\$149,700	LIFE	**				
Corrosion/Rusting, Extent : Severe, Area Affected : 20%									
Location : Basement Areas At Metal Deck And Support Steel									
Gypsum Board	5%	Now	\$3,200	LIFE	**	5	\$900		
Water Penetration, Extent : Moderate, Area Affected : 30%									
Location : 2nd Floor Rear Of Building									
Plaster	55%	0-2	\$11,400	LIFE	**	5	\$5,200		
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Various Locations Where Water Penetration/ Leaks Are Found									
Site Enclosure									
Fence/Gates									
Chain Link	100%	2-4	\$12,800	2057	**				
Corrosion/Rusting, Extent : Moderate, Area Affected : 15%									
Location : Front Roll-up Gate									
Free Standing Walls									
Concrete Masonry Unit	100%	Now	\$2,200	2053	**				
Loose Units, Extent : Severe, Area Affected : 100%									
Location : Upper Left Corner When Seen From Yard									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 42/ LADDER CO. 56**  
**Asset # : 13030**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%			2040		**			
------------------------	------	--	--	------	--	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2040		**			
------------------------	------	--	--	------	--	----	--	--	--

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%	2-4	\$3,000	2047		**	5		
---------------	------	-----	---------	------	--	----	---	--	--

*Enclosure Corroded, Extent : Moderate, Area Affected : 50%**Location : Basement Con Ed Service End Box**Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Rear**Explanation : 200 Amperes Fused Switch.*

## Raceway

Conduit	100%			2037		**	1		
---------	------	--	--	------	--	----	---	--	--

## Panelboards

Molded Case Bkrs	100%			2035		**	5	\$200	
------------------	------	--	--	------	--	----	---	-------	--

## Wiring

Thermoplastic	100%			2037		**	1		
---------------	------	--	--	------	--	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2032		**	5	\$100	
-----------------	------	--	--	------	--	----	---	-------	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Boiler Room**Explanation : Heating System Equipment*

## Ground

## Grounding Devices

Generic	100%			LIFE		**	5	\$100	
---------	------	--	--	------	--	----	---	-------	--

## Lighting

## Interior Lighting

Fluorescent	95%			2032		**	10	\$7,000	
-------------	-----	--	--	------	--	----	----	---------	--

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout*

Incandescent	5%			2027		\$2,700	2		
--------------	----	--	--	------	--	---------	---	--	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Dining Room**Explanation : Incandescent Lights*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 42/ LADDER CO. 56**  
**Asset # : 13030**

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

## Exterior Lighting

## HID

50%

2027

\$15,900

10

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Facade**Explanation : HID Lamps, Controlled Via Time Clock*

## Incandescent

50%

2027

\$13,500

2

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Facade**Explanation : Flag Uplights, Controlled Via Time Clock*

## Alarm

## Fire/Smoke Detection

## Generic, Analog

100%

2037

\* \*

1-3

\$5,000

*Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : Throughout*

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%

2047

\* \*

1

## Conversion Equipment

## Steam Boiler

100%

2040

\* \*

1

\$8,000

*Recent Replace Evident, Extent : Light, Area Affected : 100%**Location : Basement*

## Distribution

## Central Plant Steam

100%

2037

\* \*

4

\$600

## Piping/Pmp

## Terminal Devices

## Convactor/Radiator

100%

2032

\* \*

1

\$2,600

## Air Conditioning

## Energy Source

## Electricity

100%

2043

\* \*

1

## Conversion Equipment

## Window/Wall Unit

75%

2022

\$12,300

1

## No Component

25%

## Plumbing

## H/C Water Piping

## Brass/Copper

100%

2037

\* \*

1

*No Water Meter, Extent : Light, Area Affected : 100%**Location : Basement*

## Water Heater

## Gas Fired

100%

2025

\$4,800

2

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 1 - 75 Gallon 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 42/ LADDER CO. 56**  
**Asset # : 13030**

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									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2032	* *	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Serves Boiler Only								
Fixtures									
	Generic	100%							
	Leaking Faucets/Valves/Heads, Extent : Moderate, Area Affected : 25%								
	Location : Various								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Fixtues Recently Replaced								

*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.*

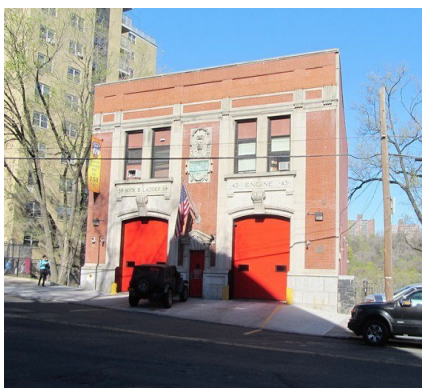
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 43/ LADDER CO. 59  
**Address** : 1901 SEDGWICK AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.043 / 13031 **Yr Built/Renovated** : 1902 / 2003  
**Area Sq Ft** : 7,956 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2881 **Lot** : 140 **BIN** : 2009252

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$85,200
Mechanical		\$58,100
<b>Total</b>		<b>\$143,200</b>
Importance Code A		\$85,200
Importance Code B		\$58,100
<b>Total</b>		<b>\$143,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$8,400	\$1,500	\$8,000	
Interior Architecture	\$44,600	\$2,700	\$100	\$400
Electrical	\$4,000	\$3,200	\$100	
Mechanical	\$1,400	\$9,300	\$2,300	\$1,200
<b>Total</b>	<b>\$58,400</b>	<b>\$16,600</b>	<b>\$10,400</b>	<b>\$1,600</b>
Importance Code A	\$9,200	\$2,300	\$8,800	\$800
Importance Code B	\$49,100	\$14,300	\$1,700	\$800
Importance Code C	\$100			
<b>Total</b>	<b>\$58,400</b>	<b>\$16,600</b>	<b>\$10,400</b>	<b>\$1,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 43/ LADDER CO. 59**  
**Asset # : 13031**

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									
Alum/Vinyl Siding	10%			2037	**	10	\$600		
Masonry: Brick	80%			LIFE	**	5	\$15,700		
Punct/Tear/Impact Damage, Extent : Light, Area Affected : 3%									
Location : South Wall At Driveway Has Vehicular Impact Damage									
Staining/Discoloring, Extent : Moderate, Area Affected : 1%									
Location : North Wall At Grease Exhaust - Grease Stains On Brick									
Vertical Cracks, Extent : Light, Area Affected : 2%									
Location : Side Elevation Next To Park									
Masonry: Granite	1%			LIFE	**	5	\$100		
Masonry: Limestone	4%			LIFE	**	5	\$600		
Metal Sect. OHD	5%			2032	**	5	\$3,100		
Windows									
Aluminum	98%	Now	\$8,400	2043	**	5	\$200		
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Wood	2%			2043	**	5	\$100		
Parapets									
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,000		
Masonry: Brick	90%			LIFE	**	5	\$1,100		
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : North Parapet Wall Exhibits Cracking									
Roof									
Modified Bitumen	78%			2027	\$85,200	10	\$6,000		
Blisters, Extent : Light, Area Affected : 5%									
Location : Roof									
Miss/Damaged Flashings, Extent : Light, Area Affected : 2%									
Location : Roof Front Wall									
Roll Roofing	20%			2023	\$6,600	5	\$2,600		
Skylight, Metal/Glass	2%			2037	**	10	\$500		
Interior									
Floors									
Cast in Place Concrete	45%			LIFE	**	5	\$10,800		
Ceramic Tile	3%			2036	**	5	\$300		
Ceramic Tile	2%	Now	\$4,400	2042	**	5	\$100		
Water Penetration, Extent : Severe, Area Affected : 100%									
Location : 2nd Floor Shower Room									
Quarry Tile	5%	2-4	\$800	2040	**	5	\$400		
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Kitchen									
Vinyl Tile	5%			2032	**	3	\$200		
Vinyl Tile	30%	Now	\$29,100	2037	**	3	\$1,200		
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Wood	10%			2042	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 43/ LADDER CO. 59**  
**Asset # : 13031**

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

## Interior Walls

Ceramic Tile	5%			2036	**	5		\$300	
Concrete Masonry Unit	5%			LIFE	**	5		\$100	
Gypsum Board	10%			LIFE	**	5		\$400	
Masonry: Brick	2%			LIFE	**				
Plaster	40%			LIFE	**	5		\$700	
Plywood/Hardboard	3%			LIFE	**				
SGFT/Glazed Masonry	35%			LIFE	**				

*Broken/Missing Elements, Extent : Light, Area Affected : 2%*

*Location : At Stair/ Missing Elements*

## Ceilings

AcousTileSusp.Lay-In	30%			2032	**	5		\$3,300	
Embossed Metal	50%	Now	\$10,000	LIFE	**	5		\$2,500	

*Broken/Missing Elements, Extent : Moderate, Area Affected : 5%*

*Location : Apparatus Room Front*

*Deformed/Dented, Extent : Moderate, Area Affected : 5%*

*Location : 1st And 2nd Floors*

Exposed Struc: Steel	20%			LIFE	**				
----------------------	-----	--	--	------	----	--	--	--	--

## Site Enclosure

## Fence/Gates

Chain Link	100%			2037	**				
------------	------	--	--	------	----	--	--	--	--

## Retaining Walls

Cast in Place Concrete	100%			2062	**				
------------------------	------	--	--	------	----	--	--	--	--

## Site Pavements

## Parking/Driveway

Cast in Place Concrete	100%			2032	**				
------------------------	------	--	--	------	----	--	--	--	--

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%			2037	**	5			
---------------	------	--	--	------	----	---	--	--	--

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

*Location : Basement Electrical Section*

*Explanation : 200 Amperes Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2037	**	5		\$200	
------------------	------	--	--	------	----	---	--	-------	--

## Raceway

Conduit	50%			2037	**	1			
---------	-----	--	--	------	----	---	--	--	--

Conduit	50%			2047	**	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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 43/ LADDER CO. 59**  
**Asset # : 13031**

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									
	Molded Case Bkrs	50%	Now	\$4,000	2035	* *	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1st Floor									
Explanation : Apparatus Circuit Breaker Trips									
	Molded Case Bkrs	50%			2043	* *	5	\$100	
Wiring									
	Thermoplastic	60%			2037	* *	1		
	Thermoplastic	40%			2047	* *	1		
Motor Controllers									
	Locally Mounted	100%			2032	* *	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement Water Main									
Explanation : Recently Installed									
Lighting									
Interior Lighting									
	Fluorescent	10%			2027	\$2,300	10	\$700	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : 2nd Floor									
	Incandescent	5%			2022	\$2,700	2		
	LED	85%			2032	* *			
Recent Installation, Extent : Light, Area Affected : 100%									
Location : Basement 1st And 2nd Floors									
Egress Lighting									
	Exit, Service	25%			2027	\$200	1		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Front Area									
	No Component	75%							
Exterior Lighting									
	HID	95%			2027	\$29,800	10		
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Facade And Side									
Explanation : Wall Mounted, Controlled Via Local Photocell									
	Incandescent	5%			2022	\$400	2		

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									
	Electricity	1%			2047	**	1		
	Natural Gas	99%			2047	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 43/ LADDER CO. 59**  
**Asset # : 13031**

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									
	Conversion Equipment								
	Radiant Heater	1%			2032	* *	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Electric Unit Heater							
	Steam Boiler	99%			2040	* *	1	\$7,800	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2037	* *	4	\$600	
	Terminal Devices								
	Convactor/Radiator	100%			2032	* *	1	\$2,600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	* *	1		
	Conversion Equipment								
	Interior Pkg Unit - Cooling	20%			2028	\$58,100	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Serves Sitting Room And Raquet Ball Court							
	Reciprocating Compr/Chiller	20%			2032	* *	1	\$700	
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : Lower Roof							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Serves Members Room							
	Window/Wall Unit	50%			2022	\$8,100	1		
	No Component	10%							
	Distribution								
	Ductwork/Diffusers	20%			LIFE	* *	2	\$2,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Sitting And Members Rooms							
	No Component	80%							
	Terminal Devices								
	Fan Coil - 2 Pipe	10%			2027	\$13,300	1	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Members Room							
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 43/ LADDER CO. 59**  
**Asset # : 13031**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Ventilation								
	Exhaust Fans							
	Interior	90%		2027	\$24,900	2	\$200	
	Roof	10%		2032	* *	2		
Plumbing								
	H/C Water Piping							
	Brass/Copper	100%		2037	* *	1		
			<i>Antiquated, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>No Water Meter, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
	Water Heater							
	Gas Fired	100%		2025	\$4,700	2	\$100	
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : 2 - 75 Gallon Units</i>					
	Sanitary Piping							
	Cast Iron	100%		LIFE	* *	1		
	Storm Drain Piping							
	Cast Iron	100%		LIFE	* *	1		
	Backflow Preventer							
	No Component	95%						
	Generic	5%		2032	* *	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 44  
**Address** : 221 EAST 75th STREET BTWN 2ND AVE. - 3RD AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.044 / 13032 **Yr Built/Renovated** : 1881 / 2011  
**Area Sq Ft** : 6,250 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 04-Dec-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1430 **Lot** : 10 **BIN** : 1044059

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$40,800
<b>Total</b>		<b>\$40,800</b>
Importance Code B		\$40,800
<b>Total</b>		<b>\$40,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$17,200		\$300	
Interior Architecture	\$25,900		\$600	\$800
Electrical	\$1,800	\$400	\$500	\$400
Mechanical	\$17,100	\$600	\$10,800	\$900
Site Pavements	\$500			
<b>Total</b>	<b>\$62,600</b>	<b>\$1,000</b>	<b>\$12,100</b>	<b>\$2,100</b>
Importance Code A	\$17,500	\$300	\$600	\$300
Importance Code B	\$40,800	\$700	\$11,500	\$1,600
Importance Code C	\$4,300			\$200
<b>Total</b>	<b>\$62,600</b>	<b>\$1,000</b>	<b>\$12,100</b>	<b>\$2,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 44**  
**Asset # : 13032**

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	70%	2-4	\$9,200	LIFE	**	5	\$14,600	
Efflorescence, Extent : Moderate, Area Affected : 5%								
Location : Front Facade								
Vertical Cracks, Extent : Moderate, Area Affected : 2%								
Location : West Facade By Front Entrance								
Masonry: Brownstone	15%			LIFE	**	5	\$4,700	
Metal Panel	5%			2040	**	5-10	\$7,200	
Wood Overhead Doors	10%			2035	**	5	\$10,400	
Windows								
Aluminum	100%			2038	**	5	\$500	
Parapets								
Cast Stone/Terra Cotta	10%			LIFE	**	5-10	\$2,200	
Masonry: Brick	70%			LIFE	**	5-10	\$3,700	
Efflorescence, Extent : Light, Area Affected : 15%								
Location : Various Areas On All Elevations								
Metal Cornice	20%			2045	**	10	\$500	
Roof								
Asphalt Shingle	5%			2039	**	10	\$100	
Modified Bitumen	90%			2035	**	10	\$5,700	
Skylight, Metal/Glass	5%	4+	\$1,000	2040	**			
Air Infiltration, Extent : Moderate, Area Affected : 50%								
Location : Lower Roof								
Corrosion/Rusting, Extent : Light, Area Affected : 10%								
Location : Main Roof								
Interior								
Floors								
Cast in Place Concrete	30%			LIFE	**	5	\$12,100	
Ceramic Tile	5%			2039	**	5	\$500	
Quarry Tile	5%			2043	**	5	\$700	
Vinyl Tile	30%			2030	\$24,400	3	\$1,400	
Wood	30%	4+	\$9,500	2045	**	5	\$2,600	
Deteriorated Finish, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Interior Walls								
Ceramic Tile	5%			2039	**	5	\$500	
Masonry: Brick	15%			LIFE	**	10	\$400	
Plaster	60%			LIFE	**	5-10	\$4,600	
SGFT/Glazed Masonry	20%			LIFE	**	10	\$900	
Ceilings								
AcousTileSusp.Lay-In	5%			2043	**	5	\$500	
Embossed Metal	68%			LIFE	**	5	\$5,600	
Exposed Concrete	20%			LIFE	**	5-10	\$2,300	
Exposed Struc: Wood	5%			LIFE	**	10	\$700	
Gypsum Board	1%			LIFE	**	5-10	\$300	
Plaster	1%			LIFE	**	5-10	\$200	

**Site Pavements**

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 44**  
**Asset # : 13032**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%	0-2	\$500	2035	**				
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>									
<i>Location : Adjacent To Driveway Apron</i>									

## Parking/Driveway

Cast in Place Concrete	100%			2043	**				
------------------------	------	--	--	------	----	--	--	--	--

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	90%			2040	**	5			
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Basement</i>									
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : 400 Ampere Main Switch</i>									

Photovoltaic Panel(s)	10%			2039	**	1			
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Roof</i>									
<i>Explanation : Feeds Hot Water Heater</i>									

## Switchgear / Switchboard

Fused Disc Sw	80%			2030		\$40,800	5		
Molded Case Bkrs	20%			2030		\$10,200	5		

## Raceway

Conduit	25%			2050	**	1			
Conduit	75%			2040	**	1			

## Panelboards

Molded Case Bkrs	75%			2038	**	5		\$100	
Molded Case Bkrs	25%			2046	**	5			

## Wiring

Thermoplastic	100%			2040	**	1			
---------------	------	--	--	------	----	---	--	--	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5		\$200	
---------	------	--	--	------	----	---	--	-------	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2043	**	1		\$1,900	
-----------	------	--	--	------	----	---	--	---------	--

## Generators

Diesel	100%			2039	**	1		\$2,400	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : 41 Watts</i>									

## Batteries

Nickel Cadmium	100%			2025		\$1,600	5	\$1,400	
----------------	------	--	--	------	--	---------	---	---------	--

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 44**  
**Asset # : 13032**

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

## Stand-by Power

## Fuel Storage

## Day Tank

100%

2046

\* \*

5

\$1,200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 26 Gallons*

## Lighting

## Interior Lighting

## Fluorescent

98%

2030

\$17,300

10

\$5,600

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 98%**Location : Throughout**T-12 Lamps And Fixtures, Extent : Light, Area Affected : 2%**Location : Throughout*

## Incandescent

2%

2025

\$800

2

## Egress Lighting

## Emergency, Service

50%

2035

\* \*

1

## Exit, Service

50%

2035

\* \*

1

## Exterior Lighting

## HID

50%

2025

\$12,300

10

## No Component

50%

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%

2050

\* \*

1

## Conversion Equipment

## Hot Water Boiler

100%

2047

\* \*

1

\$3,100

## Distribution

## Hot Wtr Piping/Pump

100%

2052

\* \*

4

\$300

## Terminal Devices

## Convactor/Radiator

100%

Now

\$1,600

2035

\* \*

1

\$1,800

*Leak Evident, Extent : Moderate, Area Affected : 10%**Location : 3rd Floor TV Room And Gymnasium Radiator**Other Observation, Extent : Light, Area Affected : 20%**Location : 1st Floor**Explanation : Underfloor Radiant Heat*

## Air Conditioning

## Energy Source

## Electricity

100%

2038

\* \*

1

## Conversion Equipment

## Split Unit

20%

Now

\$13,000

2030

\$26,100

*Other Observation, Extent : Severe, Area Affected : 20%**Location : Kitchen And Bunk Room**Explanation : Bunk Room Undersized So Temporary Floor Mounted Unit Is Used*

## Window/Wall Unit

80%

2023

\$10,200

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 44**  
**Asset # : 13032**

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
Ventilation									
	Exhaust Fans								
	Roof	100%	Now	\$2,000	2035	* *	2	\$200	
			Other Observation, Extent : Severe, Area Affected : 30%						
			Location : 1st Floor						
			Explanation : Undersized						
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2043	* *	1		
	Water Heater								
	Gas Fired	100%			2029	\$3,700	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 2 Units						
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2024	\$200	4	\$200	
	Backflow Preventer								
	Generic	100%			2035	* *	1	\$400	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2028	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 46/ LADDER CO. 27 COMBINED FACILITY/ 48TH PCT.  
**Address** : 460 CROSS BRONX EXPRESSWAY  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.046 / 13034 **Yr Built/Renovated** : 1972 /  
**Area Sq Ft** : 8,790 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Mar-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2907 **Lot** : 10 **BIN** : 2009509

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$157,900	\$181,800
Interior Architecture		\$44,500
Electrical		\$32,200
Mechanical		\$96,300
<b>Total</b>	<b>\$157,900</b>	<b>\$354,700</b>
Importance Code A	\$157,900	\$181,800
Importance Code B		\$172,900
<b>Total</b>	<b>\$157,900</b>	<b>\$354,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,600	\$2,900		
Interior Architecture	\$5,300			\$600
Electrical	\$4,100	\$51,600		
Mechanical	\$34,900	\$1,300	\$4,800	\$1,400
<b>Total</b>	<b>\$56,900</b>	<b>\$55,700</b>	<b>\$4,800</b>	<b>\$2,100</b>
Importance Code A	\$12,600	\$2,900		
Importance Code B	\$43,100	\$52,900	\$4,800	\$2,100
Importance Code C	\$1,200			
<b>Total</b>	<b>\$56,900</b>	<b>\$55,700</b>	<b>\$4,800</b>	<b>\$2,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 46/ LADDER CO. 27 COMBINED FACILITY/ 48TH PCT.**  
**Asset # : 13034**

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	70%	Now	\$121,500	LIFE	**	5	\$12,900		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Side Elevation Near Side Door									
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%									
Location : Throughout									
Misaligned/Bulging, Extent : Severe, Area Affected : 15%									
Location : Over Front Ohd Entrance									
Metal Sect. OHD	10%			2032	**	5	\$5,800		
Pre-Cast Concrete	20%			LIFE	**	5	\$12,000		
Windows									
Aluminum	100%	2-4	\$2,000	2035	**	5	\$200		
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Parapets									
Cast Stone/Terra Cotta	15%	Now	\$300	LIFE	**	5	\$800		
Cracking/Crumbling, Extent : Severe, Area Affected : 2%									
Location : High Roof									
Vertical Cracks, Extent : Moderate, Area Affected : 5%									
Location : Throughout Parapet									
Masonry: Brick	85%	0-2	\$10,300	LIFE	**	5	\$600		
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%									
Location : Throughout Parapet									
Misaligned/Bulging, Extent : Moderate, Area Affected : 50%									
Location : Main Roof And Mechanical Bulkhead									
Miss/Damaged Copings, Extent : Severe, Area Affected : 15%									
Location : Main Roof At Front Of Building									
Roof									
Modified Bitumen	100%	2-4	\$36,400	2027	\$181,800				
Alligatoring, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Interior									
Floors									
Cast in Place Concrete	40%			LIFE	**	5	\$12,800		
Ceramic Tile	15%			2030	\$44,500	5	\$2,200		
Terrazzo	10%			LIFE	**	5	\$1,100		
Vinyl Tile	20%	2-4	\$500	2027	\$26,000	3	\$1,100		
Other Observation, Extent : Light, Area Affected : 50%									
Location : 2nd Floor And Penthouse									
Explanation : 9 X 9 Tiles									
Vinyl Tile 9" X 9"	15%	Now	\$500	2027	\$25,300	3	\$800		
Broken/Missing Elements, Extent : Moderate, Area Affected : 50%									
Location : 2nd Floor And Penthouse									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 46/ LADDER CO. 27 COMBINED FACILITY/ 48TH PCT.**  
**Asset # : 13034**

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

## Interior Walls

Ceramic Tile	10%			2030	\$25,200	5		\$900	
Concrete Masonry Unit	20%			LIFE	**	5		\$700	
Gypsum Board	10%			LIFE	**	5		\$500	
Plaster	33%	Now		LIFE	**	5		\$900	

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%*

*Location : Walls Adjacent To Steam Room/ Sauna And Weight Room*

Plywood/Hardboard	2%			LIFE	**				
SGFT/Glazed Masonry	25%			LIFE	**				

## Ceilings

AcousTileSusp.Lay-In	30%	0-2		\$1,700	2040	**	5	\$2,100	
----------------------	-----	-----	--	---------	------	----	---	---------	--

*Staining/Discoloring, Extent : Light, Area Affected : 10%*

*Location : 2nd Floor Ceiling Below Roof*

*Worn/Eroded, Extent : Moderate, Area Affected : 15%*

*Location : Throughout*

Exposed Concrete	35%			LIFE	**	5		\$800	
Plaster	35%	Now		\$1,300	LIFE	**	5	\$3,000	

*Paint Peeling, Extent : Light, Area Affected : 2%*

*Location : Kitchen*

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

## Raceway

Conduit	100%			2037	**	1			
---------	------	--	--	------	----	---	--	--	--

## Panelboards

Molded Case Bkrs	80%			2026	\$32,200	5		\$200	
Molded Case Bkrs	20%	4+		\$4,000	2035	**	5		

*Cracked Case, Extent : Moderate, Area Affected : 50%*

*Location : 1st Floor And Bunk Room*

## Wiring

Thermoplastic	100%			2037	**	1			
---------------	------	--	--	------	----	---	--	--	--

## Ground

## Grounding Devices

Not Accessible	100%								
----------------	------	--	--	--	--	--	--	--	--

## Lighting

## Interior Lighting

Fluorescent	40%			2022	\$9,900	10		\$3,200	
-------------	-----	--	--	------	---------	----	--	---------	--

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*

*Location : Throughout*

Incandescent	10%			2022	\$5,900	2			
--------------	-----	--	--	------	---------	---	--	--	--

LED	50%			2032	**				
-----	-----	--	--	------	----	--	--	--	--

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 46/ LADDER CO. 27 COMBINED FACILITY/ 48TH PCT.**  
**Asset # : 13034**

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

## Egress Lighting

Emergency, Service

50%

2027

\$2,300

1

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout**Explanation : Limited Emergency Lighting*

No Component

50%

## Exterior Lighting

HID

60%

2022

\$20,800

10

Incandescent

40%

2022

\$11,700

2

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%

2047

\* \*

1

## Conversion Equipment

Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Throughout**Explanation : Served By Adjacent N Y P D Building*

## Distribution

Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Throughout**Explanation : Served By Adjacent N Y P D Building*

## Terminal Devices

Convactor/Radiator

50%

Now

\$1,100

2040

\* \*

1

\$1,300

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout**Explanation : Comfort Control Issues*

Unit Heater - Steam

50%

2032

\* \*

4

\$400

*Other Observation, Extent : Light, Area Affected : 50%**Location : 1st Floor And Penthouse**Explanation : Unit Heaters On Apparatus Floor And Penthouse*

## Air Conditioning

## Energy Source

Electricity

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 46/ LADDER CO. 27 COMBINED FACILITY/ 48TH PCT.**  
**Asset # : 13034**

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
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	50%			2036	**	1	\$4,800	
			R-22 Refrigerant, Extent : Light, Area Affected : 100%					
			Location : Roof					
			Other Observation, Extent : Light, Area Affected : 100%					
			Location : Roof					
			Explanation : Units Serviced And Controlled By Adjacent NYPD Building					
Split Unit	10%			2032	**			
Window/Wall Unit	40%			2021	\$7,200	1		
			Other Observation, Extent : Severe, Area Affected : 100%					
			Location : Throughout					
			Explanation : Window Units Required Due To Ineffective Cooling From Units In The Adjacent N Y P D Building					
Distribution								
Ductwork/Diffusers	100%	Now	\$4,600	LIFE	**	2	\$11,400	
			Other Observation, Extent : Moderate, Area Affected : 20%					
			Location : Throughout					
			Explanation : Many Diffusers Covered Over Or Damaged					
Terminal Devices								
Air Handler/Cool/Ht	100%	Now	\$9,600	2027	\$96,300	1	\$4,900	
			Other Observation, Extent : Severe, Area Affected : 20%					
			Location : Penthouse On Roof					
			Explanation : Air Handlers Serviced And Controlled By Adjacent NYPD Building/ Comfort Control Issues					
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,900	
Exhaust Fans								
Interior	10%	Now	\$3,100	2037	**	2		
			Broken, Extent : Severe, Area Affected : 100%					
			Location : Ceiling Of The 2nd Floor					
Interior	40%			2032	**	2	\$100	
Roof	50%			2032	**	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%					
			Location : Roof					
			Explanation : Old Fan Abandoned In Place					
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2037	**	1		
			Other Observation, Extent : Light, Area Affected : 5%					
			Location : 2nd Floor					
			Explanation : Faucet Drips					
Water Heater								
Gas Fired	100%			2021	\$5,200	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%					
			Location : Police Precinct Next Door					
			Explanation : 2-75 Gallon Water Heaters					

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 46/ LADDER CO. 27 COMBINED FACILITY/ 48TH PCT.**  
**Asset # : 13034**

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									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%	Now	\$3,600	LIFE	* *	1		
			Blockage /Clogged, Extent : Severe, Area Affected : 40%						
			Location : 1st Floor Drain						
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Kitchen						
			Explanation : System						
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 47  
**Address** : 502 WEST 113TH STREET @ AMSTERDAM AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.047 / 13035 **Yr Built/Renovated** : 1889 /  
**Area Sq Ft** : 5,244 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 24-Jan-2018 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 1884 **Lot** : 39 **BIN** : 1057000

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$79,800
Electrical		\$54,300
<b>Total</b>		<b>\$134,100</b>
Importance Code A		\$79,800
Importance Code B		\$54,300
<b>Total</b>		<b>\$134,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$98,300			\$600
Interior Architecture	\$31,800	\$2,100		\$800
Electrical				\$28,900
Mechanical	\$900	\$700	\$900	\$8,900
Site Pavements	\$1,200			
<b>Total</b>	<b>\$132,200</b>	<b>\$2,900</b>	<b>\$900</b>	<b>\$39,200</b>
Importance Code A	\$98,800	\$500	\$500	\$1,100
Importance Code B	\$17,100	\$2,000	\$400	\$38,000
Importance Code C	\$16,200	\$300		
<b>Total</b>	<b>\$132,200</b>	<b>\$2,900</b>	<b>\$900</b>	<b>\$39,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 47**  
**Asset # : 13035**

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	5%			LIFE	**	5	\$9,100	
	Masonry: Brick	80%	Now	\$32,000	LIFE	**	5	\$18,700	
		Cracking/Crumbling, Extent : Light, Area Affected : 2%							
		Location : East Side Of Building							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
		Location : Throughout							
		Water Penetration, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Masonry: Brownstone	10%	2-4	\$20,100	LIFE	**	5	\$1,800	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%							
		Location : Throughout							
		Water Penetration, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Wood Overhead Doors	5%	Now	\$800	2034	**	5	\$2,900	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Glazing In Overhead Sectional Door Front Facade							
Windows									
	Aluminum	100%	Now	\$8,800	2037	**	5	\$300	
		Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Unit Inoperable, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
Parapets									
	Masonry: Brick	45%			LIFE	**	5	\$300	
	Masonry: Sandstone	10%	Now	\$3,500	LIFE	**	5	\$100	
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 100%							
		Location : All Parapets							
		Loose/Delam Surface, Extent : Severe, Area Affected : 50%							
		Location : All Parapet Copings							
	Metal Panel	45%			2039	**	5	\$1,200	
Roof									
	Asphalt Shingle	10%	Now	\$1,100	2032	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
	Built-Up (BUR)	90%	Now	\$31,900	2029	\$79,800			
		Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Other Observation, Extent : Moderate, Area Affected : 2%							
		Location : Main Roof							
		Explanation : Base Flashing Broken							

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 47**  
**Asset # : 13035**

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									
	Soffits								
	Masonry: Brownstone	100%			LIFE	**	5		
Interior									
	Floors								
	Cast in Place Concrete	10%	2-4	\$1,400	LIFE	**	5	\$2,700	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Ceramic Tile	5%			2032	**	5	\$600	
	Mosaic Tile	2%			2034	**	5	\$600	
	Quarry Tile	5%			2042	**	5	\$900	
	Vinyl Tile	68%			2034	**	3	\$3,100	
	Wood	10%	Now	\$4,500	2044	**	5	\$1,100	
		Uneven Surface, Extent : Moderate, Area Affected : 25%							
		Location : 4th Floor							
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : 4th Floor							
Interior Walls									
	Ceramic Tile	5%			2032	**	5	\$700	
	Concrete Masonry Unit	5%			LIFE	**	5	\$300	
	Gypsum Board	10%			LIFE	**	5	\$800	
	Masonry: Brick	10%	Now	\$11,900	LIFE	**			
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
		Location : Basement Towards Front							
		Water Penetration, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
	Metal Panel	10%	Now	\$2,100	LIFE	**			
		Corrosion/Rusting, Extent : Light, Area Affected : 50%							
		Location : Throughout							
	Plaster	60%	Now	\$1,500	LIFE	**	5	\$2,400	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout, Gymnasium							
Ceilings									
	AcousTileSusp.Lay-In	10%			2034	**	5	\$900	
	Embossed Metal	90%	4+	\$10,300	LIFE	**	5	\$3,700	
		Bent/Warped Elements, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%	4+	\$500	2042	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
On-Site Walkways									
	Cast in Place Concrete	100%	0-2	\$400	2042	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 47**  
**Asset # : 13035**

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

## Site Pavements

## Parking/Driveway

Cast in Place Concrete      100%    0-2      \$400    2042      \* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Throughout*

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%      2049      \* \*    5

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

*Location : Basement*

*Explanation : One 400 Ampere Main Disconnect Switch*

## Raceway

Conduit      85%      2029      \$30,200    1

Conduit      15%      2049      \* \*    1

## Panelboards

Fused Disc Sw      5%      2028      \$2,200    5

Molded Case Bkrs      40%      2045      \* \*    5      \$100

Molded Case Bkrs      55%      2028      \$24,100    5      \$100

*Obsolete Equipment, Extent : Moderate, Area Affected : 50%*

*Location : First Floor*

## Wiring

Thermoplastic      40%      2049      \* \*    1

Thermoplastic      60%      2029      \$18,900    1

## Motor Controllers

Locally Mounted      100%      2027      \$16,300    5

## Ground

## Grounding Devices

Generic      100%      LIFE      \* \*    5      \$100

## Lighting

## Interior Lighting

Fluorescent      90%      2034      \* \*    10      \$4,300

*T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

Fluorescent      10%      2024      \$1,600    10      \$500

*T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 10%*

*Location : Basement*

## Exterior Lighting

HID      100%      2024      \$22,500    10

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 47**  
**Asset # : 13035**

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%			2055	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2046	**	1	\$5,200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : One Unit						
	Distribution								
	Central Plant Steam	100%			2039	**	4	\$300	
	Piping/Pmp								
	Terminal Devices								
	Convactor/Radiator	90%			2034	**	1	\$1,500	
	Unit Heater - Steam	10%			2029	\$2,000	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	**	1		
	Conversion Equipment								
	Window/Wall Unit	40%			2024	\$4,600	1		
	No Component	60%							
Ventilation									
	Exhaust Fans								
	Interior	100%			2029	\$19,800	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	**	1		
	Water Heater								
	Gas Fired	100%			2024	\$3,400	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Two 74 Gallon Units						
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2027	\$3,000	1-3	\$500	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Kitchen						
			Explanation : Ansul-102						
	No Component	80%							
	Generic	10%			2027	\$3,000	1-3	\$400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Throughout						
			Explanation : Fire Extinguishers						

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 47**  
**Asset # : 13035**

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

Asset Name : ENGINE CO. 48 DIVISION 7 COMMAND CENTER  
Address : 2417 WEBSTER AVENUE  
Borough : BRONX Agency's Number : N/A  
Program / Asset # : FIRSECO.048 / 13036 Yr Built/Renovated : 1977 / 2010  
Area Sq Ft : 11,300 Project Type : FIRE DEPARTMENT  
Date of Survey : 04-May-2016 Landmark Status : NONE  
Areas Surveyed : Roof, Floors 1,2  
Block : 3025 Lot : 25 BIN : 2011061

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$265,300	
Electrical	\$68,600	\$79,100
Mechanical	\$18,100	
<b>Total</b>	<b>\$352,000</b>	<b>\$79,100</b>
Importance Code A	\$265,300	
Importance Code B	\$86,700	\$79,100
<b>Total</b>	<b>\$352,000</b>	<b>\$79,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$45,700	\$3,300		
Interior Architecture	\$45,000	\$1,900		\$400
Electrical	\$13,100	\$8,300	\$800	\$800
Mechanical	\$12,300	\$34,800	\$1,700	\$2,200
<b>Total</b>	<b>\$116,100</b>	<b>\$48,300</b>	<b>\$2,500</b>	<b>\$3,400</b>
Importance Code A	\$46,200	\$4,000	\$600	\$600
Importance Code B	\$64,000	\$44,300	\$2,000	\$2,800
Importance Code C	\$5,900			
<b>Total</b>	<b>\$116,100</b>	<b>\$48,300</b>	<b>\$2,500</b>	<b>\$3,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 48 DIVISION 7 COMMAND CENTER**  
**Asset # : 13036**

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	10%	0-2	\$5,700	LIFE	* *	5	\$9,700	
	Exposed Reinforcement, Extent : Moderate, Area Affected : 5%								
	Location : Various Locations								
	Masonry: Brick	75%	4+	\$22,800	LIFE	* *	5	\$14,500	
	Efflorescence, Extent : Moderate, Area Affected : 15%								
	Location : Lower Story								
	Metal Panel	5%	0-2	\$700	2037	* *	5	\$1,800	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 15%								
	Location : Street Facade								
	Loose/Miss Fasteners, Extent : Moderate, Area Affected : 15%								
	Location : Street Facade								
	Metal Sect. OHD	10%			2032	* *	5	\$6,100	
Windows									
	Aluminum	97%	Now	\$16,400	2043	* *	5	\$800	
	Air Infiltration, Extent : Severe, Area Affected : 10%								
	Location : Bunk Room, Kitchen								
	Crwt/Balnc Not Funct, Extent : Severe, Area Affected : 10%								
	Location : Bunk Room, Kitchen								
	Hardware Missing, Extent : Moderate, Area Affected : 15%								
	Location : Bunk Room								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Protective Metal Grilles								
	Metal Louvers	3%			2030	\$1,600	10	\$300	
Parapets									
	Masonry: Brick	90%			LIFE	* *	5	\$1,400	
	Metal Panel	10%			2047	* *	5	\$600	
Roof									
	Modified Bitumen	100%	Now	\$44,200	2022	\$221,100			
	Blisters, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Drains Inad/Misposn, Extent : Severe, Area Affected : 20%								
	Location : Main Roof								
	Ponding, Extent : Moderate, Area Affected : 25%								
	Location : Main Roof								
	Seams Open/Split, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 48 DIVISION 7 COMMAND CENTER**  
**Asset # : 13036**

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	45%	Now	\$16,300	LIFE	**	5	\$16,400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Apparatus Floor, Gymnasium, Kitchen								
	Paint Peeling, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : Apparatus Floor, Gymnasium, Kitchen -- Backup From Storm Drain								
	Worn/Eroded, Extent : Moderate, Area Affected : 30%								
	Location : Apparatus Floor, Gymnasium, Kitchen								
	Ceramic Tile	5%			2036	**	5	\$800	
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : First Floor Bathroom								
	Ceramic Tile	5%	Now	\$5,100	2040	**	5	\$400	
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor Bathrooms								
	Other Observation, Extent : Moderate, Area Affected : 40%								
	Location : 2nd Floor Bathrooms - Improper Install								
	Explanation : Mold								
	Quarry Tile	10%			2040	**	5	\$2,500	
	Sheet Vinyl/Rubber	15%			2032	**	5	\$3,800	
	Vinyl Tile	15%	2-4	\$2,200	2032	**	3	\$900	
	Worn/Eroded, Extent : Light, Area Affected : 50%								
	Location : Second Floor Corridor, Bunk Room, Locker Room								
	Vinyl Tile	5%	Now	\$7,400	2037	**	3	\$300	
	Worn/Eroded, Extent : Severe, Area Affected : 20%								
	Location : Areas Of First And Second Floors								
Interior Walls									
	Ceramic Tile	5%	Now	\$1,600	2036	**	5	\$600	
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : First Floor Bathroom								
	Ceramic Tile	5%	Now	\$3,300	2040	**	5	\$600	
	Other Observation, Extent : Moderate, Area Affected : 25%								
	Location : Second Floor Bathrooms - Improper Install								
	Explanation : Mold								
	Concrete Masonry Unit	30%			LIFE	**	5	\$2,800	
	Gypsum Board	20%	Now	\$1,000	LIFE	**	5	\$2,800	
	Paint Peeling, Extent : Moderate, Area Affected : 15%								
	Location : 2nd Floor Room								
	SGFT/Glazed Masonry	40%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 48 DIVISION 7 COMMAND CENTER**  
**Asset # : 13036**

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

AcousTileSusp.Lay-In 55% Now \$7,700 2040 \* \* 5 \$4,600

*Broken/Missing Elements, Extent : Severe, Area Affected : 10%*

*Location : Second Floor*

Exposed Concrete 40% LIFE \* \* 5 \$1,000

Gypsum Board 5% LIFE \* \* 5 \$1,000

*Broken/Missing Elements, Extent : Moderate, Area Affected : 20%*

*Location : At Roof Hatch - Second Floor*

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% 2027 \$5,000 5 \$300

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

*Location : 1st Floor*

*Explanation : No Available Nameplate Rating Capacity*

## Switchgear / Switchboard

Molded Case Bkrs 100% 2027 \$50,900 5 \$300

## Raceway

Conduit 70% 2027 \$22,900 1

Conduit 30% 2047 \* \* 1

## Panelboards

Molded Case Bkrs 30% 2043 \* \* 5 \$100

Molded Case Bkrs 70% 2026 \$28,100 5 \$200

## Wiring

Thermoplastic 70% 2027 \$20,200 1

Thermoplastic 30% 2047 \* \* 1

## Motor Controllers

Locally Mounted 100% 2025 \$15,000 5 \$100

## Ground

## Grounding Devices

Generic 100% 0-2 \$9,900 LIFE \* \* 5 \$200

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

*Location : 1st Floor*

*Explanation : Corroded*

## Stand-by Power

## Transfer Switches

Automatic 100% 2040 \* \* 1 \$3,500

## Generators

Diesel 100% 2023 \$68,600 1 \$4,400

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

*Location : Basement*

*Explanation : Emergency Generator Rated At 17.5 Kilowatts*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 48 DIVISION 7 COMMAND CENTER**  
**Asset # : 13036**

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
Stand-by Power									
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$400	
Fuel Storage									
	Day Tank	50%			2026	\$400	5	\$1,000	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : 30 Gallons Rated Capacity									
	Main Tank	50%			2030	\$700	5	\$200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : No Available Nameplate Rating Capacity									
Lighting									
Interior Lighting									
	Fluorescent	70%			2032	* *	10	\$7,300	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	LED	30%			2035	* *			
Egress Lighting									
	Emergency, Battery	50%			2035	* *	10	\$1,400	
	Exit, LED	50%			2062	* *	1		
Exterior Lighting									
	HID	20%			2027	\$8,900	10		
	No Component	80%							

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%			2047	* *	1		
Conversion Equipment									
	Hot Water Boiler	100%			2044	* *	1	\$5,600	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Boiler Room									
Explanation : 1 Unit									
Distribution									
	Hot Wtr Piping/Pump	100%	Now	\$900	2035	* *	4	\$600	
Malfunctioning, Extent : Moderate, Area Affected : 10%									
Location : Temperature Controler									
Terminal Devices									
	Convector/Radiator	60%	Now	\$1,800	2032	* *	1	\$2,000	
Damaged, Extent : Severe, Area Affected : 5%									
Location : 2nd Floor Tv Room									
	Unit Heater - Steam	40%			2032	* *	4	\$400	

**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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 48 DIVISION 7 COMMAND CENTER**  
**Asset # : 13036**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Split Unit	40%			2032	* *			
		Other Observation, Extent : Light, Area Affected : 40%							
		Location : Roof							
		Explanation : 5 Units. R-410a							
	Split Unit	5%			2022	\$11,800			
		R-22 Refrigerant, Extent : Light, Area Affected : 5%							
		Location : 1 Unit. Roof							
	Window/Wall Unit	15%			2022	\$3,400	1		
	No Component	40%							
Terminal Devices									
	Fan Coil - 2 Pipe	40%			2032	* *	1	\$1,500	
	Fan Coil - 2 Pipe	5%			2022	\$6,300	1	\$200	
	No Component	55%							
Heat Rejection									
	Dry Cooler	40%			2032	* *	2	\$3,200	
	Dry Cooler	5%			2022	\$1,800	2	\$400	
	No Component	55%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	40%	Now	\$4,100	LIFE	* *	2-5	\$2,500	
		Other Observation, Extent : Severe, Area Affected : 20%							
		Location : 2nd Floor							
		Explanation : Air Circulation Is Very Poor In 2nd Floor Specially The Stay Room.							
	No Component	60%							
Exhaust Fans									
	Roof	25%			2035	* *	2	\$100	
	Roof	25%	Now	\$500	2027	\$4,600	2	\$100	
		Not in Service, Extent : Severe, Area Affected : 10%							
		Location : Roof							
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$6,700	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : 2-75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%	Now	\$4,000	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 10%							
		Location : 1st Floor Operational Area							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 48 DIVISION 7 COMMAND CENTER**  
**Asset # : 13036**

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		
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	80%							
	Generic	20%			2037	* *	1-2	\$600	
	Other Observation, Extent : Light, Area Affected : 20%								
	Location : 2nd Floor								
	Explanation : Partial System Serves Command Center And Corridors								
Chemical System									
	Generic	100%			2022	\$27,200	1-3	\$3,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : 1 Set								

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

<b>Asset Name</b>	: ENGINE CO. 5		
<b>Address</b>	: 340 EAST 14th STREET		
<b>Borough</b>	: MANHATTAN	<b>Agency's Number</b>	: N/A
<b>Program / Asset #</b>	: FIRSECO.005 / 13004	<b>Yr Built/Renovated</b>	: 1880 / 2002
<b>Area Sq Ft</b>	: 5,727	<b>Project Type</b>	: FIRE DEPARTMENT
<b>Date of Survey</b>	: 05-Apr-2016	<b>Landmark Status</b>	: NONE
<b>Areas Surveyed</b>	: Floors 1		
<b>Block</b>	: 455	<b>Lot</b>	: 28
		<b>BIN</b>	: 1006520

**CAPITAL**


---

**Total**

Importance Code

---

**Total**
**EXPENSE**


---

**Total**

Importance Code

---

**Total**


*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 5**  
**Asset # : 13004**

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

Under Construction 100%

## Windows

Under Construction 100%

## Parapets

Under Construction 100%

## Roof

Under Construction 100%

## Interior

## Floors

Under Construction 100%

## Interior Walls

Under Construction 100%

## Ceilings

Under Construction 100%

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	

## Over 600 Volts

## Service Equipment

Under Construction 100%

## Transformers

Under Construction 100%

## Switchgear / Switchboard

Under Construction 100%

## Feeders

Under Construction 100%

## Raceway

Under Construction 100%

## Under 600 Volts

## Service Equipment

Under Construction 100%

## Transformers

Under Construction 100%

## Switchgear / Switchboard

Under Construction 100%

## Raceway

Under Construction 100%

## Panelboards

Under Construction 100%

## Wiring

Under Construction 100%

## Motor Controllers

Under Construction 100%

## Ground

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 5**  
**Asset # : 13004**

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  
Under Construction 100%

## Stand-by Power

Transfer Switches  
Under Construction 100%

Generators  
Under Construction 100%

Batteries  
Under Construction 100%

Fuel Storage  
Under Construction 100%

## Lighting

Interior Lighting  
Under Construction 100%

Egress Lighting  
Under Construction 100%

Exterior Lighting  
Under Construction 100%

## Lightning Protection

Arresters/Cabling  
Under Construction 100%

## Alarm

Security System  
Under Construction 100%

Fire/Smoke Detection  
Under Construction 100%

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  
Under Construction 100%

Conversion Equipment  
Under Construction 100%

Distribution  
Under Construction 100%

Terminal Devices  
Under Construction 100%

## Air Conditioning

Energy Source  
Under Construction 100%

Conversion Equipment  
Under Construction 100%

Distribution  
Under Construction 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 5**  
**Asset # : 13004**

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
Air Conditioning									
	Terminal Devices								
	Under Construction	100%							
	Heat Rejection								
	Under Construction	100%							
Ventilation									
	Distribution								
	Under Construction	100%							
	Exhaust Fans								
	Under Construction	100%							
Plumbing									
	H/C Water Piping								
	Under Construction	100%							
	Water Heater								
	Under Construction	100%							
	HW Heat Exchanger								
	Under Construction	100%							
	Sanitary Piping								
	Under Construction	100%							
	Storm Drain Piping								
	Under Construction	100%							
	Sump Pump(s)								
	Under Construction	100%							
	Pool Filter/Treatment								
	Under Construction	100%							
	Sewage Ejector(s)								
	Under Construction	100%							
	Backflow Preventer								
	Under Construction	100%							
	Fixtures								
	Under Construction	100%							
Vertical Transport									
	Elevators								
	Under Construction	100%							
	Escalators								
	Under Construction	100%							
Fire Suppression									
	Standpipe								
	Under Construction	100%							
	Sprinkler								
	Under Construction	100%							
	Fire Pump								
	Under Construction	100%							
	Chemical System								
	Under Construction	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 50/ LADDER CO. 19  
**Address** : 1155 WASHINGTON AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.050 / 13037 **Yr Built/Renovated** : 1975 /  
**Area Sq Ft** : 11,344 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 03-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2388 **Lot** : 45 **BIN** : 2001584

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$47,300	
Interior Architecture		\$22,300
Electrical	\$68,600	\$69,000
Mechanical	\$49,800	
<b>Total</b>	<b>\$165,700</b>	<b>\$91,400</b>
Importance Code A	\$47,300	
Importance Code B	\$118,400	\$91,400
<b>Total</b>	<b>\$165,700</b>	<b>\$91,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$38,400	\$4,400		
Interior Architecture	\$44,300	\$1,300	\$300	\$300
Electrical	\$14,700	\$25,700	\$800	\$800
Mechanical	\$30,000	\$39,700	\$2,400	\$1,400
<b>Total</b>	<b>\$127,400</b>	<b>\$71,100</b>	<b>\$3,500</b>	<b>\$2,500</b>
Importance Code A	\$39,000	\$5,100	\$600	\$600
Importance Code B	\$88,400	\$65,900	\$2,900	\$1,900
Importance Code C				
<b>Total</b>	<b>\$127,400</b>	<b>\$71,100</b>	<b>\$3,500</b>	<b>\$2,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 50/ LADDER CO. 19**  
**Asset # : 13037**

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	80%	0-2	\$47,300	LIFE	* *	5	\$15,100	
Vegetation Growth, Extent : Moderate, Area Affected : 20%									
Location : Corner At Kitchen And At 1st Story Bump Out									
	Metal Sect. OHD	15%			2032	* *	5	\$8,800	
	Pre-Cast Concrete	5%	Now	\$3,200	LIFE	* *	5	\$3,100	
Spalling, Extent : Moderate, Area Affected : 15%									
Location : Above House Watch									
Windows									
	Aluminum	100%	Now	\$1,100	2035	* *	5	\$300	
Broken/Missing Elements, Extent : Moderate, Area Affected : 50%									
Location : Basement And At House Watch									
Parapets									
	Masonry: Brick	90%			LIFE	* *	5	\$1,600	
	Pre-Cast Concrete	10%	Now	\$700	LIFE	* *	5	\$1,100	
Exposed Reinforcement, Extent : Moderate, Area Affected : 10%									
Location : Coping									
Caulking Deteriorated, Extent : Moderate, Area Affected : 20%									
Location : Coping Joints									
Roof									
	Modified Bitumen	75%	Now	\$22,300	2032	* *			
Alligatoring, Extent : Moderate, Area Affected : 30%									
Location : Throughout Upper Roof									
Blisters, Extent : Moderate, Area Affected : 25%									
Location : Throughout Upper Roof									
Seams Open/Split, Extent : Moderate, Area Affected : 15%									
Location : Various Locations Throughout									
	Modified Bitumen	25%	Now	\$11,100	2032	* *			
Ridging, Extent : Moderate, Area Affected : 25%									
Location : Throughout Lower Roof									
Seams Open/Split, Extent : Moderate, Area Affected : 20%									
Location : Various Locations Throughout									
Vegetation Growth, Extent : Severe, Area Affected : 30%									
Location : Lower Roof									

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 50/ LADDER CO. 19**  
**Asset # : 13037**

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	50%	Now	\$18,200	LIFE	**	5	\$18,400		
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Apparatus Floor									
Misaligned/Bulging, Extent : Moderate, Area Affected : 15%									
Location : Apron At Apparatus Floor									
Worn/Eroded, Extent : Moderate, Area Affected : 30%									
Location : Throughout Apparatus Floor									
Ceramic Tile	10%	Now	\$10,200	2040	**	5	\$800		
Drains Inad/Misposn, Extent : Severe, Area Affected : 20%									
Location : Shower/ Locker Room									
Recent Replace Evident, Extent : Light, Area Affected : 50%									
Location : 2nd Floor									
Other Observation, Extent : Severe, Area Affected : 50%									
Location : 2nd Floor Showers									
Explanation : Poor Quality Of Construction. Showers Moldy									
Quarry Tile	10%			2032	**	5	\$2,500		
Vinyl Tile	15%	0-2	\$6,700	2027	\$22,300	3	\$900		
Broken/Missing Elements, Extent : Moderate, Area Affected : 30%									
Location : First Floor									
Worn/Eroded, Extent : Severe, Area Affected : 20%									
Location : Stairwell And First Floor									
Vinyl Tile	15%			2035	**	3	\$900		
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : 2nd Floor									
Interior Walls									
Ceramic Tile	5%			2030	\$9,000	5	\$300		
Ceramic Tile	5%			2040	**	5	\$300		
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : 2nd Floor Showers/ Bathrooms									
Concrete Masonry Unit	60%			LIFE	**	5	\$1,500		
Plaster	10%			LIFE	**	5	\$200		
SGFT/Glazed Masonry	20%			LIFE	**				
Ceilings									
AcousTileSusp.Lay-In	55%	4+	\$3,900	2040	**	5	\$4,600		
Staining/Discoloring, Extent : Moderate, Area Affected : 20%									
Location : Kitchen Area									
Exposed Concrete	15%			LIFE	**	5	\$400		
Gypsum Board	30%	4+	\$5,300	LIFE	**	5	\$6,300		
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Apparatus Room									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 50/ LADDER CO. 19**  
**Asset # : 13037**

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								
	Molded Case Bkrs	100%			2027	\$5,000	5	\$300	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : No Nameplate Ratings Available							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2027	\$50,900	5	\$300	
	Raceway								
	Conduit	100%			2027	\$32,700	1		
	Panelboards								
	Fused Disc Sw	5%			2026	\$2,000	5		
	Molded Case Bkrs	50%			2035	* *	5	\$200	
	Molded Case Bkrs	45%			2026	\$18,100	5	\$100	
	Wiring								
	Thermoplastic	100%			2027	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%	0-2	\$9,900	LIFE	* *	5	\$200	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Explanation : Corroded							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2025	\$5,000	1	\$3,500	
	Generators								
	Diesel	100%			2023	\$68,600	1	\$4,400	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Emergency Generator Rated At 17.5 Kilowatts							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	50%			2026	\$400	5	\$1,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : 10 Gallon Rated Capacity							
	Main Tank	50%			2030	\$700	5	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : 275 Gallon Rated Capacity							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 50/ LADDER CO. 19**  
**Asset # : 13037**

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	95%			2032	**	10	\$9,900		
	T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
Fluorescent	5%	Now	\$1,600	2037	**				
	Not in Service, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
Egress Lighting									
Emergency, Service	100%			2022	\$5,800	1			
Exterior Lighting									
HID	20%			2022	\$8,900	10			
No Component	80%								

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%			2047	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2040	* *	1	\$5,600	
	Distribution								
	Hot Wtr Piping/Pump	100%			2035	* *	4	\$600	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Explanation : There Is Only 1 Thermostat In The Building							
	Terminal Devices								
	Convactor/Radiator	70%			2032	* *	1	\$2,600	
	Fan Coil Unit/Heat	30%			2022	\$49,800	1	\$1,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%			2035	* *	2	\$100	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Roof							
		Explanation : 1 Unit. R-410a							
	Split Unit	10%	0-2	\$23,600	2037	* *			
		Other Observation, Extent : Severe, Area Affected : 10%							
		Location : Roof							
		Explanation : 2 Units Are On Extend Working Life Time. R-22							
	Window/Wall Unit	30%			2022	\$6,900	1		
	No Component	40%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 50/ LADDER CO. 19**  
**Asset # : 13037**

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
Air Conditioning									
	Heat Rejection								
	Dry Cooler	10%			2022	\$3,600	2	\$800	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	70%			LIFE	* *	2-5	\$4,400	
	No Component	30%							
	Exhaust Fans								
	Roof	50%	Now	\$900	2032	* *	2	\$100	
		Not in Service, Extent : Severe, Area Affected : 25%							
		Location : Roof							
	No Component	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Lack Of Air Circulation In 2nd Floor And The Bath Room							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
	Water Heater								
	Gas Fired	100%			2025	\$6,800	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%	Now	\$4,100	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 10%							
		Location : Basement And 1st Floor							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2027	\$1,700	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	80%							
	Generic	20%			2037	* *	1-2	\$600	
	Chemical System								
	Wet	100%			2022	\$27,200	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 52/ LADDER CO. 52  
**Address** : 4550 HENRY HUDSON PARKWAY  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.052 / 13038 **Yr Built/Renovated** : 1939 / 1999  
**Area Sq Ft** : 7,326 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Floors 1,2  
**Block** : 5813 **Lot** : 123 **BIN** : 2084327

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$57,200
Site Pavements		\$81,000
<b>Total</b>		<b>\$138,200</b>
Importance Code A		\$57,200
Importance Code C		\$81,000
<b>Total</b>		<b>\$138,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$44,300		\$6,000	
Interior Architecture	\$79,700			\$500
Electrical		\$1,700	\$100	
Mechanical	\$7,500	\$35,900	\$1,600	\$1,200
Site Enclosure	\$1,500			
<b>Total</b>	<b>\$133,000</b>	<b>\$37,500</b>	<b>\$7,800</b>	<b>\$1,700</b>
Importance Code A	\$45,000	\$800	\$6,800	\$700
Importance Code B	\$43,500	\$36,700	\$1,000	\$1,000
Importance Code C	\$44,400			
<b>Total</b>	<b>\$133,000</b>	<b>\$37,500</b>	<b>\$7,800</b>	<b>\$1,700</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 52/ LADDER CO. 52**  
**Asset # : 13038**

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	60%	2-4	\$13,100	LIFE	**	5	\$20,800	
Efflorescence, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Masonry: Brick	30%			LIFE	**	5	\$10,400	
Masonry: Limestone	5%			LIFE	**	5	\$1,300	
Wood Overhead Doors	5%			2025	\$57,200	5	\$8,700	
Windows								
Aluminum	100%	Now	\$12,400	2043	**	5	\$1,400	
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
Location : Window Lintels At 2nd Floor Shower Room								
Water Penetration, Extent : Severe, Area Affected : 15%								
Location : 2nd Floor At Shower Room								
Parapets								
Masonry: Brick	5%			LIFE	**	5		
Masonry: Limestone	95%			LIFE	**	5		
Spalling, Extent : Light, Area Affected : 2%								
Location : Left Side Facade At Cornice								
Roof								
Copper/Terne	90%	4+	\$18,800	2055	**			
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 1%								
Location : Over 1st Floor Front Bay Window								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Attic Space: Wood Rafters Supporting Roof Have Water Damage								
Roll Roofing	10%			2023	\$5,100	5	\$2,000	
Interior								
Floors								
Cast in Place Concrete	50%			LIFE	**	5	\$13,100	
Ceramic Tile	9%			2036	**	5	\$1,100	
Quarry Tile	1%			2040	**	5	\$200	
Terrazzo	5%	4+	\$2,900	LIFE	**	5	\$500	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Cracks In Bathroom Floor								
Vinyl Tile	25%	0-2	\$10,600	2032	**	3	\$1,100	
Worn/Eroded, Extent : Severe, Area Affected : 30%								
Location : 2nd Floor Throughout								
Vinyl Tile 9" X 9"	10%	2-4	\$13,800	2037	**	3	\$500	
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Second Floor								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 52/ LADDER CO. 52**  
**Asset # : 13038**

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Interior									
Interior Walls									
	Cast in Place Concrete	10%	Now	\$6,500	LIFE	**			
		Water Penetration, Extent : Severe, Area Affected : 3%							
		Location : Side Wall And Exercise Area At Cellar							
	Ceramic Tile	2%			2036	**	5	\$400	
	Gypsum Board	2%			LIFE	**	5	\$200	
	Masonry: Brick	10%	0-2	\$24,200	LIFE	**			
		Paint Peeling, Extent : Moderate, Area Affected : 50%							
		Location : Cellar							
		Spalling, Extent : Moderate, Area Affected : 50%							
		Location : Cellar							
	Plaster	5%	4+	\$800	LIFE	**	5	\$300	
		Spalling, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor T. V. Room							
	Plywood/Hardboard	1%			LIFE	**			
	SGFT/Glazed Masonry	70%	Now	\$11,200	LIFE	**			
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor At Stairwell							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor At Stairwell							
Ceilings									
	AcousTileSusp.Lay-In	30%	2-4	\$5,800	2040	**	5	\$1,700	
		Staining/Discoloring, Extent : Light, Area Affected : 2%							
		Location : Kitchen And Throughout							
	Exposed Struc: Steel	30%			LIFE	**			
	Plaster	40%	Now	\$3,100	LIFE	**	5	\$2,900	
		Spalling, Extent : Moderate, Area Affected : 5%							
		Location : Stairwell At 1st Floor							
		Water Penetration, Extent : Severe, Area Affected : 5%							
		Location : Stairwell And Apparatus Room							
Site Enclosure									
Fence/Gates									
	Chain Link	5%	2-4	\$1,500	2057	**			
		Corrosion/Rusting, Extent : Severe, Area Affected : 60%							
		Location : Rear Yard							
	Wood	95%			2025	\$20,500			
Free Standing Walls									
	Concrete Masonry Unit	100%			2047	**			
Site Pavements									
Parking/Driveway									
	Asphalt	85%			2030	\$81,000			
	Cast in Place Concrete	15%			2040	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 52/ LADDER CO. 52**  
**Asset # : 13038**

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								
	Molded Case Bkrs	100%			2047	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 400 Amperes							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2047	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Molded Case Circuit Breaker In The Switchboard							
	Raceway								
	Conduit	100%			2047	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2043	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2047	* *	1		
	Motor Controllers								
	Locally Mounted	50%			2040	* *	5		
	Locally Mounted	50%			2025	\$7,500	5		
		Aged Component, Extent : Light, Area Affected : 100%							
		Location : 1st Floor - Existing Controllers For Roll Up Gates							
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	LED	100%			2032	* *			
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Egress Lighting								
	Emergency, Battery	80%			2032	* *	10	\$1,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st And 2nd Floors							
		Explanation : Emergency Fixtures And Exit Signs With Batteries							
	Emergency, Battery	20%			2027	\$2,100	10	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Emergency Fixtures And Exit Signs With Batteries							
	Exterior Lighting								
	HID	100%			2032	* *	10		
Alarm									
	Fire/Smoke Detection								
	No Component	95%							
	Generic, Analog	5%			2032	* *	1-3	\$200	
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 52/ LADDER CO. 52**  
**Asset # : 13038**

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%			2047	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2040	**	1	\$7,300	
	Distribution								
	Central Plant Steam Piping/Pmp	100%	Now	\$6,100	2037	**	4	\$400	
	Other Observation, Extent : Moderate, Area Affected : 25% Location : Throughout Explanation : Heavy Water Hammer								
	Terminal Devices								
	Convactor/Radiator	100%			2032	**	1	\$2,400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Window/Wall Unit	80%			2022	\$11,900	1		
	No Component	20%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,100	
	Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Includes Make-up Air								
	Exhaust Fans								
	Interior	90%			2022	\$22,900	2	\$200	
	Roof	10%			2027	\$1,200	2		
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	1		
	Water Heater								
	Gas Fired	100%	Now	\$100	2026	\$4,400	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 - Instantaneous Units / 204 Gallons Per Hour Each - Recent Install								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Other Observation, Extent : Light, Area Affected : 20% Location : 1st Floor Explanation : Report Of Backup Every 3 Months								
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Sewage Ejector(s)								
	Electric	100%			2032	**	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 52/ LADDER CO. 52**  
**Asset # : 13038**

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									
	Backflow Preventer								
	Generic	100%			2032	* *	1	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Piped Up From Basement							
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 53 (COMBINED FACILITY) 23RD PCT.  
**Address** : 1836 THIRD AVENUE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.053 / 13039 **Yr Built/Renovated** : 1974 / 2011  
**Area Sq Ft** : 10,648 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 1629 **Lot** : 40 **BIN** : 1051850

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$74,300	\$54,800
Electrical		\$36,200
<b>Total</b>	<b>\$74,300</b>	<b>\$90,900</b>
Importance Code A	\$74,300	\$54,800
Importance Code B		\$36,200
<b>Total</b>	<b>\$74,300</b>	<b>\$90,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$10,700		\$10,600	
Interior Architecture	\$14,600			\$100
Electrical	\$100			
Mechanical	\$10,500	\$33,100	\$1,300	\$200
<b>Total</b>	<b>\$35,900</b>	<b>\$33,100</b>	<b>\$11,900</b>	<b>\$300</b>
Importance Code A	\$10,700		\$10,600	
Importance Code B	\$24,600	\$33,100	\$1,300	\$300
Importance Code C	\$500			
<b>Total</b>	<b>\$35,900</b>	<b>\$33,100</b>	<b>\$11,900</b>	<b>\$300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 53 (COMBINED FACILITY) 23RD PCT.**  
**Asset # : 13039**

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	78%			LIFE	**	5	\$8,600	
	Masonry: Granite	2%			LIFE	**	5	\$200	
	Masonry: Sandstone	10%	Now	\$8,800	LIFE	**	5	\$800	
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : Street Facade							
	Wood Overhead Doors	10%			2040	**	5	\$5,500	
Windows									
	Aluminum	100%	Now	\$74,300	2052	**	5	\$900	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Windows Are Very Old, Single-Glazed, And Largely Inoperable, Broken Or Missing.							
Parapets									
	Cast Stone/Terra Cotta	15%			LIFE	**	5	\$2,100	
	Masonry: Brick	85%	0-2	\$1,800	LIFE	**	5	\$1,500	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%							
		Location : South East Corner							
Roof									
	Roll Roofing	100%			2028	\$54,800	5	\$21,200	
		Debris Present, Extent : Light, Area Affected : 10%							
		Location : Lower And Main Roofs							
Interior									
Floors									
	Cast in Place Concrete	45%			LIFE	**	5	\$15,700	
	Ceramic Tile	5%	Now	\$800	2036	**	5	\$400	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : 1st Floor Toilet							
	Quarry Tile	5%			2040	**	5	\$1,200	
	Vinyl Tile	5%			2027	\$7,100	3	\$400	
	Under Construction	40%							
Interior Walls									
	Ceramic Tile	5%			2036	**	5	\$1,100	
	Concrete Masonry Unit	10%			LIFE	**	5	\$900	
	Gypsum Board	5%			LIFE	**	5	\$600	
	Plaster	15%			LIFE	**	5	\$1,000	
	SGFT/Glazed Masonry	25%			LIFE	**			
	Under Construction	40%							
Ceilings									
	AcousTileConcealSpLn	10%			2040	**	5	\$2,000	
	Exposed Concrete	50%	4+	\$13,100	LIFE	**	5	\$1,200	
		Paint Peeling, Extent : Moderate, Area Affected : 40%							
		Location : Apparatus Room							
	Under Construction	40%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 53 (COMBINED FACILITY) 23RD PCT.**  
**Asset # : 13039**

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									
Raceway									
	Conduit	90%			2037	* *	1		
	Under Construction	10%							
Panelboards									
	Molded Case Bkrs	90%			2026	\$36,200	5	\$300	
	Under Construction	10%							
Wiring									
	Thermoplastic	90%			2027	\$26,000	1		
	Under Construction	10%							
Lighting									
Interior Lighting									
	Fluorescent	90%			2027	\$27,100	10	\$8,800	
	T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Under Construction	10%							
Exterior Lighting									
	HID	10%			2027	\$4,200	10		
	No Component	90%							

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								
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : The Heating Source (Hot Water) Is From Adjacent Building (Police Station)							
Conversion Equipment									
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : The Heating Source (Hot Water) Is From Adjacent Building (Police Station)							
Distribution									
	Hot Wtr Piping/Pump	100%			2035	* *	4	\$500	
Terminal Devices									
	Convector/Radiator	40%			2032	* *	1	\$1,400	
	Unit Heater - Steam	40%			2022	\$14,900	4	\$600	
	No Component	20%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 53 (COMBINED FACILITY) 23RD PCT.**  
**Asset # : 13039**

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
Air Conditioning								
Conversion Equipment								
Window/Wall Unit	30%			2021	\$6,500	1		
No Component	40%							
Not Accessible	30%							
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : Ac Comes From The Adjacent Building (Police Station)								
Terminal Devices								
No Component	70%							
Not Accessible	30%							
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : Ac Comes From The Adjacent Building (Police Station)								
Heat Rejection								
No Component	70%							
Not Accessible	30%							
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : Ac Comes From The Adjacent Building (Police Station)								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,900	
Exhaust Fans								
Roof	50%			2022	\$8,600	2	\$200	
Roof	10%			2037	* *	2		
Recent Replace Evident, Extent : Light, Area Affected : 10%								
Location : Roof								
No Component	40%							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2037	* *	1		
Water Heater								
Electric	100%			2022	\$9,200	4	\$100	
Other Observation, Extent : Light, Area Affected : 100%								
Location : 1st Floor								
Explanation : 2 - 120 Gallon Units								
Sanitary Piping								
Cast Iron	100%	Now	\$3,800	LIFE	* *	1		
Blockage /Clogged, Extent : Moderate, Area Affected : 10%								
Location : 1st Floor Operational Area								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Backflow Preventer								
Not Accessible	100%							
Fixtures								
Under Construction	100%							

**Fire Suppression**

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 53 (COMBINED FACILITY) 23RD PCT.**  
**Asset # : 13039**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression								
Sprinkler								
No Component		90%						
Generic		10%		2037	* *	1-2	\$300	

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

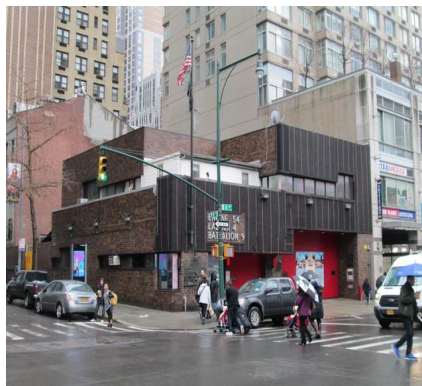
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 54/ LADDER CO 4/ BATTALION 9  
**Address** : 782 EIGHTH AVENUE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.054 / 13044 **Yr Built/Renovated** : 1974 /  
**Area Sq Ft** : 9,448 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 23-Jan-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1019 **Lot** : 61 **BIN** : 1024767

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$76,000	\$134,600
Interior Architecture		\$47,200
Electrical	\$37,200	\$89,100
<b>Total</b>	<b>\$113,200</b>	<b>\$271,000</b>
Importance Code A	\$76,000	\$134,600
Importance Code B	\$37,200	\$136,400
<b>Total</b>	<b>\$113,200</b>	<b>\$271,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$18,400	\$2,400		
Interior Architecture	\$30,900	\$2,800	\$1,000	\$1,100
Electrical	\$700	\$2,700	\$800	\$41,100
Mechanical	\$1,600	\$7,900	\$2,600	\$8,700
Site Enclosure	\$4,700			
<b>Total</b>	<b>\$56,300</b>	<b>\$15,800</b>	<b>\$4,300</b>	<b>\$50,900</b>
Importance Code A	\$18,900	\$2,800	\$500	\$500
Importance Code B	\$32,700	\$13,000	\$3,600	\$50,400
Importance Code C	\$4,700		\$300	
<b>Total</b>	<b>\$56,300</b>	<b>\$15,800</b>	<b>\$4,300</b>	<b>\$50,900</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 54/ LADDER CO 4/ BATTALION 9**  
**Asset # : 13044**

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									
Alum/Vinyl Siding	10%			2039	**	10	\$500		
Masonry: Brick	80%	Now	\$76,000	LIFE	**	5	\$12,100		
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Loose Units, Extent : Moderate, Area Affected : 15%									
Location : Front Facade									
Caulking Deteriorated, Extent : Severe, Area Affected : 3%									
Location : Front And Side Facades									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Front Facade									
Explanation : Protective Netting In Place									
Metal Sect. OHD	10%			2042	**	5	\$4,700		
Windows									
Aluminum	90%	Now	\$1,800	2037	**	5	\$200		
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Glazing Clouded, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Aluminum	10%			2045	**	5			
Other Observation, Extent : Light, Area Affected : 100%									
Location : 2nd Floor Battalion Office									
Explanation : Three Windows Are Vinyl Replacement Windows									
Parapets									
Masonry: Brick	90%	Now	\$14,400	LIFE	**	5	\$1,200		
Cracking/Crumbling, Extent : Moderate, Area Affected : 50%									
Location : Front Facade									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%									
Location : Throughout Parapet									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Front Facade									
Explanation : Protective Netting In Place									
Masonry: Brownstone	10%	Now	\$2,200	LIFE	**	5	\$300		
Misaligned/Bulging, Extent : Severe, Area Affected : 15%									
Location : Front Facade Coping Stones									
Caulking Deteriorated, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Roof									
Modified Bitumen	100%			2029	\$134,600	10	\$9,500		
Ponding, Extent : Light, Area Affected : 10%									
Location : Throughout									
Soffits									
Metal Panel	100%			2049	**	5-10			

Interior

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 54/ LADDER CO 4/ BATTALION 9**  
**Asset # : 13044**

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	50%	0-2	\$3,800	LIFE	**	5	\$15,300	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Equipment Room Floor							
	Ceramic Tile	10%			2038	**	5	\$1,400	
	Quarry Tile	5%			2034	**	5	\$1,100	
	Vinyl Tile	35%	Now	\$13,000	2034	**	3	\$1,800	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
		Worn/Eroded, Extent : Light, Area Affected : 20%							
		Location : Throughout							
Interior Walls									
	Ceramic Tile	5%			2038	**	5	\$500	
	Concrete Masonry Unit	47%			LIFE	**	5	\$2,000	
	Gypsum Board	3%			LIFE	**	5	\$200	
	Plaster	10%			LIFE	**	5	\$300	
	SGFT/Glazed Masonry	35%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	40%			2027	\$47,200	5	\$5,600	
	Exposed Concrete	30%	0-2	\$14,100	LIFE	**	5	\$700	
		Cracking/Crumbling, Extent : Light, Area Affected : 3%							
		Location : Southeast Corner Of Basement							
	Plaster	30%			LIFE	**	5	\$2,600	
Site Enclosure									
	Fence/Gates								
	Wood	100%	4+	\$3,300	2034	**			
		Dry Rot/Decay, Extent : Light, Area Affected : 100%							
		Location : Side Yard							
Free Standing Walls									
	Masonry: Brick	100%	Now	\$1,400	2049	**			
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Side Yard							
		Loose Units, Extent : Moderate, Area Affected : 5%							
		Location : Side Yard							
Retaining Walls									
	Concrete Masonry Unit	100%			2049	**			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	**			
	Parking/Driveway								
	Cast in Place Concrete	100%			2042	**			
	Activity Yard								
	Cast in Place Concrete	100%			2042	**			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 54/ LADDER CO 4/ BATTALION 9**  
**Asset # : 13044**

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%			2029	\$5,000	5		
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Electrical Room						
			Explanation : One 400 Ampere Main Disconnect Switch						
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	95%			2028	\$38,200	5	\$200	
	Wiring								
	Thermoplastic	100%			2029	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2034	* *	1	\$2,900	
	Generators								
	Diesel	100%			2032	* *	1	\$3,700	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Generator Room - Yard						
			Explanation : One 80 Kilovolt-ampere						
	Batteries								
	Lead/Acid	100%			2022	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	30%			2037	* *	5	\$500	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Generator Room - Yard						
			Explanation : One 60 Galllons						
	Main Tank	70%			2044	* *	5	\$200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Underground						
			Explanation : One 1,000 Gallon						
Lighting									
	Interior Lighting								
	Fluorescent	95%			2024	\$25,400	10	\$8,200	
			T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%						
			Location : Throughout The Building						
	Incandescent	5%			2024	\$3,200	2		
	Egress Lighting								
	Emergency, Service	70%			2024	\$3,400	1		
	No Component	30%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 54/ LADDER CO 4/ BATTALION 9**  
**Asset # : 13044**

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

## Exterior Lighting

HID

100%

2024

\$37,200

10

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%

2049

\* \*

1

## Conversion Equipment

Hot Water Boiler

100%

2049

\* \*

1

\$4,700

*Recent Installation, Extent : Light, Area Affected : 100%**Location : Basement*

## Distribution

Hot Wtr Piping/Pump

100%

2045

\* \*

4

\$700

## Terminal Devices

Convactor/Radiator

80%

2034

\* \*

1

\$2,400

Fan Coil Unit/Heat

20%

2029

\$27,600

1

\$600

## Air Conditioning

## Energy Source

Electricity

100%

2045

\* \*

1

## Conversion Equipment

Exterior Pkg Unit -

25%

2034

\* \*

2

\$100

Cooling

Exterior Pkg Unit -

25%

2034

\* \*

2

\$100

Cooling

*Other Observation, Extent : Light, Area Affected : 100%**Location : Lower Roof**Explanation : Unit Serves Kitchen And Member Room*

Window/Wall Unit

35%

2022

\$6,700

1

No Component

15%

## Distribution

Ductwork/Diffusers

25%

LIFE

\* \*

2

\$3,100

No Component

75%

## Ventilation

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$5,300

## Exhaust Fans

Roof

100%

2034

\* \*

2

\$300

## Plumbing

## H/C Water Piping

Brass/Copper

100%

2039

\* \*

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 54/ LADDER CO 4/ BATTALION 9**  
**Asset # : 13044**

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%			2024	\$5,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2024	\$1,400	4	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Duplex Unit							
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	95%							
	Generic	5%			2049	* *	1-2	\$100	
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 55  
**Address** : 363 BROOME STREET  
**Borough** : MANHATTAN  
**Program / Asset #** : FIRSECO.055 / 13045  
**Area Sq Ft** : 7,363  
**Date of Survey** : 25-Jun-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 470      **Lot** : 12      **BIN** : 1066722  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1898 / 1998  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : EXTERIOR LANDMARK

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$5,200			\$4,600
Interior Architecture	\$21,200	\$6,200		\$2,800
Electrical	\$900	\$1,200	\$2,800	\$9,500
Mechanical	\$1,800	\$1,000	\$2,400	\$1,000
<b>Total</b>	<b>\$29,000</b>	<b>\$8,400</b>	<b>\$5,200</b>	<b>\$17,900</b>
Importance Code A	\$5,900	\$700	\$700	\$5,400
Importance Code B	\$11,100	\$7,700	\$4,400	\$12,500
Importance Code C	\$12,100			
<b>Total</b>	<b>\$29,000</b>	<b>\$8,400</b>	<b>\$5,200</b>	<b>\$17,900</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 55**  
**Asset # : 13045**

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	15%			LIFE	**	5	\$4,900	
	Metal Sect. OHD	10%			2046	**	5	\$10,300	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Main Apparatus Door							
	Not Accessible	75%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Front And Side Elevations							
		Explanation : Scaffold Covers The Front And Side Elevations							
Windows									
	Aluminum	50%			2054	**	5	\$800	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Rear Facade							
	Wood	50%			2054	**	5	\$8,400	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Front Facade							
Parapets									
	Masonry: Brick	90%			LIFE	**	5	\$2,300	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Masonry: Sandstone	10%			LIFE	**	5	\$300	
Roof									
	Copper/Terne	5%			2069	**	10	\$800	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Roof							
	Modified Bitumen	90%			2039	**	10	\$6,100	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Skylight, Metal/Glass	5%			2059	**	10	\$1,100	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Lower Roof							
Interior									
Floors									
	Cast in Place Concrete	35%	Now	\$9,100	LIFE	**	5	\$8,400	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
		Location : Basement							
	Ceramic Tile	5%			2044	**	5	\$600	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Wood	60%			2057	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 55**  
**Asset # : 13045**

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

## Interior Walls

Concrete Masonry Unit	5%			LIFE	**	5		\$400	
Gypsum Board	45%			LIFE	**	5		\$4,900	
Masonry: Brick	15%	Now	\$12,100	LIFE	**				

*Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%*

*Location : Basement*

*Water Penetration, Extent : Light, Area Affected : 10%*

*Location : Basement*

Plaster	10%			LIFE	**	5		\$500	
SGFT/Glazed Masonry	20%			LIFE	**				
Wood	5%			LIFE	**	5		\$3,600	

## Ceilings

AcousTileSusp.Lay-In	45%			2049	**	5		\$5,000	
----------------------	-----	--	--	------	----	---	--	---------	--

*Recent Replace Evident, Extent : Light, Area Affected : 100%*

*Location : Throughout*

Ceramic Tile	25%			LIFE	**	5		\$1,700	
--------------	-----	--	--	------	----	---	--	---------	--

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

*Location : Apparatus Bay*

*Explanation : Glazed Masonry Vaulted Ceiling*

Embossed Metal	10%			LIFE	**	5		\$500	
Exposed Struc: Steel	15%			LIFE	**				
Gypsum Board	5%			LIFE	**	5		\$700	

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2042	**				
------------------------	------	--	--	------	----	--	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2042	**				
------------------------	------	--	--	------	----	--	--	--	--

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%			2049	**	5			
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement Electrical Section</i>									
<i>Explanation : The Service Equipment Consists Of A 200 Ampere Switch With 200 Ampere Fuse Switch Which Is In Good Condition.</i>									

## Raceway

Conduit	100%			2049	**	1			
---------	------	--	--	------	----	---	--	--	--

## Panelboards

Molded Case Bkrs	100%			2045	**	5		\$200	
------------------	------	--	--	------	----	---	--	-------	--

## Wiring

Thermoplastic	100%			2049	**	1			
---------------	------	--	--	------	----	---	--	--	--

## Motor Controllers

Locally Mounted	100%			2042	**	5		\$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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 55**  
**Asset # : 13045**

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
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	* *	1	\$2,300	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Electrical Section Explanation : The Transfer Switch Is A 200 Ampere, 4 Pole Switch And It Is In Good Condition.							
Generators									
	Diesel	100%			2038	* *	1	\$2,900	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Interior Explanation : The Size Of The Generator Is 60 Kilowatt / 75 Kilovolt-amperes, 208/120 Volts, 3 Phase. It Is In Good Condition.							
Batteries									
	Lead/Acid	100%			2023	\$1,700	5	\$300	
Fuel Storage									
	Day Tank	15%			2045	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : The Day Tank Is A 75 Gallon Stand- Alone Tank.							
	Main Tank	85%			2057	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : The Main Tank Is A 550 Gallon Diesel Main Fuel Tank.							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2034	* *	10	\$6,800	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout							
Egress Lighting									
	Emergency, Battery	100%			2034	* *	10	\$1,800	
		Other Observation, Extent : Light, Area Affected : 100% Location : Path Of Egress - Stairs And Hallways Explanation : The Emergency Lights Are Battery Operated Emergency Lights.							
Exterior Lighting									
	HID	100%			2034	* *	10		
		Other Observation, Extent : Light, Area Affected : 100% Location : Facade Explanation : The Exterior Lights Are Wall Mounted And Are Controlled Via Switch.							
Alarm									
	Fire/Smoke Detection								
	Generic, Analog	100%			2034	* *	1-3	\$4,500	
		Other Observation, Extent : Light, Area Affected : 100% Location : Throughout Explanation : The System Consists Of Hardwired, Interconnected, Combination Smoke/ Carbon Monoxide Detectors With Sounder Base.							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 55**  
**Asset # : 13045**

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%			2049	**	1		
	Conversion Equipment								
	Steam Boiler	100%			2046	**	1	\$7,300	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2049	**	4	\$500	
	Terminal Devices								
	Convactor/Radiator	100%			2042	**	1	\$2,400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%			2034	**	2	\$100	
	Split Unit	70%			2037	**			
	No Component	10%							
	Distribution								
	Ductwork/Diffusers	20%			LIFE	**	2	\$1,900	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement To Roof								
	Explanation : Includes Make Up Air And Exhaust For Generator								
	Exhaust Fans								
	Interior	25%			2029	\$7,000	2	\$100	
	Roof	70%			2034	**	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Roof								
	Explanation : Kitchen Exhaust								
	No Component	5%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$4,800	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 55**  
**Asset # : 13045**

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									
	Sump Pump(s) Submersible	100%			2023	\$300	4	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Units In 2 Locations							
Backflow Preventer									
	No Component	95%							
	Generic	5%			2034	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%	Now	\$600	2029	\$600	1-3	\$100	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : 1st Floor Kitchen							
		Explanation : System Piping Disconnected At 1st Floor Kitchen							
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 58/ LADDER CO. 26  
**Address** : 1367 FIFTH AVENUE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.058 / 13046 **Yr Built/Renovated** : 1960 /  
**Area Sq Ft** : 8,100 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,ph  
**Block** : 1618 **Lot** : 1 **BIN** : 1080501

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$4,000
<b>Total</b>		<b>\$4,000</b>
Importance Code B		\$4,000
<b>Total</b>		<b>\$4,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$28,500	\$2,400		\$15,300
Interior Architecture	\$12,400	\$1,600		\$2,700
Electrical				\$41,500
Mechanical	\$1,900	\$900	\$1,600	\$14,700
Site Enclosure	\$1,800			
<b>Total</b>	<b>\$44,500</b>	<b>\$5,000</b>	<b>\$1,600</b>	<b>\$74,300</b>
Importance Code A	\$28,900	\$2,800	\$400	\$15,700
Importance Code B	\$5,400	\$2,100	\$1,200	\$58,600
Importance Code C	\$10,200			
<b>Total</b>	<b>\$44,500</b>	<b>\$5,000</b>	<b>\$1,600</b>	<b>\$74,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 58/ LADDER CO. 26**  
**Asset # : 13046**

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	85%			LIFE	**	5	\$17,900	
	Metal Panel	7%			2049	**	5-10	\$10,100	
	Metal Sect. OHD	8%	Now	\$27,400	2042	**	5	\$2,600	
Unit Inoperable, Extent : Moderate, Area Affected : 25%									
Location : Apparatus Door									
Windows									
	Aluminum	100%	Now	\$1,200	2045	**	5	\$300	
Air Infiltration, Extent : Moderate, Area Affected : 10%									
Location : First Floor Watch Room, Stair Tower									
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : First Floor Watch Room									
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : First Floor Watch Room									
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,600	
	Masonry: Brick	80%			LIFE	**	5	\$1,700	
	Metal Rail	10%			2042	**	5-10	\$3,800	
Roof									
	Asphalt Shingle	5%			2032	**	10	\$100	
	Modified Bitumen	95%			2034	**	10	\$12,500	
Soffits									
	Stucco Cement	100%			2042	**	5		
Staining/Discoloring, Extent : Light, Area Affected : 20%									
Location : Front Facade									
Interior									
Floors									
	Cast in Place Concrete	53%	4+	\$3,500	LIFE	**	5	\$14,100	
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : 1st Floor Apparatus Area									
	Ceramic Tile	10%	0-2	\$500	2038	**	5	\$600	
Other Observation, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor Shower									
Explanation : Shower Leaks Causing Mold									
	Quarry Tile	5%			2042	**	5	\$900	
Cracking/Crumbling, Extent : Light, Area Affected : 2%									
Location : 1st Floor Watch Room									
	Sheet Vinyl/Rubber	30%			2034	**	5	\$5,500	
	Wood	2%			2057	**	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.  
\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 58/ LADDER CO. 26**  
**Asset # : 13046**

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									
Interior Walls									
	Cast in Place Concrete	5%			LIFE	* *			
	Ceramic Tile	5%	Now	\$200	2038	* *	5	\$200	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Toilets And Showers 2nd Floor								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Toilets And Showers 2nd Floor								
	Concrete Masonry Unit	15%	Now	\$1,400	LIFE	* *	5	\$500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Basement								
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : Basement								
	Masonry: Brick	5%			LIFE	* *			
	Plaster	30%	Now	\$1,000	LIFE	* *	5	\$700	
	Misaligned/Bulging, Extent : Moderate, Area Affected : 5%								
	Location : Stair								
	Other Observation, Extent : Moderate, Area Affected : 5%								
	Location : Throughout 2nd Floor								
	Explanation : Wall Base Delaminating								
	SGFT/Glazed Masonry	35%	Now	\$5,700	LIFE	* *			
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Throughout 1st Floor								
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : 1st Floor Apparatus Room								
	Wood	5%			LIFE	* *	5	\$1,600	
Ceilings									
	AcousTileSusp.Lay-In	15%			2042	* *	5	\$1,800	
	Staining/Discoloring, Extent : Light, Area Affected : 5%								
	Location : Kitchen, Dining Area								
	Exposed Concrete	30%			LIFE	* *	5	\$600	
	Plaster	55%			LIFE	* *	5	\$4,200	
	Paint Peeling, Extent : Light, Area Affected : 5%								
	Location : 2nd Floor Showers								
Site Enclosure									
	Fence/Gates								
	Chain Link	100%	4+	\$1,800	2049	* *			
	Corrosion/Rusting, Extent : Light, Area Affected : 10%								
	Location : Rear Yard								
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	* *			
	Cracking/Crumbling, Extent : Light, Area Affected : 2%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 58/ LADDER CO. 26**  
**Asset # : 13046**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%		2042		**				
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>									
<i>Location : Rear Yard</i>									

## Parking/Driveway

Cast in Place Concrete	100%		2042		**				
------------------------	------	--	------	--	----	--	--	--	--

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%		2049		**	5			
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : One 400 Ampere Main Disconnect Switch</i>									

## Raceway

Conduit	90%		2029	\$29,400		1			
Conduit	10%		2049		**	1			

## Panelboards

Fused Disc Sw	5%		2028	\$2,000		5			
Molded Case Bkrs	85%		2045		**	5		\$200	
Molded Case Bkrs	10%		2028	\$4,000		5			

## Wiring

Braided Cloth	20%		2028	\$5,800		1			
Thermoplastic	80%		2049		**	1			

## Motor Controllers

Locally Mounted	100%		2027	\$15,000		5		\$100	
-----------------	------	--	------	----------	--	---	--	-------	--

## Ground

## Grounding Devices

Generic	100%		LIFE		**	5		\$100	
---------	------	--	------	--	----	---	--	-------	--

## Lighting

## Interior Lighting

Fluorescent	95%		2034		**	10		\$7,100	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									

Incandescent	5%		2034		**	2			
--------------	----	--	------	--	----	---	--	--	--

## Egress Lighting

Emergency, Service	50%		2024	\$2,100		1			
Exit, Service	50%		2024	\$500		1			

## Exterior Lighting

HID	100%		2024	\$31,900		10			
-----	------	--	------	----------	--	----	--	--	--

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 58/ LADDER CO. 26**  
**Asset # : 13046**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Heating</b>								
	Energy Source							
	Natural Gas	100%		2049	**	1		
	Conversion Equipment							
	Hot Water Boiler	100%		2042	**	1	\$4,000	
	Distribution							
	Hot Wtr Piping/Pump	100%		2037	**	4	\$600	
	Terminal Devices							
	Convactor/Radiator	90%		2034	**	1	\$2,400	
	Unit Heater - Hot Water	10%		2029	\$3,000			
<b>Air Conditioning</b>								
	Energy Source							
	Electricity	100%		2037	**	1		
	Conversion Equipment							
	Window/Wall Unit	80%		2024	\$13,200	1		
	No Component	20%						
<b>Ventilation</b>								
	Distribution							
	Ductwork/Diffusers	100%		LIFE	**	2-5	\$4,500	
	Exhaust Fans							
	Roof	90%		2029	\$11,800	2	\$200	
	Wall Unit	10%		2024	\$300	2		
<b>Plumbing</b>								
	H/C Water Piping							
	Brass/Copper	100%		2039	**	1		
	Water Heater							
	Gas Fired	100%		2027	\$4,800	2	\$100	
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Two 75 Gallon Units</i>							
	Sanitary Piping							
	Cast Iron	100%		LIFE	**	1		
	Storm Drain Piping							
	Cast Iron	100%		LIFE	**	1		
	Sump Pump(s)							
	Submersible	100%		2021	\$300	4	\$300	
	Backflow Preventer							
	No Component	95%						
	Generic	5%		2034	**	1		
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Serves Boiler Only</i>							
	Fixtures							
	Generic	100%						
<b>Fire Suppression</b>								
	Chemical System							
	Generic	100%		2027	\$27,200	1-3	\$4,000	

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



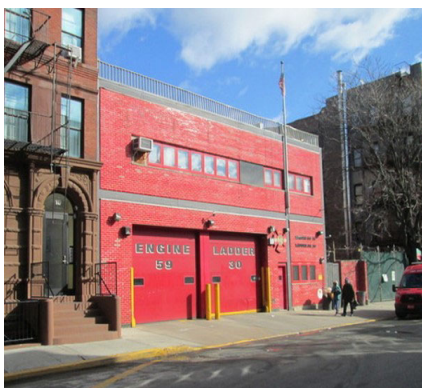
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 59/ LADDER CO. 30  
**Address** : 111 WEST 133rd STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.059 / 13047 **Yr Built/Renovated** : 1962 /  
**Area Sq Ft** : 8,480 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Jan-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 1918 **Lot** : 24 **BIN** : 1058225

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$184,300	\$168,300
<b>Total</b>	<b>\$184,300</b>	<b>\$168,300</b>
Importance Code A	\$184,300	\$168,300
<b>Total</b>	<b>\$184,300</b>	<b>\$168,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$9,100			\$1,900
Interior Architecture	\$26,900	\$500	\$900	\$3,400
Electrical	\$600	\$2,700	\$600	\$700
Mechanical	\$8,000	\$3,800	\$3,400	\$16,400
Site Enclosure	\$10,300			
Site Pavements	\$15,400			
<b>Total</b>	<b>\$70,400</b>	<b>\$6,900</b>	<b>\$4,900</b>	<b>\$22,400</b>
Importance Code A	\$9,600	\$400	\$400	\$2,300
Importance Code B	\$20,900	\$6,500	\$3,600	\$20,100
Importance Code C	\$40,000		\$900	
<b>Total</b>	<b>\$70,400</b>	<b>\$6,900</b>	<b>\$4,900</b>	<b>\$22,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 59/ LADDER CO. 30**  
**Asset # : 13047**

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									
	Concrete Masonry Unit	5%	Now	\$2,100	LIFE	**	5	\$600	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Throughout Rear								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout Rear								
	Vertical Cracks, Extent : Moderate, Area Affected : 5%								
	Location : Throughout Rear								
	Masonry: Brick	80%	Now	\$100,200	LIFE	**	5	\$15,900	
	Broken/Missing Elements, Extent : Light, Area Affected : 2%								
	Location : Stair Tower								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Metal Panel	5%			2039	**	5-10	\$6,800	
	Metal Sect. OHD	10%	2-4	\$3,200	2042	**	5	\$3,100	
	Deformed/Dented, Extent : Light, Area Affected : 5%								
	Location : South Side								
Windows									
	Aluminum	100%	Now	\$2,200	2045	**	5	\$200	
	Air Infiltration, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Basement Areaway, Stair Tower								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Parapets									
	Masonry: Brick	25%			LIFE	**	5	\$300	
	Paint Peeling, Extent : Light, Area Affected : 50%								
	Location : Throughout								
	Metal Cornice	5%	Now	\$300	2057	**			
	Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Parapet								
	Explanation : Metal Coping								
	Metal Rail	70%	Now	\$1,200	2042	**	5	\$6,300	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Front Facade - 2 Panels Broken								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 59/ LADDER CO. 30**  
**Asset # : 13047**

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									
Roof									
	Modified Bitumen	100%	Now	\$84,200	2029	\$168,300			
	Blisters, Extent : Moderate, Area Affected : 5%								
	Location : Throughout Main Roof								
	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Water Penetration, Extent : Severe, Area Affected : 5%								
	Location : Main Roof Near Bulkhead, Throughout								
Interior									
Floors									
	Cast in Place Concrete	40%	0-2	\$2,800	LIFE	**	5	\$11,100	
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Throughout Basement								
	Ceramic Tile	10%	0-2	\$1,300	2038	**	5	\$600	
	Worn/Eroded, Extent : Moderate, Area Affected : 10%								
	Location : Upper Level Toilet								
	Quarry Tile	5%			2042	**	5	\$1,000	
	Worn/Eroded, Extent : Light, Area Affected : 10%								
	Location : Kitchen								
	Sheet Vinyl/Rubber	35%			2034	**	5	\$6,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Rubber Tile								
	Vinyl Tile	5%	Now	\$1,700	2034	**	3	\$200	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : House Watch								
	Worn/Eroded, Extent : Severe, Area Affected : 15%								
	Location : House Watch								
	Wood	5%	Now	\$400	2057	**	5	\$600	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : TV Room								
Interior Walls									
	Ceramic Tile	10%			2038	**	5	\$1,700	
	Gypsum Board	5%			LIFE	**	5	\$500	
	Plaster	50%	Now	\$14,600	LIFE	**	5	\$2,600	
	Spalling, Extent : Severe, Area Affected : 15%								
	Location : Throughout 2nd Floor								
	Water Penetration, Extent : Severe, Area Affected : 15%								
	Location : Throughout 2nd Floor								
	SGFT/Glazed Masonry	35%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 59/ LADDER CO. 30**  
**Asset # : 13047**

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									
	Ceilings								
	AcousTileSusp.Lay-In	10%	0-2	\$500	2034	**	5	\$600	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Kitchen							
		Staining/Discoloring, Extent : Light, Area Affected : 10%							
		Location : Kitchen							
	Exposed Concrete	25%			LIFE	**	5	\$500	
		Paint Peeling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Plaster	65%	Now	\$5,600	LIFE	**	5	\$5,200	
		Broken/Missing Elements, Extent : Severe, Area Affected : 20%							
		Location : Throughout 2nd Floor							
		Water Penetration, Extent : Severe, Area Affected : 5%							
		Location : Throughout 2nd Floor							
Site Enclosure									
	Fence/Gates								
	Chain Link	98%	Now	\$9,100	2049	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Impact Damage, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Iron Picket	2%			2049	**			
		Deteriorated Finish, Extent : Light, Area Affected : 25%							
		Location : Throughout							
	Free Standing Walls								
	Masonry: Brick	100%	4+	\$1,300	2039	**			
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%							
		Location : Throughout							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	**			
	On-Site Walkways								
	Cast in Place Concrete	100%			2034	**			
	Parking/Driveway								
	Asphalt	100%	Now	\$15,000	2038	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout Edge Of Property							
		Ponding, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Potholes, Extent : Moderate, Area Affected : 5%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 59/ LADDER CO. 30**  
**Asset # : 13047**

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

## Site Pavements

## Activity Yard

Cast in Place Concrete      100%    2-4      \$400    2034      \* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 5%*

*Location : Rear Yard*

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%      2039      \* \*    5

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

*Location : Basement*

*Explanation : One 400 Ampere Main Disconnect Switch*

## Raceway

Conduit      100%      2039      \* \*    1

## Panelboards

Fused Disc Sw      5%      2037      \* \*    5

Molded Case Bkrs      95%      2037      \* \*    5      \$200

## Wiring

Thermoplastic      100%      2039      \* \*    1

## Motor Controllers

Locally Mounted      100%      2034      \* \*    5      \$100

## Ground

## Grounding Devices

Generic      100%      LIFE      \* \*    5      \$100

## Stand-by Power

## Transfer Switches

Automatic      100%      2034      \* \*    1      \$2,600

## Generators

Diesel      100%      2032      \* \*    1      \$3,300

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

*Location : Outside*

*Explanation : One 60 Kilovolt-ampere*

## Batteries

Lead/Acid      100%      2022      \$1,600    5      \$300

## Fuel Storage

Day Tank      30%      2037      \* \*    5      \$500

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

*Location : Generator Room Outside*

*Explanation : One 60 Gallon*

Main Tank      70%      2044      \* \*    5      \$200

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

*Location : Basement*

*Explanation : 550 Gallon*

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 59/ LADDER CO. 30**  
**Asset # : 13047**

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

45%  
2029 \$10,800 10 \$3,500  
*T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%*  
*Location : Basement And 1st Floor*

LED

55%

2039

\* \*

**Egress Lighting**

Emergency, Service

20%

2029

\$900

1

Emergency, Service

40%

2039

\* \*

1

Exit, LED

30%

2069

\* \*

1

Exit, Service

10%

2029

\$100

1

**Exterior Lighting**

HID

100%

2029

\$33,400

10

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%

2049

\* \*

1

**Conversion Equipment**

Furnace

5%

2029

\$1,000

1

\$200

Hot Water Boiler

95%

2042

\* \*

1

\$4,000

**Distribution**

Ductwork/Diffusers

5%

LIFE

\* \*

2-5

\$200

Hot Wtr Piping/Pump

95%

2045

\* \*

4

\$600

**Terminal Devices**

Convactor/Radiator

90%

2034

\* \*

1

\$2,500

Unit Heater - Steam

10%

2029

\$3,000

4

\$100

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

*Location : 1st Floor*

*Explanation : Serves Apparatus Floor*

**Air Conditioning**

Energy Source

Electricity

100%

2045

\* \*

1

**Conversion Equipment**

Exterior Pkg Unit -

75%

2034

\* \*

2

\$400

Cooling

Window/Wall Unit

10%

2022

\$1,700

1

No Component

15%

**Distribution**

Ductwork/Diffusers

75%

Now

\$7,100

LIFE

\* \*

2

\$8,300

*Other Observation, Extent : Moderate, Area Affected : 25%*

*Location : Dormitory*

*Explanation : Broken Diffusers*

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 59/ LADDER CO. 30**  
**Asset # : 13047**

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
Air Conditioning									
	Terminal Devices								
	Air Handler/Dir Expansion	75%			2034	* *	1		
	No Component	25%							
Heat Rejection									
	Dry Cooler	75%			2034	* *	2	\$4,400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Roof						
			Explanation : 2 Split Units, Refrigerant R-22.						
	No Component	25%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$4,700	
	Exhaust Fans								
	Interior	50%			2024	\$14,700	2	\$100	
	Roof	50%			2034	* *	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$5,100	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Two 75 Gallon Units						
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$300	4	\$300	
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 6  
**Address** : 49 BEEKMAN STREET BTWN WILLIAM ST. - GOLD ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.006 / 13005 **Yr Built/Renovated** : 1904 / 2005  
**Area Sq Ft** : 5,001 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 93 **Lot** : 30 **BIN** : 1001287

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Mechanical		\$61,100
<b>Total</b>		<b>\$61,100</b>
Importance Code B		\$61,100
<b>Total</b>		<b>\$61,100</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture		\$5,600	\$700	
Interior Architecture	\$4,600	\$300		
Electrical	\$2,600	\$5,000	\$400	\$400
Mechanical	\$31,400	\$600	\$2,400	\$600
<b>Total</b>	<b>\$38,500</b>	<b>\$11,500</b>	<b>\$3,600</b>	<b>\$1,000</b>
Importance Code A	\$200	\$5,900	\$1,000	\$200
Importance Code B	\$36,900	\$5,600	\$2,600	\$700
Importance Code C	\$1,400			
<b>Total</b>	<b>\$38,500</b>	<b>\$11,500</b>	<b>\$3,600</b>	<b>\$1,000</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 6**  
**Asset # : 13005**

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	73%			LIFE	**	5	\$18,400	
	Masonry: Limestone	20%			LIFE	**	5	\$3,800	
	Metal Sect. OHD	5%			2040	**	5	\$3,900	
	Granite Panels	2%			LIFE	**	5	\$400	
Windows									
	Aluminum	100%			2043	**	5	\$1,400	
Parapets									
	Copper/Terne	5%			2047	**	5	\$400	
	Masonry: Brick	80%			LIFE	**	5	\$1,200	
	Masonry: Limestone	10%			LIFE	**	5	\$200	
	Metal Rail	5%			2040	**	5-10	\$1,400	
Roof									
	Modified Bitumen	100%			2032	**	10	\$5,500	
Interior									
Floors									
	Cast in Place Concrete	25%			LIFE	**	5	\$4,100	
	Ceramic Tile	10%			2036	**	5	\$700	
	Panel/Paver: Cer/Brk	5%			2035	**	5	\$800	
	Sheet Vinyl/Rubber	5%			2027	\$11,600	5	\$600	
	Wood	55%	4+	\$2,800	2055	**	5	\$3,900	
Worn/Eroded, Extent : Moderate, Area Affected : 15%									
Location : 2nd Floor									
Interior Walls									
	Ceramic Tile	20%			2036	**	5	\$2,700	
	Concrete Masonry Unit	20%			LIFE	**	5	\$1,100	
	Gypsum Board	40%			LIFE	**	5	\$3,300	
	SGFT/Glazed Masonry	20%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	15%			2040	**	5	\$1,100	
	Exposed Concrete	25%			LIFE	**	5	\$300	
	Exposed Struc: Steel	10%			LIFE	**			
	Gypsum Board	45%			LIFE	**	5	\$4,200	
	Metal Panel	5%			LIFE	**	5	\$500	
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2032	**			

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 6**  
**Asset # : 13005**

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%			2047	**	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 400 Amperes Main Disconnect Switch									
Switchgear / Switchboard									
	Fused Disc Sw	100%			2047	**	5		
Raceway									
	Conduit	100%			2047	**	1		
Panelboards									
	Fused Disc Sw	10%			2043	**	5		
	Molded Case Bkrs	90%			2043	**	5	\$100	
Wiring									
	Thermoplastic	100%			2047	**	1		
Motor Controllers									
	Locally Mounted	100%			2040	**	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2040	**	1	\$1,500	
Generators									
	Diesel	100%			2036	**	1	\$1,900	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Generator Room In Basement									
Explanation : Ratings Not Available									
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$200	
Fuel Storage									
	Main Tank	100%			2055	**	5	\$100	
Lighting									
Interior Lighting									
	Fluorescent	100%			2032	**	10	\$4,600	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : T-8 Lamps									
Egress Lighting									
	Emergency, Service	50%			2027	\$1,300	1		
	Exit, Service	50%			2027	\$300	1		
Exterior Lighting									
	HID	100%			2027	\$19,700	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 6**  
**Asset # : 13005**

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

## Alarm

## Fire/Smoke Detection

No Component

95%

Generic, Digital

5% Now

\$500

2037

\* \*

1-3

\$100

*Devices Missing, Extent : Moderate, Area Affected : 100%**Location : 2nd - 4th Floors**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 2nd - 4th Floors*

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%

2047

\* \*

1

*Recent Replace Evident, Extent : Light, Area Affected : 100%**Location : Basement*

## Conversion Equipment

Hot Water Boiler

100%

2040

\* \*

1

\$2,500

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 2 Units*

## Distribution

Hot Wtr Piping/Pump

100%

2043

\* \*

4

\$200

## Terminal Devices

Convactor/Radiator

80%

2040

\* \*

1

\$1,300

Unit Heater - Steam

20%

2032

\* \*

4

\$100

## Air Conditioning

## Energy Source

Electricity

100%

2049

\* \*

1

## Conversion Equipment

Ext Pkg Unit -

Heating/Cooling

100%

Now

\$30,600

2027

\$61,100

2

\$200

*R-22 Refrigerant, Extent : Light, Area Affected : 100%**Location : Roof**Unit Inoperable, Extent : Moderate, Area Affected : 5%**Location : Roof**Other Observation, Extent : Moderate, Area Affected : 80%**Location : Roof**Explanation : Requires Frequent Repair*

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2

\$6,500

## Ventilation

## Exhaust Fans

Interior

50%

2032

\* \*

2

\$100

Roof

50%

2032

\* \*

2

\$100

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 6**  
**Asset # : 13005**

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%			2047	* *	1		
	Water Heater Gas Fired	100%			2025	\$3,000	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 Units 74 Gallon								
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Submersible	100%			2021	\$200	4	\$200	
	Backflow Preventer Generic	100%			2032	* *	1	\$300	
	Fixtures Generic	100%							
Fire Suppression									
	Sprinkler Generic	100%			2047	* *	1-2	\$1,400	
	Chemical System Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 60/ LADDER CO. 17  
**Address** : 341 EAST 143RD STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.060 / 13048 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 11,250 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 02-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2306 **Lot** : 52 **BIN** : 2000656

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$289,500	\$142,900
Interior Architecture	\$225,600	\$261,400
<b>Total</b>	<b>\$515,000</b>	<b>\$404,300</b>
Importance Code A	\$289,500	\$142,900
Importance Code B	\$136,700	\$121,500
Importance Code C	\$88,900	\$139,800
<b>Total</b>	<b>\$515,000</b>	<b>\$404,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$97,800	\$5,500		
Interior Architecture	\$31,500			
Electrical	\$800	\$3,200	\$1,000	\$900
Mechanical	\$2,900	\$42,900	\$2,500	\$1,800
<b>Total</b>	<b>\$133,000</b>	<b>\$51,600</b>	<b>\$3,500</b>	<b>\$2,600</b>
Importance Code A	\$98,900	\$6,600	\$1,100	\$1,100
Importance Code B	\$34,100	\$45,000	\$2,300	\$1,500
Importance Code C				
<b>Total</b>	<b>\$133,000</b>	<b>\$51,600</b>	<b>\$3,500</b>	<b>\$2,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 60/ LADDER CO. 17**  
**Asset # : 13048**

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									
	Alum/Vinyl Siding	5%			2037	**	10	\$600	
	Cast Stone/Terra Cotta	5%	4+	\$16,200	LIFE	**	5	\$14,900	
	Staining/Discoloring, Extent : Light, Area Affected : 20%								
	Location : Street Facade								
	Masonry: Brick	72%	2-4	\$172,500	LIFE	**	5	\$27,400	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Rear And Side Walls								
	Spalling, Extent : Moderate, Area Affected : 20%								
	Location : Rear And Side Walls								
	Masonry: Granite	5%	0-2	\$4,800	LIFE	**	5	\$1,400	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
	Location : Street Facade								
	Masonry: Limestone	5%	4+	\$4,800	LIFE	**	5	\$1,400	
	Staining/Discoloring, Extent : Moderate, Area Affected : 15%								
	Location : Street Facade								
	Metal Sect. OHD	5%			2032	**	5	\$6,000	
	Metal: Cage/Fence	3%			2032	**	5	\$5,000	
Windows									
	Aluminum	80%			2035	**	5	\$2,300	
	Aluminum	20%	Now	\$24,800	2052	**	5	\$300	
	Air Infiltration, Extent : Severe, Area Affected : 100%								
	Location : 2nd Floor, Street Facade								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 40%								
	Location : 2nd Floor, Street Facade								
Parapets									
	Cast Stone/Terra Cotta	5%	2-4	\$4,600	LIFE	**	5	\$1,100	
	Cracking/Crumbling, Extent : Light, Area Affected : 70%								
	Location : Cornice - Street Facade								
	Caulking Deteriorated, Extent : Moderate, Area Affected : 25%								
	Location : Joint Lines - Street Side Parapet								
	Masonry: Brick	80%	Now	\$54,700	LIFE	**	5	\$2,300	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Street Facade								
	Spalling, Extent : Moderate, Area Affected : 40%								
	Location : Interior Parapet Face Throughout								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : Rear Parapet At Kitchen								
	Masonry: Limestone	15%	Now	\$14,000	LIFE	**	5	\$500	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : Street Facade								
	Loose Units, Extent : Moderate, Area Affected : 20%								
	Location : Street Facade								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : 3rd Floor Bathroom								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 60/ LADDER CO. 17**  
**Asset # : 13048**

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									
Roof									
	Built-Up (BUR)	75%			2027	\$142,900	10	\$10,100	
	Built-Up (BUR)	15%	Now	\$28,600	2037	**			
Ponding, Extent : Moderate, Area Affected : 15%									
Location : Over Kitchen									
Vegetation Growth, Extent : Moderate, Area Affected : 25%									
Location : Over Kitchen									
Water Penetration, Extent : Severe, Area Affected : 10%									
Location : Kitchen									
Worn/Eroded, Extent : Moderate, Area Affected : 75%									
Location : Kitchen Roof Throughout									
	Skylight, Metal/Glass	10%	Now	\$62,200	2047	**			
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 30%									
Location : Main Roof									
Interior									
Floors									
	Cast in Place Concrete	10%	Now	\$19,200	LIFE	**	5	\$3,900	
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Basement Slab At Floor Drains									
	Cast in Place Concrete	35%			LIFE	**	5	\$13,500	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Apparatus Floor									
	Ceramic Tile	5%			2030	\$17,900	5	\$900	
	Quarry Tile	5%			2040	**	5	\$1,300	
	Sheet Vinyl/Rubber	25%	Now	\$136,700	2037	**	5	\$3,300	
Uneven Substrate, Extent : Severe, Area Affected : 50%									
Location : 2nd Floor Rooms And Corridors									
Worn/Eroded, Extent : Moderate, Area Affected : 40%									
Location : 2nd Floor Corridors									
	Wood	20%			2030	\$121,500	5	\$6,600	
Interior Walls									
	Ceramic Tile	20%			2030	\$139,800	5	\$4,900	
	Glass: Single Pane	8%			LIFE	**	5	\$1,500	
	Gypsum Board	5%			LIFE	**	5	\$700	
	Masonry: Brick	30%	0-2	\$88,900	LIFE	**			
Spalling, Extent : Severe, Area Affected : 15%									
Location : Basement Vault, Rear And Side Walls									
	Plaster	37%			LIFE	**	5	\$2,700	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 60/ LADDER CO. 17**  
**Asset # : 13048**

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

## Ceilings

AcousTileSusp.Lay-In	15%			2040	**	5	\$2,700	
Embossed Metal	25%	Now	\$8,100	LIFE	**	5	\$2,000	

*Broken/Missing Elements, Extent : Moderate, Area Affected : 20%*

*Location : Apparatus Floor*

Exposed Concrete	10%			LIFE	**	5	\$300	
------------------	-----	--	--	------	----	---	-------	--

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

*Location : Rear Portion Of Basement*

*Explanation : Slab Not Replace*

Exposed Struc: Steel	15%			LIFE	**			
----------------------	-----	--	--	------	----	--	--	--

*Recent Replace Evident, Extent : Light, Area Affected : 100%*

*Location : Support Beams Below Apparatus Floor*

Plaster	35%	Now	\$4,200	LIFE	**	5	\$3,900	
---------	-----	-----	---------	------	----	---	---------	--

*Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 5%*

*Location : Second Floor Office*

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%			2053	**	5		
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Main Service Disconnect Switch Rated At 200 Amperes.</i>								

## Switchgear / Switchboard

Molded Case Bkrs	100%			2053	**	5	\$300	
------------------	------	--	--	------	----	---	-------	--

## Raceway

Conduit	50%			2037	**	1		
Conduit	50%			2053	**	1		

## Panelboards

Molded Case Bkrs	50%			2035	**	5	\$100	
Molded Case Bkrs	50%			2049	**	5	\$100	

*Obsolete Equipment, Extent : Severe, Area Affected : 10%*

*Location : Apparatus Floor*

## Wiring

Thermoplastic	50%			2037	**	1		
Thermoplastic	50%			2053	**	1		

## Motor Controllers

Locally Mounted	100%			2032	**	5	\$100	
-----------------	------	--	--	------	----	---	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$200	
---------	------	--	--	------	----	---	-------	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2044	**	1	\$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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 60/ LADDER CO. 17**  
**Asset # : 13048**

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
Stand-by Power									
Generators									
	Diesel	100%			2036	* *	1	\$4,400	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : Emergency Generator Rated At 40 Kilowatts									
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$400	
Fuel Storage									
	Main Tank	100%			2062	* *	5	\$300	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : 50 Gallons Rated Capacity									
Lighting									
Interior Lighting									
	Fluorescent	98%			2035	* *	10	\$10,100	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Fluorescent	1%			2022	\$300	10	\$100	
T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Basement									
	Incandescent	1%			2027	\$800	2		
Egress Lighting									
	Emergency, Service	50%			2035	* *	1		
	Exit, Service	50%			2035	* *	1		
Exterior Lighting									
	HID	20%			2035	* *	10		
	No Component	80%							

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%			2037	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2032	* *	1	\$11,100	
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2037	* *	4	\$800	
	Terminal Devices								
	Convector/Radiator	80%			2032	* *	1	\$2,900	
	Unit Heater - Steam	20%			2027	\$7,900	4	\$200	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 60/ LADDER CO. 17**  
**Asset # : 13048**

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
Air Conditioning									
Conversion Equipment									
	Split Unit	20%			2037	**			
Recent Replace Evident, Extent : Light, Area Affected : 20%									
Location : Roof									
Other Observation, Extent : Light, Area Affected : 20%									
Location : Roof									
Explanation : 2 Units. Split Unit Serves Bunk Area And Kichen. R-410a									
	Window/Wall Unit	30%			2022	\$6,900	1		
	No Component	50%							
Terminal Devices									
	Fan Coil - 2 Pipe	20%			2037	**	1	\$700	
	No Component	80%							
Heat Rejection									
	Dry Cooler	20%			2037	**	2	\$1,600	
	No Component	80%							
Ventilation									
Distribution									
	Ductwork/Diffusers	30%			LIFE	**	2-5	\$1,900	
	No Component	70%							
Exhaust Fans									
	Interior	30%			2027	\$11,700	2	\$100	
	Roof	10%			2027	\$1,800	2		
	Wall Unit	60%			2027	\$2,300	2	\$200	
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2037	**	1		
Water Heater									
	Gas Fired	100%			2022	\$6,700	2	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : 1- 75 Gallon Unit									
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Blockage /Clogged, Extent : Severe, Area Affected : 10%									
Location : Basement And 1st Floor Rest Room									
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sump Pump(s)									
	Submersible	100%			2021	\$400	4	\$400	
Fixtures									
	Generic	100%							
Fire Suppression									
Chemical System									
	Generic	100%			2022	\$27,200	1-3	\$3,700	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 62/ LADDER CO. 32  
**Address** : 3431 WHITE PLAINS ROAD  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.062 / 13050 **Yr Built/Renovated** : 1903 /  
**Area Sq Ft** : 6,878 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 4628 **Lot** : 53 **BIN** : 2056968

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$155,200	\$239,600
Interior Architecture		\$70,700
<b>Total</b>	<b>\$155,200</b>	<b>\$310,300</b>
Importance Code A	\$155,200	\$239,600
Importance Code C		\$70,700
<b>Total</b>	<b>\$155,200</b>	<b>\$310,300</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$80,300	\$600		
Interior Architecture	\$43,400	\$2,100		\$300
Electrical	\$33,000	\$400	\$400	\$500
Mechanical	\$45,600	\$7,300	\$1,700	\$1,200
<b>Total</b>	<b>\$202,300</b>	<b>\$10,400</b>	<b>\$2,100</b>	<b>\$2,000</b>
Importance Code A	\$92,000	\$1,200	\$500	\$500
Importance Code B	\$102,000	\$9,200	\$1,700	\$1,500
Importance Code C	\$8,300			
<b>Total</b>	<b>\$202,300</b>	<b>\$10,400</b>	<b>\$2,100</b>	<b>\$2,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 62/ LADDER CO. 32**  
**Asset # : 13050**

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									
	Alum/Vinyl Siding	10%	Now	\$8,800	2037	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 10%									
Location : Siding Missing On North Wall									
	Masonry: Brick	70%	Now	\$112,300	LIFE	**	5	\$17,900	
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 65%									
Location : Side Facades									
	Masonry: Granite	3%			LIFE	**	5	\$600	
	Masonry: Limestone	7%	Now	\$10,200	LIFE	**	5	\$1,300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Window Sills At Main Entrance Facade									
	Metal Sect. OHD	10%			2040	**	5	\$8,000	
Windows									
	Aluminum	100%	Now	\$9,000	2035	**	5	\$500	
Air Infiltration, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 70%									
Location : Throughout									
Parapets									
	Copper/Terne	20%			2047	**	5	\$1,300	
	Masonry: Brick	55%	Now	\$42,800	LIFE	**	5	\$700	
Diagonal Cracks, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 50%									
Location : Inside Parapet At Roof									
	Masonry: Limestone	10%			LIFE	**	5	\$200	
	Metal Cornice	15%	Now	\$6,000	2055	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 30%									
Location : Cornice And Balustrade Throughout									
Roof									
	Roll Roofing	20%			2021	\$10,700	5	\$4,100	
	Single Ply Membrane	70%	2-4	\$14,400	2027	\$143,800			
Blisters, Extent : Moderate, Area Affected : 15%									
Location : Main Roof									
	Skylight, Metal/Glass	5%			2027	\$95,800	10	\$2,100	
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%									
Location : Roof									
	Skylight, Metal/Glass	5%	Now	\$19,200	2057	**			1
Water Penetration, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Explanation : Worn And Deteriorated									

**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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 62/ LADDER CO. 32**  
**Asset # : 13050**

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	50%	Now	\$19,400	LIFE	**	5	\$13,000	
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 60%</i>								
	<i>Location : 1st Floor And Basement</i>								
	<i>Uneven Surface, Extent : Moderate, Area Affected : 3%</i>								
	<i>Location : 1st Floor And Basement</i>								
	<i>Other Observation, Extent : Severe, Area Affected : 50%</i>								
	<i>Location : Apparatus Room Floor</i>								
	<i>Explanation : Temporary Posts In Cellar To Support Floor</i>								
	Ceramic Tile	10%			2030	\$24,100	5	\$1,200	
	Quarry Tile	5%			2032	**	5	\$900	
	Vinyl Tile	20%	2-4	\$4,200	2027	\$21,100	3	\$900	
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
	<i>Location : 2nd Floor</i>								
	Wood	15%			2042	**	5	\$3,400	
Interior Walls									
	Ceramic Tile	15%			2030	\$70,700	5	\$2,500	
	Gypsum Board	25%			LIFE	**	5	\$2,500	
	Masonry: Brick	25%	Now	\$8,300	LIFE	**			
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
	<i>Location : Basement</i>								
	Plaster	20%			LIFE	**	5	\$1,000	
	Plywood/Hardboard	15%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	15%	Now	\$800	2040	**	5	\$900	
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
	<i>Location : 2nd Floor Various Locations</i>								
	Embossed Metal	50%	Now	\$2,700	LIFE	**	5	\$2,700	
	<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 2%</i>								
	<i>Location : Throughout</i>								
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 3%</i>								
	<i>Location : West Of Apparatus Room</i>								
	Exposed Concrete	20%	Now	\$8,000	LIFE	**	5	\$400	
	<i>Cracking/Crumbling, Extent : Severe, Area Affected : 15%</i>								
	<i>Location : Basement</i>								
	Plaster	10%			LIFE	**	5	\$700	
	Plywood/Hardboard	5%			2047	**	1		
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2040	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 62/ LADDER CO. 32**  
**Asset # : 13050**

<b>Electrical</b>		<b>Current Repair</b>			<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Under 600 Volts</b>									
	Service Equipment								
	Fused Disc Sw	100%	0-2	\$5,000	2057	**	5		
		Enclosure Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Meter Enclosure Is Rusted In Basement, Main Electrical Area							
		Suspect Water Damage, Extent : Moderate, Area Affected : 100%							
		Location : Basement, Main Electrical Area							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement, Main Electrical Area							
		Explanation : 200 Amp							
	Raceway								
	Conduit	30%	Now	\$9,800	2057	**	1		
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Explanation : Service End Box And Service Feeder Conduits Are Rusted And Broken							
	Conduit	70%			2037	**	1		
		Other Observation, Extent : Moderate, Area Affected : 20%							
		Location : Basement, Main Electrical Area							
		Explanation : Pull Box Enclosure Is Rusted							
	Panelboards								
	Molded Case Bkrs	80%			2035	**	5	\$100	
	Molded Case Bkrs	10%	0-2	\$2,000	2035	**	5		
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Panel Enclosure Is Rusted							
	Molded Case Bkrs	10%	Now	\$2,000	2035	**	5		
		Covers Missing, Extent : Severe, Area Affected : 100%							
		Location : 1st Floor							
	Wiring								
	Braided Cloth	30%	0-2	\$8,700	2052	**	1		
		Insulation Aged, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Thermoplastic	70%			2037	**	1		
	Motor Controllers								
	Locally Mounted	100%			2025	\$15,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor - Roll Up Gates							
		Explanation : Showing Wear Due To Regular Usage							
	Ground								
	Grounding Devices								
	Generic	100%	4+	\$4,000	LIFE	**	5	\$100	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Explanation : Corroded							
	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 62/ LADDER CO. 32**  
**Asset # : 13050**

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

40%

2027

\$7,800

10

\$2,500

*T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Basement*

## Incandescent

10%

2027

\$4,600

2

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st And 2nd Floor**Explanation : 2nd Floor Bunk Room*

## LED

50%

2032

\* \*

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st And 2nd Floor**Explanation : LED Light Fixtures Installed*

## Exterior Lighting

## HID

100%

2027

\$27,100

10

**Alarm**

## Fire/Smoke Detection

## Generic, Analog

100%

Now

\$1,500

2037

\* \*

1-3

\$3,800

*Devices Missing, Extent : Moderate, Area Affected : 100%**Location : 2nd Floor**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 2nd Floor*

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%

2047

\* \*

1

## Conversion Equipment

## Furnace

40%

Now

\$6,300

2037

\* \*

1

\$1,200

*Other Observation, Extent : Severe, Area Affected : 100%**Location : 1st Floor**Explanation : Unit Past Useful Life, Not Serviceable*

## Radiant Heater

10%

2032

\* \*

2

\$300

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : Serves Gymnasium*

## Steam Boiler

50%

2040

\* \*

1

\$3,400

## Distribution

## Central Plant Steam

100%

2053

\* \*

4

\$500

## Piping/Pmp

## Terminal Devices

## Convactor/Radiator

90%

2032

\* \*

1

\$2,000

## Unit Heater - Steam

10%

2027

\$2,400

4

\$100

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 62/ LADDER CO. 32**  
**Asset # : 13050**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
Conversion Equipment									
	Exterior Pkg Unit - Cooling	30%	Now	\$16,300	2037	**	2	\$100	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Roof							
		Explanation : Unit Past Useful Life, Not Serviceable							
	Split Unit	10%			2027	\$14,300			
	Window/Wall Unit	40%			2022	\$5,600	1		
	No Component	20%							
Distribution									
	Ductwork/Diffusers	30%	Now	\$21,600	LIFE	**	2	\$2,700	
		Other Observation, Extent : Severe, Area Affected : 75%							
		Location : 2nd Floor							
		Explanation : Broken And Missing Elements							
	No Component	70%							
Heat Rejection									
	Dry Cooler	10%			2032	**	2	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Split Units Serve Gymnasium							
	No Component	90%							
Ventilation									
	Exhaust Fans								
	Roof	100%			2032	**	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$4,100	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$200	4	\$200	
	Backflow Preventer								
	Generic	5%			2032	**	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
	Generic	95%			2032	**	1	\$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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 62/ LADDER CO. 32**  
**Asset # : 13050**

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%							
Fire Suppression	Chemical System								
	Wet	100%			2025	\$27,200	1-3	\$4,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Serves Cooking Area							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 63/ LADDER CO. 39  
**Address** : 755 EAST 233RD STREET @ BYRON AVE.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.063 / 13051 **Yr Built/Renovated** : 1971 / 2013  
**Area Sq Ft** : 7,552 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 03-May-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 4997 **Lot** : 13 **BIN** : 2068155

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$44,400	\$44,400
<b>Total</b>	<b>\$44,400</b>	<b>\$44,400</b>
Importance Code A	\$44,400	\$44,400
<b>Total</b>	<b>\$44,400</b>	<b>\$44,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$45,800		\$5,700	
Interior Architecture	\$39,700		\$4,000	\$900
Electrical	\$900	\$500	\$700	\$2,100
Mechanical	\$8,100	\$700	\$3,700	\$900
<b>Total</b>	<b>\$94,400</b>	<b>\$1,200</b>	<b>\$14,100</b>	<b>\$3,800</b>
Importance Code A	\$46,200	\$400	\$6,100	\$400
Importance Code B	\$31,200	\$900	\$8,100	\$3,500
Importance Code C	\$17,000			
<b>Total</b>	<b>\$94,400</b>	<b>\$1,200</b>	<b>\$14,100</b>	<b>\$3,800</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 63/ LADDER CO. 39**  
**Asset # : 13051**

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	15%			LIFE	**	5	\$34,100	
	Cast Stone/Terra Cotta	25%			LIFE	**	5	\$88,700	
	Cement-Fiber Panel	20%			2035	**	10	\$14,200	
	Masonry: Brick	30%			LIFE	**	5	\$13,600	
	Wood Overhead Doors	10%			2043	**	5	\$11,400	
Windows									
	Aluminum	100%			2046	**	5	\$700	
Parapets									
	Cast Stone/Terra Cotta	20%			LIFE	**	5-10	\$14,900	
	Masonry: Brick	70%			LIFE	**	5-10	\$12,600	
	Metal Panel	10%			2050	**	5	\$1,000	
Roof									
	Modified Bitumen	90%			2035	**	10	\$10,800	
	Skylight, Metal/Glass	10%			2050	**	10	\$4,000	
Soffits									
	Fiberglass Panel	100%			2039	**	5		
Interior									
Floors									
	Cast in Place Concrete	35%			LIFE	**	5	\$17,500	
	Ceramic Tile	15%			2039	**	5	\$1,700	
	Terrazzo	5%			LIFE	**	5	\$900	
	Vinyl Tile	30%			2035	**	3	\$1,300	
	Wood	15%			2058	**	5	\$3,200	
Interior Walls									
	Cast in Place Concrete	15%			LIFE	**	10	\$5,900	
	Concrete Masonry Unit	20%			LIFE	**	5	\$2,500	
	Gypsum Board	50%			LIFE	**	5-10	\$13,400	
	SGFT/Glazed Masonry	15%			LIFE	**	10	\$1,200	
Ceilings									
	AcousTileSusp.Lay-In	35%			2043	**	5	\$4,000	
	Exposed Struc: Steel	15%			LIFE	**	10	\$3,400	
	Gypsum Board	30%			LIFE	**	5-10	\$11,800	
	Plaster	20%			LIFE	**	5-10	\$3,900	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2050	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2043	**			
On-Site Walkways									
	Cast in Place Concrete	100%			2043	**			

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	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 63/ LADDER CO. 39**  
**Asset # : 13051**

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%			2050	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : Main Service Disconnect Switch Rated At 400 Amperes.							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2050	* *	5	\$200	
	Raceway								
	Conduit	100%			2050	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2046	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2050	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2043	* *	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	* *	1	\$2,300	
	Generators								
	Diesel	100%			2039	* *	1	\$2,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Right Side Of The Building							
		Explanation : Emergency Generator Rated At 81 Kilovolt-amperes.							
	Batteries								
	Lead/Acid	100%			2024	\$1,600	5	\$300	
	Fuel Storage								
	Main Tank	100%			2058	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Right Side Of The Building							
		Explanation : 54 Gallons Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	95%			2035	* *	10	\$6,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T- 8 Lamps							
	Fluorescent	5%			2035	* *	10	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Hallways							
		Explanation : Compact Flourescent Lights							
	Egress Lighting								
	Emergency, Service	40%			2035	* *	1		
	Emergency, Battery	10%			2035	* *	10	\$200	
	Exit, LED	50%			2058	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 63/ LADDER CO. 39**  
**Asset # : 13051**

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

## Exterior Lighting

HID	30%			2035		* *	10		
No Component	70%								

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%			2050		* *	1		
-------------	------	--	--	------	--	-----	---	--	--

## Conversion Equipment

Furnace	60%			2035		* *	1	\$2,200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Roof</i>									
<i>Explanation : 5 Rooftop Units</i>									

Hot Water Boiler	40%			2043		* *	1	\$1,500	
------------------	-----	--	--	------	--	-----	---	---------	--

## Distribution

Hot Wtr Piping/Pump	40%			2046		* *	4	\$200	
No Component	60%								
<i>Other Observation, Extent : Light, Area Affected : 0%</i>									
<i>Location :</i>									
<i>Explanation : No Temperature Control In House, Apparatus Floor Is Too Cold.</i>									

## Terminal Devices

Convactor/Radiator	35%	0-2	\$1,400	2043		* *	1	\$800	
<i>Noisy/Vibrating, Extent : Moderate, Area Affected : 15%</i>									
<i>Location : And Leaks At Lunch Room, House Watch Room, 2nd Floor Officer's Locker Room And Girl's Bathroom.</i>									

Fan Coil Unit/Heat	5%			2035		* *	1	\$100	
No Component	60%								

## Air Conditioning

## Energy Source

Electricity	100%			2046		* *	1		
-------------	------	--	--	------	--	-----	---	--	--

## Conversion Equipment

Ext Pkg Unit - Heating/Cooling	100%			2035		* *	2	\$500	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Roof</i>									
<i>Explanation : 5 Rooftop Units, R-410a</i>									

## Distribution

Ductwork/Diffusers	100%			LIFE		* *	2	\$12,300	
--------------------	------	--	--	------	--	-----	---	----------	--

## Ventilation

## Distribution

Ductwork/Diffusers	100%			LIFE		* *	2-5	\$6,700	
--------------------	------	--	--	------	--	-----	-----	---------	--

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 63/ LADDER CO. 39**  
**Asset # : 13051**

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
Ventilation									
	Exhaust Fans								
	Interior	10%			2035	* *	2		
	Roof	80%			2035	* *	2	\$200	
	Wall Unit	10%			2030	\$300	2		
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$4,500	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%	0-2	\$1,100	LIFE	* *	1		
	Blockage /Clogged, Extent : Moderate, Area Affected : 10%								
	Location : Clogged At Rear Side Of The Apparatus Floor.								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2024	\$300	4	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 2 Duplex Units								
	Backflow Preventer								
	Generic	100%			2035	* *	1	\$500	
	Fixtures								
	Generic	100%							
	Leaking Connections, Extent : Moderate, Area Affected : 2%								
	Location : 2nd Floor Chief's Toilet								
Fire Suppression									
	Sprinkler								
	No Component	70%							
	Generic	30%			2050	* *	1-2	\$600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Serves Basement Only								
	Chemical System								
	No Component	99%							
	Generic	1%			2028	\$300	1-3		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : 1 Set								

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 64  
**Address** : 1214 CASTLE HILL AVENUE  
**Borough** : BRONX  
**Program / Asset #** : FIRSECO.064 / 13052  
**Area Sq Ft** : 4,050  
**Date of Survey** : 16-Jul-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3821      **Lot** : 7      **BIN** : 2094871  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1912 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,300			\$8,900
Interior Architecture	\$31,300	\$500	\$900	\$900
Electrical				\$3,900
Mechanical	\$28,200	\$4,700	\$500	\$26,100
<b>Total</b>	<b>\$71,800</b>	<b>\$5,200</b>	<b>\$1,400</b>	<b>\$39,800</b>
Importance Code A	\$37,900	\$400	\$400	\$9,400
Importance Code B	\$22,900	\$4,800	\$500	\$30,500
Importance Code C	\$11,100		\$500	
<b>Total</b>	<b>\$71,800</b>	<b>\$5,200</b>	<b>\$1,400</b>	<b>\$39,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 64**  
**Asset # : 13052**

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	70%			LIFE	**	5	\$15,600		
Masonry: Granite	5%			LIFE	**	5	\$800		
Masonry: Limestone	10%			LIFE	**	5	\$1,700		
Wood	5%			2034	**	5	\$5,600		
Wood Overhead Doors	10%			2034	**	5	\$11,200		
Windows									
Aluminum	100%	Now	\$11,100	2045	**	5	\$400		
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Parapets									
Masonry: Brick	80%			LIFE	**	5	\$1,400		
Masonry: Limestone	10%			LIFE	**	5	\$200		
Metal Cornice	10%			2044	**	10	\$600		
Roof									
Modified Bitumen	75%	4+	\$1,200	2034	**				
Debris Present, Extent : Light, Area Affected : 20%									
Location : Main Roof									
Drains Clogged, Extent : Moderate, Area Affected : 50%									
Location : Main Roof									
Roll Roofing	25%			2025	\$6,100	5	\$2,400		
Interior									
Floors									
Cast in Place Concrete	30%	Now	\$9,900	LIFE	**	5	\$4,000		
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Basement									
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Apparatus Floor									
Explanation : Slab Is Old And Does Not Carry Current Loads - Is Shored Up From Basement									
Ceramic Tile	5%	Now	\$600	2038	**	5	\$200		
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%									
Location : 2nd Floor Bathrooms, Captain Office Bathroom									
Quarry Tile	10%			2042	**	5	\$900		
Vinyl Tile	50%			2029	\$26,900	3	\$1,100		
Wood	5%			2044	**	5	\$600		
Interior Walls									
Ceramic Tile	10%			2038	**	5	\$1,100		
Concrete Masonry Unit	5%			LIFE	**	5	\$200		
Gypsum Board	25%			LIFE	**	5	\$1,600		
Masonry: Fieldstone	15%	Now	\$11,100	LIFE	**				
Other Observation, Extent : Moderate, Area Affected : 10%									
Location : Basement									
Explanation : Water Penetration									
Plaster	15%			LIFE	**	5	\$500		
SGFT/Glazed Masonry	30%			LIFE	**				

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 64**  
**Asset # : 13052**

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

## Ceilings

AcousTileSusp.Lay-In	20%			2034	**	5	\$1,200	
Embossed Metal	70%	0-2	\$7,800	LIFE	**	5	\$1,900	

*Broken/Missing Elements, Extent : Light, Area Affected : 5%*

*Location : Apparatus Floor*

*Loose/Miss Fasteners, Extent : Light, Area Affected : 5%*

*Location : Apparatus Floor*

Exposed Concrete	10%	Now	\$2,000	LIFE	**	5	\$100	
------------------	-----	-----	---------	------	----	---	-------	--

*Loose/Delam Surface, Extent : Moderate, Area Affected : 20%*

*Location : Basement*

## Site Enclosure

## Fence/Gates

Chain Link	100%			2039	**			
------------	------	--	--	------	----	--	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2042	**			
------------------------	------	--	--	------	----	--	--	--

## On-Site Walkways

Cast in Place Concrete	100%			2034	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2034	**			
------------------------	------	--	--	------	----	--	--	--

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%			2039	**	5		
---------------	------	--	--	------	----	---	--	--

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

*Location : Basement*

*Explanation : One 400 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2049	**	5	\$100	
------------------	------	--	--	------	----	---	-------	--

## Raceway

Conduit	100%			2049	**	1		
---------	------	--	--	------	----	---	--	--

## Panelboards

Fused Disc Sw	10%			2045	**	5		
Molded Case Bkrs	90%			2045	**	5	\$100	

## Wiring

Thermoplastic	100%			2049	**	1		
---------------	------	--	--	------	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2042	**	5		
-----------------	------	--	--	------	----	---	--	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$100	
---------	------	--	--	------	----	---	-------	--

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 64**  
**Asset # : 13052**

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	100%			2034	* *	10	\$3,700	
-------------------	-------------	------	--	--	------	-----	----	---------	--

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*  
*Location : Throughout*

Egress Lighting	Emergency, Service	60%			2034	* *	1		
	Emergency, Battery	10%			2034	* *	10	\$100	
	Exit, Service	30%			2034	* *	1		

Exterior Lighting	HID	50%			2034	* *	10		
	No Component	50%							

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	Fuel Oil No 2	100%			2049	* *	5	\$1,300	
---------------	---------------	------	--	--	------	-----	---	---------	--

*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*  
*Explanation : Gas Under Construction*

Conversion Equipment	Steam Boiler	100%	0-2	\$25,600	2049	* *	1	\$3,600	
----------------------	--------------	------	-----	----------	------	-----	---	---------	--

*Leak Evident, Extent : Moderate, Area Affected : 20%*  
*Location : Boiler*  
*Obsolete Equipment, Extent : Moderate, Area Affected : 100%*  
*Location : Basement*  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*  
*Explanation : One Unit*

Distribution	Steam Piping/Pump	100%			2039	* *			
--------------	-------------------	------	--	--	------	-----	--	--	--

Terminal Devices	Convactor/Radiator	100%			2034	* *	1	\$1,300	
------------------	--------------------	------	--	--	------	-----	---	---------	--

## Air Conditioning

Energy Source	Electricity	100%			2045	* *	1		
---------------	-------------	------	--	--	------	-----	---	--	--

Conversion Equipment	Split Unit	10%			2024			\$8,400	
	Window/Wall Unit	50%			2022			\$4,100	1
	No Component	40%							

## Ventilation

Exhaust Fans	Interior	100%			2024			\$14,100	2
								\$100	

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 64**  
**Asset # : 13052**

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	10%			2039	* *	1		
Galvanized Steel	90%			2034	* *	1		
Water Heater								
Gas Fired	100%			2024	\$2,400	2	\$100	
Sanitary Piping								
Cast Iron	100%	Now	\$1,400	LIFE	* *	1		
Leak Evident, Extent : Moderate, Area Affected : 10%								
Location : Bathroom Shower In 2nd Floor								
Storm Drain Piping								
Cast Iron	100%	Now	\$800	LIFE	* *	1		
Blockage /Clogged, Extent : Moderate, Area Affected : 10%								
Location : Basement								
Sump Pump(s)								
Submersible	100%			2021	\$100	4	\$100	
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 65  
**Address** : 33 WEST 43RD STREET BTWN 5TH AVE. - 6TH AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.065 / 13053 **Yr Built/Renovated** : 1898 / 2012  
**Area Sq Ft** : 5,918 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 30-Oct-2018 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 1259 **Lot** : 18 **BIN** : 1076256

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$84,300	\$96,300
<b>Total</b>	<b>\$84,300</b>	<b>\$96,300</b>
Importance Code A	\$84,300	\$96,300
<b>Total</b>	<b>\$84,300</b>	<b>\$96,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$59,200	\$7,100		
Interior Architecture	\$37,300			\$1,500
Electrical	\$600	\$700	\$500	\$400
Mechanical	\$3,400	\$800	\$1,100	\$800
<b>Total</b>	<b>\$100,500</b>	<b>\$8,600</b>	<b>\$1,600</b>	<b>\$2,700</b>
Importance Code A	\$59,800	\$7,700	\$600	\$600
Importance Code B	\$33,700	\$1,000	\$1,000	\$1,200
Importance Code C	\$7,000			\$900
<b>Total</b>	<b>\$100,500</b>	<b>\$8,600</b>	<b>\$1,600</b>	<b>\$2,700</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 65**  
**Asset # : 13053**

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	50%			LIFE	**	5	\$30,600	
	Masonry: Limestone	40%	0-2	\$84,300	LIFE	**	5	\$9,200	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Truck Bay Entrance									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%									
Location : Front Facade									
	Metal Panel	10%			2056	**	5-10	\$21,100	
Windows									
	Wood	100%			2052	**	5	\$14,100	
Parapets									
	Cast Stone/Terra Cotta	10%	Now	\$2,700	LIFE	**	5	\$1,200	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : South Facade									
	Masonry: Brick	90%	0-2	\$25,900	LIFE	**	5	\$1,400	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%									
Location : Throughout,South Facade									
Roof									
	Asphalt Shingle	1%			2033	**	10		
	Modified Bitumen	99%	Now	\$9,600	2030	\$96,300			
Ponding, Extent : Moderate, Area Affected : 10%									
Location : Around Roof Drains									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Upper Roof Above Attic And Around Roof Drains									
Soffits									
	Masonry: Limestone	100%			LIFE	**	5		
Interior									
Floors									
	Cast in Place Concrete	45%	Now	\$1,000	LIFE	**	5	\$9,600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Basement Boiler Room									
	Ceramic Tile	5%			2039	**	5	\$500	
	Quarry Tile	25%	0-2	\$8,000	2043	**	5	\$1,800	
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
	Vinyl Tile	25%	Now	\$1,200	2038	**	3	\$900	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : 2nd Floor And 3rd Floor Corridors And Bunk Room									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 65**  
**Asset # : 13053**

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

## Interior Walls

Ceramic Tile	10%			2039	**	5	\$1,800	
Masonry: Brick	25%			LIFE	**	10	\$1,400	
Plaster	40%	Now	\$3,300	LIFE	**	5	\$2,200	

*Cracking/Crumbling, Extent : Moderate, Area Affected : 5%*

*Location : Officer Toilet*

*Paint Peeling, Extent : Light, Area Affected : 25%*

*Location : Throughout*

SGFT/Glazed Masonry	25%			LIFE	**	10	\$2,300	
---------------------	-----	--	--	------	----	----	---------	--

## Ceilings

AcousTileSusp.Lay-In	20%	Now	\$900	2035	**	5	\$1,000	
----------------------	-----	-----	-------	------	----	---	---------	--

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Throughout*

Embossed Metal	65%	0-2	\$16,200	LIFE	**	5	\$2,900	
----------------	-----	-----	----------	------	----	---	---------	--

*Paint Peeling, Extent : Severe, Area Affected : 50%*

*Location : Throughout*

Exposed Struc: Steel	15%			LIFE	**	10	\$3,000	
----------------------	-----	--	--	------	----	----	---------	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2043	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2043	**			
------------------------	------	--	--	------	----	--	--	--

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%			2040	**	5		
---------------	------	--	--	------	----	---	--	--

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

*Location : Electrical Room*

*Explanation : There Is A 200 Amperes Main Disconnect Switch. It Is In Satisfactory Condition.*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2040	**	5	\$200	
------------------	------	--	--	------	----	---	-------	--

## Raceway

Conduit	95%			2040	**	1		
---------	-----	--	--	------	----	---	--	--

Conduit	5%			2056	**	1		
---------	----	--	--	------	----	---	--	--

## Panelboards

Fused Disc Sw	5%			2038	**	5		
---------------	----	--	--	------	----	---	--	--

Molded Case Bkrs	65%			2038	**	5	\$100	
------------------	-----	--	--	------	----	---	-------	--

Molded Case Bkrs	30%			2052	**	5		
------------------	-----	--	--	------	----	---	--	--

## Wiring

Thermoplastic	40%			2056	**	1		
---------------	-----	--	--	------	----	---	--	--

Thermoplastic	60%			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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 65**  
**Asset # : 13053**

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									
	Motor Controllers								
	Locally Mounted	50%			2035	**	5		
	Locally Mounted	50%			2047	**	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2035	**	1	\$1,800	
	Generators								
	Diesel	100%			2043	**	1	\$2,300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : A New Diesel Generator Was Installed About 4 Years Ago.								
	Batteries								
	Lead/Acid	100%			2025	\$1,700	5	\$200	
	Fuel Storage								
	Day Tank	50%			2052	**	5	\$500	
	Main Tank	50%			2065	**	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : The 100 Gallons Diesel Tank Is In Good Condition.								
Lighting									
	Interior Lighting								
	Fluorescent	63%			2030	\$11,500	10	\$3,400	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Fluorescent	35%			2038	**	10	\$1,900	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Basement And 1st Floor								
	Incandescent	2%			2025	\$900	2		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 3rd Floor								
	Explanation : Temporary Incandescent Light Installed On A Portion Of The 3rd Floor.								
	Egress Lighting								
	Emergency, Service	60%			2030	\$2,000	1		
	Emergency, Battery	40%			2038	**	10	\$600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st And 2nd Floor								
	Explanation : Emergency LED Battery Pack Fixtures Have Been Incorporated Into The Emergency Lighting System.								
	Exterior Lighting								
	HID	100%			2030	\$25,400	10		

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 65**  
**Asset # : 13053**

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%			2050	* *	1		
				Recent Replace Evident, Extent : Light, Area Affected : 100%					
				Location : Cellar					
Conversion Equipment									
	Steam Boiler	100%			2035	* *	1	\$5,900	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : 1 Gas Fired Steam Boiler					
Distribution									
	Steam Piping/Pump	100%	Now	\$600	2040	* *			
				Malfunctioning, Extent : Severe, Area Affected : 50%					
				Location : Water Hammer From Poorly Pitched Pipe In The Basement					
Terminal Devices									
	Convactor/Radiator	100%			2035	* *	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	* *	1		
Conversion Equipment									
	Split Unit	10%			2025	\$13,400			
	Window/Wall Unit	30%			2025	\$3,900	1		
	No Component	60%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	55%			LIFE	* *	2-5	\$2,900	
	No Component	45%							
Exhaust Fans									
	Interior	35%			2025	\$7,800	2	\$100	
	Roof	25%	Now	\$300	2035	* *	2		
				Malfunctioning, Extent : Moderate, Area Affected : 20%					
				Location : Roof, Mechanical And Or Electrical Deficiencies					
	No Component	40%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
Water Heater									
	Gas Fired	100%			2028	\$3,800	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement					
				Explanation : Two 75 Gallon Units					
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%	Now	\$700	LIFE	* *	1		
				Blockage /Clogged, Extent : Moderate, Area Affected : 50%					
				Location : Probable Clogged Or Cracked Roof Drain Piping At Northeast Corner Of Roof.					
				The Affected Area On The Roof Is Creating Water Damage On Floor Below					

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 65**  
**Asset # : 13053**

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									
	Backflow Preventer								
	Generic	100%			2035	**	1	\$400	
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2028	\$600	1-3	\$100	
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : Kitchen							
		Explanation : Kitchen Hood							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 66/ LADDER CO. 61  
**Address** : 21 ASCH LOOP W.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.066 / 13054 **Yr Built/Renovated** : 1973 /  
**Area Sq Ft** : 8,320 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 08-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5141 **Lot** : 103 **BIN** : 2072355

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$94,400	\$148,600
Electrical		\$87,100
<b>Total</b>	<b>\$94,400</b>	<b>\$235,800</b>
Importance Code A	\$94,400	\$148,600
Importance Code B		\$87,100
<b>Total</b>	<b>\$94,400</b>	<b>\$235,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$28,900	\$3,000		
Interior Architecture	\$19,200	\$300	\$500	\$900
Electrical	\$600	\$700	\$2,400	\$8,100
Mechanical	\$59,000	\$3,400	\$2,400	\$9,200
Site Pavements	\$8,100			
<b>Total</b>	<b>\$115,700</b>	<b>\$7,400</b>	<b>\$5,300</b>	<b>\$18,200</b>
Importance Code A	\$29,300	\$3,400	\$400	\$500
Importance Code B	\$69,400	\$3,900	\$4,400	\$17,600
Importance Code C	\$17,100		\$500	
<b>Total</b>	<b>\$115,700</b>	<b>\$7,400</b>	<b>\$5,300</b>	<b>\$18,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 66/ LADDER CO. 61**  
**Asset # : 13054**

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								
	Alum/Vinyl Siding	15%			2049	**	10	\$800	
	Concrete Masonry Unit	5%	0-2	\$1,900	LIFE	**	5	\$600	
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : West Side								
	Masonry: Brick	70%			LIFE	**	5	\$12,600	
	Metal Sect. OHD	10%			2042	**	5	\$5,600	
Windows									
	Aluminum	100%	Now	\$94,400	2054	**	5	\$1,100	
	Air Infiltration, Extent : Moderate, Area Affected : 75%								
	Location : Throughout								
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Weather Strip Missing, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
Parapets									
	Metal/Glass Curt Wall	100%	Now	\$11,900	2049	**	5	\$4,400	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Explanation : Broken Missing Panels								
Roof									
	Asphalt Shingle	10%			2032	**	10	\$200	
	Modified Bitumen	90%	0-2	\$14,900	2029	\$148,600			
	Alligatoring, Extent : Moderate, Area Affected : 5%								
	Location : Seams Throughout								
	Blisters, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
Soffits									
	Alum/Vinyl Siding	15%	Now	\$200	2049	**			
	Deformed/Dented, Extent : Moderate, Area Affected : 10%								
	Location : South And Rear Of Building								
	No Component	85%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 66/ LADDER CO. 61**  
**Asset # : 13054**

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	50%	Now	\$3,400	LIFE	**	5	\$13,600		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Apparatus Floor									
Ceramic Tile	5%			2032	**	5	\$600		
Worn/Eroded, Extent : Light, Area Affected : 10%									
Location : Toilets									
Terrazzo	5%			LIFE	**	5	\$500		
Vinyl Tile	40%	Now	\$2,200	2034	**	3	\$1,900		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor Corridor									
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : 2nd Floor Corridor									
Patching Evident, Extent : Moderate, Area Affected : 10%									
Location : 2nd Floor Corridor									
Worn/Eroded, Extent : Moderate, Area Affected : 10%									
Location : 2nd Floor Corridor									
Interior Walls									
Cast in Place Concrete	5%			LIFE	**				
Ceramic Tile	5%			2038	**	5	\$1,000		
Concrete Masonry Unit	15%	0-2	\$3,500	LIFE	**	5	\$1,200		
Vertical Cracks, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor, Stair, Basement									
Plaster	35%			LIFE	**	5	\$2,100		
Plywood/Hardboard	2%			LIFE	**				
SGFT/Glazed Masonry	38%	4+	\$6,200	LIFE	**				
Other Observation, Extent : Light, Area Affected : 1%									
Location : Apparatus Room									
Explanation : Vertical Crack From Floor To Ceiling Near House Watch									
Ceilings									
AcousTileSusp.Lay-In	5%			2034	**	5	\$600		
Exposed Concrete	45%			LIFE	**	5	\$900		
Gypsum Board	5%			LIFE	**	5	\$800		
Plaster	45%	Now	\$3,800	LIFE	**	5	\$3,500		
Broken/Missing Elements, Extent : Severe, Area Affected : 5%									
Location : 2nd Floor Locker Room At Beam, Apparatus Room Beams And Ceiling									
Cracking/Crumbling, Extent : Severe, Area Affected : 30%									
Location : 2nd Floor Officer Bathroom, Apparatus Room, Roof Hatch									
Site Enclosure									
Fence/Gates									
Chain Link	100%			2049	**				
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%	2-4	\$800	2042	**				
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 66/ LADDER CO. 61**  
**Asset # : 13054**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	4+	\$1,200	2042		* *			
<i>Sinking/Subsiding, Extent : Light, Area Affected : 5%</i>									
<i>Location : Throughout</i>									

## Parking/Driveway

Asphalt	80%	Now	\$3,300	2032		* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>									
<i>Location : Throughout</i>									
<i>Sinking/Subsiding, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Throughout</i>									

Cast in Place Concrete	20%	Now	\$2,700	2042		* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>									
<i>Location : East Side</i>									
<i>Ponding, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : East Side</i>									
<i>Sinking/Subsiding, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : East Side</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

Molded Case Bkrs	100%			2029	\$5,000	5		\$200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : One 400 Ampere Main Disconnect Switch</i>									

## Switchgear / Switchboard

Molded Case Bkrs	100%			2029	\$50,900	5		\$200	
------------------	------	--	--	------	----------	---	--	-------	--

## Raceway

Conduit	95%			2029	\$31,000	1			
Conduit	5%			2049	* *	1			

## Panelboards

Molded Case Bkrs	90%			2028	\$36,200	5		\$200	
Molded Case Bkrs	10%			2045	* *	5			

## Wiring

Thermoplastic	95%			2029	\$27,500	1			
Thermoplastic	5%			2049	* *	1			

## Motor Controllers

Locally Mounted	100%			2027	\$17,500	5		\$100	
-----------------	------	--	--	------	----------	---	--	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE	* *	5		\$100	
---------	------	--	--	------	-----	---	--	-------	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2042	* *	1		\$2,600	
-----------	------	--	--	------	-----	---	--	---------	--

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 66/ LADDER CO. 61**  
**Asset # : 13054**

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
Stand-by Power									
Generators									
	Diesel	100%			2038	* *	1	\$3,200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Generator Room Outside</i>									
<i>Explanation : One 80 Kilowatt</i>									
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$300	
Fuel Storage									
	Day Tank	30%			2045	* *	5	\$500	
	Main Tank	70%			2032	* *	5	\$200	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : One 550 Gallon</i>									
Lighting									
Interior Lighting									
	Fluorescent	95%			2034	* *	10	\$7,200	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout</i>									
	Incandescent	5%			2029	\$2,800	2		
Egress Lighting									
	Emergency, Service	70%			2034	* *	1		
	Exit, Service	30%			2034	* *	1		
Exterior Lighting									
	HID	100%			2034	* *	10		
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%			2049	* *	1		
Conversion Equipment									
	Hot Water Boiler	100%			2042	* *	1	\$4,100	
Distribution									
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$600	
Terminal Devices									
	Convactor/Radiator	90%			2034	* *	1	\$2,400	
	Unit Heater - Steam	10%			2029	\$2,900	4	\$100	
Air Conditioning									
Energy Source									
	Electricity	100%			2045	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 66/ LADDER CO. 61**  
**Asset # : 13054**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	35%	Now	\$23,000	2039	* *	2	\$100	
		Other Observation, Extent : Severe, Area Affected : 100% Location : Roof Explanation : Unit Disassembled With Severely Damaged Or Missing Components							
	Window/Wall Unit	50%			2024	\$8,500	1		
	No Component	15%							
Distribution									
	Ductwork/Diffusers	35%	Now	\$32,400	LIFE	* *	2	\$3,800	
		Other Observation, Extent : Severe, Area Affected : 75% Location : 2nd Floor Explanation : Ductwork Severely Damaged And Missing Components							
	No Component	65%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$4,600	
	Exhaust Fans								
	Roof	100%			2029	\$13,500	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	50%			2022	\$2,500	2	\$100	
	Gas Fired	50%	Now	\$2,500	2029	\$2,500	2		
		Leak Evident, Extent : Severe, Area Affected : 100% Location : Tank In Basement							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	50%			2029	\$600	4	\$100	
	Submersible	50%			2022	\$100	4	\$100	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	* *	1		
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Serves Boiler Only							
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 66/ LADDER CO. 61**  
**Asset # : 13054**

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

Sprinkler

No Component

85%

Generic

15%

2039

\* \*

1-2

\$300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Connected To Domestic Water / Serves Half Of Basement*

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

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

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



Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 67  
**Address** : 518 WEST 170th STREET @ AUDUBON AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.067 / 13055 **Yr Built/Renovated** : 1898 /  
**Area Sq Ft** : 5,904 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Feb-2018 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,Att  
**Block** : 2126 **Lot** : 34 **BIN** : 1063024

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$133,700	
Electrical		\$104,200
<b>Total</b>	<b>\$133,700</b>	<b>\$104,200</b>
Importance Code B	\$133,700	\$104,200
<b>Total</b>	<b>\$133,700</b>	<b>\$104,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$26,600	\$100		\$7,800
Interior Architecture	\$25,800	\$300		\$100
Electrical	\$13,100	\$500	\$2,300	\$25,800
Mechanical	\$8,200	\$1,100	\$1,700	\$14,500
Site Enclosure	\$800			
<b>Total</b>	<b>\$74,600</b>	<b>\$1,900</b>	<b>\$4,000</b>	<b>\$48,200</b>
Importance Code A	\$27,200	\$600	\$600	\$8,400
Importance Code B	\$36,000	\$1,200	\$3,400	\$39,800
Importance Code C	\$11,300			
<b>Total</b>	<b>\$74,600</b>	<b>\$1,900</b>	<b>\$4,000</b>	<b>\$48,200</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 67**  
**Asset # : 13055**

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 Iron	5%			LIFE	**			
	Masonry: Brick	85%			LIFE	**	5	\$26,300	
	Masonry: Limestone	5%			LIFE	**	5	\$1,200	
	Wood Overhead Doors	5%			2034	**	5	\$7,700	
Windows									
	Aluminum	100%	Now	\$14,300	2045	**	5	\$800	
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 20%								
	Location : Throughout 3rd Floor, Gymnasium, Kitchen								
	Water Penetration, Extent : Moderate, Area Affected : 5%								
	Location : Bathroom Window								
Parapets									
	Cast Stone/Terra Cotta	5%			LIFE	**	5	\$700	
	Masonry: Brick	75%			LIFE	**	5	\$1,400	
	Metal Rail	20%			2034	**	5-10	\$6,500	
	Deteriorated Finish, Extent : Light, Area Affected : 10%								
	Location : Rear Side Of Roof								
Roof									
	Asphalt Shingle	6%			2032	**	10	\$100	
	Metal Panel	2%	Now	\$600	2034	**			
	Water Penetration, Extent : Moderate, Area Affected : 5%								
	Location : Around Skylight, Attic								
	Modified Bitumen	90%	Now	\$7,900	2034	**			
	Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%								
	Location : Rear Edge Of Roof								
	Skylight, Metal/Glass	2%	Now	\$3,800	2029	\$19,100			
	Water Penetration, Extent : Light, Area Affected : 10%								
	Location : 3rd Floor Training Room								
Soffits									
	Cast Iron	100%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 67**  
**Asset # : 13055**

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	30%	Now	\$2,600	LIFE	**	5	\$4,900	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 15%							
		Location : Basement							
	Ceramic Tile	5%	2-4	\$400	2038	**	5	\$200	
		Worn/Eroded, Extent : Light, Area Affected : 25%							
		Location : Toilets Throughout							
	Quarry Tile	5%			2042	**	5	\$600	
	Vinyl Tile	10%	4+	\$700	2029	\$7,200	3	\$300	
		Worn/Eroded, Extent : Light, Area Affected : 15%							
		Location : 3rd Floor							
	Wood	50%	Now	\$7,000	2057	**	5	\$3,500	
		Deteriorated Finish, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Dry Rot/Decay, Extent : Moderate, Area Affected : 10%							
		Location : 3rd Floor, Attic							
		Split/Cracked, Extent : Moderate, Area Affected : 5%							
		Location : 3rd Floor, Attic							
Interior Walls									
	Ceramic Tile	5%	Now	\$900	2032	**	5	\$300	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Toilets							
		Cracking/Crumbling, Extent : Moderate, Area Affected : 2%							
		Location : Kitchen							
	Gypsum Board	10%	0-2	\$300	LIFE	**	5	\$700	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Masonry: Brick	5%	0-2	\$7,500	LIFE	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
		Efflorescence, Extent : Light, Area Affected : 25%							
		Location : Basement							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 10%							
		Location : Basement							
		Water Penetration, Extent : Moderate, Area Affected : 20%							
		Location : Basement							
	Plaster	35%	Now	\$1,800	LIFE	**	5	\$1,200	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout 2nd And 3rd Floor, Kitchen,							
	SGFT/Glazed Masonry	30%			LIFE	**			
	Wood	15%			LIFE	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 67**  
**Asset # : 13055**

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									
	Ceilings								
	AcousTileSusp.Lay-In	20%	0-2	\$700	2034	* *	5	\$700	
		Broken/Missing Elements, Extent : Light, Area Affected : 5%							
		Location : Throughout							
		Misaligned/Bulging, Extent : Moderate, Area Affected : 2%							
		Location : 3rd Floor							
		Staining/Discoloring, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Embossed Metal	30%	0-2	\$2,200	LIFE	* *	5	\$1,000	
		Deformed/Dented, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Paint Peeling, Extent : Light, Area Affected : 25%							
		Location : Apparatus Room							
	Exposed Struc: Steel	15%	Now	\$133,700	LIFE	* *			
		Corrosion/Rusting, Extent : Severe, Area Affected : 50%							
		Location : Basement At Oil Fill							
	Exposed Struc: Wood	5%			LIFE	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Attic							
		Explanation : Attic Exposed Wood Structure							
	Plaster	30%	Now	\$1,700	LIFE	* *	5	\$1,400	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Water Penetration, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%	4+	\$800	2039	* *			
		Corrosion/Rusting, Extent : Light, Area Affected : 15%							
		Location : Rear Yard							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	* *			
		Other Observation, Extent : Severe, Area Affected : 5%							
		Location : Front Of Building							
		Explanation : Sidewalk Hatch Rusting And Defecting Under Minimal Weight.							
	On-Site Walkways								
	Cast in Place Concrete	100%			2034	* *			
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Rear Yard							
	Parking/Driveway								
	Cast in Place Concrete	100%			2042	* *			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 67**  
**Asset # : 13055**

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%			2029	\$5,500	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Two 200 Ampere Main Disconnect Switches									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2029	\$55,500	5	\$200	
Raceway									
	Conduit	100%			2029	\$35,600	1		
Panelboards									
	Fused Disc Sw	5%			2028	\$2,200	5		
	Molded Case Bkrs	30%			2028	\$13,100	5		
	Molded Case Bkrs	65%			2051	* *	5	\$100	
Wiring									
	Braided Cloth	40%	2-4	\$12,600	2054	* *	1		
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Basement, 1st Floor, 2nd Floor									
	Thermoplastic	60%			2055	* *	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$16,300	5		
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2042	* *	1	\$1,800	
Generators									
	Diesel	100%			2038	* *	1	\$2,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : One 40 Kilowatt									
Batteries									
	Lead/Acid	100%			2023	\$1,700	5	\$200	
Fuel Storage									
	Day Tank	30%			2045	* *	5	\$300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 75 Gallons									
	Main Tank	70%			2057	* *	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 550 Gallon									
Lighting									
Interior Lighting									
	LED	100%			2037	* *			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 67**  
**Asset # : 13055**

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

## Egress Lighting

Exit, Service

60%

2037

\* \*

1

No Component

40%

## Exterior Lighting

HID

100%

2024

\$25,300

10

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%

2059

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2049

\* \*

1

\$5,900

*Recent Installation, Extent : Light, Area Affected : 100%**Location : Basement*

## Distribution

Central Plant Steam

100%

2039

\* \*

4

\$300

Piping/Pmp

## Terminal Devices

Convactor/Radiator

100%

Now

\$1,700

2034

\* \*

1

\$1,700

*Leak Evident, Extent : Moderate, Area Affected : 100%**Location : Second Floor*

## Air Conditioning

## Conversion Equipment

Window/Wall Unit

100%

2024

\$13,100

1

## Ventilation

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$3,300

## Exhaust Fans

Wall Unit

100%

2029

\$2,200

2

\$200

## Plumbing

## H/C Water Piping

Galvanized Steel

100%

2034

\* \*

1

## Water Heater

Gas Fired

100%

2029

\$3,800

2

\$100

*Recent Installation, Extent : Light, Area Affected : 100%**Location : Basement*

## Sanitary Piping

Cast Iron

100%

Now

\$4,600

LIFE

\* \*

1

*Leak Evident, Extent : Moderate, Area Affected : 10%**Location : Basement*

## Storm Drain Piping

Cast Iron

100%

Now

\$700

LIFE

\* \*

1

*Leak Evident, Extent : Moderate, Area Affected : 5%**Location : 1st Floor, Basement*

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 67**  
**Asset # : 13055**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Sump Pump(s)							
	Non-Submersible	100%		2029	\$1,000	4	\$200	
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	Generic	100%		2027	\$29,700	1-3	\$4,000	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 68/ LADDER CO. 49  
**Address** : 1160 OGDEN AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.068 / 13056 **Yr Built/Renovated** : 1979 /  
**Area Sq Ft** : 10,220 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 02-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2514 **Lot** : 56 **BIN** : 2003268

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$273,100	
Interior Architecture		\$6,800
Electrical	\$68,600	\$79,100
<b>Total</b>	<b>\$341,700</b>	<b>\$85,900</b>
Importance Code A	\$273,100	
Importance Code B	\$68,600	\$85,900
<b>Total</b>	<b>\$341,700</b>	<b>\$85,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$23,300			
Interior Architecture	\$100		\$700	\$1,600
Electrical	\$2,600	\$2,900	\$700	\$800
Mechanical	\$1,500	\$77,300	\$2,600	\$1,300
<b>Total</b>	<b>\$27,600</b>	<b>\$80,200</b>	<b>\$4,000</b>	<b>\$3,700</b>
Importance Code A	\$23,900	\$500	\$500	\$400
Importance Code B	\$3,700	\$79,700	\$3,400	\$3,300
Importance Code C				
<b>Total</b>	<b>\$27,600</b>	<b>\$80,200</b>	<b>\$4,000</b>	<b>\$3,700</b>



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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 68/ LADDER CO. 49**  
**Asset # : 13056**

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									
	Concrete Masonry Unit	80%	4+	\$80,400	LIFE	* *	5	\$11,700	
Cracking/Crumbling, Extent : Light, Area Affected : 1%									
Location : At Overhead Doors And 2nd Floor Front									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
	Masonry: Brick	15%			LIFE	* *	5	\$3,500	
	Metal Sect. OHD	5%			2040	* *	5	\$3,700	
Windows									
	Aluminum	100%	2-4	\$10,200	2035	* *	5	\$600	
Air Infiltration, Extent : Moderate, Area Affected : 40%									
Location : Throughout									
Broken/Missing Elements, Extent : Moderate, Area Affected : 80%									
Location : Screens Missing Throughout									
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 2%									
Location : Wire Glass At 1st Floor House Watch Room									
Parapets									
	Cast Stone/Terra Cotta	10%	Now	\$2,500	LIFE	* *	5	\$1,500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Street Facade									
Open Joints, Extent : Moderate, Area Affected : 20%									
Location : Street Facade									
	Concrete Masonry Unit	85%	Now	\$8,700	LIFE	* *	5	\$1,800	
Horizontal Cracks, Extent : Moderate, Area Affected : 10%									
Location : Main Roof Parapet									
Vegetation Growth, Extent : Moderate, Area Affected : 15%									
Location : Rear Facade									
Vertical Cracks, Extent : Moderate, Area Affected : 10%									
Location : Main Roof Parapet									
Worn/Eroded, Extent : Light, Area Affected : 25%									
Location : All Facades									
	Metal: Cage/Fence	5%	Now	\$1,900	2047	* *	5	\$300	1
Broken/Missing Elements, Extent : Severe, Area Affected : 100%									
Location : Parapet Wall									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 68/ LADDER CO. 49**  
**Asset # : 13056**

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

## Roof

Asphalt Shingle	5%			2030	\$2,600	10	\$100	
Modified Bitumen	95%	Now	\$192,700	2037	**			
<i>Blisters, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : All Roofs</i>								
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Ponding, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Lower Roof</i>								
<i>Ridging, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Parapet Cant Strip</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Roof Penetrations</i>								

## Interior

## Floors

Cast in Place Concrete	40%			LIFE	**	5	\$13,400	
Ceramic Tile	15%			2040	**	5	\$2,300	
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Bathrooms, Shower Areas</i>								
Quarry Tile	5%			2040	**	5	\$1,100	
Vinyl Tile	5%	4+	\$100	2027	\$6,800	3	\$300	
<i>Broken/Missing Elements, Extent : Light, Area Affected : 1%</i>								
<i>Location : Sitting Area</i>								
Vinyl Tile	35%			2035	**	3	\$2,000	

## Interior Walls

Ceramic Tile	10%			2040	**	5	\$1,300	
Concrete Masonry Unit	30%			LIFE	**	5	\$1,600	
Gypsum Board	25%			LIFE	**	5	\$2,000	
SGFT/Glazed Masonry	35%			LIFE	**			

## Ceilings

AcousTileSusp.Lay-In	20%			2044	**	5	\$3,100	
Exposed Concrete	75%			LIFE	**	5	\$1,800	
Gypsum Board	5%			LIFE	**	5	\$1,000	

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

Molded Case Bkrs	100%			2027	\$5,000	5	\$300	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated At 400 Amperes.</i>								

## Switchgear / Switchboard

Molded Case Bkrs	100%			2027	\$50,900	5	\$300	
------------------	------	--	--	------	----------	---	-------	--

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 68/ LADDER CO. 49**  
**Asset # : 13056**

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									
	Raceway								
	Conduit	70%			2027	\$22,900	1		
	Conduit	30%			2053	* *	1		
Panelboards									
	Molded Case Bkrs	70%			2026	\$28,100	5	\$200	
	Molded Case Bkrs	30%			2049	* *	5	\$100	
Wiring									
	Thermoplastic	70%			2027	\$20,200	1		
	Thermoplastic	30%			2053	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2025	\$5,000	1	\$3,100	
Generators									
	Diesel	100%			2023	\$68,600	1	\$4,000	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : 2nd Floor Heating Room								
	Explanation : Emergency Generator Rated At 25 Kilowatts								
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$400	
Fuel Storage									
	Main Tank	100%			2030	\$1,300	5	\$300	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : 2nd Floor Mechanical Room								
	Explanation : 200 Gallons Rated Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	65%			2035	* *	10	\$6,100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : T-8 Lamps And Motion Sensors In Use								
	Fluorescent	5%			2022	\$1,400	10	\$500	
	T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Bunker Room								
	LED	30%			2035	* *			
Egress Lighting									
	Emergency, Service	50%			2035	* *	1		
	Exit, LED	50%			2062	* *	1		
Exterior Lighting									
	HID	20%			2035	* *	10		
	No Component	80%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 68/ LADDER CO. 49**  
**Asset # : 13056**

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								
	Electricity	20%			2037	* *	1		
	Natural Gas	80%			2037	* *	1		
Conversion Equipment									
	Heat Pump Air Sourced	20%			2031	* *	2	\$600	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Roof							
		Explanation : 3 Package Units							
	Hot Water Boiler	80%			2032	* *	1	\$4,000	
		Other Observation, Extent : Light, Area Affected : 80%							
		Location : Boiler Room							
		Explanation : 1 Unit							
Distribution									
	Hot Wtr Piping/Pump	80%			2035	* *	4	\$400	
	No Component	20%							
Terminal Devices									
	Convactor/Radiator	70%			2032	* *	1	\$2,300	
	Fan Coil Unit/Heat	20%			2035	* *	1	\$700	
	Unit Heater - Steam	10%			2027	\$3,600	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
Conversion Equipment									
	Heat Pump Air Sourced	20%			2031	* *	2	\$100	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Roof							
		Explanation : 3 Package Units. R-410a							
	Split Unit	10%			2022	\$21,300			
		R-22 Refrigerant, Extent : Light, Area Affected : 10%							
		Location : 1 Unit, Roof							
	Window/Wall Unit	30%			2022	\$6,200	1		
	No Component	40%							
Terminal Devices									
	Fan Coil - 2 Pipe	10%			2022	\$11,400	1	\$300	
	Fan Coil - 4 Pipe	20%			2035	* *	1	\$700	
	No Component	70%							
Heat Rejection									
	Dry Cooler	10%			2022	\$3,300	2	\$700	
	Dry Cooler	20%			2035	* *	2	\$1,400	
	No Component	70%							
Ventilation									
Distribution									
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,700	
Exhaust Fans									
	Roof	100%			2032	* *	2	\$300	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 68/ LADDER CO. 49**  
**Asset # : 13056**

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%			2037	* *	1		
	Water Heater								
	Gas Fired	100%			2022	\$6,100	2	\$200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : 2nd Floor						
			Explanation : 2 - 75 Gallon Units						
	Sanitary Piping								
	Cast Iron	50%			LIFE	* *	1		
	Cast Iron	50%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	90%							
	Generic	10%			2037	* *	1-2	\$300	
			Other Observation, Extent : Light, Area Affected : 10%						
			Location : 1st And 2nd Floor						
			Explanation : Serves Stairs						
	Chemical System								
	Wet	100%			2022	\$27,200	1-3	\$4,200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Kitchen						
			Explanation : Serves Cooking Area						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 69  
**Address** : 248 WEST 143rd STREET  
**Borough** : MANHATTAN  
**Program / Asset #** : FIRSECO.069 / 13057  
**Area Sq Ft** : 11,250  
**Date of Survey** : 12-May-2016  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2028      **Lot** : 51      **BIN** : 1075491  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1904 / 1997  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$121,700
Interior Architecture	\$48,700	\$70,400
Electrical		\$96,800
Mechanical		\$198,900
<b>Total</b>	<b>\$48,700</b>	<b>\$487,800</b>
Importance Code A		\$121,700
Importance Code B	\$48,700	\$366,100
<b>Total</b>	<b>\$48,700</b>	<b>\$487,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$46,600	\$15,400		
Interior Architecture	\$46,600	\$1,300		\$1,000
Electrical	\$14,800	\$1,900	\$800	\$800
Mechanical	\$48,200	\$5,400	\$2,300	\$1,700
<b>Total</b>	<b>\$156,200</b>	<b>\$24,000</b>	<b>\$3,100</b>	<b>\$3,500</b>
Importance Code A	\$47,100	\$16,100	\$600	\$600
Importance Code B	\$97,600	\$7,900	\$2,600	\$2,900
Importance Code C	\$11,500			
<b>Total</b>	<b>\$156,200</b>	<b>\$24,000</b>	<b>\$3,100</b>	<b>\$3,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 69**  
**Asset # : 13057**

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	72%			LIFE	**	5	\$27,900	
	Masonry: Granite	10%			LIFE	**	5	\$2,900	
	Metal Panel	3%			2037	**	5-10	\$8,000	
	Metal Sect. OHD	5%			2040	**	5	\$6,100	
	Stucco Cement	10%			2040	**	5	\$9,700	
Windows									
	Aluminum	100%	Now	\$12,200	2026	\$121,700	5	\$1,400	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Parapets									
	Copper/Terne	25%			2062	**	5	\$3,000	
	Metal Panel	75%			2047	**	5	\$7,200	
Roof									
	Asphalt Shingle	5%			2036	**	10	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Rear Yard									
Explanation : Outdoor Kitchen Surround									
	Modified Bitumen	67%			2032	**	10	\$8,100	
	Modified Bitumen	20%	Now	\$34,400	2037	**			
Debris Present, Extent : Moderate, Area Affected : 25%									
Location : Lower Roof									
Worn/Eroded, Extent : Moderate, Area Affected : 50%									
Location : Lower Roof									
	Skylight, Metal/Glass	8%			2047	**	10	\$3,200	
Interior									
Floors									
	Cast in Place Concrete	45%			LIFE	**	5	\$17,400	
	Quarry Tile	10%			2032	**	5	\$2,700	
	Vinyl Tile	45%	2-4	\$14,100	2027	\$70,400	3	\$3,000	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : 2nd And 3rd Floors									
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : 3rd Floor Bunk Room									
Uneven Substrate, Extent : Moderate, Area Affected : 30%									
Location : 2nd And 3rd Floors									
Worn/Eroded, Extent : Moderate, Area Affected : 15%									
Location : 2nd And 3rd Floors									

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 69**  
**Asset # : 13057**

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									
Interior Walls									
	Ceramic Tile	10%			2036	**	5	\$2,200	
	Gypsum Board	40%	4+	\$3,800	LIFE	**	5	\$5,300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Stairwell									
	Masonry: Brick	15%			LIFE	**			
	Plaster	35%	Now	\$6,500	LIFE	**	5	\$2,300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Basement Stair									
Ceilings									
	AcousTileSusp.Lay-In	50%	0-2	\$15,000	2032	**	5	\$4,400	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : 2nd And 3rd Floors									
Worn/Eroded, Extent : Moderate, Area Affected : 20%									
Location : 2nd And 3rd Floors									
	Exposed Struc: Steel	25%	Now	\$48,700	LIFE	**			
Corrosion/Rusting, Extent : Severe, Area Affected : 15%									
Location : Sidewalk And Rear Addition Vaults									
Water Penetration, Extent : Severe, Area Affected : 20%									
Location : Sidewalk And Rear Addition Vaults									
Other Observation, Extent : Light, Area Affected : 80%									
Location : Throughout									
Explanation : Material Actually Metal Decking									
	Plaster	25%	0-2	\$6,100	LIFE	**	5	\$2,800	
Worn/Eroded, Extent : Moderate, Area Affected : 15%									
Location : Apparatus Room and Kitchen									

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									
	Molded Case Bkrs	100%			2037	* *	5	\$300	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : Main Service Disconnect Switch Rated At 600 Amperes.									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2037	* *	5	\$300	
Raceway									
	Conduit	30%			2037	* *	1		
	Conduit	70%			2027	\$22,900	1		
Panelboards									
	Fused Disc Sw	5%			2035	* *	5		
	Molded Case Bkrs	25%			2035	* *	5	\$100	
	Molded Case Bkrs	70%			2026	\$28,100	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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 69**  
**Asset # : 13057**

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									
	Wiring								
	Thermoplastic	100%			2037	**	1		
	Motor Controllers								
	Locally Mounted	100%			2032	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%	2-4	\$9,900	LIFE	**	5	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Corroded							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2032	**	1	\$3,500	
	Generators								
	Diesel	100%			2030	\$68,600	1	\$4,400	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : Emergency Generator Rated At 62 Kilowatts							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	100%			2035	**	5	\$2,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : 50 Gallons Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	93%			2027	\$29,600	10	\$9,600	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	1%			2027	\$300	10	\$100	
		Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Fluorescent	5%	Now	\$1,600	2037	**			
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	1%			2022	\$800	2		
	Egress Lighting								
	Emergency, Service	50%			2027	\$2,900	1		
	Exit, Service	50%	Now	\$700	2037	**	1		
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Exterior Lighting								
	HID	20%			2027	\$8,900	10		
	No Component	80%							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 69**  
**Asset # : 13057**

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								
	Plant Campus Steam / PRV	70%	Now		2037	* *	1		
				Other Observation, Extent : Moderate, Area Affected : 70%					
				Location : Basement					
				Explanation : Steam Comes From Adjacent Building (Police Station). Insulation Insufficient					
	Natural Gas	30%			2037	* *	1		
Conversion Equipment									
	Furnace	30%			2027	\$7,800	1	\$1,700	
				Other Observation, Extent : Light, Area Affected : 30%					
				Location : Roof					
				Explanation : 4 Rooftop Gas Fired Heating / Cooling Units					
	Heat Exchanger, Plate & Frame	70%			2030	\$11,100	1	\$3,900	
				Other Observation, Extent : Light, Area Affected : 70%					
				Location : Basement					
				Explanation : 1 Unit					
Distribution									
	Central Plant Steam Piping/Pmp	70%	Now	\$6,500	2027	\$130,100	4	\$400	
				Malfunctioning, Extent : Severe, Area Affected : 5%					
				Location : Temperature Control					
	No Component	30%							
Terminal Devices									
	Convactor/Radiator	30%			2032	* *	1	\$1,100	
	Unit Heater - Steam	40%			2027	\$15,700	4	\$400	
	No Component	30%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
Conversion Equipment									
	Ext Pkg Unit - Heating/Cooling	50%	Now	\$3,400	2027	\$68,800	2	\$300	
				Noisy/Vibrating, Extent : Moderate, Area Affected : 10%					
				Location : Roof					
				R-22 Refrigerant, Extent : Light, Area Affected : 50%					
				Location : 4 Units. Roof					
	Window/Wall Unit	10%			2022	\$2,300	1		
	No Component	40%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	* *	2-5	\$3,100	
	No Component	50%							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 69**  
**Asset # : 13057**

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
Ventilation									
	Exhaust Fans								
	Roof	55%			2027	\$10,000	2	\$200	
	Wall Unit	25%	Now	\$100	2027	\$1,000	2	\$100	
		Malfunctioning, Extent : Severe, Area Affected : 10%							
		Location : 1st Floor Operational Area							
		Other Observation, Extent : Severe, Area Affected : 20%							
		Location : 1st Floor							
		Explanation : Air Ventilation Is Poor In 1st Floor Recommending More Wall Units							
	No Component	20%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	0-2	\$8,200	2037	* *	1		
		Booster Pump w/Tank, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Corroded, Extent : Moderate, Area Affected : 15%							
		Location : Basement							
	Water Heater								
	Electric	100%			2025	\$9,700	4	\$100	
	HW Heat Exchanger								
	Steam Fired	100%			2037	* *	4	\$1,700	
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2022	\$1,700	4	\$400	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2053	* *	1-2	\$3,200	
	Fire Pump								
	Generic	100%	Now	\$400	2030	\$7,100	1	\$1,900	
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : And Leaking. Basement							
	Chemical System								
	Generic	100%			2021	\$27,200	1-3	\$4,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 7/ LADDER CO. 1/ BATTALION 1  
**Address** : 100 DUANE STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.007 / 13006 **Yr Built/Renovated** : 1905 / 2002  
**Area Sq Ft** : 18,890 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 01-Nov-2018 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 150 **Lot** : 25 **BIN** : 1001647

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$415,700	
Interior Architecture	\$132,700	
Electrical		\$112,600
Mechanical		\$172,800
<b>Total</b>	<b>\$548,400</b>	<b>\$285,400</b>
Importance Code A	\$415,700	\$129,900
Importance Code B	\$132,700	\$155,400
<b>Total</b>	<b>\$548,400</b>	<b>\$285,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$59,000		\$9,700	
Interior Architecture	\$137,800		\$3,200	\$2,700
Electrical	\$28,800	\$1,100	\$1,400	\$1,300
Mechanical	\$15,400	\$2,600	\$8,800	\$2,600
<b>Total</b>	<b>\$241,000</b>	<b>\$3,700</b>	<b>\$23,100</b>	<b>\$6,600</b>
Importance Code A	\$60,800	\$1,900	\$11,600	\$1,900
Importance Code B	\$102,500	\$1,800	\$11,500	\$3,800
Importance Code C	\$77,700			\$1,000
<b>Total</b>	<b>\$241,000</b>	<b>\$3,700</b>	<b>\$23,100</b>	<b>\$6,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 7/ LADDER CO. 1/ BATTALION 1**  
**Asset # : 13006**

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	70%	Now	\$213,200	LIFE	**	5	\$31,100	
		Diagonal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : Rear Wall							
		Efflorescence, Extent : Moderate, Area Affected : 10%							
		Location : Rear Wall							
		Rusting Masonry Supt, Extent : Moderate, Area Affected : 25%							
		Location : Rear Wall							
		Vertical Cracks, Extent : Moderate, Area Affected : 5%							
		Location : Rear Wall							
	Masonry: Granite	5%	Now	\$14,900	LIFE	**	5	\$1,700	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Truck Bay Doors							
	Masonry: Limestone	10%	2-4	\$61,200	LIFE	**	5	\$3,300	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Front Wall							
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%							
		Location : Front Wall							
	Metal Sect. OHD	10%			2043	**	5	\$13,900	
	Stucco Cement	5%			2043	**	5	\$5,600	
Windows									
	Aluminum	100%	Now	\$14,900	2046	**	5	\$1,600	
		Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%							
		Location : 3rd Floor In Gymnasium							
Parapets									
	Masonry: Brick	85%	2-4	\$8,700	LIFE	**	5	\$2,700	
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Front Facade							
		Worn/Eroded, Extent : Moderate, Area Affected : 30%							
		Location : Throughout.							
	Masonry: Limestone	15%	0-2	\$4,200	LIFE	**	5	\$600	
		Caulking Deteriorated, Extent : Moderate, Area Affected : 50%							
		Location : Roof							
Roof									
	Modified Bitumen	95%	Now	\$141,200	2035	**			
		Debris Present, Extent : Light, Area Affected : 5%							
		Location : At Drains							
		Drains Clogged, Extent : Light, Area Affected : 2%							
		Location : Over Kitchen Roof							
		Ponding, Extent : Moderate, Area Affected : 10%							
		Location : At Drain And Exhaust Fan							
	Skylight, Metal/Glass	5%	Now	\$16,200	2050	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Middle Of 2 Skylights							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 10%							
		Location : Hose Tower							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 7/ LADDER CO. 1/ BATTALION 1**  
**Asset # : 13006**

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	35%			LIFE	**	5	\$43,300	
Ceramic Tile	5%			2039	**	5	\$1,400	
Quarry Tile	5%			2043	**	5	\$2,100	
Vinyl Tile	10%	Now	\$2,700	2035	**	3	\$1,100	
Broken/Missing Elements, Extent : Severe, Area Affected : 15%								
Location : Throughout 2nd Floor								
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 15%								
Location : Throughout 2nd Floor								
Vinyl Tile 9" X 9"	20%	Now	\$70,700	2040	**	3	\$2,100	
Adhesion Failure, Extent : Moderate, Area Affected : 10%								
Location : Throughout 3rd Floor								
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
Location : Throughout 3rd Floor								
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location : Throughout 3rd Floor								
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%								
Location : Throughout 3rd Floor								
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Throughout 3rd Floor								
Wood	25%	0-2	\$26,500	2045	**	5	\$6,600	
Deteriorated Finish, Extent : Light, Area Affected : 10%								
Location : Throughout Corridor And Bunk Room.								
Dry Rot/Decay, Extent : Moderate, Area Affected : 5%								
Location : Throughout Corridor And Bunk Room.								
Misaligned/Bulging, Extent : Moderate, Area Affected : 5%								
Location : Throughout Corridor And Bunk Room.								
Split/Cracked, Extent : Moderate, Area Affected : 5%								
Location : Throughout Corridor And Bunk Room.								
Interior Walls								
Ceramic Tile	5%			2039	**	5	\$1,900	
Concrete Masonry Unit	5%			LIFE	**	5	\$1,600	
Gypsum Board	20%			LIFE	**	5-10	\$13,200	
Masonry: Brick	15%	Now	\$25,800	LIFE	**			
Diagonal Cracks, Extent : Moderate, Area Affected : 100%								
Location : Cellar								
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : North Wall Basement								
Plaster	30%	Now	\$21,200	LIFE	**	5	\$3,500	
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : 3rd Floor, Front Wall								
SGFT/Glazed Masonry	25%	Now	\$21,300	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Apparatus Floor.								
Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
Location : Apparatus Room								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 7/ LADDER CO. 1/ BATTALION 1**  
**Asset # : 13006**

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									
Ceilings	AcousTileSusp.Lay-In	15%			2043	* *	5	\$4,200	
		Staining/Discoloring, Extent : Light, Area Affected : 5%							
		Location : Various Locations Throughout							
	Embossed Metal	55%	Now	\$62,000	LIFE	* *	5	\$7,000	
		Broken/Missing Elements, Extent : Severe, Area Affected : 25%							
		Location : Throughout							
		Corrosion/Rusting, Extent : Severe, Area Affected : 25%							
		Location : Throughout							
	Plaster	30%			LIFE	* *	5-10	\$14,600	
Site Pavements									
Public Sidewalk	Cast in Place Concrete	100%			2043	* *			
	On-Site Walkways								
	Cast in Place Concrete	100%			2035	* *			
Parking/Driveway									
	Cast in Place Concrete	100%			2043	* *			

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%			2040	* *	5	\$100	
	Enclosure Corroded, Extent : Severe, Area Affected : 30%							
	Location : Basement							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : The Service Switch Is Rated 400 Amperes. The Current Transformer Cabinet Is Corroded.							
Raceway								
Conduit	80%			2030	\$28,500	1		
Conduit	20%			2040	* *	1		
	Recent Installation, Extent : Moderate, Area Affected : 100%							
	Location : Basement							
Panelboards								
Molded Case Bkrs	75%			2038	* *	5	\$400	
Molded Case Bkrs	25%			2038	* *	5	\$100	
Wiring								
Braided Cloth	20%	0-2	\$6,300	2055	* *	1		
	Insulation Aged, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
Thermoplastic	60%			2040	* *	1		
Thermoplastic	20%			2040	* *	1		
Motor Controllers								
Locally Mounted	100%			2035	* *	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 7/ LADDER CO. 1/ BATTALION 1**  
**Asset # : 13006**

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%	0-2	\$10,800	LIFE	* *	5	\$300	
		Corroded, Extent : Light, Area Affected : 100%							
		Location : Basement							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	* *	1	\$5,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : The Transfer Switch Is In Good Condition.							
Lighting									
	Interior Lighting								
	Fluorescent	75%			2030	\$43,600	10	\$13,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement, 1st Floor, 2nd Floor, 3rd Floor							
	Fluorescent	20%			2035	* *	10	\$3,500	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 3rd Floor							
	HID	5%			2030	\$1,100	10		
		Other Observation, Extent : Light, Area Affected : 30%							
		Location : 1st Floor							
		Explanation : HID Fixtures Are Installed In The Apparatus Room.							
	Egress Lighting								
	Emergency, Battery	10%			2030	\$2,900	10	\$500	
		Recent Installation, Extent : Moderate, Area Affected : 100%							
		Location : 3rd Floor							
	Exit, Service	80%			2030	\$1,900	1		
	Exit, Battery	10%			2030	\$800	10	\$100	
		Recent Installation, Extent : Moderate, Area Affected : 100%							
		Location : 3rd Floor							
	Exterior Lighting								
	HID	50%			2030	\$40,500	10		
	No Component	50%							
Alarm									
	Fire/Smoke Detection								
	No Component	50%							
	Generic, Analog	50%	Now	\$11,100	2040	* *	1-3	\$5,300	
		Devices Missing, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Local/Battery Operated Detect, Extent : Light, Area Affected : 100%							
		Location : All Floors							

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**

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 7/ LADDER CO. 1/ BATTALION 1**  
**Asset # : 13006**

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%			2050	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2028	\$129,900	1	\$18,700	
	Distribution								
	Central Plant Steam Piping/Pmp	100%	0-2	\$6,800	2040	* *	4	\$900	
		Leak Evident, Extent : Moderate, Area Affected : 2% Location : Basement							
	Terminal Devices								
	Convactor/Radiator	100%			2035	* *	1	\$6,100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	* *	1		
	Conversion Equipment								
	Split Unit	10%			2030	\$42,900			
	Window/Wall Unit	40%			2028	\$16,700	1		
		Other Observation, Extent : Moderate, Area Affected : 100% Location : 1st, 2nd And 3rd Floors Explanation : 30 Percent New, 70 Percent Old							
	No Component	50%							
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2	\$30,700	
		Abandoned in Place, Extent : Light, Area Affected : 100% Location : 1st Floor							
	Heat Rejection								
	No Component	90%							
	No Component	10%							
Ventilation									
	Exhaust Fans								
	Roof	5%			2030	\$1,700	2		
		Other Observation, Extent : Light, Area Affected : 100% Location : 1st Floor Explanation : Kitchen Exhaust							
	No Component	95%							
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2035	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$12,200	2	\$300	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Two 74 Gallon Units							
	Sanitary 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 7/ LADDER CO. 1/ BATTALION 1**  
**Asset # : 13006**

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		
			Corroded, Extent : Light, Area Affected : 10%						
			Location : Basement						
	Sump Pump(s)								
	Non-Submersible	100%			2035	* *	4	\$400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Duplex Unit						
	Backflow Preventer								
	No Component	90%							
	Generic	10%			2038	* *	1	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Boiler Room						
			Explanation : At Boiler Only						
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2025	\$600	1-3	\$100	
			Other Observation, Extent : Light, Area Affected : 2%						
			Location : 1st Floor						
			Explanation : Over Kitchen Hood						
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 70/ LADDER CO. 53  
**Address** : 169 SCHOFIELD STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.070 / 13058 **Yr Built/Renovated** : 1939 /  
**Area Sq Ft** : 6,912 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jul-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5642 **Lot** : 118 **BIN** : 2082474

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture		\$78,200
Interior Architecture	\$56,400	
Electrical		\$83,100
Mechanical		\$50,300
<b>Total</b>	<b>\$56,400</b>	<b>\$211,600</b>
Importance Code A		\$78,200
Importance Code B	\$56,400	\$133,400
<b>Total</b>	<b>\$56,400</b>	<b>\$211,600</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$9,200	\$5,900		
Interior Architecture	\$38,900		\$400	\$500
Electrical	\$32,200		\$100	\$4,000
Mechanical	\$3,400	\$12,200	\$900	\$5,600
Site Enclosure	\$500			
<b>Total</b>	<b>\$84,200</b>	<b>\$18,100</b>	<b>\$1,300</b>	<b>\$10,100</b>
Importance Code A	\$9,900	\$6,600	\$700	\$800
Importance Code B	\$74,300	\$11,500	\$300	\$9,300
Importance Code C			\$400	
<b>Total</b>	<b>\$84,200</b>	<b>\$18,100</b>	<b>\$1,300</b>	<b>\$10,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 70/ LADDER CO. 53**  
**Asset # : 13058**

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Exterior									
Exterior Walls									
	Masonry: Brick	82%			LIFE	**	5	\$19,400	
	Masonry: Granite	3%			LIFE	**	5	\$500	
	Masonry: Limestone	5%			LIFE	**	5	\$900	
	Wood Overhead Doors	10%			2027	\$78,200	5	\$11,900	
Windows									
	Aluminum	100%	Now	\$9,200	2037	**	5	\$1,100	
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 40%								
	Location : Throughout								
	Weather Strip Missing, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Roof									
	Asphalt Shingle	100%			2038	**	10	\$2,000	
Soffits									
	Wood	100%			2034	**	5		
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$56,400	LIFE	**	5	\$11,400	
	Other Observation, Extent : Moderate, Area Affected : 50%								
	Location : Apparatus Room								
	Explanation : Steel Columns In Basement Are Shoring Up Apparatus Room Floor								
	Ceramic Tile	5%	Now	\$1,100	2038	**	5	\$300	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Bathrooms								
	Terrazzo	10%	Now	\$25,200	LIFE	**	5	\$800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Shower Stall Area And 2nd Floor Bathroom								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : Shower Stall Area And 2nd Floor Bathroom								
	Vinyl Tile	35%	4+	\$600	2029	\$32,300	3	\$1,400	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 2%								
	Location : 2nd Floor Locker Room								
Interior Walls									
	Cast in Place Concrete	23%			LIFE	**			
	Ceramic Tile	5%			2038	**	5	\$700	
	Marble Panels	2%			LIFE	**			
	Plaster	45%			LIFE	**	5	\$1,900	
	SGFT/Glazed Masonry	25%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 70/ LADDER CO. 53**  
**Asset # : 13058**

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

## Ceilings

AcousTileSusp.Lay-In 5% Now \$1,300 2046 \* \* 5 \$300

*Broken/Missing Elements, Extent : Severe, Area Affected : 40%*

*Location : 2nd Floor Office And Dining Room*

Exposed Concrete 20% LIFE \* \* 5 \$300

Plaster 75% 4+ \$10,700 LIFE \* \* 5 \$4,900

*Broken/Missing Elements, Extent : Severe, Area Affected : 5%*

*Location : 2nd Floor Locker Room And Office*

*Paint Peeling, Extent : Moderate, Area Affected : 15%*

*Location : Locker Room And Apparatus Room*

*Water Penetration, Extent : Moderate, Area Affected : 2%*

*Location : 2nd Floor Office*

## Site Enclosure

## Fence/Gates

Chain Link 50% 2039 \* \*

Wood 50% 2027 \$14,300

## Retaining Walls

Cast in Place Concrete 100% Now \$500 2079 \* \*

*Broken/Missing Elements, Extent : Moderate, Area Affected : 5%*

*Location : At Entry To Alleyway*

*Cracking/Crumbling, Extent : Light, Area Affected : 5%*

*Location : 3 Foot High Retaining Wall Has Minor Vertical Cracks At Several Locations*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete 100% 2034 \* \*

## On-Site Walkways

Cast in Place Concrete 100% 2034 \* \*

## Parking/Driveway

Under Construction 100%

## Activity Yard

Cast in Place Concrete 100% 2034 \* \*

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

Molded Case Bkrs 100% 2029 \$5,000 5 \$200

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

*Location : Basement Main Electrical Area*

*Explanation : 200 Ampere Circuit Breaker In Main Distribution Panel*

## Switchgear / Switchboard

Molded Case Bkrs 100% 2029 \$50,900 5 \$200

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

*Location : Basement Main Electrical Area*

*Explanation : Showing Wear Due To Regular Usage*

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 70/ LADDER CO. 53**  
**Asset # : 13058**

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									
Raceway									
	Conduit	100%			2039	* *	1		
Panelboards									
	Molded Case Bkrs	55%			2028	\$22,100	5	\$100	
	Molded Case Bkrs	20%			2045	* *	5		
	Molded Case Bkrs	25%	Now	\$2,000	2028	\$10,000	5		
Mech. Misoperation, Extent : Moderate, Area Affected : 100%									
Location : Weight Room									
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement Main Electrical Area									
Explanation : One Panel Trim Is Missing									
Wiring									
	Braided Cloth	70%	2-4	\$20,200	2054	* *	1		
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	20%			2039	* *	1		
	Thermoplastic	10%			2049	* *	1		
Motor Controllers									
	Locally Mounted	100%			2027	\$15,000	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1st Floor Roll Up Gate									
Explanation : Showing Wear Due To Regular Usage									
Ground									
Grounding Devices									
	Generic	100%	4+	\$9,900	LIFE	* *	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement, Main Water Service									
Explanation : Ground Conductors Terminations And Conduits Are Rusted									
Stand-by Power									
Transfer Switches									
	Under Construction	100%							
Generators									
	Under Construction	100%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Outside									
Explanation : 75 Kilovolt-ampere Diesel									
Batteries									
	Not Accessible	100%							
Fuel Storage									
	Under Construction	100%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Outside									
Explanation : 120 Gallon Day Tank									
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 70/ LADDER CO. 53**  
**Asset # : 13058**

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	38%			2029	\$7,400	10	\$2,400	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Fluorescent	60%			2034	* *	10	\$3,800	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Incandescent	2%			2029	\$900	2		
Egress Lighting									
	Emergency, Battery	50%			2029	\$4,900	10	\$800	
	Exit, Battery	50%			2029	\$1,300	10	\$200	
Exterior Lighting									
	HID	50%			2034	* *	10		
	No Component	50%							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2034	* *	1	\$6,900	
	Distribution								
	Steam Piping/Pump	100%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$2,200	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Window/Wall Unit	80%			2022	\$11,300	1		
	No Component	20%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2029	\$50,300	1		
	Water Heater								
	Gas Fired	100%			2024	\$4,100	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 74 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%	Now	\$2,500	LIFE	* *	1		
		Leak Evident, Extent : Moderate, Area Affected : 10%							
		Location : 2nd Floor Showers Leak Over Kitchen							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 70/ LADDER CO. 53**  
**Asset # : 13058**

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		
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Bathrooms							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2024	\$500	1-3	\$100	
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : Kitchen							
		Explanation : Kitchen Hood							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 71/ LADDER CO. 55/ DIVISION 6  
**Address** : 720 MELROSE AVE.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.071 / 13059 **Yr Built/Renovated** : 1975 / 1988  
**Area Sq Ft** : 11,651 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 02-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Floors x  
**Block** : 2377 **Lot** : 1 **BIN** : 2001400

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$75,500	\$223,700
Interior Architecture	\$37,500	
Electrical		\$72,600
Mechanical		\$87,700
<b>Total</b>	<b>\$113,100</b>	<b>\$384,000</b>
Importance Code A	\$75,500	\$311,300
Importance Code B		\$72,600
Importance Code C	\$37,500	
<b>Total</b>	<b>\$113,100</b>	<b>\$384,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$44,200			
Interior Architecture	\$38,500	\$700		\$300
Electrical	\$3,200	\$1,200	\$800	\$800
Mechanical	\$9,600	\$49,400	\$1,900	\$1,200
<b>Total</b>	<b>\$95,500</b>	<b>\$51,200</b>	<b>\$2,800</b>	<b>\$2,300</b>
Importance Code A	\$44,800	\$700	\$600	\$600
Importance Code B	\$50,700	\$50,500	\$2,200	\$1,800
Importance Code C				
<b>Total</b>	<b>\$95,500</b>	<b>\$51,200</b>	<b>\$2,800</b>	<b>\$2,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 71/ LADDER CO. 55/ DIVISION 6**  
**Asset # : 13059**

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 Cavity	10%	Now	\$20,600	LIFE	**	5	\$1,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : At Sides Of Overhead Doors And Side Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : All Facades								
	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%								
	Location : At Sides Of Overhead Doors And Side Facade								
	Caulking Deteriorated, Extent : Moderate, Area Affected : 20%								
	Location : At Window Openings Throughout								
	Masonry: Brick Cavity	80%	4+	\$54,900	LIFE	**	5	\$14,100	
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%								
	Location : Perimeter Walls								
	Worn/Eroded, Extent : Moderate, Area Affected : 15%								
	Location : Perimeter Walls								
	Wood Overhead Doors	10%	0-2	\$11,600	2032	**	5	\$4,400	
	Deteriorated Finish, Extent : Moderate, Area Affected : 40%								
	Location : Throughout								
Windows									
	Aluminum	95%	Now	\$9,000	2035	**	5	\$2,100	
	Condensation Present, Extent : Moderate, Area Affected : 10%								
	Location : House Watch Window								
	Metal Louvers	5%			2030	\$6,700	10	\$1,400	
Parapets									
	Masonry: Brick Cavity	30%			LIFE	**	5	\$600	
	Metal Panel	70%	0-2	\$5,800	2037	**	5	\$2,800	
	Caulking Deteriorated, Extent : Moderate, Area Affected : 50%								
	Location : Metal Coping- Caulk Joints Failing Throughout								
Roof									
	Asphalt Shingle	5%			2030	\$4,000	10	\$200	
	Built-Up (BUR)	70%	0-2	\$11,200	2027	\$223,700			
	Debris on Roof, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Grvl/Blst Miss/Disp, Extent : Moderate, Area Affected : 30%								
	Location : Center Section Of Flat Roof								
	Metal Panel	25%	2-4	\$6,600	2032	**			
	Caulking Deteriorated, Extent : Moderate, Area Affected : 5%								
	Location : Cap Joints At Metal Panels								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 71/ LADDER CO. 55/ DIVISION 6**  
**Asset # : 13059**

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	25%			LIFE	**	5	\$9,500		
Cast in Place Concrete	20%	Now	\$7,600	LIFE	**	5	\$7,600		
Cracking/Crumbling, Extent : Light, Area Affected : 15%									
Location : Cellar									
Water Penetration, Extent : Severe, Area Affected : 15%									
Location : Communications Room In Cellar And Apparatus Room									
Other Observation, Extent : Moderate, Area Affected : 30%									
Location : Due To Ground Water Backup Through Floor Drains									
Explanation : Water Damage In Basement									
Ceramic Tile	5%			2030	\$17,600	5	\$900		
Sheet Vinyl/Rubber	5%			2032	**	5	\$1,300		
Vinyl Tile	15%			2027	\$23,200	3	\$1,300		
Under Construction	30%								
Other Observation, Extent : Light, Area Affected : 0%									
Location : 2nd Floor									
Explanation : Area Under Construction									
Interior Walls									
Ceramic Tile	5%			2030	\$33,300	5	\$1,200		
Concrete Masonry Unit	35%	Now	\$37,500	LIFE	**	5	\$3,200		
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : Basement Walls - Ground Water Penetration									
Gypsum Board	2%			LIFE	**	5	\$300		
SGFT/Glazed Masonry	28%			LIFE	**				
Under Construction	30%								
Ceilings									
AcousTileSusp.Lay-In	10%			2040	**	5	\$1,700		
Exposed Struc: Steel	40%	Now	\$30,600	LIFE	**				
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Room									
Paint Peeling, Extent : Severe, Area Affected : 70%									
Location : Apparatus Room									
Water Penetration, Extent : Severe, Area Affected : 10%									
Location : Apparatus Room									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Metal Decking									
Gypsum Board	20%			LIFE	**	5	\$4,400		
Under Construction	30%								
Other Observation, Extent : Light, Area Affected : 0%									
Location : 2nd Floor									
Explanation : Under Construction									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 71/ LADDER CO. 55/ DIVISION 6**  
**Asset # : 13059**

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									
	Molded Case Bkrs	100%			2037	**	5	\$300	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room									
Explanation : Main Service Switch Rated At 600 Amperes.									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2037	**	5	\$300	
Raceway									
	Conduit	100%			2037	**	1		
Panelboards									
	Fused Disc Sw	2%			2035	**	5		
	Molded Case Bkrs	88%			2035	**	5	\$300	
	Molded Case Bkrs	10%			2026	\$4,000	5		
Covers Missing, Extent : Moderate, Area Affected : 100%									
Location : Boiler Room									
Wiring									
	Thermoplastic	100%			2037	**	1		
Motor Controllers									
	Locally Mounted	100%			2025	\$15,000	5	\$100	
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2032	**	1	\$3,600	
Generators									
	Diesel	100%			2030	\$68,600	1	\$4,500	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement / Rear									
Explanation : Emergency Generator Rated At 50 Kilowatts									
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$400	
Fuel Storage									
	Day Tank	50%			2026	\$400	5	\$1,100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room									
Explanation : 25 Gallons Rated Capacity									
	Main Tank	50%			2042	**	5	\$200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Underground									
Explanation : 600 Gallons Rated Capacity									
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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 71/ LADDER CO. 55/ DIVISION 6**  
**Asset # : 13059**

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

95%  
2027 \$31,300 10 \$10,200  
*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*  
*Location : Throughout*

Fluorescent

5%  
2027 \$1,600 10 \$500  
*Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%*  
*Location : Hallways*

**Egress Lighting**

Emergency, Service

50% 2027 \$3,000 1

Exit, Service

50% 2027 \$700 1

**Exterior Lighting**

HID

20% 2027 \$9,200 10

No Component

80%

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% 2037 \* \* 1

**Conversion Equipment**

Hot Water Boiler

100% 2025 \$87,700 1 \$5,800  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*  
*Explanation : 3 Units*

**Distribution**

Hot Wtr Piping/Pump

100% 2035 \* \* 4 \$600

**Terminal Devices**

Convactor/Radiator

50% 2025 \$30,500 1 \$1,900

Unit Heater - Steam

50% 2022 \$20,300 4 \$800

**Air Conditioning**

Energy Source

Electricity

100% 2035 \* \* 1

**Conversion Equipment**

Window/Wall Unit

40% 2025 \$9,500 1

No Component

60%

**Ventilation****Distribution**

Ductwork/Diffusers

50% LIFE \* \* 2-5 \$3,200

No Component

50%

**Exhaust Fans**

Roof

50% 2027 \$9,400 2 \$200

Wall Unit

50% 2027 \$2,000 2 \$200

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 71/ LADDER CO. 55/ DIVISION 6**  
**Asset # : 13059**

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%	Now	\$4,200	2037	* *	1		
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : Water Main Valve, Basement							
	Water Heater Gas Fired	100%			2025	\$6,900	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 74 Gallon Units							
	Sanitary Piping Cast Iron	100%	Now	\$4,200	LIFE	* *	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 5%							
		Location : Basement At Melrose Avenue Side							
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Non-Submersible	100%			2032	* *	4	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Duplex Unit							
	Fixtures Generic	100%							
Fire Suppression									
	Sprinkler No Component	85%							
	Generic	15%			2027	\$16,700	1-2	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement And 2nd Floor							
		Explanation : Serves Partial Basement And 2nd Floor Corridor							
	Chemical System Wet	100%			2022	\$27,200	1-3	\$4,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Serves Cooking Area							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 72  
**Address** : 3929 EAST TREMONT AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.072 / 13060 **Yr Built/Renovated** : 1972 /  
**Area Sq Ft** : 7,574 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 16-Jul-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5443 **Lot** : 170 **BIN** : 2077258

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$157,100	\$172,200
Interior Architecture		\$45,600
<b>Total</b>	<b>\$157,100</b>	<b>\$217,800</b>
Importance Code A	\$157,100	\$172,200
Importance Code B		\$45,600
<b>Total</b>	<b>\$157,100</b>	<b>\$217,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$60,500	\$1,600		\$19,700
Interior Architecture	\$10,200	\$600	\$900	
Electrical	\$800	\$600	\$2,200	\$2,700
Mechanical	\$18,400	\$700	\$1,700	\$42,900
Site Enclosure	\$100			
Site Pavements	\$4,100			\$100
<b>Total</b>	<b>\$94,100</b>	<b>\$3,500</b>	<b>\$4,800</b>	<b>\$65,400</b>
Importance Code A	\$61,600	\$2,000	\$400	\$20,100
Importance Code B	\$23,100	\$1,500	\$4,100	\$45,200
Importance Code C	\$9,300		\$400	\$100
<b>Total</b>	<b>\$94,100</b>	<b>\$3,500</b>	<b>\$4,800</b>	<b>\$65,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 72**  
**Asset # : 13060**

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	10%			LIFE	**	5	\$10,400	
	Masonry: Brick	80%	Now	\$157,100	LIFE	**	5	\$16,600	1
		Cracking/Crumbling, Extent : Severe, Area Affected : 25%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 70%							
		Location : Throughout							
		Loose Units, Extent : Severe, Area Affected : 15%							
		Location : Throughout							
		Vertical Cracks, Extent : Severe, Area Affected : 15%							
		Location : Throughout							
	Metal Sect. OHD	5%			2042	**	5	\$3,300	
	Window Wall	5%			2039	**	5	\$3,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Inner Courtyard							
		Explanation : Storefront Glazing Assembly							
Windows									
	Aluminum	100%	Now	\$26,100	2037	**	5	\$1,500	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 50%							
		Location : Screens Throughout							
		Glazing Broken/Cracked, Extent : Severe, Area Affected : 10%							
		Location : 1st Floor Side And Rear, 2nd Floor Dormitory And Court							
Parapets									
	Metal Panel	60%			2039	**	5	\$7,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : At Roof							
		Explanation : Metal Coping							
	Metal Rail	40%			2034	**	5-10	\$23,100	
Roof									
	Modified Bitumen	95%	0-2	\$34,400	2029	\$172,200			
		Blisters, Extent : Moderate, Area Affected : 25%							
		Location : Main Roof							
		Patching Evident, Extent : Moderate, Area Affected : 20%							
		Location : Main Roof							
		Ponding, Extent : Moderate, Area Affected : 10%							
		Location : Main Roof							
	Skylight, Plastic	5%			2034	**	1		
Soffits									
	Stucco Cement	100%			2042	**	5		

Interior

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



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 72**  
**Asset # : 13060**

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	60%	Now	\$3,900	LIFE	* *	5	\$15,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 2% Location : Apparatus Floor Entrance Uneven Substrate, Extent : Moderate, Area Affected : 2% Location : Apparatus Floor Entrance							
Ceramic Tile	2%			2042	* *	5	\$200	
	Recent Installation, Extent : Light, Area Affected : 100% Location : 2nd Floor Bathroom							
Mosaic Tile	3%	Now	\$1,100	2034	* *	5	\$500	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10% Location : 2nd Floor Main Bathroom							
Quarry Tile	2%			2042	* *	5	\$400	
Vinyl Tile 9" X 9"	33%			2029	\$45,600	3	\$1,500	
Interior Walls								
Cast in Place Concrete	10%	4+	\$5,100	LIFE	* *			
	Water Penetration, Extent : Severe, Area Affected : 2% Location : Front Of Cellar							
Ceramic Tile	5%			2038	* *	5	\$800	
Concrete Masonry Unit	60%			LIFE	* *	5	\$3,700	
Gypsum Board	5%			LIFE	* *	5	\$500	
SGFT/Glazed Masonry	20%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	5%			2027	\$5,100	5	\$600	
Exposed Concrete	70%			LIFE	* *	5	\$1,300	
Plaster	25%			LIFE	* *	5	\$1,900	
Site Enclosure								
Fence/Gates								
Cast in Place Concrete	20%	Now	\$100	2049	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20% Location : East Side Of Building							
Chain Link	65%			2039	* *			
	Corrosion/Rusting, Extent : Moderate, Area Affected : 50% Location : Throughout							
Wood	15%			2027	\$5,100			
Free Standing Walls								
Concrete Masonry Unit	100%			2049	* *			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2034	* *			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20% Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 72**  
**Asset # : 13060**

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
Site Pavements									
On-Site Walkways									
	Asphalt	25%			2032	* *			
	Cast in Place Concrete	25%	Now	\$200	2042	* *			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : North Side Of Building									
	Pavers/Stone	5%			2038	* *			
	Wood	45%	2-4	\$3,900	2029	\$3,900	1-3	\$500	
Rotting/Splitting, Extent : Moderate, Area Affected : 100%									
Location : Rear Yard									
Parking/Driveway									
	Asphalt	100%			2032	* *			

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								
	Molded Case Bkrs	100%			2039	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 200 Ampere							
	Raceway								
	Conduit	100%			2039	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2037	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2039	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2034	* *	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	* *	1	\$2,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 400 Ampere 3 Pole							
	Generators								
	Diesel	100%			2038	* *	1	\$2,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Backyard							
		Explanation : 40 Kilowatt 50 Kilovolt-Ampere 3 Phase							
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$300	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 72**  
**Asset # : 13060**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Stand-by Power								
Fuel Storage								
Day Tank	10%			2045	**	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Under Enclosure Backyard							
	Explanation : 50 Gallon Diesel Fuel							
No Component	90%							
Lighting								
Interior Lighting								
Fluorescent	30%			2034	**	10	\$2,100	
	T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
	Location : Basement							
Fluorescent	70%			2037	**	10	\$4,900	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
	Location : 1st And 2nd Floor							
Egress Lighting								
Emergency, Service	50%			2029	\$1,900	1		
Exit, Service	50%			2029	\$400	1		
Exterior Lighting								
HID	50%	Now	\$200	2039	**			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Facade And Side Parking Lot							
	Explanation : Wall Mounted, Controlled Via Time Clock							
No Component	50%							

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Heating								
Energy Source								
Natural Gas	100%			2049	**	1		
Conversion Equipment								
Hot Water Boiler	100%	Now	\$1,100	2042	**	1	\$3,400	
	Other Observation, Extent : Light, Area Affected : 1%							
	Location : Basement							
	Explanation : Slight Drip From Pressure Relief Valve							
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$1,200	2037	**	4	\$400	
	Damaged, Extent : Moderate, Area Affected : 30%							
	Location : Basement Circulating Pump							
Terminal Devices								
Convactor/Radiator	90%			2034	**	1	\$2,200	
Unit Heater - Hot Water	10%			2029	\$2,800			
Air Conditioning								
Energy Source								
Electricity	100%			2045	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 72**  
**Asset # : 13060**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%	Now	\$12,000	2039	**	2	\$100	
		Abandoned in Place, Extent : Light, Area Affected : 30%							
		Location : 1 Unit On Roof							
	Split Unit	20%			2024	\$31,600			
	Window/Wall Unit	40%	0-2	\$3,100	2024	\$6,200	1		
		Malfunctioning, Extent : Moderate, Area Affected : 40%							
		Location : 2nd Floor							
	No Component	20%							
Distribution									
	Ductwork/Diffusers	20%			LIFE	**	2	\$2,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : Serves Bunk Room							
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,200	
	Exhaust Fans								
	Roof	100%			2034	**	2	\$200	
		Malfunctioning, Extent : Severe, Area Affected : 10%							
		Location : Kitchen Hood Too Small							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	Water Heater								
	Gas Fired	100%			2024	\$4,500	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 75 Gallon Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%	Now	\$800	LIFE	**	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : Main Sewer Connection							
	Sump Pump(s)								
	Non-Submersible	100%			2029	\$1,100	4	\$200	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	**	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 72**  
**Asset # : 13060**

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 73/ LADDER CO. 42  
**Address** : 655 PROSPECT AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.073 / 13061 **Yr Built/Renovated** : 1900 / 2001  
**Area Sq Ft** : 15,170 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 08-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2675 **Lot** : 33 **BIN** : 2094318

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$165,000	\$35,900
Mechanical	\$166,900	\$44,400
<b>Total</b>	<b>\$331,900</b>	<b>\$80,200</b>
Importance Code A	\$165,000	\$35,900
Importance Code B	\$166,900	\$44,400
<b>Total</b>	<b>\$331,900</b>	<b>\$80,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$66,900			
Interior Architecture	\$83,600	\$5,100	\$900	\$2,200
Electrical	\$1,800	\$1,800	\$1,300	\$1,100
Mechanical	\$14,000	\$1,800	\$3,200	\$1,600
Site Enclosure	\$500			
Site Pavements	\$17,000			
<b>Total</b>	<b>\$183,900</b>	<b>\$8,700</b>	<b>\$5,400</b>	<b>\$5,000</b>
Importance Code A	\$67,600	\$800	\$800	\$800
Importance Code B	\$87,000	\$8,000	\$4,700	\$3,600
Importance Code C	\$29,200			\$700
<b>Total</b>	<b>\$183,900</b>	<b>\$8,700</b>	<b>\$5,400</b>	<b>\$5,000</b>



*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 73/ LADDER CO. 42**  
**Asset # : 13061**

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	75%	Now	\$39,500	LIFE	* *	5	\$25,100	
Expansion Jnt Failure, Extent : Severe, Area Affected : 10%								
Location : Between E73 And L42								
Masonry: Granite	5%	Now	\$10,300	LIFE	* *	5	\$1,300	
Staining/Discoloring, Extent : Moderate, Area Affected : 40%								
Location : Front Facade.								
Masonry: Limestone	10%			LIFE	* *	5	\$5,000	
Metal Sect. OHD	10%	Now	\$32,700	2043	* *	5	\$5,200	
Other Observation, Extent : Severe, Area Affected : 50%								
Location : Apparatus Area								
Explanation : Constantly Breaks Down								
Windows								
Aluminum	100%			2046	* *	5	\$3,500	
Parapets								
Masonry: Brick	90%			LIFE	* *	5-10	\$19,000	
Masonry: Limestone	10%			LIFE	* *	5-10	\$3,800	
Loose Units, Extent : Moderate, Area Affected : 2%								
Location : At Roof Ladder								
Other Observation, Extent : Moderate, Area Affected : 2%								
Location : Parapet								
Explanation : Roof Ladder Causing Damage To Coping Stone								
Roof								
Asphalt Shingle	10%			2039	* *	10	\$200	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Addition Behind Building								
Explanation : Additional Storage Building On Property								
Modified Bitumen	70%	Now	\$125,500	2040	* *			
Drains Clogged, Extent : Light, Area Affected : 2%								
Location : Both Roof Drains Need To Be Cleaned.								
Ponding, Extent : Moderate, Area Affected : 10%								
Location : Upper And Lower Roof								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Upper Roof At HVAC Curb								
Modified Bitumen	20%			2030	\$35,900	10	\$2,500	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 73/ LADDER CO. 42**  
**Asset # : 13061**

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	40%			LIFE	**	5	\$39,700	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5% Location : Basement Gymnasium							
	Ceramic Tile	10%			2039	**	5	\$2,300	
	Quarry Tile	5%			2043	**	5	\$1,700	
		Worn/Eroded, Extent : Light, Area Affected : 5% Location : Kitchen							
	Vinyl Tile	15%	Now	\$30,200	2040	**	3	\$1,300	
		Worn/Eroded, Extent : Severe, Area Affected : 100% Location : 2nd Floor							
	Wood	30%			2065	**	5	\$12,800	
		Deteriorated Finish, Extent : Light, Area Affected : 15% Location : Various Locations Throughout							
Interior Walls									
	Ceramic Tile	5%			2039	**	5	\$1,300	
	Gypsum Board	25%	Now	\$600	LIFE	**	5	\$4,000	
		Water Penetration, Extent : Severe, Area Affected : 5% Location : Second Floor Locker Room							
	Masonry: Brick	25%	Now	\$5,500	LIFE	**			
		Broken/Missing Elements, Extent : Light, Area Affected : 2% Location : Basement, Truck Side Under Sidewalk. Staining/Discoloring, Extent : Light, Area Affected : 2% Location : Basement Gymnasium, Truck Side.							
	Plaster	20%	4+	\$2,300	LIFE	**	5	\$1,600	
		Worn/Eroded, Extent : Light, Area Affected : 5% Location : 3rd Floor Stair.							
	SGFT/Glazed Masonry	25%			LIFE	**	10	\$3,400	
Ceilings									
	AcousTileSusp.Lay-In	45%			2047	**	5	\$10,200	
		Staining/Discoloring, Extent : Light, Area Affected : 5% Location : Various Locations Throughout							
	Exposed Struc: Steel	25%			LIFE	**	10	\$11,400	
	Gypsum Board	20%			LIFE	**	5-10	\$15,600	
	Plaster	10%	4+	\$600	LIFE	**	5	\$1,400	
		Water Penetration, Extent : Moderate, Area Affected : 2% Location : Engine Side Common Room							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%	Now	\$500	2056	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10% Location : Rear Of Property Other Observation, Extent : Light, Area Affected : 10% Location : Rear Of Building Explanation : Fence Has Been Vandalized							

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 73/ LADDER CO. 42**  
**Asset # : 13061**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2043		**			
------------------------	------	--	--	------	--	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%	Now	\$17,000	2043		**			
------------------------	------	-----	----------	------	--	----	--	--	--

Cracking/Crumbling, Extent : Severe, Area Affected : 10%

Location : Front Apron

Other Observation, Extent : Severe, Area Affected : 25%

Location : Front Apron

Explanation : Apron And Street Sinking. Allowing Vehicle To Hit Sidewalk

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	80%			2050		**	5	\$100	
---------------	-----	--	--	------	--	----	---	-------	--

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

Location : Basement

Explanation : 400 Amperes Main Disconnect Switch

Fused Disc Sw	20%			2050		**	5		
---------------	-----	--	--	------	--	----	---	--	--

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

Location : Basement

Explanation : One 400 Ampere Main Disconnect Switch For Emergency

## 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	\$400	
------------------	-----	--	--	------	--	----	---	-------	--

## Wiring

Thermoplastic	100%			2050		**	1		
---------------	------	--	--	------	--	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2043		**	5	\$100	
-----------------	------	--	--	------	--	----	---	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE		**	5	\$400	
---------	------	--	--	------	--	----	---	-------	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2047		**	1	\$4,700	
-----------	------	--	--	------	--	----	---	---------	--

## Generators

Diesel	100%			2043		**	1	\$5,900	
--------	------	--	--	------	--	----	---	---------	--

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

Location : Outside The Building

Explanation : One 100 Kilowatts

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 73/ LADDER CO. 42**  
**Asset # : 13061**

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
Stand-by Power								
Batteries								
Lead/Acid	100%			2025	\$1,600	5	\$600	
Fuel Storage								
Day Tank	50%			2052	* *	5	\$1,400	
Main Tank	50%			2058	* *	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : One 550 Gallons								
Lighting								
Interior Lighting								
Fluorescent	70%			2035	* *	10	\$9,700	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
Location : Throughout The Building								
LED	30%			2040	* *			
Egress Lighting								
Emergency, Service	40%			2035	* *	1		
Emergency, Service	20%			2040	* *	1		
Exit, Service	40%			2035	* *	1		
Exterior Lighting								
HID	100%			2035	* *	10		
Alarm								
Fire/Smoke Detection								
No Component	90%							
Generic, Digital	10%			2035	* *	1-3	\$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%			2040	* *	1		
	Conversion Equipment								
	Furnace	50%			2025	\$17,400	1	\$3,800	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Roof								
	Explanation : 6 Gas Fired Heating And Cooling Units. See Air Conditioning Section For Notes								
	Hot Water Boiler	50%			2035	* *	1	\$3,800	
Distribution									
	Hot Wtr Piping/Pump	50%			2038	* *	4	\$600	
	No Component	50%							
Terminal Devices									
	Convactor/Radiator	30%			2035	* *	1	\$1,500	
	Fan Coil Unit/Heat	20%			2030	\$44,400	1	\$1,000	
	No Component	50%							

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 73/ LADDER CO. 42**  
**Asset # : 13061**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	* *	1		
Conversion Equipment									
	Ext Pkg Unit - Heating/Cooling	90%	2-4	\$166,900	2040	* *	2	\$700	
		R-22 Refrigerant, Extent : Light, Area Affected : 100% Location : 6 Units, Roof Other Observation, Extent : Moderate, Area Affected : 100% Location : Roof Explanation : Units Past Useful Life. Prone To Failures, Requires Frequent Repair.							
	Split Unit	10%	0-2	\$3,200	2035	* *			
		Not in Service, Extent : Moderate, Area Affected : 10% Location : Gymnasium Other Observation, Extent : Light, Area Affected : 10% Location : Basement Gymnasium Explanation : 1 Unit, R-410a							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%	0-2	\$2,700	LIFE	* *	2-5	\$8,500	
		Unbalanced System, Extent : Moderate, Area Affected : 10% Location : Kitchen And 1st Floor TV Waiting Room Other Observation, Extent : Moderate, Area Affected : 10% Location : Roof Explanation : Rain Gets Into The Ductwork From Air Intakes Of Rooftop Units.							
	Exhaust Fans								
	Roof	100%	0-2	\$1,200	2030	\$24,600	2	\$400	
		Not in Service, Extent : Moderate, Area Affected : 10% Location : Kitchen Exhaust							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$9,000	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%	0-2	\$5,400	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10% Location : 2nd Floor Restroom And The Parking Lot							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2023	\$500	4	\$500	
	Fixtures								
	Generic	100%							

**Fire Suppression**

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 73/ LADDER CO. 42**  
**Asset # : 13061**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression								
	Sprinkler							
	Generic	100%		2040	* *	1-2	\$4,200	
Chemical System								
	No Component	98%						
	Generic	2%		2025	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 74  
**Address** : 120 WEST 83rd STREET BTWN COLUMBUS AV - AMSTERDAM AV  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.074 / 13062 **Yr Built/Renovated** : 1888 / 2011  
**Area Sq Ft** : 6,003 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 24-Jan-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 1213 **Lot** : 41 **BIN** : 1032079

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$43,400
Electrical		\$75,100
Mechanical		\$43,700
<b>Total</b>		<b>\$162,200</b>
Importance Code B		\$162,200
<b>Total</b>		<b>\$162,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$31,900			
Interior Architecture	\$43,200	\$2,200	\$1,300	\$900
Electrical			\$100	\$100
Mechanical	\$4,300	\$800	\$1,000	\$900
Site Enclosure	\$4,800			
Site Pavements	\$200			
<b>Total</b>	<b>\$84,400</b>	<b>\$3,100</b>	<b>\$2,400</b>	<b>\$1,900</b>
Importance Code A	\$32,500	\$600	\$600	\$600
Importance Code B	\$40,300	\$2,500	\$700	\$1,300
Importance Code C	\$11,600		\$1,100	
<b>Total</b>	<b>\$84,400</b>	<b>\$3,100</b>	<b>\$2,400</b>	<b>\$1,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 74**  
**Asset # : 13062**

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									
	Alum/Vinyl Siding	2%			2039	**	10	\$200	
	Masonry: Brick	78%			LIFE	**	5	\$22,300	
	Staining/Discoloring, Extent : Moderate, Area Affected : 15%								
	Location : North Facade								
	Masonry: Brownstone	10%			LIFE	**	5	\$2,100	
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%								
	Location : North Facade								
	Wood Overhead Doors	10%	4+	\$1,900	2034	**	5	\$7,200	
	Broken/Missing Elements, Extent : Light, Area Affected : 5%								
	Location : Throughout								
Windows									
	Aluminum	100%	Now	\$8,900	2045	**	5	\$500	
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Parapets									
	Masonry: Brick	45%			LIFE	**	5	\$300	
	Metal Cornice	10%			2057	**	10	\$200	
	Not Accessible	45%							
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : Throughout								
	Explanation : Interior Perimeter Covered With Roofing								
Roof									
	Asphalt Shingle	10%	Now	\$200	2038	**			
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Modified Bitumen	90%	Now	\$20,900	2034	**			
	Blisters, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 74**  
**Asset # : 13062**

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	25%	Now	\$22,100	LIFE	**	5	\$4,500	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : Throughout Basement								
	Other Observation, Extent : Moderate, Area Affected : 40%								
	Location : Basement								
	Explanation : Steel Columns In Basement Support Apparatus Floor Above								
	Ceramic Tile	5%			2038	**	5	\$400	
	Quarry Tile	5%	0-2	\$2,400	2042	**	5	\$300	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Sheet Vinyl/Rubber	5%			2029	\$12,600	5	\$600	
	Vinyl Tile	60%	Now	\$4,300	2029	\$43,400	3	\$1,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Uneven Substrate, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Interior Walls									
	Ceramic Tile	20%			2038	**	5	\$2,200	
	Gypsum Board	5%			LIFE	**	5	\$300	
	Masonry: Brick	10%	Now	\$4,600	LIFE	**			
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
	Location : Basement								
	Paint Peeling, Extent : Severe, Area Affected : 20%								
	Location : Basement								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : Basement								
	Plaster	55%			LIFE	**	5	\$1,900	
	Plywood/Hardboard	5%			LIFE	**			
	Worn/Eroded, Extent : Light, Area Affected : 25%								
	Location : Throughout								
	SGFT/Glazed Masonry	5%	Now	\$2,300	LIFE	**			
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Loose Units, Extent : Moderate, Area Affected : 5%								
	Location : Equipment Bay								
Ceilings									
	AcousTileSusp.Lay-In	55%			2042	**	5	\$4,500	
	Embossed Metal	20%	0-2	\$7,500	LIFE	**	5	\$700	
	Deformed/Dented, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Plaster	25%			LIFE	**	5	\$1,300	
Site Enclosure									

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 74**  
**Asset # : 13062**

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

## Site Enclosure

## Fence/Gates

## Chain Link

100% 2-4 \$4,800 2039 \* \*

*Corrosion/Rusting, Extent : Moderate, Area Affected : 100%**Location : Throughout*

## Free Standing Walls

## Masonry: Brick

100% 2049 \* \*

## Site Pavements

## Public Sidewalk

## Cast in Place Concrete

100% 4+ \$200 2042 \* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 10%**Location : Throughout*

## Parking/Driveway

## Cast in Place Concrete

100% 2042 \* \*

## Activity Yard

## Cast in Place Concrete

100% 2042 \* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 5%**Location : Rear Yard*

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% 2029 \$5,000 5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 200 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

## Molded Case Bkrs

100% 2029 \$50,900 5 \$200

## Raceway

## Conduit

90% 2029 \$29,400 1

## Conduit

10% 2055 \* \* 1

## Panelboards

## Fused Disc Sw

5% 2028 \$2,000 5

## Molded Case Bkrs

60% 2028 \$24,100 5 \$100

## Molded Case Bkrs

35% 2051 \* \* 5 \$100

## Wiring

## Thermoplastic

60% 2029 \$17,400 1

## Thermoplastic

40% 2055 \* \* 1

## Motor Controllers

## Locally Mounted

100% 2027 \$15,000 5

## Ground

## Grounding Devices

## Generic

100% LIFE \* \* 5 \$100

## 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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 74**  
**Asset # : 13062**

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

LED

100%

2037

\* \*

Exterior Lighting

LED

100%

2037

\* \*

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%

2055

\* \*

1

Conversion Equipment

Steam Boiler

100%

2042

\* \*

1

\$5,900

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One Unit*

Distribution

Central Plant Steam

100%

2039

\* \*

4

\$300

Piping/Pmp

Terminal Devices

Convactor/Radiator

100%

2034

\* \*

1

\$1,900

## Air Conditioning

Energy Source

Electricity

100%

2045

\* \*

1

Conversion Equipment

Split Unit

30%

2037

\* \*

Window/Wall Unit

50%

2027

\$6,100

1

No Component

20%

## Plumbing

H/C Water Piping

Brass/Copper

100%

2029

\$43,700

1

*Not Insulated, Extent : Moderate, Area Affected : 100%**Location : Basement**No Water Meter, Extent : Light, Area Affected : 100%**Location : Basement*

Water Heater

Gas Fired

100%

2027

\$3,600

2

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Two 74 Gallon Units*

Sanitary 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 74**  
**Asset # : 13062**

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%	Now	\$2,400	LIFE	* *	1		
		Other Observation, Extent : Moderate, Area Affected : 20%							
		Location : Rear Yard							
		Explanation : Backs Up When It Rains Hard							
	Sump Pump(s)								
	Non-Submersible	100%	Now	\$900	2039	* *	4	\$100	
		On Extended Life, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Pits With Pumps							
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
Fire Suppression									
	Sprinkler								
	No Component	97%							
	Generic	3%			2049	* *	1-2		
	Chemical System								
	Wet	10%			2027	\$2,700	1-3	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Model Kp 275 For Kitchen Hood							
	No Component	80%							
	Generic	10%			2027	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Fire Extinguishers							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 75/ LADDER CO. 33 /BATTALION 19  
**Address** : 2175 WALTON AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.075 / 13063 **Yr Built/Renovated** : 2000 / 2011  
**Area Sq Ft** : 12,541 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 06-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3186 **Lot** : 37 **BIN** : 2000000

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$135,400
<b>Total</b>		<b>\$135,400</b>
Importance Code B		\$135,400
<b>Total</b>		<b>\$135,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$58,300		\$3,700	
Interior Architecture	\$55,700		\$900	\$2,900
Electrical	\$2,500	\$1,600	\$3,300	\$1,800
Mechanical	\$5,600	\$900	\$2,100	\$800
<b>Total</b>	<b>\$122,200</b>	<b>\$2,500</b>	<b>\$10,000</b>	<b>\$5,500</b>
Importance Code A	\$59,000	\$600	\$4,300	\$600
Importance Code B	\$44,300	\$1,900	\$5,700	\$3,400
Importance Code C	\$18,900			\$1,500
<b>Total</b>	<b>\$122,200</b>	<b>\$2,500</b>	<b>\$10,000</b>	<b>\$5,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 75/ LADDER CO. 33 /BATTALION 19**  
**Asset # : 13063**

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									
Concrete Masonry Unit	85%			LIFE	**	5	\$24,900		
Metal Sect. OHD	10%			2043	**	5	\$7,300		
Pre-Cast Concrete	5%			LIFE	**	5	\$7,600		
Windows									
Aluminum	95%			2046	**	5	\$2,000		
Glass Block	5%			LIFE	**	5	\$100		
Parapets									
Concrete Masonry Unit	85%			LIFE	**	5-10	\$29,400		
Pre-Cast Concrete	15%			LIFE	**	5	\$11,900		
Roof									
Modified Bitumen	75%			2035	**	10	\$12,400		
Modified Bitumen	5%	Now	\$11,700	2040	**				
Alligatoring, Extent : Severe, Area Affected : 100%									
Location : Lower Roof									
Panel/Paver: Cer/Brk	20%			2050	**	10	\$4,400		
Soffits									
Exposed Struc: Steel	100%			LIFE	**	5			
Interior									
Floors									
Cast in Place Concrete	40%	Now	\$4,100	LIFE	**	5	\$16,400		
Horizontal Cracks, Extent : Light, Area Affected : 20%									
Location : Basement And Apparatus Floor.									
Ceramic Tile	15%			2039	**	5	\$2,800		
Quarry Tile	5%	Now	\$14,100	2043	**	5	\$700		
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Kitchen									
Uneven Substrate, Extent : Severe, Area Affected : 20%									
Location : Kitchen									
Vinyl Tile	40%			2035	**	3	\$2,800		
Interior Walls									
Ceramic Tile	15%			2039	**	5	\$2,900		
Concrete Masonry Unit	45%	Now	\$10,200	LIFE	**	5	\$3,500		
Vertical Cracks, Extent : Light, Area Affected : 5%									
Location : Various Locations on Apparatus Floor.									
Other Observation, Extent : Light, Area Affected : 10%									
Location : North And East Walls Of Apparatus Floors, Stair Bulkhead.									
Explanation : Paint Peeling.									
Gypsum Board	40%			LIFE	**	5-10	\$13,400		
Ceilings									
AcousTileSusp.Lay-In	45%	Now	\$1,400	2043	**	5	\$4,200		
Broken/Missing Elements, Extent : Light, Area Affected : 2%									
Location : 2nd Floor Laundry Room.									
Exposed Concrete	55%	Now	\$17,300	LIFE	**	5	\$1,600		
Cracking/Crumbling, Extent : Moderate, Area Affected : 4%									
Location : Roof Stair Bulkhead And Basement Below Kitchen									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 75/ LADDER CO. 33 /BATTALION 19**  
**Asset # : 13063**

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
Site Enclosure									
	Fence/Gates								
	Chain Link	50%			2050	* *			
	Iron Picket	50%			2065	* *			
	Free Standing Walls								
	Concrete Masonry Unit	100%			2050	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2043	* *			
	On-Site Walkways								
	Cast in Place Concrete	100%			2043	* *			
	Parking/Driveway								
	Asphalt	80%			2039	* *			
	Cast in Place Concrete	20%			2043	* *			
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%			2040	* *	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : Main Service Disconnect Switch Rated At 600 Amperes.								
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2040	* *	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : One Vertical Section								
	Raceway								
	Conduit	100%			2040	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2038	* *	5	\$300	
	Wiring								
	Thermoplastic	100%			2040	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2035	* *	5	\$100	
Ground									
	Grounding Devices								
	Not Accessible	100%							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2035	* *	1	\$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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 75/ LADDER CO. 33 /BATTALION 19**  
**Asset # : 13063**

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

**Stand-by Power****Generators****Diesel**

100%

2033

\* \*

1

\$4,900

*Other Observation, Extent : Light, Area Affected : 100%**Location : Rear Yard**Explanation : No Available Nameplate Rating Capacity***Batteries****Lead/Acid**

100%

2023

\$1,600

5

\$500

**Fuel Storage****Main Tank**

100%

2045

\* \*

5

\$400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Rear Yard**Explanation : 60 Gallons Rated Capacity***Lighting****Interior Lighting****LED**

100%

2038

\* \*

**Egress Lighting****Emergency, Service**

50%

2030

\$3,200

1

**Exit, Battery**

50%

2025

\$2,400

10

\$400

**Exterior Lighting****LED**

30%

2038

\* \*

**No Component**

70%

**Alarm****Fire/Smoke Detection****Generic, Digital**

100%

2030

\$135,400

1-3

\$8,000

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : Strobe Lights, Manual Pull Stations, Alarm Bells, Smoke Detectors And Horns*

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%

2050

\* \*

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 75/ LADDER CO. 33 /BATTALION 19**  
**Asset # : 13063**

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									
	Conversion Equipment								
	Furnace	50%			2035	**	1	\$3,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 6 Gas Fired Heating / Cooling Units							
	Furnace	10%			2025	\$2,900	1	\$600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : Rooftop Unit							
	Hot Water Boiler	40%			2043	**	1	\$2,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1 In Basement, 1 In 2nd Floor							
		Explanation : 2 Units							
Distribution									
	Hot Wtr Piping/Pump	40%			2046	**	4	\$400	
	No Component	60%							
Terminal Devices									
	Convactor/Radiator	25%			2043	**	1	\$1,000	
	Unit Heater - Hot Water	15%			2035	**			
	No Component	60%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
Conversion Equipment									
	Ext Pkg Unit - Heating/Cooling	100%			2035	**	2	\$800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 6 Units, R-410a Refrigerant							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$11,100	
Exhaust Fans									
	Roof	100%			2035	**	2	\$400	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
Water Heater									
	Gas Fired	50%			2028	\$3,700	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 75 Gallon Unit							
	Gas Fired	50%	0-2	\$400	2028	\$3,700	2	\$100	
		Not in Service, Extent : Moderate, Area Affected : 10%							
		Location : Basement							
Sanitary 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 75/ LADDER CO. 33 /BATTALION 19**  
**Asset # : 13063**

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)								
	Non-Submersible	70%			2035	* *	4	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Duplex Unit							
	Submersible	30%	Now	\$100	2025	\$100	4	\$100	
		Abandoned in Place, Extent : Severe, Area Affected : 100%							
		Location : Basement Oil Tank Room. It Causes Flooding At Basement Seriously.							
	Backflow Preventer								
	Generic	100%			2030	\$3,100	1	\$800	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2025	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 76/ LADDER CO. 22 CO-LOCATE (PRECINCT 24)  
**Address** : 145 WEST 100th STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.076 / 13064 **Yr Built/Renovated** : 1960 /  
**Area Sq Ft** : 12,803 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 11-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 1855 **Lot** : 5 **BIN** : 1055910

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture		\$71,000
Interior Architecture		\$88,600
Electrical	\$3,300	\$32,600
<b>Total</b>	<b>\$3,300</b>	<b>\$192,200</b>
Importance Code A		\$71,000
Importance Code B	\$3,300	\$121,200
<b>Total</b>	<b>\$3,300</b>	<b>\$192,200</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$45,600	\$8,300		
Interior Architecture	\$48,700			\$800
Electrical		\$11,200		
Mechanical	\$2,400	\$42,500	\$1,300	\$500
<b>Total</b>	<b>\$96,700</b>	<b>\$62,000</b>	<b>\$1,300</b>	<b>\$1,300</b>
Importance Code A	\$45,600	\$8,300		
Importance Code B	\$47,300	\$53,700	\$1,300	\$1,300
Importance Code C	\$3,900			
<b>Total</b>	<b>\$96,700</b>	<b>\$62,000</b>	<b>\$1,300</b>	<b>\$1,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 76/ LADDER CO. 22 CO-LOCATE (PRECINCT 24)**  
**Asset # : 13064**

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	70%			LIFE	**	5	\$15,600	
	Masonry: Granite	5%			LIFE	**	5	\$800	
	Masonry: Limestone	10%			LIFE	**	5	\$1,700	
	Caulking Deteriorated, Extent : Moderate, Area Affected : 10%								
	Location : Street Facade								
	Wood	5%			2032	**	5	\$5,600	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Rear Of Lot								
	Explanation : Built Out Addition - Cooking Surround								
	Wood Overhead Doors	10%			2032	**	5	\$11,100	
Windows									
	Aluminum	100%	Now	\$24,300	2052	**	5	\$300	1
	Air Infiltration, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Explanation : Windows Are Very Old, Corroded, Single-glazed And Inoperable. They Should Be Replaced.								
Parapets									
	Cast Stone/Terra Cotta	20%			LIFE	**	5	\$2,400	
	Masonry: Brick	80%			LIFE	**	5	\$1,200	
Roof									
	Roll Roofing	100%	Now	\$21,300	2026	\$71,000	5	\$13,800	
	Blisters, Extent : Moderate, Area Affected : 25%								
	Location : Various Locations Throughout								
	Debris Present, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Drains Inad/Misposn, Extent : Moderate, Area Affected : 20%								
	Location : Center Of Roof								
	Ponding, Extent : Moderate, Area Affected : 25%								
	Location : Center Of Roof								
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : Bunk Room And Rear Stairs								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 76/ LADDER CO. 22 CO-LOCATE (PRECINCT 24)**  
**Asset # : 13064**

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	50%	Now	\$19,100	LIFE	* *	5	\$19,300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
	Location : Throughout Apparatus Room								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 15%								
	Location : Engine Bay Of Appartaus Room								
	Ceramic Tile	5%	0-2	\$900	2030	\$17,800	5	\$400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Locker Room								
	Ceramic Tile	5%	Now	\$17,800	2042	* *	5	\$400	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Chief, Officer And Laundry Room								
	Explanation : Tile Beyond Useful Life								
	Quarry Tile	5%			2040	* *	5	\$1,300	
	Vinyl Tile 9" X 9"	35%	0-2	\$7,100	2027	\$70,800	3	\$2,300	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
	Location : Second Floor Corridor								
Interior Walls									
	Ceramic Tile	10%			2030	\$33,100	5	\$1,200	
	Gypsum Board	10%			LIFE	* *	5	\$700	
	Plaster	20%	Now	\$3,900	LIFE	* *	5	\$700	
	Loose/Delam Surface, Extent : Moderate, Area Affected : 15%								
	Location : Apparatus Room								
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : Rear Stair And Bunk Room								
	SGFT/Glazed Masonry	60%			LIFE	* *			
Ceilings									
	AcousTileSusp.Lay-In	10%			2040	* *	5	\$1,800	
	Exposed Concrete	40%			LIFE	* *	5	\$1,100	
	Plaster	50%			LIFE	* *	5	\$5,500	

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								
Raceway								
Conduit	100%			2037	**	1		
Panelboards								
Fused Disc Sw	10%			2035	**	5		
Molded Case Bkrs	90%			2035	**	5	\$300	
Wiring								
Thermoplastic	100%			2037	**	1		
Motor Controllers								
Locally Mounted	100%			2032	**	5	\$100	

**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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 76/ LADDER CO. 22 CO-LOCATE (PRECINCT 24)**  
**Asset # : 13064**

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

90%

2027

\$32,600

10

\$10,600

*T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%**Location : Throughout The Building*

## Fluorescent

9%

2022

\$3,300

10

\$1,100

*T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%**Location : Throughout The Building*

## LED

1%

2035

\* \*

## Exterior Lighting

## HID

20%

2022

\$10,100

10

## No Component

80%

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

## Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location :**Explanation : The Heating Source (Hot Water) Is From Adjacent Building (Police Station)*

## Conversion Equipment

## Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location :**Explanation : The Heating Source (Hot Water) Is From Adjacent Building (Police Station)*

## Distribution

## Hot Wtr Piping/Pump

100%

2035

\* \*

4

\$600

## Terminal Devices

## Convactor/Radiator

60%

2032

\* \*

1

\$2,500

## Unit Heater - Steam

40%

2027

\$17,900

4

\$500

**Air Conditioning**

## Energy Source

## Electricity

100%

2035

\* \*

1

## Conversion Equipment

## Split Unit

10%

2032

\* \*

*Other Observation, Extent : Light, Area Affected : 10%**Location : Roof**Explanation : 1 Unit. R-410a*

## Window/Wall Unit

50%

2022

\$13,000

1

## No Component

40%

**Ventilation**

## Distribution

## Ductwork/Diffusers

20%

LIFE

\* \*

2-5

\$1,400

## No Component

80%

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 76/ LADDER CO. 22 CO-LOCATE (PRECINCT 24)**  
**Asset # : 13064**

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
Ventilation									
	Exhaust Fans								
	Roof	20%			2027	\$4,200	2	\$100	
	Wall Unit	30%			2022	\$1,300	2	\$100	
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	* *	1		
	Water Heater								
	Electric	100%			2025	\$11,000	4	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : 2 - 120 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%	Now	\$1,800	LIFE	* *	1		
	Other Observation, Extent : Moderate, Area Affected : 2%								
	Location : 1st Floor Operational Area								
	Explanation : The Cover Is Missing								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Fixtures								
	Generic	100%							
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Fire Suppression									
	Chemical System								
	Generic	100%			2022	\$27,200	1-3	\$3,700	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 79  
**Address** : 2928 BRIGGS AVENUE @ E.199 ST  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.079 / 13065 **Yr Built/Renovated** : 1904 / 2009  
**Area Sq Ft** : 6,804 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 18-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3297 **Lot** : 9 **BIN** : 2016936

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$83,100
Site Enclosure	\$48,800	
<b>Total</b>	<b>\$48,800</b>	<b>\$83,100</b>
Importance Code B		\$83,100
Importance Code C	\$48,800	
<b>Total</b>	<b>\$48,800</b>	<b>\$83,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$20,200			\$2,000
Interior Architecture	\$6,600		\$400	\$500
Electrical	\$7,900	\$2,800	\$500	\$600
Mechanical	\$3,600	\$900	\$1,000	\$36,400
Site Pavements	\$7,300			
<b>Total</b>	<b>\$45,700</b>	<b>\$3,700</b>	<b>\$1,900</b>	<b>\$39,400</b>
Importance Code A	\$20,900	\$700	\$700	\$2,700
Importance Code B	\$17,500	\$3,100	\$1,100	\$36,700
Importance Code C	\$7,300		\$100	
<b>Total</b>	<b>\$45,700</b>	<b>\$3,700</b>	<b>\$1,900</b>	<b>\$39,400</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 79**  
**Asset # : 13065**

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									
	Alum/Vinyl Siding	5%			2049	**	10	\$100	
	Cast Stone/Terra Cotta	2%			LIFE	**	5	\$1,300	
	Masonry: Brick	80%			LIFE	**	5	\$6,500	
Painted Surfaces, Extent : Moderate, Area Affected : 25%									
Location : South Facade									
Other Observation, Extent : Light, Area Affected : 5%									
Location : North Facade									
Explanation : Partial Cement Parge Coating Above 2nd Floor Windows									
	Masonry: Granite	3%			LIFE	**	5	\$200	
	Wood Overhead Doors	10%			2034	**	5	\$4,100	
Windows									
	Aluminum	100%	4+	\$1,800	2045	**	5	\$100	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 75%									
Location : Throughout									
Parapets									
	Masonry: Brick	90%			LIFE	**	5	\$1,000	
	Pre-Cast Concrete	10%			LIFE	**	5	\$700	
Roof									
	Asphalt Shingle	5%			2038	**	10	\$100	
	Modified Bitumen	92%	4+	\$5,900	2034	**			
Blisters, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
	Skylight, Metal/Glass	3%	Now	\$12,500	2039	**			
Corrosion/Rusting, Extent : Moderate, Area Affected : 100%									
Location : Main Roof									
Water Penetration, Extent : Moderate, Area Affected : 30%									
Location : Main Roof									
Soffits									
	Wood	100%			2042	**	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Rear Addition									
Explanation : Exposed Wood Sheathing Located Under Dining Area Building Addition									

## 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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 79**  
**Asset # : 13065**

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	50%			LIFE	**	5	\$10,000		
Ceramic Tile	5%	Now	\$4,600	2038	**	5	\$200		
Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%									
Location : Second Floor Restroom									
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : Over Apparatus Floor									
Ceramic Tile	5%			2038	**	5	\$500		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Kitchen And Dining Areas									
Explanation : This Is Actually Large Format Ceramic Tile									
Vinyl Tile	40%	4+	\$1,600	2034	**	3	\$1,400		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Second Floor									
Loose Units, Extent : Moderate, Area Affected : 5%									
Location : Second Floor									
Interior Walls									
Ceramic Tile	5%			2038	**	5	\$300		
Gypsum Board	5%			LIFE	**	5	\$200		
Masonry: Brick	40%			LIFE	**				
Masonry: Fieldstone	5%			LIFE	**				
Plaster	40%			LIFE	**	5	\$600		
Wood	5%			LIFE	**	5	\$1,000		
Ceilings									
AcousTileSusp.Lay-In	5%	4+	\$400	2042	**	5	\$200		
Broken/Missing Elements, Extent : Severe, Area Affected : 15%									
Location : Apparatus Floor									
Water Penetration, Extent : Moderate, Area Affected : 15%									
Location : Apparatus Floor									
Embossed Metal	40%			LIFE	**	5	\$1,700		
Exposed Struc: Steel	20%			LIFE	**				
Gypsum Board	15%			LIFE	**	5	\$1,700		
Plaster	20%			LIFE	**	5	\$1,100		
Site Enclosure									
Free Standing Walls									
Masonry: Brick	100%	Now	\$48,800	2039	**				
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2034	**				

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 79**  
**Asset # : 13065**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	4+	\$6,400	2042	* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout Rear Yard</i>								

## Parking/Driveway

Cast in Place Concrete	100%	Now	\$800	2042	* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Driveway Apron At Front Entrance</i>								

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	100%			2039	* *	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Main Service Switch Rated At 200 Amperes</i>								

## Switchgear / Switchboard

Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
------------------	------	--	--	------	----------	---	-------	--

## Raceway

Conduit	50%			2029	\$16,300	1		
Conduit	50%			2039	* *	1		

## Panelboards

Molded Case Bkrs	20%			2037	* *	5		
Molded Case Bkrs	80%			2028	\$32,200	5	\$100	

## Wiring

Thermoplastic	50%			2029	\$14,500	1		
Thermoplastic	50%			2039	* *	1		

## Motor Controllers

Locally Mounted	100%	4+	\$1,500	2034	* *	5		
<i>Other Observation, Extent : Light, Area Affected : 5%</i>								
<i>Location : 1st Floor</i>								
<i>Explanation : Overhead Door Operator Repeatedly Fails</i>								

## Ground

## Grounding Devices

Generic	100%			LIFE	* *	5	\$100	
---------	------	--	--	------	-----	---	-------	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2034	* *	1	\$2,100	
-----------	------	--	--	------	-----	---	---------	--

## Generators

Diesel	100%			2032	* *	1	\$2,600	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : Emergency Generator Rated At 81 Kilovolt-ampere</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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 79**  
**Asset # : 13065**

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
Stand-by Power									
	Batteries								
	Lead/Acid	100%			2022	\$1,600	5	\$300	
Fuel Storage									
	Day Tank	100%			2037	* *	5	\$1,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 60 Gallon							
Lighting									
	Interior Lighting								
	Fluorescent	88%			2029	\$16,900	10	\$5,500	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	2%			2029	\$400	10	\$100	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
	LED	10%	Now	\$6,000	2039	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Apparatus Room							
Egress Lighting									
	Emergency, Service	50%			2029	\$1,700	1		
	Exit, Service	50%			2029	\$400	1		
Exterior Lighting									
	HID	50%			2029	\$13,400	10		
	No Component	50%							

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%			2039	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2034	* *	1	\$6,700	
	Distribution								
	Steam Piping/Pump	100%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$2,200	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Split Unit	15%			2024	\$21,300			
	Window/Wall Unit	40%			2024	\$5,500	1		
	No Component	45%							
Ventilation									

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 79**  
**Asset # : 13065**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	15%			LIFE	**	2-5	\$600	
	No Component	85%							
Exhaust Fans									
	Interior	10%			2024	\$2,400	2		
	Roof	15%			2024	\$1,700	2		
	No Component	75%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2039	**	1		
Water Heater									
	Gas Fired	100%			2024	\$4,100	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 74 Gallon Units								
Sanitary Piping									
	Cast Iron	100%	Now	\$2,400	LIFE	**	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 10%								
	Location : Basement								
	Leak Evident, Extent : Moderate, Area Affected : 30%								
	Location : Basement And 1st Floor								
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		
Sump Pump(s)									
	Submersible	100%			2021	\$200	4	\$200	
Fixtures									
	Generic	100%							
Fire Suppression									
Chemical System									
	No Component	98%							
	Generic	2%			2024	\$500	1-3	\$100	

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

Estimates are rounded to the nearest hundred dollars.

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 8  
**Address** : 165 EAST 51st STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.008 / 13007 **Yr Built/Renovated** : 1961 / 2006  
**Area Sq Ft** : 9,897 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 06-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 1306 **Lot** : 33 **BIN** : 1036462

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$53,100	\$37,800
Mechanical		\$158,300
<b>Total</b>	<b>\$53,100</b>	<b>\$196,100</b>
Importance Code A	\$53,100	\$37,800
Importance Code B		\$158,300
<b>Total</b>	<b>\$53,100</b>	<b>\$196,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture				
Interior Architecture	\$25,700			\$700
Electrical	\$600	\$9,500	\$900	\$600
Mechanical	\$5,500	\$30,600	\$3,100	\$1,000
<b>Total</b>	<b>\$31,700</b>	<b>\$40,100</b>	<b>\$4,000</b>	<b>\$2,300</b>
Importance Code A				
Importance Code B	\$25,200	\$40,100	\$4,000	\$2,300
Importance Code C	\$6,500			
<b>Total</b>	<b>\$31,700</b>	<b>\$40,100</b>	<b>\$4,000</b>	<b>\$2,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 8**  
**Asset # : 13007**

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: Granite	30%			LIFE	**	5	\$1,100	
	Metal/Glass Curt Wall	35%			LIFE	**	5	\$3,200	
	Metal Sect. OHD	35%			2040	**	5	\$5,300	
Windows									
	Aluminum	50%	Now	\$53,100	2052	**	5	\$600	
		Air Infiltration, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
	Metal Louvers	50%			2030		\$37,800	10	\$7,600
Interior									
Floors									
	Cast in Place Concrete	45%	0-2	\$7,200	LIFE	**	5	\$14,600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout The Apparatus Floor							
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : Throughout The Apparatus Floor							
	Ceramic Tile	10%	Now	\$3,000	2036	**	5	\$700	
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : 1st Floor Bathroom - From Floor Drain Backup							
	Quarry Tile	5%			2040	**	5	\$1,100	
	Vinyl Tile	40%	Now	\$2,600	2032	**	3	\$2,200	
		Water Penetration, Extent : Severe, Area Affected : 10%							
		Location : Company Office - From Abutting Property							
Interior Walls									
	Ceramic Tile	10%			2036	**	5	\$2,100	
	Gypsum Board	30%	Now	\$5,500	LIFE	**	5	\$3,800	
		Water Penetration, Extent : Severe, Area Affected : 10%							
		Location : Company Office - From Abutting Property							
		Other Observation, Extent : Moderate, Area Affected : 15%							
		Location : Second Floor							
		Explanation : Unfinished Drywall At Multiple Locations							
	Plaster	10%			LIFE	**	5	\$600	
	SGFT/Glazed Masonry	50%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	40%	2-4	\$2,200	2040	**	5	\$1,300	
		Misaligned/Bulging, Extent : Moderate, Area Affected : 10%							
		Location : Multiple Locations At The Second Floor							
		Staining/Discoloring, Extent : Moderate, Area Affected : 10%							
		Location : Various Locations Throughout							
	Gypsum Board	60%	Now	\$4,100	LIFE	**	5	\$4,900	
		Cracking/Crumbling, Extent : Severe, Area Affected : 15%							
		Location : Storage Room And Gymnasium							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Apparatus Room - From Bathroom Above							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 8**  
**Asset # : 13007**

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									
	Raceway								
	Conduit	100%			2047	**	1		
	Panelboards								
	Fused Disc Sw	10%			2043	**	5		
	Molded Case Bkrs	90%			2043	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2047	**	1		
	Motor Controllers								
	Locally Mounted	100%			2040	**	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	98%			2032	**	10	\$8,900	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	1%			2032	**	10	\$100	
		Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor							
	LED	1%			2032	**			
	Egress Lighting								
	Emergency, Service	50%			2032	**	1		
	Exit, LED	50%			2055	**	1		
	Exterior Lighting								
	HID	10%			2027	\$100	10		
	No Component	90%							
Alarm									
	Fire/Smoke Detection								
	Generic, Digital	100%			2032	**	1-3	\$6,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : Smoke Detectors, Strobe Lights, Manual Pull Stations, Alarm Bells And Horns							

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								
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Heating Source Provided By The Building							
<hr/>									
	Conversion Equipment								
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Heating Source Provided By The Building							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 8**  
**Asset # : 13007**

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									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	**	2-5	\$2,800	
	Central Plant Steam Piping/Pmp	50%			2037	**	4	\$400	
	Terminal Devices								
	Air Handler	30%			2032	**	1	\$1,800	
	Convactor/Radiator	40%			2032	**	1	\$1,300	
	Unit Heater - Steam	30%			2027	\$10,400	4	\$300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	**	1		
	Conversion Equipment								
	Split Unit	50%			2027	\$103,100			
		R-22 Refrigerant, Extent : Light, Area Affected : 50%							
		Location : 4 Units, Various							
	Window/Wall Unit	10%			2022	\$2,000	1		
	No Component	40%							
	Terminal Devices								
	Fan Coil - 2 Pipe	50%			2027	\$55,200	1	\$1,600	
	No Component	50%							
	Heat Rejection								
	Evaporative Condenser	50%			2027	\$9,000	2	\$3,400	
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$5,500	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : The Air Circulation Is Very Poor Due To The Building Setup.							
	Exhaust Fans								
	Interior	100%			2032	**	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	1		
	Water Heater								
	Electric	100%			2026	\$8,500	4	\$100	
	Sanitary Piping								
	Cast Iron	100%	Now	\$3,500	LIFE	**	1		
		Leak Evident, Extent : Severe, Area Affected : 5%							
		Location : Water Leaks From 2nd Floor Shower Room To 1st Floor Garage							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Backflow Preventer								
	Not Accessible	100%							
	Fixtures								
	Generic	100%							

**Fire Suppression**

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 8**  
**Asset # : 13007**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression								
	Sprinkler							
	Generic	100%		2047	* *	1-2	\$2,800	
	Fire Pump							
	Not Accessible	100%						
	Chemical System							
	Generic	100%		2022	\$27,200	1-3	\$3,700	

*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.*



Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 80/ LADDER CO. 23  
**Address** : 503 WEST 139th STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.080 / 13066 **Yr Built/Renovated** : 1904 / 2011  
**Area Sq Ft** : 10,667 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jul-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2071 **Lot** : 27 **BIN** : 1075504

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$127,500	
<b>Total</b>	<b>\$127,500</b>	
Importance Code A	\$127,500	
<b>Total</b>	<b>\$127,500</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$3,700			\$7,500
Interior Architecture	\$17,300	\$400	\$1,100	
Electrical	\$900	\$2,700	\$1,700	\$1,000
Mechanical	\$2,700	\$2,100	\$2,800	\$1,900
<b>Total</b>	<b>\$24,600</b>	<b>\$5,200</b>	<b>\$5,600</b>	<b>\$10,300</b>
Importance Code A	\$4,800	\$1,100	\$1,200	\$8,500
Importance Code B	\$17,000	\$4,100	\$4,400	\$1,800
Importance Code C	\$2,900			
<b>Total</b>	<b>\$24,600</b>	<b>\$5,200</b>	<b>\$5,600</b>	<b>\$10,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 80/ LADDER CO. 23**  
**Asset # : 13066**

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	75%	Now	\$91,500	LIFE	* *	5	\$29,100	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : Upper Story - Street Facade								
	Staining/Discoloring, Extent : Moderate, Area Affected : 15%								
	Location : Street Facade - Upper Right Corner								
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : Street Facade - Upper Right Corner								
	Masonry: Limestone	15%			LIFE	* *	5	\$4,400	
	Metal Sect. OHD	10%			2044	* *	5	\$12,100	
Windows									
	Aluminum	100%			2049	* *	5	\$2,800	
Parapets									
	Masonry: Brick	25%			LIFE	* *	5	\$600	
	Masonry: Brick	50%	Now	\$3,700	LIFE	* *	5	\$1,200	
	Water Penetration, Extent : Severe, Area Affected : 5%								
	Location : 3rd Floor Gymnasium Street Façade								
	Masonry: Limestone	15%			LIFE	* *	5	\$500	
	Pre-Cast Concrete	5%			LIFE	* *	5	\$800	
	Slate	5%			LIFE	* *	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Coping								
	Explanation : Material Actually Bluestone								
Roof									
	Modified Bitumen	97%	Now	\$36,000	2032	* *			
	Alligatoring, Extent : Moderate, Area Affected : 25%								
	Location : Lap Joints Throughout								
	Blisters, Extent : Moderate, Area Affected : 20%								
	Location : Various Locations Throughout								
	Debris Present, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%								
	Location : Central Roof								
	Skylight, Metal/Glass	3%			2047	* *	10	\$1,300	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 80/ LADDER CO. 23**  
**Asset # : 13066**

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      37%    Now      \$12,800    LIFE      \* \*    5      \$12,900

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Cellar*

*Water Penetration, Extent : Moderate, Area Affected : 20%*

*Location : Back Up From Floor Drains In Heavy Storms*

*Worn/Eroded, Extent : Moderate, Area Affected : 15%*

*Location : At Floor Drains*

Ceramic Tile      5%    Now      \$1,600    2030      \$16,200    5      \$400

*Worn/Eroded, Extent : Severe, Area Affected : 15%*

*Location : Locker Rooms*

Quarry Tile      3%      2032      \* \*    5      \$700

Vinyl Tile      55%      2032      \* \*    3      \$3,300

*Uneven Surface, Extent : Light, Area Affected : 15%*

*Location : Second And Third Floors*

*Worn/Eroded, Extent : Light, Area Affected : 20%*

*Location : Second And Third Floors*

## Interior Walls

Ceramic Tile      30%      2036      \* \*    5      \$5,700

Concrete Masonry Unit      10%      LIFE      \* \*    5      \$800

Gypsum Board      40%      LIFE      \* \*    5      \$4,600

Masonry: Brick      20%      LIFE      \* \*    5      \$4,600

## Ceilings

AcousTileSusp.Lay-In      35%      2040      \* \*    5      \$5,400

Exposed Concrete      20%      LIFE      \* \*    5      \$500

Exposed Struc: Steel      20%      LIFE      \* \*    5      \$500

Gypsum Board      25%      LIFE      \* \*    5      \$4,800

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

Molded Case Bkrs      100%      2053      \* \*    5      \$300

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

*Location : Basement*

*Explanation : One 200 Amperes Main Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs      100%      2053      \* \*    5      \$300

## Raceway

Conduit      100%      2053      \* \*    1

## Panelboards

Fused Disc Sw      5%      2049      \* \*    5

Molded Case Bkrs      95%      2049      \* \*    5      \$300

## Wiring

Thermoplastic      100%      2053      \* \*    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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 80/ LADDER CO. 23**  
**Asset # : 13066**

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									
	Motor Controllers								
	Locally Mounted	100%			2044	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2044	**	1	\$3,300	
	Generators								
	Diesel	100%			2040	**	1	\$4,100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : One 80 Kilowatt/ 100 Kilovolt-ampere, 3 Phase, 208/120V								
	Batteries								
	Lead/Acid	100%			2022	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	50%			2043	**	5	\$1,000	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : One 100 Gallon								
	Main Tank	50%			2062	**	5	\$200	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : One 550 Gallon								
Lighting									
	Interior Lighting								
	Fluorescent	88%			2035	**	10	\$8,600	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Fluorescent	10%			2035	**	10	\$1,000	
	T-5 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Gymnasium								
	Incandescent	2%			2035	**	2		
	Egress Lighting								
	Emergency, Service	60%			2035	**	1		
	Exit, Service	40%			2035	**	1		
	Exterior Lighting								
	HID	100%			2035	**	10		
Alarm									
	Fire/Smoke Detection								
	No Component	80%							
	Generic, Digital	20%			2035	**	1-3	\$1,300	

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 80/ LADDER CO. 23**  
**Asset # : 13066**

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%			2047	**	1		
Conversion Equipment								
Steam Boiler	100%			2040	**	1	\$10,600	
Distribution								
Central Plant Steam Piping/Pmp	100%			2047	**	4	\$500	
Terminal Devices								
Convactor/Radiator	80%			2040	**	1	\$2,800	
Unit Heater - Steam	20%			2032	**	4	\$200	
Air Conditioning								
Energy Source								
Electricity	100%			2043	**	1		
Conversion Equipment								
Exterior Pkg Unit - Cooling	70%			2032	**	2	\$500	
		Other Observation, Extent : Light, Area Affected : 70% Location : Roof Explanation : 3 Units. R - 410 A Refrigerant						
No Component	30%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$5,900	
Exhaust Fans								
Roof	100%			2032	**	2	\$300	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2047	**	1		
Water Heater								
Gas Fired	100%			2025	\$6,400	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 2 - 75 Gallon Units						
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%	Now	\$1,100	LIFE	**	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 15% Location : Operational Area And Rear Side Of Basement.						
Sump Pump(s)								
Non-Submersible	100%			2027	\$1,600	4	\$200	
Fixtures								
Generic	100%							
Fire Suppression								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 80/ LADDER CO. 23**  
**Asset # : 13066**

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								
	Generic	100%			2025	\$27,200	1-3	\$3,700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Kitchen									
Explanation : 1 Set									

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 81/ LADDER CO. 46  
**Address** : 3025 BAILEY AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.081 / 13067 **Yr Built/Renovated** : 1912 / 2007  
**Area Sq Ft** : 9,500 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-May-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3266 **Lot** : 1 **BIN** : 2000000

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Site Pavements		\$40,400
<b>Total</b>		<b>\$40,400</b>
Importance Code C		\$40,400
<b>Total</b>		<b>\$40,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$13,400	\$3,800		
Interior Architecture	\$7,100	\$2,000	\$800	
Electrical	\$800	\$900	\$2,600	\$9,500
Mechanical	\$6,100	\$1,100	\$900	\$15,800
Site Enclosure	\$11,900			
Site Pavements	\$12,700			
<b>Total</b>	<b>\$51,900</b>	<b>\$7,900</b>	<b>\$4,200</b>	<b>\$25,300</b>
Importance Code A	\$13,800	\$4,300	\$500	\$500
Importance Code B	\$19,100	\$3,600	\$3,300	\$24,800
Importance Code C	\$18,900		\$400	
<b>Total</b>	<b>\$51,900</b>	<b>\$7,900</b>	<b>\$4,200</b>	<b>\$25,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 81/ LADDER CO. 46**  
**Asset # : 13067**

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Exterior									
	Exterior Walls								
	Alum/Vinyl Siding	3%	4+	\$700	2049	**			
		Broken/Missing Elements, Extent : Light, Area Affected : 5%							
		Location : Addition At Rear Of Building							
	Masonry: Brick	75%			LIFE	**	5	\$25,900	
	Masonry: Granite	3%			LIFE	**	5	\$800	
	Masonry: Limestone	10%			LIFE	**	5	\$2,600	
	Metal Sect. OHD	7%			2042	**	5	\$7,500	
	Stucco Cement	2%	Now	\$6,300	2042	**	5	\$900	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : Addition At Rear Of Building							
Windows									
	Aluminum	99%			2045	**	5	\$900	
	Metal Louvers	1%			2032	**	10	\$100	
Parapets									
	Masonry: Brick	90%	4+	\$3,300	LIFE	**	5	\$2,800	
		Miss/Damaged Flashings, Extent : Severe, Area Affected : 5%							
		Location : West Side Of Main Roof							
	Masonry: Limestone	10%			LIFE	**	5	\$400	
Roof									
	Asphalt Shingle	5%			2038	**	10	\$100	
	Modified Bitumen	90%	4+	\$3,100	2034	**			
		Water Penetration, Extent : Moderate, Area Affected : 2%							
		Location : Roof Hatch Base Flashing							
	Skylight, Metal/Glass	5%			2049	**	10	\$2,000	
Soffits									
	Wood	100%			2034	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Rear Yard							
		Explanation : Exposed Underside Of Roof Over Barbecue Grille							
Interior									
	Floors								
	Cast in Place Concrete	60%			LIFE	**	5	\$18,700	
	Ceramic Tile	5%			2038	**	5	\$700	
	Quarry Tile	5%			2042	**	5	\$1,100	
	Vinyl Tile	25%			2034	**	3	\$1,300	
	Wood	5%			2057	**	5	\$1,300	

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 81/ LADDER CO. 46**  
**Asset # : 13067**

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									
Interior Walls									
	Ceramic Tile	5%			2038	**	5	\$900	
	Concrete Masonry Unit	3%			LIFE	**	5	\$200	
	Gypsum Board	10%			LIFE	**	5	\$1,000	
	Masonry: Brick	10%	4+	\$1,400	LIFE	**			
Vertical Cracks, Extent : Moderate, Area Affected : 2%									
Location : Apparatus Room Partition Wall Between Bays									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Apparatus Room									
Explanation : Unglazed Face Brick									
	Masonry: Brick	32%	4+	\$4,500	LIFE	**			
Spalling, Extent : Moderate, Area Affected : 2%									
Location : Basement At Front Wall									
	Plaster	40%	4+	\$1,200	LIFE	**	5	\$2,100	
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%									
Location : Roof Hatch Area									
Ceilings									
	AcousTileSusp.Lay-In	5%			2042	**	5	\$700	
	Exposed Struc: Steel	25%			LIFE	**			
	Plaster	70%			LIFE	**	5	\$6,200	
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2039	**			
Free Standing Walls									
	Masonry: Brick	100%	Now	\$11,900	2039	**			
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Retaining Walls									
	Masonry: Brick	100%			2039	**			
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	Now	\$12,700	2034	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Entrance To Parking Area And Northeast Corner Of Property									
On-Site Walkways									
	Cast in Place Concrete	100%			2034	**			
Parking/Driveway									
	Asphalt	70%			2025	\$40,400			
	Cast in Place Concrete	30%			2042	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 81/ LADDER CO. 46**  
**Asset # : 13067**

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%			2049	* *	5		
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 400 Ampere						
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2049	* *	5	\$300	
	Raceway								
	Conduit	100%			2049	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2045	* *	5	\$300	
	Wiring								
	Thermoplastic	50%			2049	* *	1		
	Thermoplastic	50%			2039	* *	1		
	Motor Controllers								
	Locally Mounted	50%			2042	* *	5		
	Locally Mounted	50%			2027	\$7,500	5		
			Aged Component, Extent : Light, Area Affected : 100%						
			Location : 1st Floor Roll-Up Gate						
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Ground Rods						
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	* *	1	\$2,900	
	Generators								
	Diesel	100%			2038	* *	1	\$3,700	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Outside						
			Explanation : 200 Kilowatt						
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$400	
	Fuel Storage								
	Day Tank	100%			2045	* *	5	\$1,800	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Outside						
			Explanation : 125 Gallon						
Lighting									
	Interior Lighting								
	Fluorescent	98%			2034	* *	10	\$8,500	
			T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%						
			Location : Throughout The Building						
	Incandescent	2%			2029	\$1,300	2		

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 81/ LADDER CO. 46**  
**Asset # : 13067**

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**

## Egress Lighting

Emergency, Service

50%

2034

\* \*

1

Exit, Service

50%

2034

\* \*

1

## Exterior Lighting

HID

50%

2029

\$18,700

10

No Component

50%

**Alarm**

## Fire/Smoke Detection

No Component

70%

Generic, Analog

30%

2034

\* \*

1-3

\$1,800

*Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : 2nd Floor*

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%

2039

\* \*

1

## Conversion Equipment

Hot Water Boiler

100%

2042

\* \*

1

\$4,700

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 2 Boilers*

## Distribution

Hot Wtr Piping/Pump

100%

2037

\* \*

4

\$700

## Terminal Devices

Convactor/Radiator

80%

2034

\* \*

1

\$2,500

Unit Heater - Hot Water

20%

2034

\* \*

**Air Conditioning**

## Energy Source

Electricity

100%

2045

\* \*

1

## Conversion Equipment

Split Unit

5%

2034

\* \*

Window/Wall Unit

75%

2024

\$14,500

1

No Component

20%

**Ventilation**

## Distribution

Ductwork/Diffusers

10%

LIFE

\* \*

2-5

\$500

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Includes Make-Up Air For Boiler*

No Component

90%

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 81/ LADDER CO. 46**  
**Asset # : 13067**

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
Ventilation									
	Exhaust Fans								
	Interior	50%			2029	\$16,500	2	\$100	
	Roof	20%	Now	\$900	2029	\$3,100	2		
		Broken, Extent : Moderate, Area Affected : 30%							
		Location : Roof Kitchen Exhaust Fan							
	No Component	30%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	* *	1		
	Water Heater								
	Gas Fired	50%			2027	\$2,800	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 75 Gallon Unit							
	Gas Fired	50%	Now	\$2,800	2029	\$2,800	2	\$100	
		Abandoned in Place, Extent : Severe, Area Affected : 100%							
		Location : Basement							
	Sanitary Piping								
	Cast Iron	100%	Now	\$1,400	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 10%							
		Location : 1st Floor Slop Sink Engine Side							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$300	4	\$300	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2024	\$500	1-3	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Kitchen Hood							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 82/ LADDER CO. 31  
**Address** : 1213 INTERVALE AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.082 / 13068 **Yr Built/Renovated** : 1904 / 2000  
**Area Sq Ft** : 8,975 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2973 **Lot** : 38 **BIN** : 2010447

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$84,200	\$203,300
<b>Total</b>	<b>\$84,200</b>	<b>\$203,300</b>
Importance Code A	\$84,200	\$203,300
<b>Total</b>	<b>\$84,200</b>	<b>\$203,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$108,300	\$12,500		
Interior Architecture	\$51,000	\$700		
Electrical	\$32,400	\$100		\$10,700
Mechanical	\$9,600	\$1,600	\$1,900	\$28,500
Site Pavements	\$500			
<b>Total</b>	<b>\$201,600</b>	<b>\$15,000</b>	<b>\$1,900</b>	<b>\$39,100</b>
Importance Code A	\$109,100	\$13,400	\$900	\$900
Importance Code B	\$76,600	\$1,500	\$1,000	\$38,200
Importance Code C	\$15,900			
<b>Total</b>	<b>\$201,600</b>	<b>\$15,000</b>	<b>\$1,900</b>	<b>\$39,100</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 82/ LADDER CO. 31**  
**Asset # : 13068**

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	5%			LIFE	**	5	\$13,100	
	Masonry: Brick	80%	Now	\$84,200	LIFE	**	5	\$26,800	
Broken/Missing Elements, Extent : Moderate, Area Affected : 30%									
Location : Rear Facade									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%									
Location : Right Side Near Front									
Loose/Delam Surface, Extent : Severe, Area Affected : 10%									
Location : Rear Facade And Side Facade At Flat Roof									
Sidewalk Shed in Use, Extent : Moderate, Area Affected : 25%									
Location : Front Entrance Facade									
	Wood Overhead Doors	15%			2027	\$165,500	5	\$25,100	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Left Door - 3 Glass Panes Replaced With Plywood									
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : Both Doors									
Windows									
	Aluminum	100%	Now	\$30,000	2045	**	5	\$1,100	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 20%									
Location : 2nd Floor Office And 3rd Floor Rear									
Unit Inoperable, Extent : Severe, Area Affected : 10%									
Location : Throughout									
Parapets									
	Cast Stone/Terra Cotta	5%	0-2	\$4,900	LIFE	**	5	\$900	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Main Roof Parapet									
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : Main Roof Parapet									
	Masonry: Brick	85%	Now	\$25,000	LIFE	**	5	\$2,100	1
Cracking/Crumbling, Extent : Severe, Area Affected : 25%									
Location : Main Roof									
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 10%									
Location : Main Roof, Front Parapets Next To Tile Roof									
Spalling, Extent : Severe, Area Affected : 50%									
Location : Main Roof									
	Masonry: Limestone	10%			LIFE	**	5	\$300	

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 82/ LADDER CO. 31**  
**Asset # : 13068**

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									
Roof									
	Asphalt Shingle	5%	Now	\$400	2032	**			
	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%								
	Location : Top Of Shed Roof								
	Clay Tile	20%	Now	\$15,900	2039	**			
	Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
	Location : Main Sloped Roof At Front Of Building								
	Water Penetration, Extent : Severe, Area Affected : 5%								
	Location : Throughout, Particularly At 2nd Floor Front								
	Other Observation, Extent : Severe, Area Affected : 20%								
	Location : Front Of Building								
	Explanation : Gutters Failing, Causing Extensive Interior Damage								
	Roll Roofing	72%	Now	\$3,800	2025	\$37,800	5	\$7,300	
	Seams Open/Split, Extent : Moderate, Area Affected : 30%								
	Location : Main Roof								
	Skylight, Metal/Glass	3%	2-4	\$28,200	2039	**			
	Corrosion/Rusting, Extent : Moderate, Area Affected : 100%								
	Location : Hose Tower								
Interior									
Floors									
	Cast in Place Concrete	45%	Now	\$13,700	LIFE	**	5	\$13,800	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : Throughout Basement And Apparatus Floor								
	Water Penetration, Extent : Severe, Area Affected : 20%								
	Location : Basement Near Front								
	Ceramic Tile	15%	Now	\$8,500	2038	**	5	\$1,100	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
	Location : Kitchen								
	Vinyl Tile	40%			2034	**	3	\$2,100	
Interior Walls									
	Ceramic Tile	5%	Now	\$500	2038	**	5	\$400	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 5%								
	Location : Kitchen								
	Gypsum Board	10%			LIFE	**	5	\$900	
	Masonry: Brick	40%			LIFE	**			
	Masonry: Fieldstone	10%	Now	\$11,000	LIFE	**			
	Other Observation, Extent : Severe, Area Affected : 10%								
	Location : Basement								
	Explanation : Water Penetration								
	Plaster	30%	Now	\$4,000	LIFE	**	5	\$1,400	
	Cracking/Crumbling, Extent : Severe, Area Affected : 15%								
	Location : 2nd Floor Throughout								
	Water Penetration, Extent : Severe, Area Affected : 5%								
	Location : 2nd Floor Front And 2nd Floor Hose Tower								
	Wood	5%			LIFE	**	5	\$3,100	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 82/ LADDER CO. 31**  
**Asset # : 13068**

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										
Ceilings	AcousTileSusp.Lay-In	15%	Now	\$5,300	2034	**	5	\$1,100		
		Broken/Missing Elements, Extent : Severe, Area Affected : 20%								
		Location : Throughout								
		Staining/Discoloring, Extent : Severe, Area Affected : 10%								
		Location : 2nd Floor And Kitchen								
	Embossed Metal	20%	Now	\$5,100	LIFE	**	5	\$1,300		
		Corrosion/Rusting, Extent : Moderate, Area Affected : 15%								
		Location : Throughout								
		Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 15%								
		Location : Weight Room								
	Exposed Struc: Steel Metal Panel	30%			LIFE	**				
		5%			LIFE	**	5	\$900		
		Other Observation, Extent : Light, Area Affected : 100%								
		Location : Shower Room								
	Plaster	Explanation : Metal Lay-In Panels								
30%		2-4	\$2,900	LIFE	**	5	\$2,600			
Spalling, Extent : Moderate, Area Affected : 5%										
Location : 2nd Floor Locker Room And Hose Tower Scuttle										
Site Enclosure										
Fence/Gates	Chain Link	100%			2039	**				
Retaining Walls	Concrete Masonry Unit	60%			2049	**				
		Other Observation, Extent : Light, Area Affected : 100%								
		Location : Throughout								
		Explanation : Concrete Masonry Unit Sits Upon Brick Base; Chain Link Fence Is Fastened To Concrete Masonry Unit								
	Masonry: Brick	40%			2049	**				
Site Pavements										
Public Sidewalk	Cast in Place Concrete	100%			2034	**				
On-Site Walkways	Cast in Place Concrete	100%			2034	**				
Parking/Driveway	Cast in Place Concrete	100%	Now	\$500	2034	**				
		Broken/Missing Elements, Extent : Moderate, Area Affected : 2%								
		Location : At Curb Cut								
		Cracking/Crumbling, Extent : Moderate, Area Affected : 2%								
Location : At Curb Cut										
Activity Yard										
	Cast in Place Concrete	100%			2034	**				

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 82/ LADDER CO. 31**  
**Asset # : 13068**

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%			2029	\$5,000	5		
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement Electrical Section					
				Explanation : 400 Ampere					
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2039	* *	5	\$200	
	Raceway								
	Conduit	100%			2039	* *	1		
	Panelboards								
	Molded Case Bkrs	30%	0-2	\$12,100	2054	* *	5		
				Enclosure Corroded, Extent : Moderate, Area Affected : 100%					
				Location : Basement Electrical Section					
				Other Observation, Extent : Moderate, Area Affected : 100%					
				Location : Basement Electrical Section Near Service Switch					
				Explanation : Water Damage					
	Molded Case Bkrs	70%			2037	* *	5	\$200	
	Wiring								
	Braided Cloth	30%	2-4	\$8,700	2054	* *	1		
				Other Observation, Extent : Moderate, Area Affected : 100%					
				Location : Throughout The Building					
				Explanation : Insulation Aged And Brittle.					
	Thermoplastic	70%			2049	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2034	* *	5	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement Boiler Section					
				Explanation : Motor Controllers For Heating System.					
Ground									
	Grounding Devices								
	Generic	100%	2-4	\$9,900	LIFE	* *	5	\$100	
				Other Observation, Extent : Moderate, Area Affected : 100%					
				Location : Basement Near Water Main					
				Explanation : Ground Wire Rusted And Corroded.					
Lighting									
	Interior Lighting								
	Fluorescent	95%			2029	\$24,100	10	\$7,800	
				T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%					
				Location : Throughout					
	Incandescent	5%			2024	\$3,000	2		
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Television Room 1st Floor					
				Explanation : Downlights					

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 82/ LADDER CO. 31**  
**Asset # : 13068**

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									
	Egress Lighting								
	Exit, Battery	50%			2029	\$1,700	10	\$300	
	Exit, Battery	50%	Now	\$1,700	2039	* *			
	Other Observation, Extent : Severe, Area Affected : 50%								
	Location : Throughout								
	Explanation : Broken								
Exterior Lighting									
	HID	25%			2029	\$8,800	10		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Facade								
	Explanation : Wall Mounted, Controlled Via Time Clock								
	Incandescent	25%			2024	\$7,500	2		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Side Yard								
	Explanation : Wall Mounted								
	No Component	50%							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$8,900	
	Distribution								
	Steam Piping/Pump	100%	Now	\$1,900	2039	* *			
		Insul. Deteriorating, Extent : Moderate, Area Affected : 50%							
		Location : Basement							
		Leak Evident, Extent : Moderate, Area Affected : 10%							
		Location : 1st Floor Near Front Of Building							
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$2,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Window/Wall Unit	80%			2024	\$14,600	1		
	No Component	20%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Roof							
		Explanation : Exterior Package Unit Abandoned In Place							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 82/ LADDER CO. 31**  
**Asset # : 13068**

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
Ventilation									
	Exhaust Fans								
	Interior	50%			2029	\$15,600	2	\$100	
	Roof	50%			2024	\$7,300	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2024	\$5,300	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 74 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%	Now	\$6,400	LIFE	* *	1		
	Blockage /Clogged, Extent : Severe, Area Affected : 50%								
	Location : 1st Floor Drains Have Sewage Backflow								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$300	4	\$300	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2037	* *	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Serves Boiler Only								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2027	\$500	1-3	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Kitchen								
	Explanation : Kitchen Hood								

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 83  
**Address** : 618 EAST 138th STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.083 / 13069 **Yr Built/Renovated** : 1905 / 2000  
**Area Sq Ft** : 6,578 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 18-Jun-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2550 **Lot** : 28 **BIN** : 2003609

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$210,900	\$165,100
Interior Architecture	\$41,100	
Electrical		\$79,300
Mechanical	\$37,300	\$52,100
<b>Total</b>	<b>\$289,300</b>	<b>\$296,500</b>
Importance Code A	\$210,900	\$165,100
Importance Code B	\$78,400	\$131,400
<b>Total</b>	<b>\$289,300</b>	<b>\$296,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$15,800			\$6,100
Interior Architecture	\$66,600	\$1,100		\$400
Electrical	\$10,800		\$100	\$6,000
Mechanical	\$2,100	\$900	\$900	\$7,300
<b>Total</b>	<b>\$95,300</b>	<b>\$2,000</b>	<b>\$1,000</b>	<b>\$19,900</b>
Importance Code A	\$16,500	\$700	\$700	\$6,800
Importance Code B	\$34,900	\$1,300	\$400	\$13,100
Importance Code C	\$43,900			
<b>Total</b>	<b>\$95,300</b>	<b>\$2,000</b>	<b>\$1,000</b>	<b>\$19,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 83**  
**Asset # : 13069**

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	5%			LIFE	**	5	\$9,100	
		Worn/Eroded, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
	Masonry: Brick	73%	Now	\$116,400	LIFE	**	5	\$17,000	
		Painted Surfaces, Extent : Moderate, Area Affected : 25%							
		Location : West Facade							
		Water Penetration, Extent : Moderate, Area Affected : 20%							
		Location : North Facade							
	Masonry: Granite	2%			LIFE	**	5	\$300	
	Masonry: Limestone	10%			LIFE	**	5	\$1,700	
	Wood Overhead Doors	10%			2034	**	5	\$11,600	
Windows									
	Aluminum	100%	Now	\$15,800	2037	**	5	\$600	
		Air Infiltration, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Crack/Balnc Not Funct, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
Parapets									
	Cast Stone/Terra Cotta	5%			LIFE	**	5	\$900	
	Masonry: Brick	80%			LIFE	**	5	\$1,800	
	Masonry: Limestone	5%			LIFE	**	5	\$100	
	Stucco Cement	10%			2034	**	5	\$600	
Roof									
	Modified Bitumen	95%			2029	\$165,100	10	\$10,700	
		Debris Present, Extent : Moderate, Area Affected : 20%							
		Location : Over Kitchen							
	Skylight, Metal/Glass	5%	Now	\$94,600	2059	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
		Location : Main Roof							
		Deformed/Dented, Extent : Moderate, Area Affected : 50%							
		Location : Main Roof							
		Glazing Clouded, Extent : Moderate, Area Affected : 100%							
		Location : Main Roof							
		Thermally Inefficient, Extent : Moderate, Area Affected : 100%							
		Location : Main Roof							
Interior									
Floors									
	Cast in Place Concrete	50%			LIFE	**	5	\$12,300	
	Ceramic Tile	5%	Now	\$2,500	2038	**	5	\$300	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
		Location : Bathrooms							
	Quarry Tile	5%			2034	**	5	\$800	
	Vinyl Tile	40%			2034	**	3	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 83**  
**Asset # : 13069**

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								
Interior Walls								
Ceramic Tile	20%	Now	\$9,700	2032	* *	5	\$1,500	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Apparatus Room							
	Loose Units, Extent : Moderate, Area Affected : 10%							
	Location : Apparatus Room							
Masonry: Brick	25%	Now	\$34,200	LIFE	* *			
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
	Location : Basement							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : Basement							
	Water Penetration, Extent : Moderate, Area Affected : 20%							
	Location : Basement							
Plaster	55%			LIFE	* *	5	\$2,600	
Ceilings								
AcousTileSusp.Lay-In	10%			2042	* *	5	\$1,100	
Embossed Metal	30%	Now	\$20,200	LIFE	* *	5	\$1,500	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 25%							
	Location : Apparatus Floor							
	Deformed/Dented, Extent : Moderate, Area Affected : 25%							
	Location : Apparatus Floor							
Exposed Concrete	20%	Now	\$41,100	LIFE	* *	5	\$400	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : Steel Beams In Basement							
	Exposed Reinforcement, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
	Other Observation, Extent : Moderate, Area Affected : 30%							
	Location : Support Columns In Use							
	Explanation : 30							
Gypsum Board	10%			LIFE	* *	5	\$1,400	
Plaster	30%			LIFE	* *	5	\$2,100	
Site Enclosure								
Fence/Gates								
Chain Link	100%			2039	* *			
Free Standing Walls								
Concrete Masonry Unit	100%			2049	* *			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2034	* *			
Parking/Driveway								
Asphalt	60%			2032	* *			
Cast in Place Concrete	40%			2034	* *			

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 83**  
**Asset # : 13069**

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%

2029

\$5,500

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Main Service Rated At 200 Amperes*

Raceway

Conduit

100%

2029

\$35,600

1

Panelboards

Molded Case Bkrs

100%

2028

\$43,800

5

\$200

Wiring

Thermoplastic

100%

2029

\$31,500

1

## Ground

Grounding Devices  
Generic

100%

4+

\$10,800

LIFE

\* \*

5

\$100

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement Near Water Main Service.**Explanation : Corroded*

## Lighting

Interior Lighting  
Fluorescent

100%

2034

\* \*

10

\$6,000

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : T-8 Lamps*

Exterior Lighting

HID

20%

2029

\$5,600

10

No Component

80%

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%

2049

\* \*

1

Conversion Equipment

Steam Boiler

100%

2042

\* \*

1

\$6,500

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One Natural Gas Fired Steam Boiler*

Distribution

Steam Piping/Pump

100%

2039

\* \*

Terminal Devices

Convactor/Radiator

100%

2034

\* \*

1

\$2,100

## Air Conditioning

Energy Source  
Electricity

100%

2037

\* \*

1

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 83**  
**Asset # : 13069**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	25%	Now	\$37,300	2039	**			
		Abandoned in Place, Extent : Severe, Area Affected : 50%							
		Location : Roof And 2nd Floor							
	Split Unit	10%			2034	**			
		Other Observation, Extent : Light, Area Affected : 25%							
		Location : Kitchen							
		Explanation : Kitchen							
	Window/Wall Unit	40%			2024	\$5,800	1		
	No Component	25%							
Ventilation									
	Exhaust Fans								
	Roof	100%	Now	\$1,200	2034	**	2	\$200	
		Malfunctioning, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor Toilet Rooms							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2029	\$52,100	1		
	Water Heater								
	Gas Fired	100%			2027	\$4,300	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2024	\$600	1-3	\$100	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 84  
**Address** : 513 WEST 161st STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.084 / 13070 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 11,792 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Feb-2019 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Floors 1,2,3  
**Block** : 2120 **Lot** : 46 **BIN** : 1062872

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$55,600	\$48,300
Electrical	\$35,000	
Mechanical		\$35,700
<b>Total</b>	<b>\$90,600</b>	<b>\$84,000</b>
Importance Code A	\$55,600	\$48,300
Importance Code B	\$35,000	\$35,700
<b>Total</b>	<b>\$90,600</b>	<b>\$84,000</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$51,000		\$3,400	
Interior Architecture	\$37,800		\$1,400	\$1,900
Electrical	\$2,300			
Mechanical	\$13,800	\$2,200	\$3,700	\$1,900
Site Pavements	\$1,600			
<b>Total</b>	<b>\$106,600</b>	<b>\$2,200</b>	<b>\$8,500</b>	<b>\$3,900</b>
Importance Code A	\$59,100	\$1,200	\$4,500	\$1,200
Importance Code B	\$39,600	\$1,100	\$4,000	\$2,200
Importance Code C	\$7,800			\$500
<b>Total</b>	<b>\$106,600</b>	<b>\$2,200</b>	<b>\$8,500</b>	<b>\$3,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 84**  
**Asset # : 13070**

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	60%			LIFE	**	5	\$16,100		
Masonry: Limestone	30%	Now	\$55,600	LIFE	**	5	\$3,000		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : Adjacent To Overhead Doors									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%									
Location : Street Facade									
Vertical Cracks, Extent : Light, Area Affected : 2%									
Location : Front Facade At 1st Floor									
Wood Overhead Doors	10%			2028	\$48,300	5	\$6,700		
Windows									
Aluminum	100%	Now	\$3,200	2046	**	5	\$200		
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 60%									
Location : Throughout									
Parapets									
Masonry: Brick	60%			LIFE	**	5-10	\$7,100		
Masonry: Limestone	25%			LIFE	**	5-10	\$5,300		
Metal Panel	5%			2050	**	5	\$300		
Stucco Cement	10%	Now	\$5,100	2050	**	5	\$200		
Cracking/Crumbling, Extent : Moderate, Area Affected : 100%									
Location : Located Behind Front Facade									
Roof									
Skylight, Metal/Glass	10%	Now	\$23,800	2040	**				
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : Skylight Over Stairwell									
Not Accessible	90%								
Interior									
Floors									
Cast in Place Concrete	50%	Now	\$5,800	LIFE	**	5	\$21,500		
Worn/Eroded, Extent : Moderate, Area Affected : 40%									
Location : Epoxy Paint Finish At Apparatus Floor									
Ceramic Tile	5%			2039	**	5	\$1,000		
Vinyl Tile	40%	Now	\$1,500	2035	**	3	\$2,900		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : 3rd Floor									
Wood	5%			2058	**	5	\$1,800		
Interior Walls									
Ceramic Tile	5%			2039	**	5	\$900		
Masonry: Brick	20%			LIFE	**	10	\$1,100		
Plaster	40%	Now	\$3,400	LIFE	**	5	\$2,300		
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : Hose Drying Rack And Bulkhead At Roof Level									
SGFT/Glazed Masonry	35%			LIFE	**	10	\$3,300		

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 84**  
**Asset # : 13070**

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

## Ceilings

AcousTileSusp.Lay-In	5%			2043	**	5	\$1,000	
Embossed Metal	30%	4+	\$11,800	LIFE	**	5	\$2,700	

*Broken/Missing Elements, Extent : Moderate, Area Affected : 10%*

*Location : Over Apparatus Areas*

Exposed Concrete	20%			LIFE	**	5-10	\$4,900	
Plaster	45%	Now	\$6,600	LIFE	**	5	\$5,500	

*Cracking/Crumbling, Extent : Moderate, Area Affected : 2%*

*Location : Skylight In Stairwell*

*Paint Peeling, Extent : Moderate, Area Affected : 10%*

*Location : Throughout Third Floor*

*Water Penetration, Extent : Moderate, Area Affected : 5%*

*Location : 3rd Floor Gymnasium*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%	Now	\$1,600	2035	**			
------------------------	------	-----	---------	------	----	--	--	--

*Cracking/Crumbling, Extent : Moderate, Area Affected : 15%*

*Location : Ladder Side Of Sidewalk*

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%			2030		\$5,500	5	\$100	
---------------	------	--	--	------	--	---------	---	-------	--

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

*Location : Basement*

*Explanation : 200 Amperes*

## Raceway

Conduit	100%			2040	**	1			
---------	------	--	--	------	----	---	--	--	--

## Panelboards

Molded Case Bkrs	20%			2046	**	5	\$100	
Molded Case Bkrs	80%	0-2	\$35,000	2055	**	5	\$100	

*On Extended Life, Extent : Moderate, Area Affected : 100%*

*Location : Throughout The Building*

## Wiring

Thermoplastic	100%			2040	**	1			
---------------	------	--	--	------	----	---	--	--	--

## Motor Controllers

Locally Mounted	13%	Now	\$2,100	2028		\$2,100	5		
-----------------	-----	-----	---------	------	--	---------	---	--	--

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

*Location : Apparatus Floor*

*Explanation : Overhead Door Operator Repeated Fails*

Locally Mounted	87%			2028		\$14,200	5	\$100	
-----------------	-----	--	--	------	--	----------	---	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$300		
---------	------	--	--	------	----	---	-------	--	--

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 84**  
**Asset # : 13070**

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								
	LED	100%			2035	* *			
	Exterior Lighting								
	HID	50%			2035	* *	10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Perimeter							
		Explanation : Operated Via Timer							
	No Component	50%							
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%			2050	* *	1		
	Conversion Equipment								
	Steam Boiler	100%	4+	\$8,100	2043	* *	1	\$10,500	
		Malfunctioning, Extent : Moderate, Area Affected : 10%							
		Location : Boiler Overfilling And Must Be Manually Drained.							
	Distribution								
	Steam Piping/Pump	100%			2040	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2035	* *	1	\$3,800	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%			2030	\$20,300	2	\$100	
	Window/Wall Unit	80%			2025	\$20,900	1		
	Distribution								
	Ductwork/Diffusers	20%			LIFE	* *	2	\$3,800	
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$10,400	
	Exhaust Fans								
	Interior	80%			2025	\$35,700	2	\$300	
	Roof	20%			2025	\$4,200	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 84**  
**Asset # : 13070**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
<b>Plumbing</b>								
	Water Heater							
	Gas Fired	100%		2025	\$7,600	2	\$200	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : Two 75 Gallon Units</i>						
	Sanitary Piping							
	Cast Iron	50%		LIFE	* *	1		
	Cast Iron	50%		LIFE	* *	1		
	Storm Drain Piping							
	Cast Iron	100%		LIFE	* *	1		
	Sump Pump(s)							
	Submersible	50%		2021	\$200	4	\$200	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : Serves 1 Side Of Basement Only</i>						
	No Component	50%						
	Backflow Preventer							
	Generic	100%		2035	* *	1	\$700	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1st Floor</i>						
		<i>Explanation : Piped From Basement Up To 1st Floor</i>						
	Fixtures							
	Generic	100%						
<b>Fire Suppression</b>								
	Chemical System							
	Generic	98%		2028	\$29,100	1-3	\$3,600	
	Generic	2%		2025	\$600	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 88  
**Address** : 2223 BELMONT AVENUE  
**Borough** : BRONX  
**Program / Asset #** : FIRSECO.088 / 13071  
**Area Sq Ft** : 12,600  
**Date of Survey** : 26-Feb-2019  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3086      **Lot** : 38      **BIN** : 2086781  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1908 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$139,000
Interior Architecture	\$158,100	
Electrical		\$106,700
Mechanical		\$120,300
<b>Total</b>	<b>\$158,100</b>	<b>\$365,900</b>
Importance Code A		\$139,000
Importance Code B	\$158,100	\$226,900
<b>Total</b>	<b>\$158,100</b>	<b>\$365,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$73,700		\$4,300	
Interior Architecture	\$58,300		\$8,300	\$400
Electrical	\$9,900		\$100	\$100
Mechanical	\$7,800	\$1,600	\$2,500	\$1,600
<b>Total</b>	<b>\$149,700</b>	<b>\$1,600</b>	<b>\$15,200</b>	<b>\$2,000</b>
Importance Code A	\$74,800	\$1,100	\$5,400	\$1,100
Importance Code B	\$57,000	\$500	\$8,200	\$1,000
Importance Code C	\$17,900		\$1,600	
<b>Total</b>	<b>\$149,700</b>	<b>\$1,600</b>	<b>\$15,200</b>	<b>\$2,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 88**  
**Asset # : 13071**

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	80%			LIFE	**	5	\$61,000		
Masonry: Granite	3%			LIFE	**	5	\$1,700		
Masonry: Limestone	10%			LIFE	**	5	\$5,700		
Staining/Discoloring, Extent : Light, Area Affected : 5%									
Location : Front Facade, 3rd Floor.									
Metal Sect. OHD	7%			2043	**	5	\$8,300		
Windows									
Aluminum	100%			2046	**	5	\$3,500		
Parapets									
Masonry: Brick	80%	Now	\$28,800	LIFE	**	5	\$2,400		
Spalling, Extent : Moderate, Area Affected : 40%									
Location : Main Roof									
Vertical Cracks, Extent : Light, Area Affected : 2%									
Location : Main Roof									
Masonry: Limestone	20%			LIFE	**	5-10	\$7,300		
Staining/Discoloring, Extent : Light, Area Affected : 20%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : Main Roof									
Roof									
Asphalt Shingle	5%			2033	**	10	\$100		
Copper/Terne	2%			2045	**	10	\$700		
Modified Bitumen	70%			2030	\$139,000	10	\$9,800		
Roll Roofing	20%			2026	\$12,100	5	\$4,700		
Skylight, Metal/Glass	3%			2040	**	10	\$1,400		
Interior									
Floors									
Cast in Place Concrete	40%	2-4	\$24,500	LIFE	**	5	\$16,500		
Horizontal Cracks, Extent : Moderate, Area Affected : 20%									
Location : Apparatus Floor									
Ceramic Tile	15%			2033	**	5	\$2,800		
Vinyl Tile	15%			2030	\$25,100	3	\$1,400		
Wood	30%			2058	**	5	\$10,600		
Interior Walls									
Ceramic Tile	10%			2033	**	5	\$3,200		
Gypsum Board	15%			LIFE	**	5-10	\$8,100		
Masonry: Brick	20%			LIFE	**	10	\$1,900		
Marble Panels	20%			LIFE	**	10	\$2,500		
Plaster	25%	Now	\$6,600	LIFE	**	5	\$2,400		
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : Hose Tower									
SGFT/Glazed Masonry	10%			LIFE	**	10	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 88**  
**Asset # : 13071**

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

## Ceilings

AcousTileSusp.Lay-In	20%			2035	**	5	\$3,800	
Embossed Metal	30%	0-2	\$10,400	LIFE	**	5	\$2,500	

*Bent/Warped Elements, Extent : Moderate, Area Affected : 10%*

*Location : Apparatus*

*Broken/Missing Elements, Extent : Light, Area Affected : 15%*

*Location : Apparatus Floor And Hose Tower*

Exposed Concrete	25%	Now	\$158,100	LIFE	**	5	\$700	
------------------	-----	-----	-----------	------	----	---	-------	--

*Corrosion/Rusting, Extent : Severe, Area Affected : 15%*

*Location : Concrete Missing, Exposing Beams In Basement Ceiling, Shoring Erected Throughout.*

*Paint Peeling, Extent : Severe, Area Affected : 60%*

*Location : Basement.*

*Spalling, Extent : Severe, Area Affected : 15%*

*Location : Basement Ceiling Under Jack Hoists*

*Other Observation, Extent : Severe, Area Affected : 100%*

*Location : Basement.*

*Explanation : Structurally Insufficient*

Plaster	25%			LIFE	**	5-10	\$8,100	
---------	-----	--	--	------	----	------	---------	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2043	**			
------------------------	------	--	--	------	----	--	--	--

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%			2030		\$5,000	5	\$100	
---------------	------	--	--	------	--	---------	---	-------	--

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

*Location : Basement*

*Explanation : Main Service Disconnect Switch Rated At 100 Amperes.*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2030		\$50,900	5	\$300	
------------------	------	--	--	------	--	----------	---	-------	--

## Raceway

Conduit	100%			2030		\$32,700	1		
---------	------	--	--	------	--	----------	---	--	--

## Panelboards

Fused Disc Sw	10%			2029		\$4,000	5		
Molded Case Bkrs	40%			2038	**		5	\$100	
Molded Case Bkrs	50%			2029		\$20,100	5	\$200	

## Wiring

Thermoplastic	100%			2030		\$28,900	1		
---------------	------	--	--	------	--	----------	---	--	--

## Motor Controllers

Locally Mounted	100%			2028		\$15,000	5	\$100	
-----------------	------	--	--	------	--	----------	---	-------	--

## Ground

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 88**  
**Asset # : 13071**

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% Now \$9,900 LIFE \* \* 5 \$200  
*Other Observation, Extent : Severe, Area Affected : 100%*  
*Location : Basement*  
*Explanation : Ground Wire Is Corroded And Not Connected To Water Pipe*

## Lighting

Interior Lighting  
Fluorescent

100% 2030 \$35,600 10 \$11,600  
*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*  
*Location : Throughout The Building*

## Exterior Lighting

## HID

20% 2030 \$9,900 10

## No Component

80%

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% 2040 \* \* 1

## Conversion Equipment

## Furnace

25% 2030 \$7,200 1 \$1,600  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Engine Bays*  
*Explanation : 3 Gas Fired Unit Heaters*

## Steam Boiler

75% 2035 \* \* 1 \$9,400

## Distribution

## Steam Piping/Pump

100% 2030 \$54,400

## Terminal Devices

## Convactor/Radiator

100% 2028 \$65,900 1 \$4,100

## Air Conditioning

## Energy Source

## Electricity

100% 2038 \* \* 1

## Conversion Equipment

## Split Unit

10% 0-2 \$2,600 2035 \* \*  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : 2nd Floor Bunk Room*  
*Explanation : 1 Inefficient Unit. R-410a*

## Window/Wall Unit

60% 2025 \$15,400 1

## No Component

30%

## Terminal Devices

## Fan Coil - 2 Pipe

10% 2035 \* \* 1 \$400

## No Component

90%

## Heat Rejection

## Dry Cooler

10% 2035 \* \* 2 \$900

## No Component

90%

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 88**  
**Asset # : 13071**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	20%			LIFE	* *	2-5	\$2,200	
	No Component	80%							
Exhaust Fans									
	Roof	10%			2030	\$2,000	2		
	Roof	10%	0-2	\$2,000	2040	* *	2		
	Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
	Location : Kitchen Exhaust Fan, Roof								
	On Extended Life, Extent : Moderate, Area Affected : 100%								
	Location : Rusted Kitchen Exhaust Fan								
	Wall Unit	20%			2025	\$900	2	\$100	
	No Component	60%							
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2040	* *	1		
Water Heater									
	Gas Fired	100%			2028	\$7,500	2	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%			2021	\$400	4	\$400	
Fixtures									
	Generic	100%							
	Other Observation, Extent : Moderate, Area Affected : 10%								
	Location : 2nd And 3rd Floor Bathrooms								
	Explanation : Water Leaking From Shower Pans To The Lower Floors								
Fire Suppression									
Chemical System									
	No Component	98%							
	Generic	2%			2023	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 89/ LADDER CO. 50  
**Address** : 2924 BRUCKNER BOULEVARD BTWN E. TREMONT AVE - EDISON AVE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.089 / 13072 **Yr Built/Renovated** : 1926 /  
**Area Sq Ft** : 4,930 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 06-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5419 **Lot** : 125 **BIN** : 2076433

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$38,200
<b>Total</b>		<b>\$38,200</b>
Importance Code B		\$38,200
<b>Total</b>		<b>\$38,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$22,900	\$2,300		
Interior Architecture	\$46,400	\$700		
Electrical			\$100	\$19,400
Mechanical	\$21,400	\$8,400	\$700	\$6,400
Site Pavements	\$3,700			
<b>Total</b>	<b>\$94,500</b>	<b>\$11,400</b>	<b>\$800</b>	<b>\$25,900</b>
Importance Code A	\$24,500	\$2,800	\$500	\$500
Importance Code B	\$39,800	\$8,600	\$300	\$25,400
Importance Code C	\$30,200			
<b>Total</b>	<b>\$94,500</b>	<b>\$11,400</b>	<b>\$800</b>	<b>\$25,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 89/ LADDER CO. 50**  
**Asset # : 13072**

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									
	Alum/Vinyl Siding	2%			2049	**	10	\$100	
	Masonry: Brick	80%	Now	\$9,300	LIFE	**	5	\$14,700	
	Paint Peeling, Extent : Light, Area Affected : 10%								
	Location : East And West Side								
	Spalling, Extent : Moderate, Area Affected : 5%								
	Location : West Side								
	Masonry: Granite	5%			LIFE	**	5	\$700	
	Masonry: Limestone	5%			LIFE	**	5	\$700	
	Metal Sect. OHD	8%			2042	**	5	\$4,600	
Windows									
	Aluminum	95%	Now	\$1,900	2045	**	5	\$200	
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Hardware Missing, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Metal Louvers	5%	Now	\$700	2044	**			
	Corrosion/Rusting, Extent : Moderate, Area Affected : 100%								
	Location : West Side								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : West Side								
Parapets									
	Cast Stone/Terra Cotta	20%			LIFE	**	5	\$2,000	
	Masonry: Brick	75%	4+	\$2,900	LIFE	**	5	\$1,000	
	Diagonal Cracks, Extent : Light, Area Affected : 5%								
	Location : North And West Side								
	Masonry: Limestone	5%			LIFE	**	5	\$100	
Roof									
	Built-Up (BUR)	98%	Now	\$5,600	2034	**			
	Blisters, Extent : Moderate, Area Affected : 5%								
	Location : Towards North End								
	Patching Evident, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Water Penetration, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Skylight, Metal/Glass	2%	Now	\$2,500	2049	**			
	Water Penetration, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 89/ LADDER CO. 50**  
**Asset # : 13072**

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	85%	Now	\$4,000	LIFE	**	5	\$16,100	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Apparatus Floor							
	Recent Repair Evident, Extent : Light, Area Affected : 20%							
	Location : Apparatus Floor							
	Water Penetration, Extent : Moderate, Area Affected : 5%							
	Location : Basement At New Columns							
Ceramic Tile	5%	0-2	\$200	2038	**	5	\$200	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Kitchen							
Vinyl Tile	5%			2034	**	3	\$200	
Wood	5%			2057	**	5	\$800	
Interior Walls								
Cast in Place Concrete	20%	0-2	\$13,000	LIFE	**			
	Water Penetration, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Gypsum Board	10%	0-2	\$100	LIFE	**	5	\$600	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Marble Panels	5%			LIFE	**			
Plaster	35%	Now	\$1,400	LIFE	**	5	\$1,000	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%							
	Location : Roof Access							
SGFT/Glazed Masonry	30%	2-4	\$12,000	LIFE	**			
	Cracking/Crumbling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Ceilings								
AcousTileSusp.Lay-In	5%			2042	**	5	\$400	
	Staining/Discoloring, Extent : Light, Area Affected : 5%							
	Location : Kitchen							
Exposed Concrete	5%	0-2	\$300	LIFE	**	5	\$100	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : Basement							
Exposed Struc: Steel	25%			LIFE	**			
Plaster	65%	0-2	\$15,400	LIFE	**	5	\$3,500	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Site Enclosure								
Fence/Gates								
Chain Link	100%			2049	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2042	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 89/ LADDER CO. 50**  
**Asset # : 13072**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	0-2	\$3,700	2042		* *			
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>									
<i>Location : Throughout</i>									

## Parking/Driveway

Cast in Place Concrete	100%			2042		* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>									
<i>Location : Throughout</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%			2029		\$5,000	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : One 200 Ampere Main Disconnect Switch</i>									

## Raceway

Conduit	100%			2029		\$32,700	1		
---------	------	--	--	------	--	----------	---	--	--

## Panelboards

Fused Disc Sw	5%			2028		\$2,000	5		
Molded Case Bkrs	95%			2028		\$38,200	5	\$100	

## Wiring

Thermoplastic	100%			2029		\$28,900	1		
---------------	------	--	--	------	--	----------	---	--	--

## Motor Controllers

Locally Mounted	100%			2027		\$15,000	5		
-----------------	------	--	--	------	--	----------	---	--	--

## Ground

## Grounding Devices

Generic	100%			LIFE		* *	5	\$100	
---------	------	--	--	------	--	-----	---	-------	--

## Lighting

## Interior Lighting

Fluorescent	100%			2029		\$13,900	10	\$4,500	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									
<i>Explanation : T-8 Lamps</i>									

## Exterior Lighting

HID	100%			2024		\$19,400	10		
-----	------	--	--	------	--	----------	----	--	--

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%			2049		* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 89/ LADDER CO. 50**  
**Asset # : 13072**

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									
	Conversion Equipment								
	Steam Boiler	100%	Now	\$1,600	2034	**	1	\$4,400	
				Corroded, Extent : Moderate, Area Affected : 5%					
				Location : Boiler					
				Other Observation, Extent : Light, Area Affected : 1%					
				Location : Basement					
				Explanation : One Unit					
Distribution									
	Central Plant Steam	100%	Now	\$16,300	2049	**	4	\$200	
	Piping/Pmp			Corroded, Extent : Moderate, Area Affected : 100%					
				Location : Basement					
Terminal Devices									
	Convactor/Radiator	100%	Now	\$500	2034	**	1	\$1,400	
				Leak Evident, Extent : Moderate, Area Affected : 2%					
				Location : Storage Room, Locker Room					
Air Conditioning									
	Energy Source								
	Electricity	100%			2051	**	1		
Conversion Equipment									
	Window/Wall Unit	75%			2022	\$7,500	1		
	No Component	25%							
Ventilation									
	Exhaust Fans								
	Interior	100%			2029	\$17,100	2	\$200	
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2034	**	1		
Water Heater									
	Gas Fired	100%	Now	\$100	2024	\$2,900	2	\$100	
				Malfunctioning, Extent : Moderate, Area Affected : 2%					
				Location : Throughout					
				Other Observation, Extent : Light, Area Affected : 1%					
				Location : Basement					
				Explanation : One 75 Gallon Unit					
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		
Storm Drain Piping									
	Cast Iron	100%	Now	\$200	LIFE	**	1		
				Other Observation, Extent : Moderate, Area Affected : 2%					
				Location : Basement					
				Explanation : Backs Up With A Heavy Rain					
Sump Pump(s)									
	Submersible	100%			2022	\$200	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 89/ LADDER CO. 50**  
**Asset # : 13072**

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Plumbing	Fixtures							
	Generic	100%						
		<i>Obsolete Fixtures, Extent : Moderate, Area Affected : 100%</i> <i>Location : Throughout</i>						
Fire Suppression	Chemical System							
	Dry	10%	Now	\$2,700	2029	\$2,700	1-3	\$300
		<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Kitchen</i> <i>Explanation : Obsolete</i>						
	No Component	80%						
	Generic	10%			2024	\$2,700	1-3	\$400
		<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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 9/ LADDER CO. 6  
**Address** : 75 CANAL STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.009 / 13008 **Yr Built/Renovated** : 1969 / 2008  
**Area Sq Ft** : 6,413 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Apr-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 300 **Lot** : 30 **BIN** : 1003898

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$58,800	\$163,800
Electrical		\$50,900
<b>Total</b>	<b>\$58,800</b>	<b>\$214,700</b>
Importance Code A	\$58,800	\$163,800
Importance Code B		\$50,900
<b>Total</b>	<b>\$58,800</b>	<b>\$214,700</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$32,800	\$7,800		
Interior Architecture	\$2,000	\$24,800	\$300	
Electrical	\$16,400	\$27,200		
Mechanical	\$7,700	\$8,800	\$1,800	\$500
<b>Total</b>	<b>\$58,800</b>	<b>\$68,600</b>	<b>\$2,000</b>	<b>\$500</b>
Importance Code A	\$33,100	\$8,100	\$300	\$300
Importance Code B	\$25,300	\$60,500	\$1,700	\$200
Importance Code C	\$400			
<b>Total</b>	<b>\$58,800</b>	<b>\$68,600</b>	<b>\$2,000</b>	<b>\$500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 9/ LADDER CO. 6**  
**Asset # : 13008**

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	5%			LIFE	**	5	\$5,200	
Masonry: Brick	50%			LIFE	**	5	\$10,400	
Metal Coiling Doors	5%			2040	**	5	\$3,300	
Metal: Cage/Fence	15%			2040	**	5	\$13,600	
Marble Panels	10%			LIFE	**	5	\$1,600	
Punct/Tear/Impact Damage, Extent : Light, Area Affected : 1%								
Location : Adjacent To Overhead Door								
Wood	15%			2032	**	5	\$15,600	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Addition/ Extension At Rear Of Building								
Explanation : Wood Panel Walls								
Windows								
Aluminum	100%	Now	\$58,800	2052	**	5	\$700	
Air Infiltration, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Hardware Missing, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Explanation : Thermally Inefficient								
Parapets								
Metal Rail	100%			2040	**	5-10	\$46,400	
Roof								
Modified Bitumen	100%	Now	\$32,800	2027	\$163,800			
Alligatoring, Extent : Light, Area Affected : 50%								
Location : Throughout								
Ponding, Extent : Light, Area Affected : 20%								
Location : Throughout								
Interior								
Floors								
Cast in Place Concrete	50%			LIFE	**	5	\$11,700	
Ceramic Tile	5%			2036	**	5	\$500	
Terrazzo	5%			LIFE	**	5	\$400	
Vinyl Tile	20%			2032	**	3	\$800	
Vinyl Tile 9" X 9"	20%			2022	\$24,600	3	\$800	
Interior Walls								
Ceramic Tile	5%			2036	**	5	\$800	
Gypsum Board	25%			LIFE	**	5	\$2,500	
Plaster	25%			LIFE	**	5	\$1,300	
Patching Evident, Extent : Light, Area Affected : 1%								
Location : 2nd Floor Locker Room Area								
SGFT/Glazed Masonry	45%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 9/ LADDER CO. 6**  
**Asset # : 13008**

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

AcousTileSusp.Lay-In	5%	Now	\$1,400	2040	* *	5	\$300
----------------------	----	-----	---------	------	-----	---	-------

*Broken/Missing Elements, Extent : Moderate, Area Affected : 40%**Location : Basement**Water Penetration, Extent : Moderate, Area Affected : 10%**Location : Basement*

AcousTileSusp.Lay-In	5%			2040	* *	5	\$500
----------------------	----	--	--	------	-----	---	-------

Exposed Concrete	45%			LIFE	* *	5	\$800
------------------	-----	--	--	------	-----	---	-------

Gypsum Board	20%			LIFE	* *	5	\$2,700
--------------	-----	--	--	------	-----	---	---------

Plaster	25%			LIFE	* *	5	\$1,700
---------	-----	--	--	------	-----	---	---------

*Staining/Discoloring, Extent : Light, Area Affected : 15%**Location : Apparatus Floor Area*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2032	* *		
------------------------	------	--	--	------	-----	--	--

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%			2027	\$5,000	5	
---------------	------	--	--	------	---------	---	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Electrical Service, Rated 400 Amperes*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2027	\$50,900	5	\$200
------------------	------	--	--	------	----------	---	-------

## Raceway

Conduit	100%			2027	\$32,700	1	
---------	------	--	--	------	----------	---	--

## Panelboards

Molded Case Bkrs	100%			2035	* *	5	\$200
------------------	------	--	--	------	-----	---	-------

## Wiring

Braided Cloth	40%	2-4	\$11,600	2052	* *	1	
---------------	-----	-----	----------	------	-----	---	--

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout**Explanation : Insulation Aged*

Thermoplastic	60%			2047	* *	1	
---------------	-----	--	--	------	-----	---	--

## Motor Controllers

Locally Mounted	100%			2025	\$15,000	5	
-----------------	------	--	--	------	----------	---	--

## Ground

## Grounding Devices

Generic	100%	Now	\$1,000	LIFE	* *	5	\$100
---------	------	-----	---------	------	-----	---	-------

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement**Explanation : There Is No Ground Wire Jumping The Water Meter.*

## 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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 9/ LADDER CO. 6**  
**Asset # : 13008**

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

70%

2022

\$12,700

10

\$4,100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout**Explanation : Old Fixtures: T-8 And T-12*

Incandescent

20%

2027

\$8,600

2

Incandescent

5%

2022

\$2,100

2

LED

5%

2032

\* \*

Egress Lighting

Exit, Service

50%

2022

\$400

1

Exit, Battery

50%

2022

\$1,200

10

\$200

Exterior Lighting

HID

25%

2022

\$6,300

10

HID

75%

Now

\$3,800

2037

\* \*

*Not in Service, Extent : Moderate, Area Affected : 100%**Location : Building Facade*

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%

2047

\* \*

1

Conversion Equipment

Hot Water Boiler

100%

2040

\* \*

1

\$3,200

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

Distribution

Hot Wtr Piping/Pump

100%

2026

\$9,800

4

\$500

Terminal Devices

Convactor/Radiator

80%

2025

\$26,800

1

\$1,700

Unit Heater - Steam

20%

2027

\$4,500

4

\$100

## Air Conditioning

Energy Source

Electricity

100%

2035

\* \*

1

Conversion Equipment

Exterior Pkg Unit -

Cooling

15%

2022

\$7,600

2

\$100

Window/Wall Unit

45%

2021

\$5,900

1

No Component

40%

Distribution

Ductwork/Diffusers

50%

LIFE

\* \*

2

\$4,200

No Component

50%

## Ventilation

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 9/ LADDER CO. 6**  
**Asset # : 13008**

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
Ventilation									
Distribution									
	Ductwork/Diffusers	25%			LIFE	* *	2-5	\$900	
	No Component	75%							
Exhaust Fans									
	Roof	20%	Now	\$1,000	2027	\$2,100	2		
				Noisy/Vibrating, Extent : Moderate, Area Affected : 30%					
				Location : Roof					
				Not in Service, Extent : Light, Area Affected : 50%					
				Location : Roof					
	Wall Unit	10%			2022	\$200	2		
	No Component	70%							
Plumbing									
H/C Water Piping									
	Galvanized Steel	100%			2032	* *	1		
Water Heater									
	Gas Fired	100%			2025	\$3,800	2	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Boiler Room					
				Explanation : 2 Units 74 Gallon					
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%	Now	\$200	2022	\$200	4	\$100	
				Unit Inoperable, Extent : Severe, Area Affected : 100%					
				Location : Basement					
Fixtures									
	Generic	100%							
Fire Suppression									
Chemical System									
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 90/ LADDER CO. 41  
**Address** : 1843 WHITE PLAINS ROAD  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.090 / 13073 **Yr Built/Renovated** : 1909 / 2003  
**Area Sq Ft** : 12,520 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 29-Mar-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 4049 **Lot** : 49 **BIN** : 2043470

CAPITAL		FY 2021 - 2024		FY 2025 - 2030
Exterior Architecture		\$78,200		
Interior Architecture		\$94,600		
Electrical				\$50,900
<b>Total</b>		<b>\$172,800</b>		<b>\$50,900</b>
Importance Code A		\$78,200		
Importance Code B				\$50,900
Importance Code C		\$94,600		
<b>Total</b>		<b>\$172,800</b>		<b>\$50,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$72,200	\$1,400	\$9,400	
Interior Architecture	\$57,200		\$1,600	\$1,100
Electrical	\$14,000			
Mechanical	\$20,700	\$1,600	\$1,900	\$1,600
<b>Total</b>	<b>\$164,100</b>	<b>\$3,000</b>	<b>\$12,900</b>	<b>\$2,600</b>
Importance Code A	\$73,300	\$2,500	\$10,500	\$1,200
Importance Code B	\$86,500	\$400	\$1,700	\$1,500
Importance Code C	\$4,300		\$600	
<b>Total</b>	<b>\$164,100</b>	<b>\$3,000</b>	<b>\$12,900</b>	<b>\$2,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 90/ LADDER CO. 41**  
**Asset # : 13073**

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	65%			LIFE	**	5	\$47,300	
	Masonry: Granite	7%			LIFE	**	5	\$3,800	
	Masonry: Limestone	7%	4+	\$29,000	LIFE	**	5	\$1,900	
	Staining/Discoloring, Extent : Moderate, Area Affected : 20%								
	Location : Facades								
	Masonry: Limestone	8%			LIFE	**	5	\$4,400	
	Stucco Cement	3%			2047	**	5	\$2,700	
	Wood Overhead Doors	10%			2043	**	5	\$18,200	
Windows									
	Aluminum	100%	Now	\$78,200	2038	**	5	\$1,500	
	Crtrw/Balnc Not Funct, Extent : Severe, Area Affected : 80%								
	Location : Classrooms								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : Classrooms								
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5-10	\$6,100	
	Masonry: Brick	85%			LIFE	**	5-10	\$12,500	
	Metal Panel	5%			2056	**	5	\$400	
Roof									
	Asphalt Shingle	10%			2033	**	10	\$300	
	Modified Bitumen	85%			2038	**	10	\$12,800	
	Skylight, Metal/Glass	5%			2040	**	10	\$2,500	
Interior									
Floors									
	Cast in Place Concrete	40%			LIFE	**	5	\$32,800	
	Ceramic Tile	10%			2043	**	5	\$1,900	
	Terrazzo	5%			LIFE	**	5	\$1,500	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : Terrazzo On Stair Treads								
	Vinyl Tile	45%	4+	\$14,900	2035	**	3	\$3,200	
	Worn/Eroded, Extent : Severe, Area Affected : 50%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 90/ LADDER CO. 41**  
**Asset # : 13073**

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								
Interior Walls								
Ceramic Tile	5%			2043	**	5	\$1,300	
Gypsum Board	15%			LIFE	**	5-10	\$6,600	
Plaster	45%	Now	\$58,200	LIFE	**	5	\$3,500	
Cracking/Crumbling, Extent : Severe, Area Affected : 40%								
Location : 2nd And 3rd Floor By Storm Drain Leader Located At Front Of Building, 2nd Floor Bunker Rooms								
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : Both Exercise Rooms								
SGFT/Glazed Masonry	35%	Now	\$36,400	LIFE	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Apparatus Floor								
Worn/Eroded, Extent : Light, Area Affected : 5%								
Location : Apparatus Floor								
Ceilings								
AcousTileSusp.Lay-In	10%			2035	**	5	\$1,900	
Embossed Metal	30%			LIFE	**	5	\$5,100	
Exposed Concrete	30%			LIFE	**	5-10	\$7,000	
Gypsum Board	10%	0-2	\$2,000	LIFE	**	5	\$2,300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : 1st Floor Dining Room								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : 1st Floor Dining Room								
Plaster	20%	Now	\$10,300	LIFE	**	5	\$2,300	
Cracking/Crumbling, Extent : Severe, Area Affected : 20%								
Location : All Three Floors By Storm Drain Leader Located At Front Of Building								
Paint Peeling, Extent : Severe, Area Affected : 10%								
Location : Dormitory, Locker Room.								
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : 2nd And 3rd Floor By Storm Drain Leader Located At Front Of Building								
Site Enclosure								
Fence/Gates								
Iron Picket	100%			2065	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2043	**			

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%			2030	\$5,000	5	\$300		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : No Available Nameplate Rating Capacity									

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 90/ LADDER CO. 41**  
**Asset # : 13073**

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									
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2030	\$50,900	5	\$300	
	Raceway								
	Conduit	80%			2030	\$26,100	1		
	Conduit	20%			2050	* *	1		
	Panelboards								
	Molded Case Bkrs	80%			2046	* *	5	\$300	
	Molded Case Bkrs	20%	2-4	\$8,000	2055	* *	5		
	On Extended Life, Extent : Moderate, Area Affected : 100%								
	Location : 1st Floor								
	Wiring								
	Braided Cloth	20%	2-4	\$5,800	2055	* *	1		
	Insulation Aged, Extent : Moderate, Area Affected : 100%								
	Location : 1st Floor								
	Thermoplastic	80%			2050	* *	1		
Lighting									
	Interior Lighting								
	Fluorescent	98%			2035	* *	10	\$11,300	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	LED	2%			2038	* *			
	Exterior Lighting								
	HID	10%			2025	\$4,900	10		
	No Component	90%							

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%			2050	* *	1		
	Conversion Equipment								
	Furnace	10%			2035	* *	1	\$600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 1 Package Unit							
	Steam Boiler	90%			2043	* *	1	\$11,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 90/ LADDER CO. 41**  
**Asset # : 13073**

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								
Distribution								
Steam Piping/Pump	90%	0-2	\$1,000	2040	**			
	Corroded, Extent : Moderate, Area Affected : 10%							
	Location : Basement							
	Leak Evident, Extent : Moderate, Area Affected : 5%							
	Location : At Front Right Corner Of Basement							
No Component	10%							
Terminal Devices								
Convactor/Radiator	90%	0-2	\$1,200	2035	**	1	\$3,300	
	Leak Evident, Extent : Moderate, Area Affected : 5%							
	Location : 3rd Floor Locker Room							
No Component	10%							
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	10%			2035	**	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Serves Kitchen Area Only							
	Explanation : R-410a Refrigerant							
Window/Wall Unit	30%			2025	\$7,600	1		
Window/Wall Unit	30%	0-2	\$7,600	2030	\$7,600	1		
	On Extended Life, Extent : Moderate, Area Affected : 100%							
	Location : Inefficient Units, Various Location							
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Bunker Room							
	Explanation : Under Side Unit							
No Component	30%							
Ventilation								
Distribution								
Ductwork/Diffusers	35%			LIFE	**	2-5	\$3,900	
No Component	65%							
Exhaust Fans								
Interior	20%			2035	**	2	\$100	
Roof	15%			2030	\$3,000	2	\$100	
Wall Unit	20%	0-2	\$900	2040	**	2	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Apparatus Floor							
	Explanation : Obsolete Unit							
No Component	45%							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2050	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 90/ LADDER CO. 41**  
**Asset # : 13073**

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%			2030	\$7,500	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 New 75 Gallon Units							
Sanitary Piping									
	Cast Iron	100%	0-2	\$4,500	LIFE	* *	1		
		Blockage /Clogged, Extent : Moderate, Area Affected : 20%							
		Location : Basement And 1st Floor							
Storm Drain Piping									
	Cast Iron	100%	0-2	\$2,500	LIFE	* *	1		
		Leak Evident, Extent : Severe, Area Affected : 10%							
		Location : Front Corners OfThe Roof							
Sump Pump(s)									
	Non-Submersible	100%	0-2	\$400	2025	\$1,900	4	\$300	
		Corroded, Extent : Moderate, Area Affected : 50%							
		Location : 1 Of 2 Housings, Basement							
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	99%							
	Generic	1%			2025	\$300	1-3		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : 1 Set							

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 91  
**Address** : 240-244 EAST 111th STREET  
**Borough** : MANHATTAN  
**Program / Asset #** : FIRSECO.091 / 13074  
**Area Sq Ft** : 12,298  
**Date of Survey** : 12-Feb-2019  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1660      **Lot** : 30      **BIN** : 1052473  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1912 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024		FY 2025 - 2030	
Exterior Architecture	\$60,000			
Interior Architecture	\$228,000			
Electrical			\$40,200	
Mechanical			\$64,100	
<b>Total</b>	<b>\$288,000</b>		<b>\$104,300</b>	
Importance Code A	\$60,000			
Importance Code B	\$187,700		\$104,300	
Importance Code C	\$40,300			
<b>Total</b>	<b>\$288,000</b>		<b>\$104,300</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,700			
Interior Architecture	\$49,600			\$1,000
Electrical	\$27,000	\$100	\$200	\$300
Mechanical	\$50,300	\$1,600	\$3,600	\$1,600
<b>Total</b>	<b>\$160,600</b>	<b>\$1,800</b>	<b>\$3,800</b>	<b>\$2,900</b>
Importance Code A	\$35,200	\$1,200	\$1,200	\$1,200
Importance Code B	\$111,400	\$600	\$2,600	\$1,700
Importance Code C	\$14,100			
<b>Total</b>	<b>\$160,600</b>	<b>\$1,800</b>	<b>\$3,800</b>	<b>\$2,900</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 91**  
**Asset # : 13074**

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	2%	Now	\$1,200	LIFE	* *	5	\$200	
Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
Location : Court Yard								
Masonry: Brick	53%			LIFE	* *	5	\$14,400	
Masonry: Limestone	10%			LIFE	* *	5	\$2,000	
Staining/Discoloring, Extent : Light, Area Affected : 15%								
Location : Front Facade Above 3rd Floor								
Stucco Cement	5%	Now	\$2,100	2035	* *	5	\$800	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Bulkhead Roof Access								
Wood Overhead Doors	30%	Now	\$13,400	2043	* *	5	\$10,200	
Dry Rot/Decay, Extent : Light, Area Affected : 5%								
Location : East 111th Street Side								
Paint Peeling, Extent : Light, Area Affected : 5%								
Location : East 111th Street Side								
Unit Inoperable, Extent : Moderate, Area Affected : 10%								
Location : Left Door Has Trouble Opening								
Windows								
Aluminum	100%	0-2	\$3,000	2038	* *	5	\$200	
Worn/Eroded, Extent : Moderate, Area Affected : 15%								
Location : 1st Floor Apparatus Room								
Parapets								
Cast Stone/Terra Cotta	10%	Now	\$1,900	LIFE	* *	5	\$1,100	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : Throughout								
Misaligned/Bulging, Extent : Moderate, Area Affected : 5%								
Location : Various Locations								
Caulking Deteriorated, Extent : Moderate, Area Affected : 25%								
Location : Various Locations								
Masonry: Brick	90%	0-2	\$4,000	LIFE	* *	5	\$1,300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Various Locations								
Efflorescence, Extent : Light, Area Affected : 25%								
Location : Various Locations								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 91**  
**Asset # : 13074**

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									
	Roof								
	Built-Up (BUR)	100%	Now	\$60,000	2035	* *			1
				Drains Clogged, Extent : Moderate, Area Affected : 25%					
				Location : Various Locations					
				Grvl/Blst Miss/Disp, Extent : Light, Area Affected : 15%					
				Location : Various Locations					
				Ponding, Extent : Moderate, Area Affected : 15%					
				Location : Near Roof Drains					
				Water Penetration, Extent : Severe, Area Affected : 80%					
				Location : Third Floor At Bulkhead, Second Floor Extension To 240 And Kitchen					
				Other Observation, Extent : Light, Area Affected : 90%					
				Location : Throughout Upper And Lower Roofs					
				Explanation : Unable To View Due To Snow Coverage					
Interior									
	Floors								
	Cast in Place Concrete	40%	Now	\$52,100	LIFE	* *	5	\$17,500	
				Cracking/Crumbling, Extent : Moderate, Area Affected : 15%					
				Location : Apparatus Room Floor					
				Other Observation, Extent : Severe, Area Affected : 70%					
				Location : Apparatus Room					
				Explanation : Structurally Insufficient					
	Ceramic Tile	10%	Now	\$4,000	2039	* *	5	\$1,000	
				Cracking/Crumbling, Extent : Moderate, Area Affected : 10%					
				Location : Toilets And Showers Throughout					
				Worn/Eroded, Extent : Moderate, Area Affected : 70%					
				Location : Toilets And Showers Throughout					
	Quarry Tile	10%	Now	\$6,000	2043	* *	5	\$1,500	
				Broken/Missing Elements, Extent : Moderate, Area Affected : 20%					
				Location : Kitchen					
				Worn/Eroded, Extent : Light, Area Affected : 75%					
				Location : Kitchen					
	Vinyl Tile	40%	Now	\$21,300	2035	* *	3	\$3,000	
				Broken/Missing Elements, Extent : Moderate, Area Affected : 25%					
				Location : 2nd And 3rd Floor					
				Worn/Eroded, Extent : Moderate, Area Affected : 40%					
				Location : 2nd And 3rd Floor					

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 91**  
**Asset # : 13074**

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	10%	Now	\$1,100	2039	* *	5	\$1,000	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
	Location : Throughout							
	Staining/Discoloring, Extent : Light, Area Affected : 50%							
	Location : Throughout							
Gypsum Board	10%	Now	\$400	LIFE	* *	5	\$1,200	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Gymnasium							
Masonry: Brick	25%	Now	\$40,300	LIFE	* *			
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
	Location : Basement							
	Paint Peeling, Extent : Light, Area Affected : 75%							
	Location : Basement							
	Water Penetration, Extent : Severe, Area Affected : 80%							
	Location : Basement							
Plaster	30%	Now	\$2,500	LIFE	* *	5	\$1,800	
	Cracking/Crumbling, Extent : Severe, Area Affected : 40%							
	Location : Various Locations On 2nd And 3rd Floors							
	Paint Peeling, Extent : Light, Area Affected : 40%							
	Location : Various Locations On 2nd And 3rd Floors							
	Water Penetration, Extent : Severe, Area Affected : 40%							
	Location : Rear Wall Of 240 Is Now Vacant							
SGFT/Glazed Masonry	25%	Now	\$10,000	LIFE	* *			
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Apparatus Room							
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%							
	Location : Apparatus Room							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 91**  
**Asset # : 13074**

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								
Ceilings								
AcousTileSusp.Lay-In	1%	Now		2043	* *	5	\$100	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 85%							
	Location : Pantry							
Exposed Concrete	25%	Now	\$100,600	LIFE	* *	5	\$800	
	Cracking/Crumbling, Extent : Severe, Area Affected : 25%							
	Location : Basement							
	Exposed Reinforcement, Extent : Severe, Area Affected : 15%							
	Location : Basement							
	Spalling, Extent : Severe, Area Affected : 15%							
	Location : Basement							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Basement							
	Explanation : Structurally Insufficient							
Gypsum Board	10%	Now	\$4,200	LIFE	* *	5	\$2,500	
	Broken/Missing Elements, Extent : Severe, Area Affected : 40%							
	Location : 2nd Floor Corridor							
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
	Location : 2nd Floor Toilets							
Plaster	64%	Now	\$35,000	LIFE	* *	5	\$8,000	
	Broken/Missing Elements, Extent : Severe, Area Affected : 20%							
	Location : 3rd Floor							
	Staining/Discoloring, Extent : Moderate, Area Affected : 5%							
	Location : Kitchen							
	Water Penetration, Extent : Severe, Area Affected : 30%							
	Location : 3rd Floor							
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2043	* *			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Along 111th Street							
	Explanation : Unable To View Due To Snow Coverage							
On-Site Walkways								
Cast in Place Concrete	100%			2043	* *			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Court Yard							
	Explanation : Unable To View Due To Snow Coverage							
Parking/Driveway								
Cast in Place Concrete	100%			2043	* *			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Along 111th Street							
	Explanation : Unable To View Due To Snow Coverage							

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 91**  
**Asset # : 13074**

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%	4+	\$300	2040	* *	5		
Enclosure Damaged, Extent : Moderate, Area Affected : 100%									
Location : Basement Of 240 East 111th Street									
	Raceway								
	Conduit	100%			2030	\$32,700	1		
	Panelboards								
	Molded Case Bkrs	100%			2029	\$40,200	5	\$300	
Obsolete Equipment, Extent : Severe, Area Affected : 100%									
Location : Throughout Firehouse									
	Wiring								
	Thermoplastic	100%			2030	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2028	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$400	
Lighting									
	Interior Lighting								
	Fluorescent	80%			2030	\$27,800	10	\$9,000	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout									
	LED	20%			2035	* *			
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1st Floor									
Explanation : LED Observed In Apparatus Area									
	Egress Lighting								
	Exit, Battery	50%			2030	\$2,300	10	\$400	
	No Component	50%							
	Exterior Lighting								
	HID	50%			2025	\$24,200	10		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside Perimeter									
Explanation : Operated Via Timer									
	No Component	50%							
Alarm									
	Fire/Smoke Detection								
	No Component	80%							
	Generic, Analog	20%	0-2	\$26,600	2040	* *	1-3	\$1,400	
Local/Battery Operated Detect, Extent : Moderate, Area Affected : 100%									
Location : Throughout									

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

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 91**  
**Asset # : 13074**

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	70%	2-4	\$1,000	2040	**	1		
		Corroded, Extent : Severe, Area Affected : 100%							
		Location : Gas Meter Valve Rig							
	Natural Gas	30%			2040	**	1		
Conversion Equipment									
	Steam Boiler	100%			2043	**	1	\$12,200	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Basement							
Distribution									
	Steam Piping/Pump	100%	2-4	\$5,300	2040	**			
		Insul. Deteriorating, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
Terminal Devices									
	Convactor/Radiator	90%	2-4	\$5,800	2035	**	1	\$3,200	
		Damaged, Extent : Light, Area Affected : 30%							
		Location : Radiator Covers							
	Unit Heater - Steam	10%			2030	\$4,300	4	\$200	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
Conversion Equipment									
	Split Unit	25%			2025	\$64,100			
	Window/Wall Unit	25%	4+	\$1,300	2025	\$6,300	1		
		On Extended Life, Extent : Severe, Area Affected : 100%							
		Location : Various Locations Throughout							
	No Component	50%							
Distribution									
	Ductwork/Diffusers	25%			LIFE	**	2	\$5,000	
	No Component	75%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$10,900	
Exhaust Fans									
	Interior	50%	Now	\$4,300	2030	\$21,400	2	\$200	
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Locker Room Exhaust At 3rd Floor							
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Kitchen							
		Explanation : No Kitchen Hood System							
	Roof	50%	Now	\$10,000	2040	**	2	\$200	
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Bedroom Exhausts At 2nd Floor Roof.							
Plumbing									
	H/C Water Piping								
	Galvanized Steel	100%			2035	**	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 91**  
**Asset # : 13074**

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%			2029	\$7,300	2	\$200	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 75 Gallon Unit							
Sanitary Piping									
	Cast Iron	100%	2-4	\$8,800	LIFE	* *	1		
		Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Waste Line In Building 240 Basement							
Storm Drain Piping									
	Cast Iron	100%	2-4	\$7,500	LIFE	* *	1		
		Corroded, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
Sump Pump(s)									
	Non-Submersible	100%			2025	\$1,800	4	\$400	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : 1 Unit On Each Side							
Backflow Preventer									
	No Component	95%							
	Generic	5%			2038	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 92/ LADDER CO. 44  
**Address** : 1259 MORRIS AVENUE BTWN: E.168 ST. - E.169 ST.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.092 / 13075 **Yr Built/Renovated** : 1912 /  
**Area Sq Ft** : 10,623 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 03-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2450 **Lot** : 40 **BIN** : 2096490

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>		<b>FY 2025 - 2030</b>	
Exterior Architecture	\$43,400		\$144,600	
Interior Architecture	\$35,500		\$56,400	
Electrical			\$84,700	
<b>Total</b>	<b>\$78,900</b>		<b>\$285,700</b>	
Importance Code A	\$43,400		\$144,600	
Importance Code B			\$141,100	
Importance Code C	\$35,500			
<b>Total</b>	<b>\$78,900</b>		<b>\$285,700</b>	

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$39,500	\$13,200		\$4,500
Interior Architecture	\$43,600	\$4,200		\$800
Electrical	\$5,600	\$7,700	\$800	\$800
Mechanical	\$11,000	\$29,200	\$3,000	\$1,500
<b>Total</b>	<b>\$99,700</b>	<b>\$54,200</b>	<b>\$3,800</b>	<b>\$7,600</b>
Importance Code A	\$40,100	\$13,700	\$500	\$5,100
Importance Code B	\$59,100	\$40,500	\$3,300	\$2,500
Importance Code C	\$500			
<b>Total</b>	<b>\$99,700</b>	<b>\$54,200</b>	<b>\$3,800</b>	<b>\$7,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 92/ LADDER CO. 44**  
**Asset # : 13075**

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	70%			LIFE	**	5	\$26,900	
	Masonry: Granite	4%			LIFE	**	5	\$1,200	
	Masonry: Limestone	10%	0-2	\$24,300	LIFE	**	5	\$2,900	
Staining/Discoloring, Extent : Moderate, Area Affected : 20%									
Location : Street Facade									
	Metal Panel	5%			2037	**	5-10	\$13,200	
	Weathering Steel	1%			LIFE	**	1		
	Wood Overhead Doors	10%			2032	**	5	\$19,200	
Windows									
	Aluminum	100%			2035	**	5	\$2,800	
Parapets									
	Cast Stone/Terra Cotta	10%	Now	\$4,500	LIFE	**	5	\$2,100	
Caulking Deteriorated, Extent : Moderate, Area Affected : 30%									
Location : Cornice Joints - Street Facade									
	Masonry: Brick	65%	Now	\$10,800	LIFE	**	5	\$1,800	
Vegetation Growth, Extent : Severe, Area Affected : 30%									
Location : Underside Of Coping									
	Metal Rail	15%			2044	**	5-10	\$7,500	
	No Component	10%							
Roof									
	Modified Bitumen	100%	Now	\$43,400	2027	\$144,600			
Blisters, Extent : Moderate, Area Affected : 25%									
Location : 2nd Floor Roof									
Debris Present, Extent : Severe, Area Affected : 20%									
Location : 2nd Floor Roof									
Drains Inad/Misposn, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Seams Open/Split, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Third Floor Locker Room									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 92/ LADDER CO. 44**  
**Asset # : 13075**

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	40%	Now	\$20,700	LIFE	* *	5	\$13,900	
	Water Penetration, Extent : Moderate, Area Affected : 25%								
	Location : At Waste/ Sewer Line Backup, Sidewalk Vault, And Hot Water Heater - Basement								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Apparatus Floor								
	Ceramic Tile	5%			2030	\$16,100	5	\$800	
	Quarry Tile	5%			2032	* *	5	\$1,200	
	Sheet Vinyl/Rubber	10%			2032	* *	5	\$2,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Third Floor Gymnasium								
	Explanation : Interlocking Rubber Tile								
	Vinyl Tile	40%	2-4	\$16,900	2027	\$56,400	3	\$2,400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Second And Third Floors								
	Worn/Eroded, Extent : Moderate, Area Affected : 10%								
	Location : Second And Third Floors								
Interior Walls									
	Ceramic Tile	5%			2036	* *	5	\$1,100	
	Gypsum Board	50%			LIFE	* *	5	\$6,600	
	Masonry: Brick	20%	0-2	\$35,500	LIFE	* *			
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Basement Sidewalk Vaults								
	Water Penetration, Extent : Moderate, Area Affected : 15%								
	Location : Sidewalk Vault								
	Plaster	5%			LIFE	* *	5	\$300	
	SGFT/Glazed Masonry	20%			LIFE	* *			
Ceilings									
	AcousTileSusp.Lay-In	30%			2032	* *	5	\$4,800	
	Exposed Struc: Steel	25%			LIFE	* *			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Below Apparatus Floor								
	Explanation : Actually Metal Decking								
	Gypsum Board	20%			LIFE	* *	5	\$4,000	
	Plaster	25%	Now	\$5,400	LIFE	* *	5	\$2,500	
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Third Floor Locker Room								

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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 92/ LADDER CO. 44**  
**Asset # : 13075**

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%			2037	**	5		
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Disconnect Switch Rated At 600 Amperes.							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2037	**	5	\$300	
	Raceway								
	Conduit	100%			2037	**	1		
	Panelboards								
	Molded Case Bkrs	60%			2035	**	5	\$200	
	Molded Case Bkrs	40%			2026	\$16,100	5	\$100	
	Wiring								
	Thermoplastic	100%			2037	**	1		
	Motor Controllers								
	Locally Mounted	100%			2032	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2032	**	1	\$3,300	
	Generators								
	Diesel	100%			2030	\$68,600	1	\$4,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : Emergency Generator Rated At 81 Kilovolt-ampere							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$400	
	Fuel Storage								
	Main Tank	100%			2042	**	5	\$300	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : 60 Gallons Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	88%			2027	\$26,400	10	\$8,600	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	10%	Now	\$3,000	2037	**			
		Not in Service, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	2%			2022	\$600	10	\$200	
		Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor							

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 92/ LADDER CO. 44**  
**Asset # : 13075**

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**

## Egress Lighting

Emergency, Service	25%		2027	\$1,400	1			
Emergency, Battery	25%		2027	\$3,700	10		\$600	
Exit, Service	50%		2027	\$600	1			

## Exterior Lighting

HID	20%		2027	\$8,400	10			
No Component	80%							

**Alarm**

## Fire/Smoke Detection

No Component	95%							
Generic, Analog	5%		2022	\$5,700	1-3		\$300	

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : 1st Floor**Explanation : For Gasoline Pump Only; Alarm Bells Only*

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%			2047	**	1		
-------------	------	--	--	------	----	---	--	--

## Conversion Equipment

Furnace	50%			2032	**	1		\$2,600
---------	-----	--	--	------	----	---	--	---------

*Other Observation, Extent : Light, Area Affected : 50%**Location : Roof**Explanation : 5 Rtu Package Units*

Hot Water Boiler	50%			2032	**	1		\$2,600
------------------	-----	--	--	------	----	---	--	---------

*Other Observation, Extent : Light, Area Affected : 50%**Location : Basement**Explanation : 4 Boilers Piped Together*

## Distribution

Hot Wtr Piping/Pump	50%	Now		\$400	2035	**	4	\$300
---------------------	-----	-----	--	-------	------	----	---	-------

*Not in Service, Extent : Severe, Area Affected : 5%**Location : Temperature Control System*

No Component	50%							
--------------	-----	--	--	--	--	--	--	--

## Terminal Devices

Convactor/Radiator	25%			2032	**	1		\$900
Unit Heater - Steam	25%			2027		4		\$200
No Component	50%							

**Air Conditioning**

## Energy Source

Electricity	100%			2035	**	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.*



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 92/ LADDER CO. 44**  
**Asset # : 13075**

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
Air Conditioning									
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	50%			2032	**	2	\$300	
		Other Observation, Extent : Light, Area Affected : 50% Location : Roof Explanation : 5 Rtu Package Units. R-410a							
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%	Now	\$4,800	LIFE	**	2-5	\$5,900	
		Insul. Deteriorating, Extent : Moderate, Area Affected : 10% Location : Roof							
	Exhaust Fans								
	Interior	30%			2032	**	2	\$100	
	Roof	50%			2032	**	2	\$200	
	Wall Unit	20%			2027	\$700	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	1		
		Booster Pump w/Tank, Extent : Light, Area Affected : 100% Location : Basement							
	HW Heat Exchanger								
	Steam Fired	100%			2047	**	4	\$1,100	
	Sanitary Piping								
	Cast Iron	100%	Now	\$3,800	LIFE	**	1		
		Blockage /Clogged, Extent : Severe, Area Affected : 5% Location : Front Side Of The Basement							
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$400	4	\$300	
	Backflow Preventer								
	Generic	100%			2032	**	1	\$700	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2047	**	1-2	\$3,000	
	Fire Pump								
	Generic	100%			2036	**	1	\$2,000	
	Chemical System								
	Wet	100%			2022	\$27,200	1-3	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 93/ LADDER CO. 45  
**Address** : 515 WEST 181st STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.093 / 13076 **Yr Built/Renovated** : 1913 / 2003  
**Area Sq Ft** : 21,883 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 31-Jan-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2155 **Lot** : 30 **BIN** : 1075518

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$85,900	
Interior Architecture	\$37,200	\$35,800
<b>Total</b>	<b>\$123,100</b>	<b>\$35,800</b>
Importance Code A	\$85,900	
Importance Code B	\$37,200	\$35,800
<b>Total</b>	<b>\$123,100</b>	<b>\$35,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$45,300		\$16,000	
Interior Architecture	\$126,800		\$2,800	
Electrical	\$3,500	\$800	\$2,800	\$800
Mechanical	\$28,000	\$3,300	\$11,500	\$2,800
<b>Total</b>	<b>\$203,600</b>	<b>\$4,200</b>	<b>\$33,100</b>	<b>\$3,600</b>
Importance Code A	\$46,400	\$1,100	\$17,100	\$1,100
Importance Code B	\$110,300	\$3,100	\$16,000	\$2,500
Importance Code C	\$46,800			
<b>Total</b>	<b>\$203,600</b>	<b>\$4,200</b>	<b>\$33,100</b>	<b>\$3,600</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 93/ LADDER CO. 45**  
**Asset # : 13076**

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	70%	Now	\$47,000	LIFE	* *	5	\$29,900	
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : North Facades							
	Masonry: Granite	5%			LIFE	* *	5	\$3,200	
	Masonry: Limestone	10%	2-4	\$24,300	LIFE	* *	5	\$3,200	
		Staining/Discoloring, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
	Wood Overhead Doors	15%			2043	* *	5	\$32,000	
Windows									
	Aluminum	100%			2046	* *	5	\$3,100	
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	* *	5-10	\$11,500	
	Masonry: Brick	75%	2-4	\$9,100	LIFE	* *	5	\$3,000	
		Efflorescence, Extent : Moderate, Area Affected : 5%							
		Location : South Facade Roof Side							
	Metal Rail	15%	0-2	\$300	2043	* *	5	\$4,300	
		Corrosion/Rusting, Extent : Light, Area Affected : 15%							
		Location : Throughout							
Roof									
	Roll Roofing	100%	0-2	\$38,900	2032	* *	5	\$12,600	
		Blisters, Extent : Light, Area Affected : 50%							
		Location : Throughout Upper Roof							
		Water Penetration, Extent : Light, Area Affected : 15%							
		Location : Several Areas Throughout							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Seams Throughout							
		Explanation : Alligatoring							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 93/ LADDER CO. 45**  
**Asset # : 13076**

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	50%	0-2	\$17,800	LIFE	* *	5	\$35,800	
	Cracking/Crumbling, Extent : Light, Area Affected : 5% Location : Basement Area								
	Ceramic Tile	6%	Now	\$4,000	2039	* *	5	\$1,000	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10% Location : Laundry Room And Bathrooms Other Observation, Extent : Light, Area Affected : 20% Location : Throughout Explanation : Grout Staining								
	Granite Panels	2%	Now	\$1,500	LIFE	* *	5	\$500	
	Other Observation, Extent : Light, Area Affected : 100% Location : Interior Staircase Explanation : Cracks At Stair Treads								
	Wood	33%	Now	\$37,200	2058	* *	5	\$10,100	
	Deteriorated Finish, Extent : Moderate, Area Affected : 60% Location : Throughout 2nd And 3rd Floor								
	Wood	9%			2058	* *	5	\$5,500	
Interior Walls									
	Ceramic Tile	1%	0-2	\$300	2039	* *	5	\$200	
	Cracking/Crumbling, Extent : Light, Area Affected : 5% Location : Bathrooms								
	Concrete Masonry Unit	40%			LIFE	* *	5	\$14,100	
	Glass: Single Pane	2%			LIFE	* *	5	\$1,300	
	Gypsum Board	22%	Now	\$2,100	LIFE	* *	5	\$5,800	
	Cracking/Crumbling, Extent : Light, Area Affected : 1% Location : By Ladder Leading To Roof And Adjacent Room								
	Masonry: Brick	18%	Now	\$16,100	LIFE	* *			
	Efflorescence, Extent : Moderate, Area Affected : 15% Location : South Basement Wall. Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 2% Location : 2nd Floor v Room.								
	Metal Panel	1%			LIFE	* *	10	\$200	
	Plaster	5%			LIFE	* *	5-10	\$1,900	
	Wood	11%			LIFE	* *	5	\$38,700	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 93/ LADDER CO. 45**  
**Asset # : 13076**

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

## Ceilings

Exposed Concrete	40%			LIFE		**	5-10	\$16,400	
Exposed Struc: Steel	20%	Now	\$28,800	LIFE		**			

*Water Penetration, Extent : Moderate, Area Affected : 5%*

*Location : South Side Below Apparatus Floor*

*Other Observation, Extent : Severe, Area Affected : 5%*

*Location : South Side Below Apparatus Floor*

*Explanation : Rusting Steel*

Gypsum Board	5%	0-2	\$300	LIFE		**	5	\$2,000	
--------------	----	-----	-------	------	--	----	---	---------	--

*Cracking/Crumbling, Extent : Light, Area Affected : 5%*

*Location : Throughout*

Metal Panel	15%			LIFE		**	5	\$12,300	
Plaster	20%			LIFE		**	5-10	\$11,300	

## Site Enclosure

## Fence/Gates

Chain Link	100%			2040		**			
------------	------	--	--	------	--	----	--	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2035		**			
------------------------	------	--	--	------	--	----	--	--	--

## On-Site Walkways

Cast in Place Concrete	100%			2043		**			
------------------------	------	--	--	------	--	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%			2043		**			
------------------------	------	--	--	------	--	----	--	--	--

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%			2050		**	5	\$100	
---------------	------	--	--	------	--	----	---	-------	--

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

*Location : Basement*

*Explanation : One 400 Ampere Disconnect Switch*

## Switchgear / Switchboard

Fused Disc Sw	100%			2050		**	5	\$100	
---------------	------	--	--	------	--	----	---	-------	--

## Raceway

Conduit	100%			2050		**	1		
---------	------	--	--	------	--	----	---	--	--

## Panelboards

Molded Case Bkrs	100%			2046		**	5	\$600	
------------------	------	--	--	------	--	----	---	-------	--

## Wiring

Thermoplastic	100%			2050		**	1		
---------------	------	--	--	------	--	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2043		**	5	\$100	
-----------------	------	--	--	------	--	----	---	-------	--

## Ground

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 93/ LADDER CO. 45**  
**Asset # : 13076**

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%	0-2	\$2,000	LIFE	* *	5	\$300	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : Ground Clamp Severely Corroded At Water Pipe, Needs New Ground Clamp.							
Stand-by Power								
Transfer Switches								
Manual	100%			2050	* *	5	\$100	
Generators								
Diesel	100%			2039	* *	1	\$8,500	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Outside Backyard							
	Explanation : 64 Kilowatt Portable Generator							
Batteries								
Lead/Acid	100%			2023	\$1,600	5	\$800	
Fuel Storage								
Main Tank	100%			2058	* *	5	\$600	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Within Generator Enclosure							
	Explanation : 60 Gallon Diesel Tank							
Lighting								
Interior Lighting								
Fluorescent	4%			2030	\$2,500	10	\$800	
	Compact Fluorescent Light, Extent : Light, Area Affected : 30%							
	Location : Second And Third Floor							
HID	1%			2030	\$200	10		
LED	95%			2040	* *			
	Recent Installation, Extent : Light, Area Affected : 95%							
	Location : Throughout The Building							
Egress Lighting								
Emergency, Battery	50%			2035	* *	10	\$2,600	
Exit, Battery	50%			2035	* *	10	\$700	
Exterior Lighting								
HID	100%			2038	* *	10	\$100	
	Recent Installation, Extent : Light, Area Affected : 100%							
	Location : Building Perimeter							

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%			2050	* *	1		
Conversion Equipment								
Furnace	50%			2030	\$25,200	1	\$5,400	
Hot Water Boiler	50%			2043	* *	1	\$5,400	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 93/ LADDER CO. 45**  
**Asset # : 13076**

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									
	Distribution								
	Hot Wtr Piping/Pump	100%			2046	**	4	\$1,600	
	Terminal Devices								
	Convactor/Radiator	80%			2043	**	1	\$5,700	
	Fan Coil Unit/Heat	20%			2035	**	1	\$1,400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	95%	Now	\$5,100	2035	**	2	\$1,000	
		Damaged, Extent : Moderate, Area Affected : 50% Location : Bird Screens Missing Or Damaged On Roof R-22 Refrigerant, Extent : Light, Area Affected : 100% Location : 6 Units On Roof							
	Window/Wall Unit	5%			2028	\$2,200	1		
	Distribution								
	Ductwork/Diffusers	95%			LIFE	**	2	\$33,800	
	No Component	5%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$19,300	
	Exhaust Fans								
	Roof	80%			2035	**	2	\$500	
	Wall Unit	20%			2035	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2050	**	1		
	Water Heater								
	Gas Fired	100%	2-4	\$6,500	2028	\$13,000	2	\$300	
		Leak Evident, Extent : Moderate, Area Affected : 100% Location : Tank Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%			2035	**	4	\$500	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : One Duplex Unit, One Single Unit							
	Backflow Preventer								
	Generic	100%			2035	**	1	\$1,300	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 93/ LADDER CO. 45**  
**Asset # : 13076**

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%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2050	* *	1-2	\$6,100	
	Chemical System								
	No Component	90%							
	Generic	10%			2028	\$2,700	1-3	\$400	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 94/ LADDER CO. 48 / BATTALION 3  
**Address** : 1226 SENECA AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.094 / 13077 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 8,526 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 02-Jul-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors `1,2,3  
**Block** : 2762 **Lot** : 54 **BIN** : 2006440

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$40,200
Mechanical		\$35,500
<b>Total</b>		<b>\$75,700</b>
Importance Code B		\$75,700
<b>Total</b>		<b>\$75,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,300	\$2,100	\$500	
Interior Architecture	\$20,400	\$3,900		\$1,100
Electrical	\$5,300	\$2,800	\$400	\$22,900
Mechanical	\$1,100	\$15,400	\$1,100	\$9,800
Site Pavements	\$11,600			
<b>Total</b>	<b>\$40,700</b>	<b>\$24,300</b>	<b>\$2,000</b>	<b>\$33,800</b>
Importance Code A	\$3,100	\$3,000	\$1,300	\$900
Importance Code B	\$28,500	\$20,400	\$700	\$32,900
Importance Code C	\$9,000	\$900		
<b>Total</b>	<b>\$40,700</b>	<b>\$24,300</b>	<b>\$2,000</b>	<b>\$33,800</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 94/ LADDER CO. 48 / BATTALION 3**  
**Asset # : 13077**

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									
	Alum/Vinyl Siding	8%			2039	**	10	\$400	
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$11,200	
	Masonry: Brick	70%			LIFE	**	5	\$10,000	
	Recent Repair Evident, Extent : Light, Area Affected : 40%								
	Location : Throughout								
	Masonry: Granite	5%			LIFE	**	5	\$500	
	Stucco Cement	2%			2042	**	5	\$700	
	Wood Overhead Doors	5%			2027	\$23,600	5	\$3,600	
Windows									
	Aluminum	100%			2051	**	5	\$2,300	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$2,500	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Masonry: Brick	85%			LIFE	**	5	\$2,800	
	Recent Repair Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Metal Rail	5%			2046	**	5-10	\$2,900	
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : Main Roof								
Roof									
	Asphalt Shingle	5%			2038	**	10	\$100	
	Modified Bitumen	90%			2037	**	10	\$10,500	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Roll Roofing	5%			2028	\$2,500	5	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 94/ LADDER CO. 48 / BATTALION 3**  
**Asset # : 13077**

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	35%	4+	\$1,000	LIFE	**	5	\$9,800	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Apparatus Floor							
		Water Penetration, Extent : Moderate, Area Affected : 2%							
		Location : Basement							
	Ceramic Tile	20%			2042	**	5	\$2,600	
		Recent Replace Evident, Extent : Light, Area Affected : 30%							
		Location : Bathrooms And Second Floor							
	Quarry Tile	5%			2034	**	5	\$1,000	
	Terrazzo	5%	Now	\$9,300	LIFE	**	5	\$500	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
		Location : Stair Treads							
	Vinyl Tile	30%			2037	**	3	\$1,400	
		Recent Replace Evident, Extent : Light, Area Affected : 50%							
		Location : Throughout							
	Wood	5%			2044	**	5	\$1,200	
Interior Walls									
	Cast in Place Concrete	5%			LIFE	**			
	Ceramic Tile	10%			2042	**	5	\$1,800	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Bathrooms							
	Gypsum Board	25%			LIFE	**	5	\$2,700	
	Masonry: Brick	25%	Now	\$9,000	LIFE	**			
		Spalling, Extent : Moderate, Area Affected : 5%							
		Location : Basement							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Front Of Building							
	Plaster	30%			LIFE	**	5	\$1,600	
	Wood	5%			LIFE	**	5	\$3,500	
Ceilings									
	AcousTileSusp.Lay-In	20%			2042	**	5	\$2,600	
	Exposed Struc: Steel	30%			LIFE	**			
	Gypsum Board	20%			LIFE	**	5	\$3,200	
	Plaster	30%	4+	\$1,100	LIFE	**	5	\$2,400	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Stair To 2nd Floor, 3rd Floor Bulkhead And Scuttle							
Site Enclosure									
Fence/Gates									
	Chain Link	92%			2039	**			
		Corrosion/Rusting, Extent : Light, Area Affected : 35%							
		Location : Parking Area							
	Iron Picket	8%			2049	**			
Site Pavements									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 94/ LADDER CO. 48 / BATTALION 3**  
**Asset # : 13077**

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	

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%	Now	\$11,600	2034	* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Failed Street Side</i>								

## On-Site Walkways

Cast in Place Concrete	100%			2034	* *			
------------------------	------	--	--	------	-----	--	--	--

## Parking/Driveway

Asphalt	100%			2032	* *			
---------	------	--	--	------	-----	--	--	--

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%			2049	* *	5		
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 400 Ampere Main Switch</i>								

## Raceway

Conduit	80%			2039	* *	1		
Conduit	20%			2049	* *	1		

## Panelboards

Molded Case Bkrs	100%			2028	\$40,200	5	\$200	
------------------	------	--	--	------	----------	---	-------	--

## Wiring

Thermoplastic	100%			2049	* *	1		
---------------	------	--	--	------	-----	---	--	--

## Motor Controllers

Locally Mounted	100%			2034	* *	5	\$100	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Boiler Room</i>								
<i>Explanation : Controls For Heating System.</i>								

## Ground

## Grounding Devices

Generic	100%			LIFE	* *	5	\$100	
---------	------	--	--	------	-----	---	-------	--

## Stand-by Power

## Transfer Switches

Automatic	100%			2042	* *	1	\$2,600	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 200 Ampere, 3 Pole, Connection For Generator</i>								

## Batteries

Lead/Acid	100%			2022	\$1,600	5	\$300	
-----------	------	--	--	------	---------	---	-------	--

## Fuel Storage

Day Tank	100%			2037	* *	5	\$1,600	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 27 Gallon</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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 94/ LADDER CO. 48 / BATTALION 3**  
**Asset # : 13077**

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	30%			2034	* *	10	\$2,300	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement And 1st Floor							
	Fluorescent	40%			2034	* *	10	\$3,100	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Incandescent	30%			2024	\$17,100	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 3rd Floor, Stairs And 2nd Floor Television Room							
		Explanation : Downlights							
Egress Lighting									
	Emergency, Service	50%			2029	\$2,200	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Emergency Lighting From Portable Emergency Generator							
	Exit, Service	50%			2029	\$500	1		
Exterior Lighting									
	HID	30%	0-2	\$5,000	2029	\$10,100			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Facade							
		Explanation : Wall Mounted, Controlled Via Time Clock							
	Incandescent	20%			2029	\$5,700	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Side Yard							
		Explanation : Wall Mounted, Controlled Via Switch							
	No Component	50%							

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$8,400	
	Distribution								
	Steam Piping/Pump	100%			2039	* *			
	Terminal Devices								
	Convactor/Radiator	90%			2034	* *	1	\$2,500	
	Unit Heater - Steam	10%			2024	\$3,000	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 94/ LADDER CO. 48 / BATTALION 3**  
**Asset # : 13077**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	20%			2029	\$35,500			
	Window/Wall Unit	80%			2022	\$13,900	1		
	Dehumidifier								
	No Component	80%							
	Generic	20%			2027				
	Other Observation, Extent : Light, Area Affected : 20%								
	Location : Basement								
	Explanation : Portable								
Ventilation									
	Exhaust Fans								
	Roof	50%			2034	* *	2	\$100	
	Wall Unit	50%			2029	\$1,500	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2024	\$5,100	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 75 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$300	4	\$300	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2037	* *	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Serves Boiler Only								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	No Component	98%							
	Generic	2%			2024	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 95/ LADDER CO. 36  
**Address** : 29 VERMILYEA AVENUE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.095 / 13078 **Yr Built/Renovated** : 1913 / 2003  
**Area Sq Ft** : 9,076 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 22-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 2224 **Lot** : 15 **BIN** : 1064801

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$160,400	
Interior Architecture	\$97,800	
Electrical		\$8,000
<b>Total</b>	<b>\$258,100</b>	<b>\$8,000</b>
Importance Code A	\$160,400	
Importance Code B	\$97,800	\$8,000
<b>Total</b>	<b>\$258,100</b>	<b>\$8,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$52,200	\$2,700		
Interior Architecture	\$60,400		\$700	\$600
Electrical				\$1,100
Mechanical	\$17,200	\$2,400	\$4,400	\$9,800
Site Enclosure	\$3,300			
Site Pavements	\$4,600			
<b>Total</b>	<b>\$137,700</b>	<b>\$5,100</b>	<b>\$5,100</b>	<b>\$11,500</b>
Importance Code A	\$53,100	\$3,500	\$900	\$900
Importance Code B	\$39,000	\$1,600	\$3,800	\$10,600
Importance Code C	\$45,500		\$400	
<b>Total</b>	<b>\$137,700</b>	<b>\$5,100</b>	<b>\$5,100</b>	<b>\$11,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 95/ LADDER CO. 36**  
**Asset # : 13078**

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	3%	4+	\$7,500	LIFE	* *	5	\$8,000	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10% Location : South Facade								
	Masonry: Brick	85%	Now	\$90,700	LIFE	* *	5	\$28,800	
	Diagonal Cracks, Extent : Severe, Area Affected : 10% Location : Hose Tower Graffiti, Extent : Moderate, Area Affected : 15% Location : East Facades Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5% Location : North And South At Front Facade Water Penetration, Extent : Moderate, Area Affected : 10% Location : Esat And West Facades 2nd Floor								
	Masonry: Limestone	7%	Now	\$27,000	LIFE	* *	5	\$1,800	1
	Cracking/Crumbling, Extent : Severe, Area Affected : 25% Location : North Facade Near Roof Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25% Location : North Facade								
	Metal Sect. OHD	5%			2042	* *	5	\$5,300	
Windows									
	Aluminum	100%	Now	\$69,700	2045	* *	5	\$1,300	
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 90% Location : Throughout Hardware Missing, Extent : Light, Area Affected : 10% Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	15%	Now	\$900	LIFE	* *	5	\$2,600	
	Caulking Deteriorated, Extent : Moderate, Area Affected : 10% Location : Throughout, Upper Roof								
	Masonry: Brick	75%	Now	\$5,100	LIFE	* *	5	\$1,700	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10% Location : Throughout Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50% Location : Throughout								
	Masonry: Limestone	10%			LIFE	* *	5	\$300	
Roof									
	Modified Bitumen	100%	Now	\$11,700	2034	* *			
	Alligatoring, Extent : Moderate, Area Affected : 10% Location : Main Roof Seams Blisters, Extent : Moderate, Area Affected : 10% Location : Throughout Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 10% Location : Hose Tower/ Bulkhead Other Observation, Extent : Moderate, Area Affected : 10% Location : Over 2nd Floor Roof Explanation : Wood Deck Over Roof								

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 95/ LADDER CO. 36**  
**Asset # : 13078**

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	50%	0-2	\$3,000	LIFE	**	5	\$12,000		
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Apparatus Floor, Basement									
Spalling, Extent : Moderate, Area Affected : 5%									
Location : Basement Gymnasium									
Ceramic Tile	5%			2038	**	5	\$500		
Vinyl Tile	45%	Now	\$13,100	2024	\$43,600	3	\$1,800		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : 2nd And 3rd Floor									
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%									
Location : 2nd And 3rd Floor									
Patching Evident, Extent : Light, Area Affected : 10%									
Location : 2nd And 3rd Floor									
Worn/Eroded, Extent : Moderate, Area Affected : 75%									
Location : 2nd And 3rd Floor									
Interior Walls									
Ceramic Tile	5%			2038	**	5	\$800		
Concrete Masonry Unit	3%			LIFE	**	5	\$200		
Gypsum Board	2%	4+	\$100	LIFE	**	5	\$200		
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 1%									
Location : Southeast Locker Room									
Masonry: Brick	50%	Now	\$33,300	LIFE	**				
Broken/Missing Elements, Extent : Severe, Area Affected : 25%									
Location : Basement									
Cracking/Crumbling, Extent : Severe, Area Affected : 20%									
Location : Basement									
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%									
Location : Basement									
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : Basement									
Plaster	40%	Now	\$5,500	LIFE	**	5	\$2,000		
Cracking/Crumbling, Extent : Severe, Area Affected : 10%									
Location : 2nd, 3rd Floor And Stair To Cellar									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : 2nd And 3rd Floor East And West Sides									

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 95/ LADDER CO. 36**  
**Asset # : 13078**

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									
Ceilings									
	AcousTileSusp.Lay-In	5%			2046	* *	5	\$500	
		Staining/Discoloring, Extent : Light, Area Affected : 5%							
		Location : Kitchen							
	Exposed Concrete	25%	Now	\$54,100	LIFE	* *	5	\$400	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
		Location : Cellar Throughout							
	Plaster	70%	Now	\$5,200	LIFE	* *	5	\$4,700	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : 2nd And 3rd Floors							
		Paint Peeling, Extent : Light, Area Affected : 10%							
		Location : 2nd And 3rd Floor							
		Water Penetration, Extent : Moderate, Area Affected : 1%							
		Location : 3rd Floor Southeast							
Site Enclosure									
Fence/Gates									
	Chain Link	100%	4+	\$1,000	2049	* *			
		Corrosion/Rusting, Extent : Light, Area Affected : 15%							
		Location : Rear Yard							
Free Standing Walls									
	Masonry: Brick	100%	Now	\$1,500	2039	* *			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : North And South Of Front Facade							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%							
		Location : North And South Of Front Facade							
Retaining Walls									
	Cast in Place Concrete	90%			2049	* *			
		Graffiti, Extent : Light, Area Affected : 10%							
		Location : South Side Of Rear Yard							
	Masonry: Brick	10%	Now	\$800	2039	* *			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : South Side Of Rear Yard							
Site Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%	4+	\$400	2042	* *			
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Front Of Building							
On-Site Walkways									
	Cast in Place Concrete	100%	4+	\$3,600	2034	* *			
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Rear Yard							
		Ponding, Extent : Light, Area Affected : 15%							
		Location : Rear Yard							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 95/ LADDER CO. 36**  
**Asset # : 13078**

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

## Site Pavements

## Parking/Driveway

Cast in Place Concrete      100%    2-4      \$600    2034      \* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 5%*

*Location : Front Ramp*

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%      2049      \* \*    5

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

*Location : Basement*

*Explanation : One 400 Ampere Main Disconnect Switch*

## Raceway

Conduit      70%      2029      \$22,900    1

Conduit      30%      2049      \* \*    1

## Panelboards

Fused Disc Sw      5%      2028      \$2,000    5

Molded Case Bkrs      75%      2045      \* \*    5      \$200

Molded Case Bkrs      20%      2028      \$8,000    5

## Wiring

Thermoplastic      75%      2049      \* \*    1

Thermoplastic      25%      2029      \$7,200    1

## Motor Controllers

Locally Mounted      100%      2027      \$15,000    5      \$100

## Ground

## Grounding Devices

Generic      100%      LIFE      \* \*    5      \$100

## Lighting

## Interior Lighting

LED      100%      2039      \* \*

## Egress Lighting

Emergency, Battery      50%      2034      \* \*    10      \$1,100

Exit, Service      50%      2034      \* \*    1

## Exterior Lighting

LED      100%      2039      \* \*

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%      2049      \* \*    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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 95/ LADDER CO. 36**  
**Asset # : 13078**

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									
	Conversion Equipment								
	Steam Boiler	100%			2034	* *	1	\$9,000	
	Distribution								
	Central Plant Steam Piping/Pmp	100%	0-2	\$15,000	2039	* *	4	\$400	
				Insul. Deteriorating, Extent : Severe, Area Affected : 100%					
				Location : Basement					
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$2,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	60%			2034	* *	2	\$300	
				R-22 Refrigerant, Extent : Light, Area Affected : 100%					
				Location : Roof					
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Roof					
				Explanation : 2 Split Units, 1 Package Unit					
	Window/Wall Unit	10%			2024	\$1,800	1		
	No Component	30%							
	Distribution								
	Ductwork/Diffusers	75%			LIFE	* *	2	\$8,900	
	No Component	25%							
	Terminal Devices								
	Air Handler/Dir Expansion	35%			2034	* *	1		
	No Component	65%							
	Heat Rejection								
	Dry Cooler	50%			2034	* *	2	\$3,200	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Roof					
				Explanation : Split Units Serve 2nd Floor					
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,100	
	Exhaust Fans								
	Roof	75%			2034	* *	2	\$200	
	Wall Unit	25%	Now	\$100	2029	\$800	2	\$100	
				Other Observation, Extent : Moderate, Area Affected : 50%					
				Location : 1st Floor					
				Explanation : Noisy Operation					
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 95/ LADDER CO. 36**  
**Asset # : 13078**

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%			2024	\$5,400	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 75 Gallon Unit							
Sanitary Piping									
	Cast Iron	25%			LIFE	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Aged Piping							
	Cast Iron	75%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Non-Submersible	50%	Now	\$300	2034	* *	4	\$100	
		Leak Evident, Extent : Moderate, Area Affected : 50%							
		Location : Cellar 1 Unit							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Units At 3 Locations							
	Submersible	50%			2022	\$200	4	\$100	
Backflow Preventer									
	No Component	95%							
	Generic	5%			2034	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler							
Fixtures									
	Generic	100%							
Fire Suppression									
	Chemical System								
	Generic	100%			2027	\$27,200	1-3	\$4,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen Area							
		Explanation : Ansul System Serves Cooking Area							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 96/ LADDER CO. 54  
**Address** : 1689 STORY AVENUE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.096 / 13079 **Yr Built/Renovated** : 1966 / 2002  
**Area Sq Ft** : 7,035 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 09-Jul-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 3660 **Lot** : 1 **BIN** : 2022629

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$255,300	
Mechanical		\$52,900
<b>Total</b>	<b>\$255,300</b>	<b>\$52,900</b>
Importance Code A	\$255,300	\$52,900
<b>Total</b>	<b>\$255,300</b>	<b>\$52,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,400			
Interior Architecture		\$2,500	\$200	
Electrical	\$5,900	\$200	\$200	\$300
Mechanical	\$33,600	\$9,500	\$600	\$12,200
Site Enclosure	\$21,900			
Site Pavements	\$5,200			
<b>Total</b>	<b>\$78,900</b>	<b>\$12,200</b>	<b>\$900</b>	<b>\$12,500</b>
Importance Code A	\$12,700	\$300	\$300	\$400
Importance Code B	\$39,100	\$11,500	\$600	\$12,100
Importance Code C	\$27,100	\$400		
<b>Total</b>	<b>\$78,900</b>	<b>\$12,200</b>	<b>\$900</b>	<b>\$12,500</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 96/ LADDER CO. 54**  
**Asset # : 13079**

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	90%	Now	\$92,400	LIFE	* *	5	\$14,700	
		Corrosion/Rusting, Extent : Severe, Area Affected : 2%							
		Location : 2nd Floor Relieving Angles And Lintels At Side Facades							
		Diagonal Cracks, Extent : Severe, Area Affected : 5%							
		Location : Right Side At Front And Side Facade Near Rear							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
		Location : 2nd Floor At Window Lintels							
		Water Penetration, Extent : Moderate, Area Affected : 20%							
		Location : 2nd Floor Window Level And Throughout South Facade							
	Metal Sect. OHD	10%			2046	* *	5	\$5,100	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Main Entrance							
Windows									
	Aluminum	95%	Now	\$38,500	2054	* *	5	\$900	
		Air Infiltration, Extent : Moderate, Area Affected : 60%							
		Location : Throughout							
		Deteriorated Finish, Extent : Moderate, Area Affected : 55%							
		Location : Throughout							
		Unit Inoperable, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
	Glass Block	5%			LIFE	* *	5	\$100	
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	* *	5	\$700	
	Masonry: Brick	90%	Now	\$9,800	LIFE	* *	5	\$800	
		Diagonal Cracks, Extent : Moderate, Area Affected : 15%							
		Location : Throughout Main Roof							
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%							
		Location : Throughout							
Roof									
	Built-Up (BUR)	80%	2-4	\$124,300	2039	* *			
		Alligatoring, Extent : Moderate, Area Affected : 50%							
		Location : Main Roof							
		Debris on Roof, Extent : Light, Area Affected : 10%							
		Location : Main Roof							
		Grvl/Blst Miss/Disp, Extent : Moderate, Area Affected : 50%							
		Location : Main Roof							
	Roll Roofing	20%			2025	\$9,500	5	\$3,700	

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 96/ LADDER CO. 54**  
**Asset # : 13079**

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	60%			LIFE	**	5	\$13,900	
Ceramic Tile	3%			2038	**	5	\$300	
Quarry Tile	2%			2042	**	5	\$300	
Terrazzo	5%			LIFE	**	5	\$400	
Vinyl Tile	30%			2037	**	3	\$1,200	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : 2nd Floor								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			
Ceramic Tile	5%			2042	**	5	\$700	
Recent Replace Evident, Extent : Light, Area Affected : 50%								
Location : Bathrooms								
Concrete Masonry Unit	5%			LIFE	**	5	\$300	
Gypsum Board	35%			LIFE	**	5	\$3,100	
Recent Construction, Extent : Light, Area Affected : 100%								
Location : 2nd Floor								
Plaster	10%			LIFE	**	5	\$400	
SGFT/Glazed Masonry	40%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	30%			2042	**	5	\$3,200	
Exposed Concrete	50%			LIFE	**	5	\$800	
Plaster	20%			LIFE	**	5	\$1,300	
Site Enclosure								
Fence/Gates								
Chain Link	100%	Now	\$21,900	2059	**			
Corrosion/Rusting, Extent : Severe, Area Affected : 90%								
Location : Throughout								
Free Standing Walls								
Concrete Masonry Unit	100%			2049	**			
Site Pavements								
Public Sidewalk								
Cast in Place Concrete	100%			2034	**			
On-Site Walkways								
Cast in Place Concrete	100%			2042	**			
Parking/Driveway								
Asphalt	45%	0-2	\$5,200	2032	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Side Driveway								
Potholes, Extent : Moderate, Area Affected : 10%								
Location : Side Driveway								
Cast in Place Concrete	55%			2042	**			

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.



**FIRE DEPARTMENT - 057**  
**ENGINE CO. 96/ LADDER CO. 54**  
**Asset # : 13079**

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	95%			2049	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Electrical Section							
		Explanation : 400 Ampere Fused Disconnect Switch							
	Photovoltaic Panel(s)	5%			2038	**	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Rooftop							
		Explanation : Serves Hot Water Heaters							
Raceway									
	Conduit	40%			2039	**	1		
	Conduit	60%			2049	**	1		
Panelboards									
	Molded Case Bkrs	100%			2045	**	5	\$200	
Wiring									
	Thermoplastic	100%			2049	**	1		
Motor Controllers									
	Locally Mounted	100%			2042	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Boiler Room							
		Explanation : Heating System Controls.							
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	100%	0-2	\$4,000	2034	**			
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
Egress Lighting									
	Emergency, Battery	50%			2029	\$4,900	10	\$800	
	Exit, Service	50%			2029	\$400	1		
Exterior Lighting									
	HID	10%			2029	\$2,800	10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Facade Side Yard And Roof							
		Explanation : Wall Mounted And Floodlights Controlled Via Time Clock							
	No Component	90%							
Alarm									
	Fire/Smoke Detection								
	No Component	50%							
	Generic, Analog	50%	Now	\$1,900	2039	**	1-3	\$2,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Broken And Missing Smoke Detectors							

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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 96/ LADDER CO. 54**  
**Asset # : 13079**

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								
	Fuel Oil	100%			2039	* *	5	\$2,200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 2,500 Gallon Tank In Vault						
	Conversion Equipment								
	Hot Water Boiler	100%			2027	\$52,900	1	\$3,500	
	Distribution								
	Hot Wtr Piping/Pump	100%			2037	* *	4	\$500	
	Terminal Devices								
	Convector/Radiator	90%			2027	\$33,100	1	\$2,000	
	Unit Heater - Steam	10%			2024	\$2,500	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Split Unit	20%	Now	\$29,300	2039	* *			
			Broken, Extent : Moderate, Area Affected : 50%						
			Location : Roof And 2nd Floor						
	Window/Wall Unit	60%			2022	\$8,600	1		
	No Component	20%							
Ventilation									
	Exhaust Fans								
	Roof	100%			2034	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	Now	\$1,000	2039	* *	1		
			Leak Evident, Extent : Moderate, Area Affected : 10%						
			Location : 2nd Floor Bathroom Sink						
	Water Heater								
	Gas Fired	50%			2024	\$2,100	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : One 75 Gallon Unit						
	Solar	50%			2024	\$5,900			
	Sanitary Piping								
	Cast Iron	100%	Now	\$2,500	LIFE	* *	1		
			Other Observation, Extent : Moderate, Area Affected : 20%						
			Location : 2nd Floor Bathroom						
			Explanation : Shower Drains Under Sized Causing Flooding						
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 96/ LADDER CO. 54**  
**Asset # : 13079**

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								
Backflow Preventer								
No Component	95%							
Generic	5%			2029	\$100	1		
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : Serves Boiler Only							
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO. 97  
**Address** : 1454 ASTOR AVENUE @ FENTON AVE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.097 / 13080 **Yr Built/Renovated** : 1931 / 2010  
**Area Sq Ft** : 5,006 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jul-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 4389 **Lot** : 23 **BIN** : 2050740

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,100	\$7,300		\$4,600
Interior Architecture	\$1,600	\$1,500	\$500	
Electrical	\$6,000	\$100		\$4,000
Mechanical	\$700	\$700	\$700	\$13,600
<b>Total</b>	<b>\$20,400</b>	<b>\$9,600</b>	<b>\$1,200</b>	<b>\$22,300</b>
Importance Code A	\$12,600	\$7,800	\$500	\$5,100
Importance Code B	\$6,200	\$1,800	\$400	\$17,100
Importance Code C	\$1,600		\$300	
<b>Total</b>	<b>\$20,400</b>	<b>\$9,600</b>	<b>\$1,200</b>	<b>\$22,300</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 97**  
**Asset # : 13080**

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	60%	4+	\$7,000	LIFE	**	5	\$11,100	
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : North Elevation							
	Masonry: Granite	5%			LIFE	**	5	\$700	
	Stucco Cement	25%			2042	**	5	\$11,600	
	Wood Overhead Doors	10%			2034	**	5	\$9,300	
Windows									
	Aluminum	100%			2045	**	5	\$1,900	
Parapets									
	Masonry: Brick	90%			LIFE	**	5	\$1,900	
	Masonry: Limestone	10%			LIFE	**	5	\$300	
Roof									
	Metal Panel	10%			2042	**	10	\$1,500	
	Modified Bitumen	90%	2-4	\$5,200	2034	**			
		Alligatoring, Extent : Moderate, Area Affected : 20%							
		Location : Main Roof							
		Seams Open/Split, Extent : Moderate, Area Affected : 10%							
		Location : Main Roof							
Interior									
Floors									
	Cast in Place Concrete	60%			LIFE	**	5	\$11,300	
	Ceramic Tile	5%			2038	**	5	\$400	
	Quarry Tile	5%			2042	**	5	\$600	
	Vinyl Tile	30%			2034	**	3	\$1,000	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
Interior Walls									
	Ceramic Tile	5%			2038	**	5	\$600	
	Gypsum Board	25%			LIFE	**	5	\$1,800	
	Masonry: Brick	10%	Now	\$1,000	LIFE	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
		Location : Basement							
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : Basement							
	Plaster	30%	Now	\$600	LIFE	**	5	\$1,100	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor Along North And East Facade							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : 2nd Floor Along North And East Facade							
	SGFT/Glazed Masonry	30%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	20%			2042	**	5	\$1,700	
	Exposed Concrete	35%			LIFE	**	5	\$500	
	Plaster	45%			LIFE	**	5	\$2,400	
Site Enclosure									

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 97**  
**Asset # : 13080**

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

## Site Enclosure

## Fence/Gates

## Chain Link

100%

2039

\* \*

*Corrosion/Rusting, Extent : Moderate, Area Affected : 75%**Location : Throughout*

## Site Pavements

## Public Sidewalk

## Cast in Place Concrete

100%

2042

\* \*

## On-Site Walkways

## Cast in Place Concrete

100%

2034

\* \*

## Parking/Driveway

## Cast in Place Concrete

100%

2042

\* \*

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%

2039

\* \*

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 200 Amperes*

## Switchgear / Switchboard

## Molded Case Bkrs

100%

2039

\* \*

5

\$100

## Raceway

## Conduit

100%

2039

\* \*

1

## Panelboards

## Molded Case Bkrs

70%

2037

\* \*

5

\$100

## Molded Case Bkrs

30%

2-4

\$6,000

2037

\* \*

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Kitchen**Explanation : Inadequate Power In Kitchen*

## Wiring

## Thermoplastic

100%

2039

\* \*

1

## Motor Controllers

## Locally Mounted

100%

2042

\* \*

5

## Ground

## Grounding Devices

## Generic

100%

LIFE

\* \*

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Water Main*

## Lighting

## Interior Lighting

## Incandescent

10%

2024

\$3,300

2

## LED

90%

2034

\* \*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 97**  
**Asset # : 13080**

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

Egress Lighting									
Emergency, Battery	50%			2034		* *	10	\$600	
Exit, LED	50%			2057		* *	1		
Exterior Lighting									
HID	50%			2029		\$9,900	10		
No Component	50%								

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%			2039		* *	1		
Conversion Equipment									
Steam Boiler	100%			2027		\$31,600	1	\$5,000	
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>									
<i>Location : One Boiler</i>									
Distribution									
Steam Piping/Pump	100%			2039		* *			
Terminal Devices									
Convactor/Radiator	100%			2034		* *	1	\$1,600	

## Air Conditioning

Energy Source									
Electricity	100%			2045		* *	1		
Conversion Equipment									
Split Unit	10%			2029		\$10,400			
Window/Wall Unit	90%			2024		\$9,200	1		

## Ventilation

Exhaust Fans									
Roof	100%			2034		* *	2	\$200	

## Plumbing

H/C Water Piping									
Brass/Copper	70%			2039		* *	1		
Galvanized Steel	30%			2034		* *	1		
Water Heater									
Gas Fired	100%			2024		\$3,000	2	\$100	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : 75 Gallons</i>									
Sanitary Piping									
Cast Iron	100%			LIFE		* *	1		
Storm Drain Piping									
Cast Iron	100%			LIFE		* *	1		
Sump Pump(s)									
Submersible	100%			2024		\$200	4	\$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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO. 97**  
**Asset # : 13080**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Fixtures							
	Generic	100%						
Fire Suppression								
	Chemical System							
	No Component	98%						
	Generic	2%		2024	\$500	1-3	\$100	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.  
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : ENGINE CO.154/ S.I. BORO COMMAND  
**Address** : 3730 VICTORY BOULEVARD  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.154 / 13084 **Yr Built/Renovated** : 1972 /  
**Area Sq Ft** : 9,014 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 12-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1,2  
**Block** : 2665 **Lot** : 25 **BIN** : 5041882

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$131,900	
Interior Architecture		\$23,900
Electrical		\$108,800
<b>Total</b>	<b>\$131,900</b>	<b>\$132,700</b>
Importance Code A	\$131,900	
Importance Code B		\$132,700
<b>Total</b>	<b>\$131,900</b>	<b>\$132,700</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$5,400	\$2,000		
Interior Architecture	\$22,100		\$300	\$300
Electrical	\$3,500	\$20,800	\$700	\$700
Mechanical	\$700	\$7,100	\$1,000	\$1,000
Site Pavements	\$9,600			
<b>Total</b>	<b>\$41,200</b>	<b>\$29,900</b>	<b>\$2,000</b>	<b>\$2,000</b>
Importance Code A	\$5,800	\$2,500	\$400	\$400
Importance Code B	\$7,200	\$27,400	\$1,600	\$1,500
Importance Code C	\$28,100			
<b>Total</b>	<b>\$41,200</b>	<b>\$29,900</b>	<b>\$2,000</b>	<b>\$2,000</b>



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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO.154/ S.I. BORO COMMAND**  
**Asset # : 13084**

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								
Alum/Vinyl Siding	5%	Now	\$3,700	2037	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
Location : Porch Addition At Back Yard								
Cast in Place Concrete	10%			LIFE	**	5	\$10,800	
Masonry: Brick	75%			LIFE	**	5	\$16,200	
Metal Sect. OHD	10%			2040	**	5	\$6,700	
Windows								
Aluminum	100%	Now	\$131,900	2052	**	5	\$1,500	
Ctrwt/Balnc Not Funct, Extent : Severe, Area Affected : 80%								
Location : Throughout								
Caulking Deteriorated, Extent : Light, Area Affected : 25%								
Location : Throughout								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout								
Explanation : Thermally Inefficient								
Parapets								
Metal Cornice	30%			2042	**	10	\$2,000	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Roof								
Explanation : Metal Coping At Perimeter								
Not Accessible	70%							
Roof								
Asphalt Shingle	3%	0-2	\$1,700	2042	**			
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : 1st Floor Roof At Rear								
Not Accessible	96%							
Not Accessible	1%							
Interior								
Floors								
Cast in Place Concrete	40%			LIFE	**	5	\$11,800	
Ceramic Tile	8%			2036	**	5	\$1,100	
Other Observation, Extent : Light, Area Affected : 50%								
Location : 2nd Floor								
Explanation : Under Construction								
Ceramic Tile	7%			2036	**	5	\$900	
Terrazzo	5%			LIFE	**	5	\$500	
Vinyl Tile	20%			2027	\$23,900	3	\$1,300	
Vinyl Tile	20%			2032	**	3	\$1,000	
Other Observation, Extent : Light, Area Affected : 100%								
Location : 2nd Floor Bunk Areas								
Explanation : Under Construction								

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO.154/ S.I. BORO COMMAND**  
**Asset # : 13084**

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

## Interior Walls

Ceramic Tile	7%			2036	**	5	\$1,300	
Ceramic Tile	8%			2036	**	5	\$1,500	

*Other Observation, Extent : Light, Area Affected : 50%*

*Location : 2nd Floor*

*Explanation : Under Construction*

Concrete Masonry Unit	15%			LIFE	**	5	\$1,100	
Gypsum Board	5%			LIFE	**	5	\$600	
Plaster	20%			LIFE	**	5	\$1,100	
SGFT/Glazed Masonry	45%	Now	\$17,200	LIFE	**			

*Broken/Missing Elements, Extent : Moderate, Area Affected : 10%*

*Location : 1st Floor Apparatus Area*

## Ceilings

AcousTileSusp.Lay-In	55%			2040	**	5	\$7,400	
Gypsum Board	5%	0-2	\$2,100	LIFE	**	5	\$800	

*Water Penetration, Extent : Moderate, Area Affected : 15%*

*Location : 1st Floor Rear*

Plaster	20%			LIFE	**	5	\$1,700	
Plaster	20%			LIFE	**	5	\$1,700	

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

*Location : 2nd Floor*

*Explanation : Under Construction*

## Site Enclosure

## Fence/Gates

Chain Link	100%			2037	**			
------------	------	--	--	------	----	--	--	--

## Site Pavements

## Public Sidewalk

Cast in Place Concrete	100%			2032	**			
------------------------	------	--	--	------	----	--	--	--

## Parking/Driveway

Cast in Place Concrete	100%	Now	\$9,600	2032	**			
------------------------	------	-----	---------	------	----	--	--	--

*Broken/Missing Elements, Extent : Moderate, Area Affected : 30%*

*Location : Apparatus Entrance*

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%			2037	**	5		
---------------	------	--	--	------	----	---	--	--

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

*Location : 1st Floor Electrical Room*

*Explanation : 400 Amperes*

## Raceway

Conduit	100%			2027		\$32,700	1	
---------	------	--	--	------	--	----------	---	--

## Panelboards

Molded Case Bkrs	100%			2026		\$40,200	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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO.154/ S.I. BORO COMMAND**  
**Asset # : 13084**

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									
	Wiring								
	Braided Cloth	30%			2026	\$8,700	1		
	Thermoplastic	70%			2037	**	1		
	Motor Controllers								
	Locally Mounted	100%			2032	**	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2032	**	1	\$2,800	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 400 Amperes, 3 Poles								
	Generators								
	Diesel	100%			2030	\$68,600	1	\$3,500	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Side Yard								
	Explanation : Exterior								
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$300	
	Fuel Storage								
	Day Tank	25%			2035	**	5	\$400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Inside Emergency Generator Enclosure								
	Explanation : Sub-Base Diesel Fuel Tank								
	Main Tank	75%			2042	**	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Above Ground, Side Yard								
	Explanation : 500 Gallon Diesel Fuel Tank								
Lighting									
	Interior Lighting								
	Fluorescent	30%			2022	\$7,600	10	\$2,500	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout Building								
	Fluorescent	65%			2027	\$16,600	10	\$5,400	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout Building								
	Incandescent	5%			2027	\$3,000	2		
	Egress Lighting								
	Emergency, Service	50%			2022	\$2,300	1		
	No Component	50%							
	Exterior Lighting								
	HID	75%			2032	**	10		
	Incandescent	25%			2022	\$7,500	2		
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.

**FIRE DEPARTMENT - 057**  
**ENGINE CO.154/ S.I. BORO COMMAND**  
**Asset # : 13084**

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	

**Alarm**

## Fire/Smoke Detection

No Component

95%

Generic, Digital

5% Now

\$1,000

2037

\* \*

1-3

\$200

*Devices Missing, Extent : Moderate, Area Affected : 100%**Location : First Floor**Local/Battery Operated Detect, Extent : Light, Area Affected : 100%**Location : First Floor*

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%

2047

\* \*

1

## Conversion Equipment

Hot Water Boiler

100%

2040

\* \*

1

\$4,500

## Distribution

Hot Wtr Piping/Pump

100%

2043

\* \*

4

\$400

## Terminal Devices

Convactor/Radiator

80%

2040

\* \*

1

\$2,300

Unit Heater - Steam

20%

2027

\$6,300

4

\$200

**Air Conditioning**

## Energy Source

Electricity

100%

2043

\* \*

1

## Conversion Equipment

Split Unit

15%

2032

\* \*

Window/Wall Unit

35%

2022

\$6,400

1

No Component

20%

Under Construction

30%

*Other Observation, Extent : Light, Area Affected : 0%**Location : 2nd Floor**Explanation : Under Construction***Ventilation**

## Distribution

Not Accessible

100%

## Exhaust Fans

Wall Unit

25%

2027

\$800

2

\$100

Not Accessible

75%

**Plumbing**

## H/C Water Piping

Brass/Copper

100%

2047

\* \*

1

*Not Insulated, Extent : Light, Area Affected : 50%**Location : 1st Floor*

*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.*

**FIRE DEPARTMENT - 057**  
**ENGINE CO.154/ S.I. BORO COMMAND**  
**Asset # : 13084**

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%			2025	\$5,400	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Mechanical Room							
		Explanation : 2 - 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2032	* *	4	\$200	
	Sewage Ejector(s)								
	Electric	100%			2032	* *	4	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Mechanical Room							
		Explanation : Duplex Unit							
Fixtures									
	Under Construction	70%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : 2nd Floor							
		Explanation : Bathrooms Under Construction							
	Generic	30%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FDNY BOAT MAINTENANCE @MARINE 6 NAVY YARD BLDG. 295  
**Address** : HAMMERHEAD AVE IN FRONT OF BLDG. 270  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRMAR6.010 / 14939 **Yr Built/Renovated** : 2015 /  
**Area Sq Ft** : 6,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 28-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$56,500	\$55,700
<b>Total</b>	<b>\$56,500</b>	<b>\$55,700</b>
Importance Code A	\$56,500	\$55,700
<b>Total</b>	<b>\$56,500</b>	<b>\$55,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$11,900	\$3,600		
Interior Architecture				
Electrical				\$200
Mechanical	\$200	\$200	\$200	\$200
<b>Total</b>	<b>\$12,100</b>	<b>\$3,800</b>	<b>\$200</b>	<b>\$300</b>
Importance Code A	\$11,900	\$3,600		
Importance Code B	\$200	\$200	\$200	\$300
<b>Total</b>	<b>\$12,100</b>	<b>\$3,800</b>	<b>\$200</b>	<b>\$300</b>



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.

**FIRE DEPARTMENT - 057**  
**FDNY BOAT MAINTENANCE @MARINE 6 NAVY YARD BLDG. 295**  
**Asset # : 14939**

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		
Exterior									
Exterior Walls									
	Cast in Place Concrete	10%			LIFE	**	5	\$8,000	
	Metal Panel	70%			2055	**	5-10	\$76,700	
	Metal Coiling Doors	15%	Now	\$56,500	2046	**	5	\$3,700	
	Bent/Warped Elements, Extent : Moderate, Area Affected : 10%								
	Location : Main Door								
	Unit Inoperable, Extent : Moderate, Area Affected : 10%								
	Location : Main Door								
	Other Observation, Extent : Light, Area Affected : 15%								
	Location : Main Door								
	Explanation : Unit Safety Device Malfuction, Unit Scraping Against Housing								
	Window Wall	5%			2055	**	5	\$3,000	
Windows									
	Metal Louvers	100%			2042	**	10	\$3,600	
Parapets									
	Metal Rail	100%			2046	**	5-10	\$30,200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Roof								
	Explanation : Observed From Ground								
Roof									
	Not Accessible	100%							
Interior									
Floors									
	Cast in Place Concrete	90%			LIFE	**	5	\$17,600	
	Not Accessible	10%							
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : Mezzanine								
	Explanation : No Access, No Stair, No Ladder								
Interior Walls									
	Metal Panel	100%			LIFE	**			
Ceilings									
	Exposed Struc: Steel	100%			LIFE	**			
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2049	**			
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	100%			2042	**			
Parking/Driveway									
	Asphalt	50%			2038	**			
	Cast in Place Concrete	50%			2042	**			

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.



**FIRE DEPARTMENT - 057**  
**FDNY BOAT MAINTENANCE @MARINE 6 NAVY YARD BLDG. 295**  
**Asset # : 14939**

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%			2059	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Garage Area							
		Explanation : One 400 Ampere Main Disconnect Switch							
	Raceway								
	Conduit	100%			2059	**	1		
	Panelboards								
	Fused Disc Sw	5%			2054	**	5		
	Fused Disc Sw	5%			2054	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Garage Area							
		Explanation : For The Solar Panel Photovoltaic Cell							
	Molded Case Bkrs	90%			2054	**	5	\$100	
	Wiring								
	Thermoplastic	100%			2059	**	1		
	Motor Controllers								
	Locally Mounted	100%			2049	**	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Lighting									
	Interior Lighting								
	LED	100%			2039	**			
	Egress Lighting								
	Emergency, Battery	70%			2039	**	10	\$1,000	
	Exit, Service	30%			2039	**	1		
Alarm									
	Security System								
	No Component	80%							
	Generic	20%			2039	**	1	\$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								
	Electricity	100%			2059	**	1		
Terminal Devices									
	Fan Coil Unit/Heat	100%			2039	**	1	\$1,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2054	**	1		
Plumbing									
	Storm Drain Piping								
	Plastic/PVC	100%			2049	**	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.

**FIRE DEPARTMENT - 057**  
**FDNY BOAT MAINTENANCE @MARINE 6 NAVY YARD BLDG. 295**  
**Asset # : 14939**

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

Asset Name : FDNY FIRE MUSEUM  
Address : 278 SPRING ST.  
Borough : MANHATTAN Agency's Number : N/A  
Program / Asset # : FIRSMUS.000 / 14345 Yr Built/Renovated : 1904 / 1999  
Area Sq Ft : 21,457 Project Type : FIRE DEPARTMENT  
Date of Survey : 14-Nov-2018 Landmark Status : EXTERIOR LANDMARK  
Areas Surveyed : Basement, Roof, Floors 1,2,3  
Block : 579 Lot : 11 BIN : 1009739

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$82,400	\$210,300
Interior Architecture	\$38,600	
Electrical	\$126,100	\$220,000
Mechanical		\$37,900
<b>Total</b>	<b>\$247,100</b>	<b>\$468,200</b>
Importance Code A	\$82,400	\$210,300
Importance Code B	\$164,700	\$257,900
<b>Total</b>	<b>\$247,100</b>	<b>\$468,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$85,300			
Interior Architecture	\$135,200		\$8,000	\$4,500
Electrical	\$28,700	\$1,400	\$1,400	\$1,600
Mechanical	\$19,700	\$3,600	\$12,100	\$4,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$272,800</b>	<b>\$9,000</b>	<b>\$25,500</b>	<b>\$14,500</b>
Importance Code A	\$87,400	\$2,000	\$2,100	\$2,000
Importance Code B	\$136,600	\$7,000	\$23,400	\$12,400
Importance Code C	\$48,800			
<b>Total</b>	<b>\$272,800</b>	<b>\$9,000</b>	<b>\$25,500</b>	<b>\$14,500</b>



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.

**FIRE DEPARTMENT - 057**  
**FDNY FIRE MUSEUM**  
**Asset # : 14345**

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								
Alum/Vinyl Siding	5%			2040	**	10	\$800	
Masonry: Brick	50%			LIFE	**	5	\$50,100	
Masonry: Limestone	10%	4+	\$13,800	LIFE	**	5	\$3,800	
Staining/Discoloring, Extent : Light, Area Affected : 25%								
Location : Cornice								
Masonry: Limestone	15%			LIFE	**	5	\$11,300	
Granite Panels	5%			LIFE	**	5	\$3,800	
Stucco Cement	10%	Now	\$82,400	2043	**	5	\$6,300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 50%								
Location : Stair And Mechanical Room Roof Bulkheads								
Worn/Eroded, Extent : Moderate, Area Affected : 50%								
Location : Stair And Mechanical Room Bulkheads								
Window Wall	5%			2040	**	5	\$9,400	
Windows								
Aluminum	90%			2046	**	5	\$2,500	
Wood	10%	Now	\$8,800	2055	**	5	\$1,400	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Roof Bulkheads								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Roof Bulkheads								
Caulking Deteriorated, Extent : Moderate, Area Affected : 100%								
Location : Roof Bulkheads								
Parapets								
Masonry: Brick	55%	Now	\$10,900	LIFE	**	5	\$1,700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : South Facade								
Staining/Discoloring, Extent : Moderate, Area Affected : 75%								
Location : Throughout								
Masonry: Limestone	12%			LIFE	**	5-10	\$4,400	
Metal Cornice	4%			2045	**	10	\$400	
Metal Panel	12%			2050	**	5	\$1,400	
Metal Rail	5%			2035	**	5-10	\$2,700	
Slate	12%			LIFE	**	5	\$700	
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Copings Located On South Side Of Roof								
Roof								
Built-Up (BUR)	90%			2025	\$210,300	10	\$13,700	
Worn/Eroded, Extent : Moderate, Area Affected : 30%								
Location : Main Roof								
Modified Bitumen	5%			2035	**	10	\$800	
Skylight, Metal/Glass	5%			2050	**	10	\$2,500	

## 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.*

**FIRE DEPARTMENT - 057**  
**FDNY FIRE MUSEUM**  
**Asset # : 14345**

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									
Carpet	25%	Now	\$46,500	2029	\$116,300	3	\$12,000		
Worn/Eroded, Extent : Moderate, Area Affected : 30%									
Location : 2nd Floor									
Cast in Place Concrete	40%			LIFE	**	5	\$56,200		
Ceramic Tile	3%			2039	**	5	\$1,000		
Quarry Tile	2%			2043	**	5	\$1,000		
Sheet Vinyl/Rubber	5%			2035	**	5	\$2,400		
Wood	25%			2058	**	5	\$15,100		
Interior Walls									
Concrete Masonry Unit	25%			LIFE	**	5	\$5,200		
Gypsum Board	40%			LIFE	**	5-10	\$17,700		
Masonry: Brick	10%	Now	\$23,000	LIFE	**				
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Basement									
Plaster	25%	Now	\$11,800	LIFE	**	5	\$1,900		
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Stair Bulkhead At Roof Level									
Staining/Discoloring, Extent : Moderate, Area Affected : 20%									
Location : Stair Bulkhead At Roof Level									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Stair Bulkhead At Roof Level									
Ceilings									
Exposed Concrete	40%	Now	\$9,400	LIFE	**	5	\$2,000		
Broken/Missing Elements, Extent : Light, Area Affected : 5%									
Location : Throughout Basement									
Gypsum Board	55%			LIFE	**	5-10	\$60,700		
Plaster	5%	Now	\$2,400	LIFE	**	5	\$1,000		
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Stair And Equipment Room Bulkheads									
Staining/Discoloring, Extent : Moderate, Area Affected : 20%									
Location : Stair And Equipment Room Bulkheads									
Site Pavements									
Public Sidewalk									
Cast in Place Concrete	100%			2035	**				

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	100%			2030	\$23,600	5	\$100
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : 1,200 Ampere Main Switch								

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.

**FIRE DEPARTMENT - 057**  
**FDNY FIRE MUSEUM**  
**Asset # : 14345**

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									
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2030	\$37,000	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1,200 Ampere							
	Raceway								
	Conduit	100%			2030	\$35,600	1		
	Panelboards								
	Molded Case Bkrs	100%	Now	\$5,100	2029	\$25,400	5	\$300	
		Mech. Misoperation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	Wiring								
	Braided Cloth	70%	4+	\$22,000	2055	* *	1		
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	Thermoplastic	30%			2040	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$600	
Lighting									
	Interior Lighting								
	Fluorescent	15%			2030	\$11,800	10	\$3,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	HID	60%			2025		10	\$400	
	Incandescent	25%			2025	\$73,800	2	\$100	
	Egress Lighting								
	Emergency, Battery	50%			2035	* *	10	\$2,600	
	Exit, Battery	50%			2035	* *	10	\$700	
	Exterior Lighting								
	HID	50%			2035	* *	10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside Perimeter							
		Explanation : Operated Via Timer							
	No Component	50%							
Alarm									
	Security System								
	Generic	100%			2025	\$73,700	1	\$8,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Fixed Cameras.							

*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.*

**FIRE DEPARTMENT - 057**  
**FDNY FIRE MUSEUM**  
**Asset # : 14345**

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

**Alarm**

## Fire/Smoke Detection

No Component

50%

Generic, Analog

50%

2-4

\$126,100

2040

\* \*

1-3

\$6,000

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : Fire Alarm System Has Central Monitoring And Is Over Thirty Years Old**Without A Maintenance Contract*

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

Electricity

1%

2050

\* \*

1

Natural Gas

99%

2050

\* \*

1

## Conversion Equipment

Radiant Heater

5%

2035

\* \*

2

\$500

*Other Observation, Extent : Light, Area Affected : 5%**Location : Home Demonstration Area**Explanation : Electric Radiant Floors*

Steam Boiler

95%

2043

\* \*

1

\$20,200

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

## Distribution

Steam Piping/Pump

100%

2050

\* \*

## Terminal Devices

Convactor/Radiator

100%

2043

\* \*

1

\$6,900

**Air Conditioning**

## Energy Source

Electricity

100%

2046

\* \*

1

## Conversion Equipment

Exterior Pkg Unit - Cooling

95%

2035

\* \*

2

\$1,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof And Extension Roof**Explanation : 2 Units*

Split Unit

5%

2035

\* \*

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2

\$34,900

**Ventilation**

## Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$18,900

## Exhaust Fans

Roof

100%

2030

\$37,900

2

\$700

**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.*

**FIRE DEPARTMENT - 057**  
**FDNY FIRE MUSEUM**  
**Asset # : 14345**

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 Electric	100%	Now	\$2,000	2025	\$20,100	4	\$100	
		Broken, Extent : Severe, Area Affected : 10%							
		Location : 3rd Floor Unit							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd And 3rd Floor							
		Explanation : Two 40 Gallon Units							
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Submersible	100%			2024	\$800	4	\$700	
	Fixtures Generic	100%							
Vertical Transport									
	Elevators Geared Traction	100%			LIFE	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st To 3rd Floor							
		Explanation : 1 Unit							
Fire Suppression									
	Sprinkler Generic	100%			2050	* *	1-2	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY ADMINISTRATION BLDG #9  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.080 / 131 **Yr Built/Renovated** : 1975 / 2013  
**Area Sq Ft** : 40,432 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 31-Oct-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,Mez  
**Block** : 1819 **Lot** : 40 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$3,341,100	\$175,300
Interior Architecture	\$1,376,400	\$438,000
Electrical	\$484,600	\$590,800
Mechanical		\$65,500
<b>Total</b>	<b>\$5,202,100</b>	<b>\$1,269,600</b>
Importance Code A	\$3,341,100	\$175,300
Importance Code B	\$1,728,500	\$656,300
Importance Code C	\$132,500	\$438,000
<b>Total</b>	<b>\$5,202,100</b>	<b>\$1,269,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$5,200			
Interior Architecture	\$225,000			\$11,600
Electrical	\$3,400	\$5,600	\$40,400	\$6,000
Mechanical	\$12,300	\$18,700	\$18,800	\$15,900
<b>Total</b>	<b>\$246,000</b>	<b>\$24,200</b>	<b>\$59,200</b>	<b>\$33,600</b>
Importance Code A	\$7,200	\$2,000	\$2,100	\$2,000
Importance Code B	\$214,900	\$22,200	\$57,200	\$31,500
Importance Code C	\$23,900			
<b>Total</b>	<b>\$246,000</b>	<b>\$24,200</b>	<b>\$59,200</b>	<b>\$33,600</b>



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.



**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY ADMINISTRATION BLDG #9**  
**Asset # : 131**

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	30%	Now	\$329,800	LIFE	* *	5	\$93,500	
		Caulking Deteriorated, Extent : Moderate, Area Affected : 0%							
		Location : At Junction Of Metal Tunnel And Concrete At Auditorium Exit							
		Water Penetration, Extent : Severe, Area Affected : 10%							
		Location : At Auditorium, Simulation Room - South Facade							
	Metal/Glass Curt Wall	30%	Now	\$928,000	LIFE	* *	5	\$35,100	1
		Broken/Missing Elements, Extent : Severe, Area Affected : 75%							
		Location : Throughout North Facade							
		Corrosion/Rusting, Extent : Severe, Area Affected : 60%							
		Location : Throughout North Facade							
		Caulking Deteriorated, Extent : Severe, Area Affected : 75%							
		Location : Norht Facade At Wall Penetrations And Base Of Building							
		Water Penetration, Extent : Severe, Area Affected : 75%							
		Location : North Facade Wall							
	Metal Panel	40%	Now	\$93,500	2038	* *	5	\$46,700	
		Corrosion/Rusting, Extent : Moderate, Area Affected : 10%							
		Location : Along Wall Base							
		Caulking Deteriorated, Extent : Moderate, Area Affected : 50%							
		Location : Along Wall Base							
		Water Penetration, Extent : Moderate, Area Affected : 50%							
		Location : At Corridor Adjacent To Wall							
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : South Facade At Entry Doors And Connector To Building 11							
		Explanation : Corrugated Metal Panel							
Windows									
	Aluminum	100%	Now	\$5,200	2053	* *	5	\$100	1
		Air Infiltration, Extent : Moderate, Area Affected : 40%							
		Location : North Facade - Plexiglass Panes							
		Broken/Missing Elements, Extent : Severe, Area Affected : 40%							
		Location : Throughout							
		Crtwt/Balnc Not Funct, Extent : Severe, Area Affected : 40%							
		Location : Throughout							
		Caulking Deteriorated, Extent : Moderate, Area Affected : 50%							
		Location : All Windows							
		Water Penetration, Extent : Severe, Area Affected : 40%							
		Location : Underside Of Sills At Curtain Wall - North Facade							

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY ADMINISTRATION BLDG #9**  
**Asset # : 131**

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								
	Metal Panel	97%	Now	\$1,989,800	2048	**			
		Deformed/Dented, Extent : Moderate, Area Affected : 25%							
		Location : Throughout Roof Surface							
		Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 50%							
		Location : South Side Above Exit Tunnels And Landscaped Berms							
		Seams Open/Split, Extent : Moderate, Area Affected : 40%							
		Location : Throughout Roof Surface							
		Water Penetration, Extent : Moderate, Area Affected : 50%							
		Location : Above Main Corridor - North Side							
	Skylight, Metal/Glass	3%			2048	**	10	\$17,400	
Interior									
	Floors								
	Carpet	15%	0-2	\$148,700	2030	\$148,700	3	\$16,800	
		Worn/Eroded, Extent : Moderate, Area Affected : 20%							
		Location : Auditorium							
	Cast in Place Concrete	13%	Now	\$31,500	LIFE	**	5	\$21,200	
		Cracking/Crumbling, Extent : Severe, Area Affected : 15%							
		Location : Slab Settlements At Entrances To South And The North West Corner							
	Ceramic Tile	2%			2031	**	5	\$1,500	
	Vinyl Tile	50%			2033	**	3	\$18,600	
	Vinyl Tile	15%	Now	\$99,000	2038	**	3	\$4,200	
		Worn/Eroded, Extent : Moderate, Area Affected : 50%							
		Location : Mezzanine, Kitchen, Staff Lounge, Simulator Room							
	Wood	5%			2056	**	5	\$7,000	

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY ADMINISTRATION BLDG #9**  
**Asset # : 131**

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									
Interior Walls									
	Cast in Place Concrete	5%	Now	\$40,800	LIFE	**			
		Cracking/Crumbling, Extent : Severe, Area Affected : 50%							
		Location : Entrances To South							
		Spalling, Extent : Severe, Area Affected : 10%							
		Location : Simulator Room							
	Ceramic Tile	5%	0-2	\$17,800	2031	**	5	\$1,000	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Stair To Mezzanine							
		Vertical Cracks, Extent : Moderate, Area Affected : 15%							
		Location : Stair To Mezzanine							
		Worn/Eroded, Extent : Moderate, Area Affected : 25%							
		Location : Locker Rooms And Bathrooms							
	Concrete Masonry Unit	48%	2-4	\$91,700	LIFE	**	5	\$7,900	
		Diagonal Cracks, Extent : Moderate, Area Affected : 20%							
		Location : Corridors - 1st Floor And Stair F							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
		Location : Base Of Walls - 1st Floor Corridors							
	Fabric on Framing	10%			2026	\$438,000	5	\$2,100	
	Glass: Single Pane	2%			LIFE	**	5	\$600	
	Gypsum Board	20%	Now	\$3,600	LIFE	**	5	\$5,000	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Simulator Room							
	Masonry: Brick	5%			LIFE	**			
	Metal Panel	5%	2-4	\$1,500	LIFE	**			
		Corrosion/Rusting, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Ceilings									
	AcousTileConcealSpLn	5%	2-4	\$3,100	2033	**	5	\$2,300	
		Staining/Discoloring, Extent : Moderate, Area Affected : 30%							
		Location : Male Locker Room							
	AcousTileSusp.Lay-In	24%			2041	**	5	\$17,900	
	Exposed Struc: Steel	70%	Now	\$1,144,900	LIFE	**			
		Corrosion/Rusting, Extent : Light, Area Affected : 30%							
		Location : Above Main Corridor - North Side, Stair F							
	Plaster	1%			LIFE	**	5	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Chief Office							
		Explanation : Stucco Ceiling							
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	30%			2041	**			
	Pavers/Stone	70%			2037	**			
Parking/Driveway									
	Asphalt	100%			2037	**			

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY ADMINISTRATION BLDG #9**  
**Asset # : 131**

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									
	Air Circuit Breaker	30%			2054	**	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Electrical Room 2								
	Explanation : Emergency Main Service Rated At 2,000 Amperes.								
	Fused Disc Sw	50%			2028	\$19,300	5	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room 1								
	Explanation : Main Service Switch Rated At 4,000 Amperes								
	Fused Disc Sw	20%			2028	\$7,700	5		
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room 1								
	Explanation : Main Service Disconnect Switch Rated At 1200 Amperes, Serving Building No.7.								
Transformers									
	Dry Type	100%			2026	\$16,500	5	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room 1								
	Explanation : 112.5 Kilovolt-ampere, 220 Volts Primary - 480/277 Volts Secondary								
Switchgear / Switchboard									
	Fused Disc Sw	70%			2028	\$107,000	5	\$100	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room 1								
	Explanation : 4- Vertical Sections Of Distribution Board.								
	Molded Case Bkrs	30%			2054	**	5	\$300	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room 2								
	Explanation : 1- Vertical Section								
Raceway									
	Conduit	95%			2028	\$86,200	1		
	Conduit	5%			2054	**	1		
Panelboards									
	Fused Disc Sw	5%			2027	\$4,700	5		
	Molded Case Bkrs	90%			2027	\$84,100	5	\$1,000	
	Molded Case Bkrs	5%			2050	**	5	\$100	
Wiring									
	Thermoplastic	95%			2028	\$116,600	1		
	Thermoplastic	5%			2054	**	1		
Motor Controllers									
	Locally Mounted	5%			2045	**	5		
	Motor Control Center	90%			2026	\$88,700	5	\$1,000	
	Variable Frequency Drive	5%			2045	**			
Ground									

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

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY ADMINISTRATION BLDG #9**  
**Asset # : 131**

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	\$600	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Water Meter Room							
		Explanation : Connected To Metal Water Pipe.							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2045	**	1	\$12,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room 2							
		Explanation : 3 Automatic Transfer Switches Rated At 1200 Amperes, 1600 Amperes And 800 Amperes							
Generators									
	Diesel	100%			2041	**	1	\$15,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside The Building							
		Explanation : Emergency Generator Rated At 810 Kilowatts							
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$1,500	
Fuel Storage									
	Main Tank	100%			2063	**	5	\$1,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 1382 Gallons Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	20%			2023	\$48,000	10	\$7,400	
		T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor Hallways, Electrical Room							
	Fluorescent	40%			2033	**	10	\$14,800	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor Offices, Conference Room							
	Fluorescent	20%			2036	**	10	\$7,400	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : Hallways							
	LED	20%			2036	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Atrium And Hallways							
		Explanation : LED Light Fixtures							
Egress Lighting									
	Emergency, Service	35%			2023	\$7,300	1		
	Emergency, Service	40%			2036	**	1		
	Exit, LED	5%			2063	**	1		
	Exit, Service	20%			2023	\$2,800	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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY ADMINISTRATION BLDG #9**  
**Asset # : 131**

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**

Exterior Lighting  
Fluorescent

80% 2028 \$108,100 10 \$3,000  
*T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%*  
*Location : Outside*

HID

10% 2028 \$15,900 10  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Outside*  
*Explanation : 4 HID Light Fixtures Controlled By Timer Switch*

LED

10% 2036 \* \*  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Outside*  
*Explanation : LED Light Fixtures*

**Alarm**

Fire/Smoke Detection  
Generic, Analog

100% Now \$436,500 2038 \* \* 1-3 \$22,700  
*Other Observation, Extent : Severe, Area Affected : 100%*  
*Location : Throughout The Building*  
*Explanation : The Fire Alarm System Is Not Functional; Alarm Bells, Manual Pull Stations, Smoke Detectors*

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

Fuel Oil No 2

100% 2038 \* \* 5 \$12,500

Conversion Equipment

Hot Water Boiler

50% 2045 \* \* 1 \$10,000  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Boiler Room*  
*Explanation : 1 Unit*

Hot Water Boiler

50% 2033 \* \* 1 \$10,000  
*Other Observation, Extent : Moderate, Area Affected : 50%*  
*Location : Boiler Room*  
*Explanation : 1 Unit*

Distribution

Hot Wtr Piping/Pump

100% 0-2 \$3,100 2036 \* \* 4 \$2,000  
*Insul. Deteriorating, Extent : Severe, Area Affected : 100%*  
*Location : Throughout*

Terminal Devices

Air Handler

70% 2036 \* \* 1 \$17,500

Convactor/Radiator

30% 2033 \* \* 1 \$3,900

**Air Conditioning**

Energy Source

Electricity

100% 2036 \* \* 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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY ADMINISTRATION BLDG #9**  
**Asset # : 131**

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
Air Conditioning									
	Conversion Equipment								
	Reciprocating Compr/Chiller	100%			2036	* *	1	\$18,800	
			Other Observation, Extent : Light, Area Affected : 100% Location : Courtyard Explanation : Using 410I Refrigerant.						
	Distribution								
	CW & CHW Wtr Pipe/Pump	100%			2054	* *	4	\$3,000	
	Terminal Devices								
	Air Handler/Cool/Ht	100%			2036	* *	1	\$25,000	
	Heat Rejection								
	Air Cooled Condenser Unit	100%			2036	* *	2	\$28,200	
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$22,500	
	Exhaust Fans								
	Roof	100%			2028	\$65,500	2	\$1,200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2038	* *	1		
	Water Heater								
	Electric	100%			2027	\$34,800	4	\$200	
			Other Observation, Extent : Light, Area Affected : 100% Location : Boiler Room Explanation : 1 Unit						
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$1,300	4	\$1,300	
			Other Observation, Extent : Light, Area Affected : 100% Location : 1st Floor Explanation : 1 Unit						
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2038	* *	1-2	\$11,300	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY BURN BUILDING #5  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.013 / 13554 **Yr Built/Renovated** : 2003 /  
**Area Sq Ft** : 6,083 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 02-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 1819 **Lot** : 40 **BIN** : 1085912

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture			\$8,400	\$100
Interior Architecture				
Electrical	\$100			
Mechanical	\$100		\$100	
<b>Total</b>	<b>\$100</b>		<b>\$8,500</b>	<b>\$100</b>
Importance Code A			\$8,400	\$100
Importance Code B	\$100		\$100	
Importance Code C				
<b>Total</b>	<b>\$100</b>		<b>\$8,500</b>	<b>\$100</b>



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.



**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY BURN BUILDING #5**  
**Asset # : 13554**

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 in Place Concrete	5%		LIFE	* *	5	\$4,100
------------------------	----	--	------	-----	---	---------

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

*Location : Throughout*

*Explanation : 2 Story Building, No Basement. This Is A Fire Demonstration Building. No Repair Needed.*

Masonry: Brick	95%		LIFE	* *	5	\$15,400
----------------	-----	--	------	-----	---	----------

## Windows

Aluminum	50%		2044	* *	5	\$200
----------	-----	--	------	-----	---	-------

Metal Louvers	50%		2037	* *	10	\$1,500
---------------	-----	--	------	-----	----	---------

## Parapets

Not Accessible	100%					
----------------	------	--	--	--	--	--

## Roof

Modified Bitumen	100%		2033	* *	10	\$8,400
------------------	------	--	------	-----	----	---------

## Interior

## Floors

Cast in Place Concrete	100%		LIFE	* *	5	\$19,900
------------------------	------	--	------	-----	---	----------

## Interior Walls

Cast in Place Concrete	20%		LIFE	* *		
------------------------	-----	--	------	-----	--	--

Concrete Masonry Unit	80%		LIFE	* *	5	\$2,500
-----------------------	-----	--	------	-----	---	---------

## Ceilings

Exposed Concrete	100%		LIFE	* *	5	\$1,400
------------------	------	--	------	-----	---	---------

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

## Raceway

Conduit	100%		2038	* *	1	
---------	------	--	------	-----	---	--

## Panelboards

Fused Disc Sw	50%		2036	* *	5	\$100
---------------	-----	--	------	-----	---	-------

Molded Case Bkrs	50%		2036	* *	5	\$100
------------------	-----	--	------	-----	---	-------

## Wiring

Thermoplastic	100%		2038	* *	1	
---------------	------	--	------	-----	---	--

## Motor Controllers

Locally Mounted	100%		2033	* *	5	
-----------------	------	--	------	-----	---	--

## Lighting

## Interior Lighting

Fluorescent	90%		2028	\$12,600	10	\$5,000
-------------	-----	--	------	----------	----	---------

*Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%*

*Location : Throughout The Building*

Fluorescent	10%		2028	\$1,400	10	\$600
-------------	-----	--	------	---------	----	-------

*T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

*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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY BURN BUILDING #5**  
**Asset # : 13554**

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

## Exterior Lighting

## HID

100%

2028

\$23,900

10

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Roof And Perimeter Of The Building**Explanation : 16 HID Light Fixtures Controlled By Timer Switch*

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

## Air Conditioning

## Energy Source

## Electricity

20%

2044

\* \*

1

## No Component

80%

## Conversion Equipment

## Split Unit

5%

2033

\* \*

## No Component

95%

## Ventilation

## Exhaust Fans

## Roof

100%

2033

\* \*

2

\$200

## Plumbing

## H/C Water Piping

## Galvanized Steel

10%

2041

\* \*

1

*Other Observation, Extent : Light, Area Affected : 10%**Location : 1st And 2nd Floors**Explanation : Standpipe Only*

## No Component

90%

## Fire Suppression

## Standpipe

## No Component

90%

## Generic

10%

2048

\* \*

1-5

\$300

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

*Estimates are rounded to the nearest hundred dollars.*

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY CLASSROOM BLDG. #11  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.011 / 13552 **Yr Built/Renovated** : 2003 /  
**Area Sq Ft** : 39,768 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 31-Oct-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2,3,4  
**Block** : 1819 **Lot** : 40 **BIN** : 1085910

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$114,600	\$157,900
Mechanical		\$316,000
<b>Total</b>	<b>\$114,600</b>	<b>\$473,900</b>
Importance Code A	\$114,600	\$157,900
Importance Code B		\$316,000
<b>Total</b>	<b>\$114,600</b>	<b>\$473,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$28,300		\$19,700	
Interior Architecture	\$19,900	\$4,500	\$2,200	\$6,300
Electrical	\$5,700	\$4,900	\$38,000	\$6,200
Mechanical	\$8,500	\$6,400	\$14,800	\$7,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$66,300</b>	<b>\$19,800</b>	<b>\$78,700</b>	<b>\$23,900</b>
Importance Code A	\$30,300	\$2,000	\$22,200	\$2,000
Importance Code B	\$36,000	\$17,800	\$56,500	\$21,900
Importance Code C				
<b>Total</b>	<b>\$66,300</b>	<b>\$19,800</b>	<b>\$78,700</b>	<b>\$23,900</b>



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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY CLASSROOM BLDG. #11**  
**Asset # : 13552**

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 Cavity	50%	0-2	\$68,600	LIFE	* *	5	\$35,100	
	Efflorescence, Extent : Light, Area Affected : 5%								
	Location : North Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : North Facade								
	Metal Panel	35%			2048	* *	5-10	\$168,800	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Connector From Building 9 To 11 And At Mechanical Penthouse								
	Explanation : Corrugated Metal Panel								
	Window Wall	15%			2048	* *	5	\$39,500	
Windows									
	Aluminum	95%	Now	\$11,100	2044	* *	5	\$6,300	
	Broken/Missing Elements, Extent : Severe, Area Affected : 2%								
	Location : 2nd Floor Stair Landing - South Facade								
	Metal Louvers	5%			2037	* *	10	\$4,200	
Parapets									
	Concrete Masonry Unit	82%			LIFE	* *	5	\$7,300	
	Metal Panel	5%	0-2	\$600	2048	* *	5	\$800	
	Seams Open/Split, Extent : Moderate, Area Affected : 25%								
	Location : Coping Cap								
	Metal Rail	5%			2041	* *	5-10	\$7,100	
	Pre-Cast Concrete	8%			LIFE	* *	5	\$3,900	
Roof									
	IRMA/Protected Membrane	100%	Now	\$12,300	2033	* *			
	Broken Paver Blocks, Extent : Moderate, Area Affected : 20%								
	Location : Rooftop Walkways								
	Debris Present, Extent : Moderate, Area Affected : 15%								
	Location : Rooftop								
	Insul Miss/Displaced, Extent : Moderate, Area Affected : 15%								
	Location : Various Locations Throughout								
	Paver Block Ballast, Extent : Light, Area Affected : 30%								
	Location : Rooftop Walkways								
	Water Penetration, Extent : Severe, Area Affected : 5%								
	Location : Lower Roof - North West Corner Of Building - Above New Cafeteria								
Interior									
Floors									
	Carpet	5%			2027	\$39,600	3	\$6,000	
	Cast in Place Concrete	10%			LIFE	* *	5	\$13,000	
	Ceramic Tile	15%			2037	* *	5	\$8,900	
	Sheet Vinyl/Rubber	5%			2033	* *	5	\$4,500	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 3rd Floor								
	Explanation : Gymnasium Floor								
	Vinyl Tile	65%			2033	* *	3	\$19,300	

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY CLASSROOM BLDG. #11**  
**Asset # : 13552**

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

## Interior Walls

Concrete Masonry Unit	45%			LIFE		**	5	\$5,800	
Gypsum Board	35%			LIFE		**	5	\$6,800	
Masonry: Brick	13%			LIFE		**			

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

*Location : Throughout*

*Explanation : Component Is Actually A Veneer*

Metal Panel	7%			LIFE		**			
-------------	----	--	--	------	--	----	--	--	--

## Ceilings

AcousTileSusp.Lay-In	35%			2041		**	5	\$20,900	
Exposed Struc: Steel	50%			LIFE		**			
Metal Panel	15%	Now	\$3,100	LIFE		**	5	\$11,200	

*Water Penetration, Extent : Severe, Area Affected : 5%*

*Location : Drop Soffit At North West Corner Of New Cafeteria*

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%			2041		**			
------------------------	------	--	--	------	--	----	--	--	--

## Parking/Driveway

Asphalt	100%			2037		**			
---------	------	--	--	------	--	----	--	--	--

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

Molded Case Bkrs	100%			2048		**	5	\$1,000	
------------------	------	--	--	------	--	----	---	---------	--

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

*Location : Electrical Room*

*Explanation : Main Service Disconnect Switch Rated At 1200 Amperes*

## Switchgear / Switchboard

Molded Case Bkrs	100%			2048		**	5	\$1,000	
------------------	------	--	--	------	--	----	---	---------	--

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

*Location : Electrical Room*

*Explanation : Nameplate Rating: 2 Sections With Main Bus Rating Of 1200 Amperes.*

## Raceway

Conduit	100%			2048		**	1		
---------	------	--	--	------	--	----	---	--	--

## Panelboards

Fused Disc Sw	10%			2044		**	5	\$100	
Molded Case Bkrs	90%			2044		**	5	\$900	

## Wiring

Thermoplastic	100%			2048		**	1		
---------------	------	--	--	------	--	----	---	--	--

## Motor Controllers

Variable Frequency Drive	100%			2041		**			
--------------------------	------	--	--	------	--	----	--	--	--

## Ground

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY CLASSROOM BLDG. #11**  
**Asset # : 13552**

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	\$600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Water Meter Room							
		Explanation : Connected To Metal Water Pipe							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2041	**	1	\$12,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : Asco 7000 Series; No Available Nameplate Ampere Ratings							
Lighting									
	Interior Lighting								
	Fluorescent	85%			2033	**	10	\$31,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Lamps And Controlled By Occupancy Sensors							
	LED	15%			2033	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Cafeteria, Hallways							
		Explanation : LED Light Fixtures Are Controlled By Occupancy Sensors							
	Egress Lighting								
	Emergency, Service	50%			2033	**	1		
	Emergency, Battery	10%			2033	**	10	\$1,000	
	Exit, LED	40%			2056	**	1		
	Exterior Lighting								
	HID	55%			2033	**	10	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 6 HID Light Fixtures And Controlled By Photocells							
	LED	45%			2033	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 5 LED Light Fixtures Are Controlled By Photocells							
Alarm									
	Security System								
	Generic	100%			2033	**	1	\$14,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 2 CCTV Surveillance Cameras							
	Fire/Smoke Detection								
	Generic, Digital	100%			2033	**	1-3	\$25,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : Strobe Lights, Horns, Manual Pull Stations, Smoke Detectors And Alarm Bells							

*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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY CLASSROOM BLDG. #11**  
**Asset # : 13552**

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								
	Fuel Oil No 2	100%			2048	**	5	\$12,300	
	Conversion Equipment								
	Hot Water Boiler	100%			2041	**	1	\$19,700	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Boiler Room								
	Explanation : 2 Units - Also Serviing Adjacent Building #12 As Well.								
	Distribution								
	Hot Wtr Piping/Pump	100%			2044	**	4	\$2,000	
	Terminal Devices								
	Air Handler	80%			2033	**	1	\$19,700	
	Convactor/Radiator	20%			2041	**	1	\$2,600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2044	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	80%			2028	\$251,600	2	\$2,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Roof								
	Explanation : 2 Units								
	No Component	20%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$22,200	
	Exhaust Fans								
	Roof	100%	Now	\$3,200	2028	\$64,500	2	\$1,000	
	Noisy/Vibrating, Extent : Severe, Area Affected : 60%								
	Location : Roof								
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2048	**	1		
	Water Heater								
	Oil Fired	100%			2028	\$32,200	1	\$1,200	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Boiler Room								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Boiler Room								
	Explanation : Two 250 Gallon Tanks								
	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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY CLASSROOM BLDG. #11**  
**Asset # : 13552**

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									
	Backflow Preventer								
	Generic	100%			2033	* *	1	\$2,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Water Meter Room							
		Explanation : Two Units. One For Sprinkler And One For Water Main.							
Fixtures									
	Generic	100%							
Vertical Transport									
	Elevators								
	Geared Traction	100%			LIFE	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st To 4th Floor							
		Explanation : One Unit							
Fire Suppression									
	Sprinkler								
	Generic	100%			2048	* *	1-2	\$11,100	

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY FIRE TRAINING BLDG #3  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.020 / 1989 **Yr Built/Renovated** : 1975 /  
**Area Sq Ft** : 4,150 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 10-Jul-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 1819 **Lot** : 40 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$89,800
<b>Total</b>		<b>\$89,800</b>
Importance Code A		\$89,800
<b>Total</b>		<b>\$89,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$25,800			
Interior Architecture				
Electrical			\$100	
Mechanical				\$100
<b>Total</b>	<b>\$25,800</b>		<b>\$100</b>	<b>\$100</b>
Importance Code A	\$25,800			
Importance Code B			\$100	\$100
Importance Code C				
<b>Total</b>	<b>\$25,800</b>		<b>\$100</b>	<b>\$100</b>



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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY FIRE TRAINING BLDG #3**  
**Asset # : 1989**

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

90%

LIFE

\* \*

5

\$14,400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout**Explanation : Building Is Used As A Training Apparatus For The Fire Department*

Metal Coiling Doors

10%

0-2

\$9,400

2034

\* \*

5

\$2,500

*Deformed/Dented, Extent : Light, Area Affected : 10%**Location : Throughout*

## Windows

Aluminum

100%

2-4

\$16,300

2037

\* \*

5

\$400

2

*Broken/Missing Elements, Extent : Severe, Area Affected : 100%**Location : Throughout**Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout**Explanation : Building Is Used As A Training Apparatus For The Fire Department*

## Parapets

Cast Stone/Terra Cotta

10%

LIFE

\* \*

5

\$400

Masonry: Brick

90%

LIFE

\* \*

5

\$500

## Roof

Modified Bitumen

100%

2029

\$89,800

10

\$6,300

## Interior

## Floors

Cast in Place Concrete

100%

LIFE

\* \*

5

\$13,300

## Interior Walls

Concrete Masonry Unit

100%

LIFE

\* \*

5

\$4,700

## Ceilings

Exposed Concrete

100%

LIFE

\* \*

5

\$1,300

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

## Raceway

Conduit

100%

2039

\* \*

1

## Panelboards

Molded Case Bkrs

100%

2028

\$23,400

5

\$100

## Wiring

Thermoplastic

100%

2029

\$19,300

1

## Lighting

## Exterior Lighting

HID

100%

2034

\* \*

10

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

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY FIRE TRAINING BLDG #3**  
**Asset # : 1989**

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								
	Galvanized Steel	10%			2034	* *	1		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : 2 Floors							
		Explanation : For Demonstration - Standpipe Only							
	No Component	90%							
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : 1, 2, Roof							
		Explanation : Roof Drains Only							
Fire Suppression									
	Standpipe								
	No Component	90%							
	Generic	10%			2039	* *	1-5	\$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.*

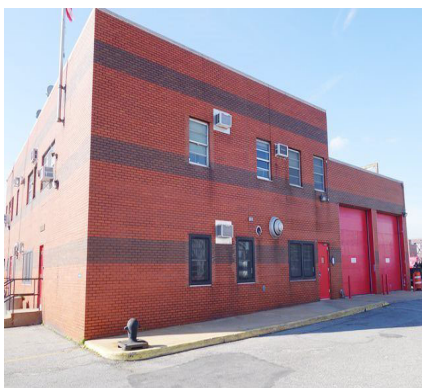
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY FIRST LINE SUPERVISORS BLDG #8  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.070 / 1992 **Yr Built/Renovated** : 1975 / 2008  
**Area Sq Ft** : 9,594 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 01-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 1819 **Lot** : 40 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$322,900	
Electrical		\$47,200
<b>Total</b>	<b>\$322,900</b>	<b>\$47,200</b>
Importance Code A	\$322,900	
Importance Code B		\$47,200
<b>Total</b>	<b>\$322,900</b>	<b>\$47,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$23,700			
Interior Architecture	\$21,500	\$500		\$900
Electrical	\$2,000	\$400	\$27,400	\$300
Mechanical	\$1,900	\$900	\$18,700	\$1,200
Site Pavements	\$300			
<b>Total</b>	<b>\$49,400</b>	<b>\$1,800</b>	<b>\$46,100</b>	<b>\$2,400</b>
Importance Code A	\$24,200	\$500	\$500	\$500
Importance Code B	\$24,900	\$1,100	\$45,600	\$1,900
Importance Code C	\$300	\$200		
<b>Total</b>	<b>\$49,400</b>	<b>\$1,800</b>	<b>\$46,100</b>	<b>\$2,400</b>



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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY FIRST LINE SUPERVISORS BLDG #8**  
**Asset # : 1992**

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 Cavity	83%	0-2	\$136,300	LIFE	**	5	\$17,400	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : East/ South Façade At Windows, Base Of Building, Chimney Flue, Various Locations And West Façade At Entry Door								
	Staining/Discoloring, Extent : Moderate, Area Affected : 15%								
	Location : At Wall Penetrations								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : Door Thresholds At South Facade								
	Weathering Steel	7%			LIFE	**	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : North Facade								
	Explanation : This Is An Exterior Egress Stair								
	Wood Overhead Doors	10%	Now	\$13,900	2033	**	5	\$5,300	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
	Location : North Facade								
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
	Location : North Facade								
Windows									
	Aluminum	70%	Now	\$4,800	2036	**	5	\$200	
	Air Infiltration, Extent : Severe, Area Affected : 50%								
	Location : All Windows								
	Bent/Warped Elements, Extent : Severe, Area Affected : 20%								
	Location : 2nd Floor Window Sills								
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : 2nd Floor Windows								
	Aluminum	30%			2036	**	5	\$200	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Ground Floor								
	Explanation : Protective Metal Grilles								
Parapets									
	Masonry: Brick Cavity	90%	0-2	\$4,600	LIFE	**	5	\$1,900	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Various Locations - Exterior Parapet Wall								
	Pre-Cast Concrete	10%	0-2	\$400	LIFE	**	5	\$1,300	
	Caulking Deteriorated, Extent : Moderate, Area Affected : 20%								
	Location : Coping Stones								
	Vegetation Growth, Extent : Light, Area Affected : 20%								
	Location : Coping Stones								

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY FIRST LINE SUPERVISORS BLDG #8**  
**Asset # : 1992**

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								
Roof								
Modified Bitumen	100%	Now	\$186,500	2038	* *			
	Blisters, Extent : Severe, Area Affected : 25%							
	Location : Various Locations Throughout							
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%							
	Location : Perimeter Flashing, Lower Roof							
	Ponding, Extent : Moderate, Area Affected : 30%							
	Location : Upper And Lower Roofs							
	Seams Open/Split, Extent : Moderate, Area Affected : 25%							
	Location : Various Locations Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : 2nd Floor Bathroom And First Floor Room 1							
	Worn/Eroded, Extent : Moderate, Area Affected : 50%							
	Location : Upper And Lower Roofs							
Interior								
Floors								
Cast in Place Concrete	30%	0-2	\$7,900	LIFE	* *	5	\$8,000	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : Thresholds Below Overhead Doors And Apparatus Floor							
Ceramic Tile	5%			2037	* *	5	\$600	
Quarry Tile	5%			2041	* *	5	\$900	
Vinyl Tile	60%			2033	* *	3	\$3,600	
	Recent Replace Evident, Extent : Light, Area Affected : 40%							
	Location : First Floor							
Interior Walls								
Ceramic Tile	5%			2037	* *	5	\$400	
Concrete Masonry Unit	60%			LIFE	* *	5	\$1,900	
Gypsum Board	15%			LIFE	* *	5	\$700	
SGFT/Glazed Masonry	20%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	60%	2-4	\$12,300	2041	* *	5	\$3,600	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
	Location : Meter Room, Logistics/ Hazmat, Office Area							
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : Room 1							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Room 1, 2nd Floor Bathroom							
Exposed Struc: Steel	25%			LIFE	* *			
Gypsum Board	15%			LIFE	* *	5	\$2,300	
Site Enclosure								
Fence/Gates								
Chain Link	100%			2048	* *			
Site Pavements								

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY FIRST LINE SUPERVISORS BLDG #8**  
**Asset # : 1992**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	100%	Now	\$300	2041	* *				
<i>Cracking/Crumbling, Extent : Light, Area Affected : 15%</i>									
<i>Location : Apron At Overhead Doors And Entry Pad (South)</i>									

## Parking/Driveway

Asphalt	100%			2037	* *				
---------	------	--	--	------	-----	--	--	--	--

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%			2028	\$2,600	5			
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Electrical Room</i>									
<i>Explanation : 2- Main Service Switches Rated At 400 Amperes Each.</i>									

## Raceway

Conduit	100%			2028	\$14,500	1			
---------	------	--	--	------	----------	---	--	--	--

## Panelboards

Fused Disc Sw	10%			2027	\$2,300	5			
Molded Case Bkrs	80%			2027	\$18,700	5		\$200	
Molded Case Bkrs	10%			2036	* *	5			

## Wiring

Thermoplastic	100%			2028	\$19,300	1			
---------------	------	--	--	------	----------	---	--	--	--

## Motor Controllers

Locally Mounted	100%			2026	\$47,200	5		\$100	
-----------------	------	--	--	------	----------	---	--	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE	* *	5		\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Water Meter Room</i>									
<i>Explanation : Connected To Metal Water Pipe</i>									

## Stand-by Power

## Transfer Switches

Automatic	100%			2026	\$22,900	1		\$3,000	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Electrical Room</i>									
<i>Explanation : No Available Amperage Nameplate Rating</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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY FIRST LINE SUPERVISORS BLDG #8**  
**Asset # : 1992**

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	75%			2023	\$16,500	10	\$6,600	
		T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	20%			2028	\$4,400	10	\$1,800	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Hallway And 2nd Floor							
	Fluorescent	5%	Now	\$1,100	2038	* *			
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Locker Room							
		Explanation : Not Functional : T12 Lamps							
Egress Lighting									
	Emergency, Service	80%			2023	\$3,900	1		
	Exit, Service	20%	Now	\$500	2038	* *	1		
		Not Functioning, Extent : Severe, Area Affected : 100%							
		Location : 2nd Floor							
Exterior Lighting									
	HID	100%			2036	* *	10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 8 HID Light Fixtures Controlled By Photocell							

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								
	Fuel Oil No 2	100%			2038	* *	5	\$3,000	
	Conversion Equipment								
	Hot Water Boiler	100%			2033	* *	1	\$4,700	
		Boiler Used For Hot Water, Extent : Light, Area Affected : 100%							
		Location : Boiler Room							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Boiler Room							
		Explanation : 1 Unit							
	Distribution								
	Hot Wtr Piping/Pump	100%			2036	* *	4	\$500	
	Terminal Devices								
	Air Handler	20%			2028	\$26,300	1	\$1,200	
	Convactor/Radiator	70%			2033	* *	1	\$2,200	
	Unit Heater - Steam	10%			2028	\$3,300	4	\$100	
Air Conditioning									
	Energy Source								
	Electricity	100%			2036	* *	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.*



**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY FIRST LINE SUPERVISORS BLDG #8**  
**Asset # : 1992**

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
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	80%			2023	\$15,600	1		
	No Component	20%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,400	
	Exhaust Fans								
	Roof	20%			2028	\$3,100	2	\$100	
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2038	* *	1		
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sewage Ejector(s)								
	Electric	100%	Now	\$1,100	2033	* *	4	\$400	
	Broken, Extent : Moderate, Area Affected : 40%								
	Location : Sewer Ejectors Located In Pit Adjacent To Building, One Pump Out Of Service And Another Has Float Problem								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	85%							
	Generic	15%			2038	* *	1-2	\$400	

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY MASK SERVICE UNIT BLDG #7  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.060 / 1991 **Yr Built/Renovated** : 1975 / 2004  
**Area Sq Ft** : 10,534 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 01-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 1819 **Lot** : 40 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$50,000
Electrical		\$126,000
Mechanical	\$77,000	\$79,300
<b>Total</b>	<b>\$77,000</b>	<b>\$255,300</b>
Importance Code A		\$129,300
Importance Code B	\$77,000	\$126,000
<b>Total</b>	<b>\$77,000</b>	<b>\$255,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$33,800		\$400	
Interior Architecture	\$35,800	\$200		\$300
Electrical	\$900	\$2,600	\$10,400	\$800
Mechanical	\$1,000	\$1,100	\$14,600	\$1,400
<b>Total</b>	<b>\$71,400</b>	<b>\$3,900</b>	<b>\$25,400</b>	<b>\$2,500</b>
Importance Code A	\$34,300	\$500	\$900	\$500
Importance Code B	\$34,900	\$3,400	\$24,500	\$2,000
Importance Code C	\$2,200			
<b>Total</b>	<b>\$71,400</b>	<b>\$3,900</b>	<b>\$25,400</b>	<b>\$2,500</b>



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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY MASK SERVICE UNIT BLDG #7**  
**Asset # : 1991**

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 Cavity	57%			LIFE	**	5	\$4,000	
Masonry: Brick Cavity	25%	0-2	\$6,800	LIFE	**	5	\$1,700	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : 2nd Story And Rear Walls								
Caulking Deteriorated, Extent : Moderate, Area Affected : 25%								
Location : At Expansion Joints And Window Openings								
Staining/Discoloring, Extent : Moderate, Area Affected : 15%								
Location : Various Locations Throughout Side And Rear Elevations								
Metal Sect. OHD	15%			2041	**	5	\$3,300	
Window Wall	3%			2048	**	5	\$800	
Windows								
Aluminum	65%	Now	\$2,000	2053	**	5		1
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
Location : 2nd Story And Rear Windows At Sills								
Misaligned/Bulging, Extent : Severe, Area Affected : 50%								
Location : 2nd Story								
Aluminum	35%			2044	**	5		
Parapets								
Masonry: Brick Cavity	60%			LIFE	**	5	\$1,700	
Masonry: Brick Cavity	25%			LIFE	**	5	\$700	
Pre-Cast Concrete	10%			LIFE	**	5	\$1,800	
Pre-Cast Concrete	5%			LIFE	**	5	\$900	
Roof								
Built-Up (BUR)	30%			2028	\$50,000	10	\$3,500	
Other Observation, Extent : Moderate, Area Affected : 5%								
Location : Rear Yard								
Explanation : Wood Deck								
Modified Bitumen	70%	Now	\$23,300	2033	**			
Blisters, Extent : Moderate, Area Affected : 25%								
Location : Roof Above First Floor Offices								
Ponding, Extent : Moderate, Area Affected : 25%								
Location : Roof Above First Floor Offices								
Seams Open/Split, Extent : Moderate, Area Affected : 20%								
Location : Roof Above First Floor Offices								
Interior								
Floors								
Cast in Place Concrete	40%			LIFE	**	5	\$5,500	
Cast in Place Concrete	10%			LIFE	**	5	\$1,400	
Ceramic Tile	5%			2037	**	5	\$300	
Quarry Tile	5%			2041	**	5	\$500	
Vinyl Tile	40%	0-2	\$4,500	2028	\$22,300	3	\$900	
Cracking/Crumbling, Extent : Severe, Area Affected : 20%								
Location : Various Work Rooms Throughout, 2nd Story Stairs								

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY MASK SERVICE UNIT BLDG #7**  
**Asset # : 1991**

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**

**Interior Walls**

Ceramic Tile	3%				2037	**	5	\$100	
Concrete Masonry Unit	42%				LIFE	**	5	\$500	
Gypsum Board	15%				LIFE	**	5	\$200	
SGFT/Glazed Masonry	40%	Now		\$2,200	LIFE	**			

*Cracking/Crumbling, Extent : Moderate, Area Affected : 5%*

*Location : Apparatus Room*

**Ceilings**

AcousTileSusp.Lay-In	40%				2041	**	5	\$2,500	
Exposed Struc: Steel	40%	0-2		\$27,600	LIFE	**			

*Paint Peeling, Extent : Moderate, Area Affected : 50%*

*Location : Throughout Ceiling Of Original Building*

Exposed Struc: Steel	10%				LIFE	**			
Gypsum Board	10%				LIFE	**	5	\$800	

**Site Pavements**

**Parking/Driveway**

Asphalt	100%				2031	**			
---------	------	--	--	--	------	----	--	--	--

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%				2048	**	5		
---------------	------	--	--	--	------	----	---	--	--

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

*Location : Electrical Room*

*Explanation : 2- Main Service Disconnect Switches Rated At 400 Amperes Each.*

**Switchgear / Switchboard**

Molded Case Bkrs	100%				2028	\$84,600	5	\$300	
------------------	------	--	--	--	------	----------	---	-------	--

**Raceway**

Conduit	75%				2028	\$17,300	1		
Conduit	25%				2048	**	1		

**Panelboards**

Fused Disc Sw	10%				2027	\$3,100	5		
Molded Case Bkrs	65%				2027	\$20,300	5	\$200	
Molded Case Bkrs	25%				2044	**	5	\$100	

**Wiring**

Thermoplastic	75%				2028	\$19,000	1		
Thermoplastic	25%				2048	**	1		

**Motor Controllers**

Locally Mounted	100%				2033	**	5	\$100	
-----------------	------	--	--	--	------	----	---	-------	--

**Ground**

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY MASK SERVICE UNIT BLDG #7**  
**Asset # : 1991**

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	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Water Meter Room							
		Explanation : Connected To Metal Water Pipe							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2041	**	1	\$3,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : No Available Amperage Nameplate Rating							
	Generators								
	Diesel	100%			2037	**	1	\$4,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : Emergency Generator Rated At 425 Kilovolt-ampere. Supplies Emergency Power To Buildings No. 6,7,8,10,14							
	Batteries								
	Lead/Acid	100%			2022	\$1,600	5	\$400	
	Fuel Storage								
	Main Tank	100%			2056	**	5	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside/ Generator Area							
		Explanation : Belly Tank; 700 Gallons Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	4%			2033	**	10	\$400	
		T-5 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Office							
	Fluorescent	92%			2033	**	10	\$8,900	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	2%			2033	**	10	\$200	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : Hallway							
	HID	2%			2033	**	10		
	Egress Lighting								
	Emergency, Service	40%			2028	\$2,200	1		
	Emergency, Battery	20%			2028	\$3,000	10	\$500	
	Exit, Service	40%			2028	\$1,200	1		
	Exterior Lighting								
	HID	100%			2028	\$41,500	10		
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : 12 HID Light Fixtures Controlled By Photocell							

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY MASK SERVICE UNIT BLDG #7**  
**Asset # : 1991**

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								
	Fuel Oil No 2	100%			2038	**	5	\$3,300	
	Conversion Equipment								
	Hot Water Boiler	100%			2026	\$79,300	1	\$5,200	
			Boiler Used For Hot Water, Extent : Light, Area Affected : 100%						
			Location : Boiler Room						
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Boiler Room						
			Explanation : 1 Unit						
	Distribution								
	Hot Wtr Piping/Pump	100%			2036	**	4	\$500	
	Terminal Devices								
	Convactor/Radiator	30%			2026	\$16,500	1	\$1,000	
	Fan Coil Unit/Heat	50%			2023	\$77,000	1	\$1,700	
	Fan Coil Unit/Heat	20%			2036	**	1	\$700	
Air Conditioning									
	Energy Source								
	Electricity	100%			2036	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%			2036	**	2	\$100	
			Recent Replace Evident, Extent : Light, Area Affected : 20%						
			Location : Roof						
			Other Observation, Extent : Moderate, Area Affected : 30%						
			Location : Roof						
			Explanation : Using 410a Refrigerant						
	Split Unit	10%			2028	\$22,000			
	Window/Wall Unit	40%			2023	\$8,600	1		
	No Component	30%							
	Terminal Devices								
	Fan Coil - 2 Pipe	10%			2028	\$13,700	1	\$300	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	80%			LIFE	**	2-5	\$4,700	
	Ductwork/Diffusers	20%			LIFE	**	2-5	\$1,200	
			Recent Installation, Extent : Light, Area Affected : 20%						
			Location : Throughout						
	Exhaust Fans								
	Roof	100%			2028	\$17,100	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2038	**	1		
	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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY MASK SERVICE UNIT BLDG #7**  
**Asset # : 1991**

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									
	Backflow Preventer								
	Generic	100%			2023	\$2,600	1	\$600	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Backflow Preventor Only With Sprinkler System.							
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	75%							
	Generic	25%			2038	**	1-2	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY SUBWAY SIMULATOR, BLDG. 14  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.014 / 13719 **Yr Built/Renovated** : 2005 /  
**Area Sq Ft** : 5,753 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 02-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 1819 **Lot** : 40 **BIN** :

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,400		\$16,100	
Interior Architecture	\$500			\$100
Electrical			\$5,200	\$100
Mechanical	\$18,200	\$500	\$1,800	\$600
<b>Total</b>	<b>\$21,100</b>	<b>\$500</b>	<b>\$23,200</b>	<b>\$800</b>
Importance Code A	\$2,700	\$300	\$16,400	\$300
Importance Code B	\$18,500	\$200	\$6,800	\$500
Importance Code C				
<b>Total</b>	<b>\$21,100</b>	<b>\$500</b>	<b>\$23,200</b>	<b>\$800</b>



*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.*



**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY SUBWAY SIMULATOR, BLDG. 14**  
**Asset # : 13719**

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	5%			LIFE	**	5	\$3,800	
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : East Side							
		Explanation : Exterior Stairway To Roof.							
	Concrete Masonry Unit	85%			LIFE	**	5	\$8,100	
		Efflorescence, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Metal Coiling Doors	10%			2041	**	5	\$4,800	
Windows									
	Metal Louvers	100%			2037	**	10	\$2,500	
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$2,300	
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : Top Of Parapet							
		Explanation : Coping							
	Concrete Masonry Unit	90%			LIFE	**	5	\$3,000	
Roof									
	Built-Up (BUR)	80%			2033	**	10	\$12,900	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Explanation : Stone Ballast							
	Built-Up (BUR)	20%			2033	**	10	\$3,200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Explanation : Concrete Pavers							
Interior									
Floors									
	Cast in Place Concrete	90%			LIFE	**	5	\$17,000	
	Vinyl Tile	10%			2033	**	3	\$400	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Classroom							
		Explanation : The Classroom Floor Has Stains In Several Areas							
Interior Walls									
	Concrete Masonry Unit	92%			LIFE	**	5	\$2,400	
	Concrete Masonry Unit	8%			LIFE	**	5	\$200	
		Other Observation, Extent : Moderate, Area Affected : 8%							
		Location : At Train Platform							
		Explanation : 6 X 6 Units							
Ceilings									
	AcousTileSusp.Lay-In	10%			2041	**	5	\$900	
	Exposed Struc: Steel	90%			LIFE	**			

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY SUBWAY SIMULATOR, BLDG. 14**  
**Asset # : 13719**

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									
	Raceway								
	Conduit	100%			2048	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2044	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2048	**	1		
	Motor Controllers								
	Locally Mounted	100%			2041	**	5		
Lighting									
	Interior Lighting								
	Fluorescent	85%			2033	**	10	\$4,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Lamps							
	Fluorescent	10%			2033	**	10	\$500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Classrooms And Offices							
		Explanation : T-5 Lamps							
	Fluorescent	1%			2033	**	10	\$100	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : Hallway							
	HID	1%			2033	**	10		
	LED	3%			2033	**			
	Egress Lighting								
	Emergency, Service	40%			2033	**	1		
	Emergency, Battery	10%			2033	**	10	\$100	
	Exit, LED	50%			2056	**	1		
	Exterior Lighting								
	HID	65%			2033	**	10		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 11 HID Light Fixtures Controlled By Timer Switch							
	LED	35%			2033	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 6 LED Light Fixtures Controlled By Timer Switch And Photocells							

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								
	Fuel Oil No 2	100%			2048	* *	5	\$1,800	
		No. 2 Fuel Oil, Extent : Light, Area Affected : 100%							
		Location : Oil Tank Above Ground Infront Of Building							

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY SUBWAY SIMULATOR, BLDG. 14**  
**Asset # : 13719**

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									
	Conversion Equipment								
	Hot Water Boiler	100%			2048	* *	1	\$2,800	
				Repairs In Progress, Extent : Light, Area Affected : 100%					
				Location : Boiler Room					
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Boiler Room					
				Explanation : 1 Unit					
Distribution									
	Hot Wtr Piping/Pump	100%			2044	* *	4	\$300	
Terminal Devices									
	Air Handler	40%			2033	* *	1	\$1,400	
	Convactor/Radiator	20%			2041	* *	1	\$400	
	Unit Heater - Steam	40%			2033	* *	4	\$300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2050	* *	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	10%			2033	* *	2		
				R-22 Refrigerant, Extent : Light, Area Affected : 10%					
				Location : Roof					
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%	0-2	\$15,500	LIFE	* *	2-5	\$3,200	
				Needs Cleaning, Extent : Severe, Area Affected : 100%					
				Location : Throughout					
Exhaust Fans									
	Roof	100%			2033	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2048	* *	1		
	Water Heater								
	Electric	100%			2026	\$4,900	4	\$100	
	Sanitary Piping								
	Cast Iron	100%	Now	\$2,100	LIFE	* *	1		
				Blockage /Clogged, Extent : Severe, Area Affected : 100%					
				Location : Boiler Room					
Backflow Preventer									
	No Component	90%							
	Generic	10%			2033	* *	1		
				Other Observation, Extent : Light, Area Affected : 10%					
				Location : Boiler Room					
				Explanation : For Boiler Only					
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY TRAINING BLDGS - FIELD HOUSE #12  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.012 / 13553 **Yr Built/Renovated** : 2003 /  
**Area Sq Ft** : 40,857 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 31-Oct-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,1M,2M  
**Block** : 1819 **Lot** : 40 **BIN** : 1085911

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$45,000	\$64,800
Interior Architecture		\$124,400
<b>Total</b>	<b>\$45,000</b>	<b>\$189,200</b>
Importance Code A	\$45,000	\$64,800
Importance Code B		\$124,400
<b>Total</b>	<b>\$45,000</b>	<b>\$189,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$51,600		\$20,900	\$5,800
Interior Architecture	\$32,500	\$500		\$7,100
Electrical	\$3,100	\$2,300	\$33,200	\$3,600
Mechanical	\$300	\$200	\$200	\$400
<b>Total</b>	<b>\$87,500</b>	<b>\$3,000</b>	<b>\$54,300</b>	<b>\$16,900</b>
Importance Code A	\$51,600		\$20,900	\$5,800
Importance Code B	\$36,000	\$2,500	\$33,400	\$4,000
Importance Code C		\$500		\$7,100
<b>Total</b>	<b>\$87,500</b>	<b>\$3,000</b>	<b>\$54,300</b>	<b>\$16,900</b>



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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY TRAINING BLDGS - FIELD HOUSE #12**  
**Asset # : 13553**

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 Cavity	30%	2-4	\$45,000	LIFE	**	5	\$23,100	
	Efflorescence, Extent : Moderate, Area Affected : 10%							
	Location : North Facade							
Metal Panel	45%	Now	\$13,000	2048	**	5	\$64,800	
	Deteriorated Finish, Extent : Moderate, Area Affected : 15%							
	Location : At Joints							
	Staining/Discoloring, Extent : Moderate, Area Affected : 20%							
	Location : South Facade							
Metal Sect. OHD	15%			2041	**	5	\$36,000	
Pre-Cast Concrete	3%			LIFE	**	5	\$7,500	
Window Wall	7%			2048	**	5	\$20,200	
Windows								
Aluminum	100%			2044	**	5	\$11,600	
Parapets								
Concrete Masonry Unit	15%	0-2	\$1,500	LIFE	**	5	\$1,300	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%							
	Location : North Parapets							
	Vertical Cracks, Extent : Light, Area Affected : 5%							
	Location : North Parapets							
Masonry: Brick Cavity	20%			LIFE	**	5	\$1,500	
Metal Rail	2%			2041	**	5-10	\$2,700	
Pre-Cast Concrete	8%			LIFE	**	5	\$3,800	
No Component	55%							
Roof								
Cast in Place Concrete	25%			LIFE	**			
Metal Panel	55%	Now	\$17,400	2041	**			
	Drains Clogged, Extent : Moderate, Area Affected : 5%							
	Location : Where Angular Roof Planes Converge							
Modified Bitumen	20%			2033	**	10	\$10,800	
Interior								
Floors								
Cast in Place Concrete	68%	Now	\$28,200	LIFE	**	5	\$91,000	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Trench Drain At Apron							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Simulated Street Area							
	Explanation : Radiant Flooring							
Cast in Place Concrete	25%			LIFE	**	5	\$33,400	
Ceramic Tile	7%	2-4	\$4,300	2037	**	5	\$2,100	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY TRAINING BLDGS - FIELD HOUSE #12**  
**Asset # : 13553**

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									
Interior Walls									
	Ceramic Tile	2%			2037	* *	5	\$1,000	
	Concrete Masonry Unit	75%			LIFE	* *	5	\$14,300	
	Gypsum Board	5%			LIFE	* *	5	\$1,400	
	Masonry: Brick	12%			LIFE	* *			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Streetscape Mockup On Main Level									
Explanation : Simulated Brick Building Facade Mockups									
	Metal Coiling Doors	6%			2044	* *	5	\$14,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Streetscape Mockup									
Explanation : On Building Facade Mockups									
Ceilings									
	Exposed Struc: Steel	95%			LIFE	* *			
Corrosion/Rusting, Extent : Moderate, Area Affected : 5%									
Location : At Roof Drain Penetration									
	Metal Panel	5%			LIFE	* *	5	\$3,800	
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	100%			2041	* *			
Parking/Driveway									
	Asphalt	100%			2037	* *			

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%			2048	* *	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : Main Service Switch Rated At 2000 Amperes.									
Transformers									
	Dry Type	100%			2041	* *	5	\$200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : Nameplate Ratings, 30 Kilovolt-ampere, 208 Volts - 480/277 Volts									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2048	* *	5	\$1,100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Electrical Room									
Explanation : Nameplate Ratings: 1200 Amperes Bus Rating									
Raceway									
	Conduit	100%			2048	* *	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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY TRAINING BLDGS - FIELD HOUSE #12**  
**Asset # : 13553**

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	10%			2044	* *	5	\$100	
	Molded Case Bkrs	90%			2044	* *	5	\$1,000	
Ground									
Grounding Devices									
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : It Is Assumed That It Is Grounded To The Building Structure.							
Stand-by Power									
Transfer Switches									
	Manual	100%			2048	* *	5	\$200	
Lighting									
Interior Lighting									
	Fluorescent	40%			2033	* *	10	\$15,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Storage							
	Fluorescent	40%			2033	* *	10	\$15,000	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : Simulation Rooms							
	HID	10%			2033	* *	10	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Atrium							
		Explanation : Metal Halide HID							
	LED	10%			2033	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Hallways							
		Explanation : LED							
Egress Lighting									
	Emergency, Service	60%			2033	* *	1		
	Exit, LED	40%			2056	* *	1		
Exterior Lighting									
	HID	100%			2033	* *	10	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 25 LED Light Fixtures Controlled By Photocells							
Alarm									
Fire/Smoke Detection									
	Generic, Digital	100%			2033	* *	1-3	\$25,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : Addressable Fire Alarm System; Strobe Lights, Manual Pull Stations, Alarm Bells, Smoke Detectors, Horns							

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY TRAINING BLDGS - FIELD HOUSE #12**  
**Asset # : 13553**

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								
	HTHW/HW	20%			2048	* *	1		
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : 1st Floor							
		Explanation : Hot Water Is Supplied From Adjacent Building #11							
	No Component	80%							
Distribution									
	Hot Wtr Piping/Pump	20%			2044	* *	4	\$400	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : 1st Floor							
		Explanation : Hot Water From Adjacent Building #11							
	No Component	80%							
Terminal Devices									
	Convactor/Radiator	15%			2041	* *	1	\$2,000	
		Other Observation, Extent : Light, Area Affected : 15%							
		Location : Ground Level							
		Explanation : Radiant Heating Pipes In Floor							
	Unit Heater - Steam	5%			2033	* *	4	\$300	
	No Component	80%							
Ventilation									
	Exhaust Fans								
	Roof	20%			2033	* *	2	\$300	
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	20%			2048	* *	1		
	No Component	80%							
Water Heater									
	Electric	20%			2026	\$7,000	4	\$100	
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : 1st Floor							
		Explanation : 1 Unit							
	No Component	80%							
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Fixtures									
	Generic	100%							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Two Bathrooms							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY TRAINING TOWER # 1  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.000 / 1988 **Yr Built/Renovated** : 1975 / 2008  
**Area Sq Ft** : 12,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 02-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4,5  
**Block** : 1819 **Lot** : 40 **BIN** :

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Exterior Architecture	\$35,300	
Electrical		\$75,600
Mechanical		\$41,500
<b>Total</b>	<b>\$35,300</b>	<b>\$117,200</b>
Importance Code A	\$35,300	\$41,500
Importance Code B		\$75,600
<b>Total</b>	<b>\$35,300</b>	<b>\$117,200</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Exterior Architecture	\$1,500			\$1,000
Interior Architecture				
Electrical	\$400	\$600	\$400	\$400
Mechanical	\$2,300	\$500	\$1,800	\$700
<b>Total</b>	<b>\$4,200</b>	<b>\$1,100</b>	<b>\$2,300</b>	<b>\$2,200</b>
Importance Code A	\$1,500	\$200		\$1,200
Importance Code B	\$2,700	\$900	\$2,300	\$1,000
Importance Code C				
<b>Total</b>	<b>\$4,200</b>	<b>\$1,100</b>	<b>\$2,300</b>	<b>\$2,200</b>



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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY TRAINING TOWER # 1**  
**Asset # : 1988**

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	50%			LIFE	**	5	\$11,200	
Masonry: Brick	50%	2-4	\$35,300	LIFE	**	5	\$11,200	

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Throughout*

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

*Location : Throughout*

*Explanation : This Is A Demonstration Building. The Original Building Was 5,400 Sq.Ft.*

*Another 6,600 Sq.Ft. Were Added In 2008.*

## Windows

Aluminum	100%			2050	**	5	\$5,700	
----------	------	--	--	------	----	---	---------	--

*Broken/Missing Elements, Extent : Light, Area Affected : 5%*

*Location : Throughout*

## Parapets

Masonry: Brick	70%			LIFE	**	5	\$2,800	
Masonry: Brick	30%	Now	\$1,500	LIFE	**	5	\$1,200	

*Other Observation, Extent : Light, Area Affected : 50%*

*Location : Roof*

*Explanation : This Is A Demonstration Building*

## Roof

Skylight, Metal/Glass	2%			2054	**	10	\$1,000	
Traffic Topping	98%			2036	**	10	\$24,800	

## Interior

## Floors

Cast in Place Concrete	95%			LIFE	**	5	\$33,300	
------------------------	-----	--	--	------	----	---	----------	--

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Throughout*

Steel Grating	5%			2048	**	1		
---------------	----	--	--	------	----	---	--	--

## Interior Walls

Concrete Masonry Unit	100%			LIFE	**	5	\$15,100	
-----------------------	------	--	--	------	----	---	----------	--

*Cracking/Crumbling, Extent : Light, Area Affected : 10%*

*Location : Throughout*

## Ceilings

Exposed Concrete	100%			LIFE	**	5	\$2,500	
------------------	------	--	--	------	----	---	---------	--

*Cracking/Crumbling, Extent : Light, Area Affected : 5%*

*Location : Throughout*

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

## Raceway

Conduit	100%			2028	\$23,100	1		
---------	------	--	--	------	----------	---	--	--

## Panelboards

Molded Case Bkrs	100%			2027	\$31,200	5	\$300	
------------------	------	--	--	------	----------	---	-------	--

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY TRAINING TOWER # 1**  
**Asset # : 1988**

Electrical		Current Repair		Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
	Wiring							
	Thermoplastic	100%		2028	\$25,300	1		
Lighting								
	Interior Lighting							
	Fluorescent	15%		2028	\$4,100	10	\$1,700	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%						
		Location : Stair Case And 3rd Floor						
	Fluorescent	85%		2028	\$23,500	10	\$9,400	
		Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%						
		Location : Throughout The Building						
	Exterior Lighting							
	Fluorescent	20%		2028	\$8,000	10	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Outside						
		Explanation : 3 CFL (Compact Fluorescent Light Fixtures)						
	HID	80%		2028	\$37,800	10		
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Outside						
		Explanation : 13 HID Light Fixtures Controlled By Timer Switch And Photocells						
Alarm								
	Security System							
	Generic	100%		2028	\$37,800	1	\$4,500	
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Roof						
		Explanation : 1 - CCTV Surveillance Camera						

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								
	Electricity	20%			2048	* *	1		
	No Component	80%							
Conversion Equipment									
	Radiant Heater	20%			2028	\$41,500	2	\$1,100	
	No Component	80%							
Ventilation									
	Exhaust Fans								
	Roof	20%			2033	* *	2	\$100	
	Wall Unit	80%			2028	\$3,300	2	\$300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Fan In Basement To Remove Methane Gas								

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY TRAINING TOWER # 1**  
**Asset # : 1988**

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								
	Galvanized Steel	10%			2041	* *	1		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : B, 1-5							
		Explanation : Standpipe Only							
	No Component	90%							
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : 1-5							
		Explanation : Roof Drains Only							
Sump Pump(s)									
	Non-Submersible	100%	Now	\$1,800	2038	* *	4	\$300	
		Not in Service, Extent : Light, Area Affected : 100%							
		Location : Basement							
Fire Suppression									
	Standpipe								
	Generic	100%			2048	* *	1-5	\$6,300	

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FIRE ACADEMY VEHICLE PREVENTIVE MAINT BLDG #6  
**Address** : RANDALLS ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIR0003.050 / 1990 **Yr Built/Renovated** : 1975 / 2004  
**Area Sq Ft** : 14,800 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 01-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1,2  
**Block** : 1819 **Lot** : 40 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$47,600	
Interior Architecture	\$100,000	
Electrical		\$58,300
<b>Total</b>	<b>\$147,600</b>	<b>\$58,300</b>
Importance Code A	\$47,600	
Importance Code B	\$50,200	\$58,300
Importance Code C	\$49,900	
<b>Total</b>	<b>\$147,600</b>	<b>\$58,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$4,200			\$6,700
Interior Architecture	\$45,700	\$1,300		\$1,000
Electrical	\$1,600	\$1,400	\$6,800	\$1,600
Mechanical	\$4,000	\$1,200	\$10,900	\$1,200
Site Pavements	\$3,200			
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$62,600</b>	<b>\$7,900</b>	<b>\$21,600</b>	<b>\$14,500</b>
Importance Code A	\$5,000	\$700	\$800	\$7,400
Importance Code B	\$42,800	\$6,500	\$20,900	\$7,000
Importance Code C	\$14,800	\$700		
<b>Total</b>	<b>\$62,600</b>	<b>\$7,900</b>	<b>\$21,600</b>	<b>\$14,500</b>



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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY VEHICLE PREVENTIVE MAINT BLDG #6**  
**Asset # : 1990**

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 Cavity	70%	Now	\$47,600	LIFE	**	5	\$6,100	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Various Locations Above Overhead Doors								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 5%								
	Location : Above 2nd Story Window								
	Patching Evident, Extent : Light, Area Affected : 20%								
	Location : All Facades								
	Caulking Deteriorated, Extent : Moderate, Area Affected : 20%								
	Location : Base Of Building								
	Weepholes Not Funct, Extent : Moderate, Area Affected : 15%								
	Location : Mortar Saturated - North Facade								
	Metal Sect. OHD	30%	4+	\$4,200	2041	**	5	\$4,100	
	Paint Peeling, Extent : Light, Area Affected : 15%								
	Location : Door Frames								
Windows									
	Aluminum	40%			2044	**	5	\$800	
	Wood	60%			2044	**	5	\$12,600	
Parapets									
	Not Accessible	100%							
Roof									
	Not Accessible	100%							
Interior									
Floors									
	Cast in Place Concrete	40%	Now	\$9,900	LIFE	**	5	\$20,000	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Various Locations Throughout Apparatus Floor								
	Cast in Place Concrete	20%			LIFE	**	5	\$10,000	
	Ceramic Tile	5%			2037	**	5	\$1,100	
	Vinyl Tile	35%	Now	\$21,300	2033	**	3	\$3,000	
	Broken/Missing Elements, Extent : Severe, Area Affected : 40%								
	Location : Second Floor Office, Corridor, Locker Room, Kitchenette And Stair								
	Uneven Substrate, Extent : Moderate, Area Affected : 40%								
	Location : Throughout Second Floor								
Interior Walls									
	Ceramic Tile	5%			2037	**	5	\$1,400	
	Concrete Masonry Unit	75%	Now	\$49,900	LIFE	**	5	\$8,600	
	Vertical Cracks, Extent : Moderate, Area Affected : 15%								
	Location : Stairwell To Second Floor								
	SGFT/Glazed Masonry	20%	0-2	\$11,600	LIFE	**			
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout Apparatus Area								

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.

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY VEHICLE PREVENTIVE MAINT BLDG #6**  
**Asset # : 1990**

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

## Ceilings

AcousTileSusp.Lay-In	15%	0-2	\$2,900	2033	* *	5	\$1,700
----------------------	-----	-----	---------	------	-----	---	---------

*Water Penetration, Extent : Moderate, Area Affected : 5%**Location : Room 201, 202, 203 And Locker Rooms*

AcousTileSusp.Lay-In	5%			2045	* *	5	\$1,100
----------------------	----	--	--	------	-----	---	---------

Exposed Struc: Steel

50% Now

\$50,200

LIFE

\* \*

*Water Penetration, Extent : Moderate, Area Affected : 10%**Location : Apparatus Floor, Original Building*

Exposed Struc: Steel

20%

LIFE

\* \*

Gypsum Board

10%

LIFE

\* \*

5

\$2,900

## Site Pavements

## On-Site Walkways

Cast in Place Concrete

100%

0-2

\$3,200

2033

\* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%**Location : At Overhead Door Thresholds And Curbs*

## Parking/Driveway

Asphalt

100%

2037

\* \*

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%

2048

\* \*

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Electrical Room**Explanation : 2- Main Service Disconnect Switches Rated At 1200 Amperes Each.*

## Switchgear / Switchboard

Fused Disc Sw

100%

2048

\* \*

5

\$100

## Raceway

Conduit

85%

2028

\$19,600

1

Conduit

15%

2048

\* \*

1

## Panelboards

Fused Disc Sw

5%

2027

\$1,600

5

Molded Case Bkrs

80%

2027

\$24,900

5

\$300

Molded Case Bkrs

15%

2044

\* \*

5

\$100

## Wiring

Thermoplastic

85%

2028

\$21,500

1

Thermoplastic

15%

2048

\* \*

1

## Motor Controllers

Locally Mounted

20%

2041

\* \*

5

Locally Mounted

80%

2033

\* \*

5

\$100

## Ground

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY VEHICLE PREVENTIVE MAINT BLDG #6**  
**Asset # : 1990**

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	\$200	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Water Meter Room							
		Explanation : Connected To Metal Water Pipe.							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2041	* *	1	\$4,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : No Available Amperage Nameplate Rating							
Lighting									
	Interior Lighting								
	Fluorescent	40%			2033	* *	10	\$5,400	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
	HID	60%			2028	\$14,800	10	\$300	
	Egress Lighting								
	Emergency, Service	65%			2033	* *	1		
	Exit, LED	35%			2056	* *	1		
	Exterior Lighting								
	HID	100%			2028	\$58,300	10		
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : 15 HID Light Fixtures Controlled By Photocells							
Alarm									
	Fire/Smoke Detection								
	Generic, Digital	100%			2033	* *	1-3	\$9,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : Addressable Fire Alarm System; Manual Pull Station, Alarm Bells, Strobe Lights, Smoke Detectors, Horns							

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								
	Fuel Oil No 2	100%			2038	* *	5	\$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.*



**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY VEHICLE PREVENTIVE MAINT BLDG #6**  
**Asset # : 1990**

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									
	Conversion Equipment								
	Furnace	20%			2028	\$6,800	1	\$1,500	
		Not in Service, Extent : Severe, Area Affected : 20%							
		Location : Roof							
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Roof							
		Explanation : 1 Unit							
	Hot Water Boiler	80%			2033	**	1	\$5,900	
		Other Observation, Extent : Light, Area Affected : 80%							
		Location : 1st Floor Boiler Room							
		Explanation : 1 Unit							
Distribution									
	Hot Wtr Piping/Pump	100%	Now	\$500	2036	**	4	\$700	
		Leak Evident, Extent : Severe, Area Affected : 80%							
		Location : Pum(P-6-1) In The 1st Floor Boiler Room.							
Terminal Devices									
	Convactor/Radiator	50%			2033	**	1	\$2,400	
	Unit Heater - Steam	50%			2033	**	4	\$1,000	
Air Conditioning									
	Energy Source								
	Electricity	100%			2044	**	1		
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	20%			2038	**	2	\$200	
		Recent Installation, Extent : Light, Area Affected : 20%							
		Location : 2 Units, On The Roof, Using 410 A Refrigerant.							
	No Component	80%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$8,300	
	Exhaust Fans								
	Roof	85%			2028	\$20,400	2	\$400	
	Wall Unit	15%			2028	\$800	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	Now	\$2,200	2048	**	1		
		Corroded, Extent : Severe, Area Affected : 100%							
		Location : Water Main.							
Water Heater									
	Electric	50%			2023	\$6,400	4		
	Electric	50%			2026	\$6,400	4	\$100	
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.*

**FIRE DEPARTMENT - 057**  
**FIRE ACADEMY VEHICLE PREVENTIVE MAINT BLDG #6**  
**Asset # : 1990**

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									
	Backflow Preventer								
	No Component	90%							
	Generic	10%			2033	* *	1	\$100	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Boiler Room							
		Explanation : For Boiler Only							
Fixtures									
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	80%							
	Generic	20%			2038	* *	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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 103 EMS BATTALION STATION  
**Address** : 103 TOTTEN AVENUE EMS OPERATIONS/SOC  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.103 / 13737 **Yr Built/Renovated** : 1892 /  
**Area Sq Ft** : 4,591 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 17-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$50,100	
Interior Architecture		\$56,400
<b>Total</b>	<b>\$50,100</b>	<b>\$56,400</b>
Importance Code A	\$50,100	
Importance Code B		\$56,400
<b>Total</b>	<b>\$50,100</b>	<b>\$56,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$8,600		\$1,300	
Interior Architecture	\$23,600		\$500	\$700
Electrical	\$100			\$100
Mechanical	\$1,000	\$500	\$400	\$500
<b>Total</b>	<b>\$33,300</b>	<b>\$500</b>	<b>\$2,200</b>	<b>\$1,300</b>
Importance Code A	\$8,800	\$200	\$1,500	\$200
Importance Code B	\$11,000	\$300	\$700	\$1,100
Importance Code C	\$13,500			
<b>Total</b>	<b>\$33,300</b>	<b>\$500</b>	<b>\$2,200</b>	<b>\$1,300</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 103 EMS BATTALION STATION**  
**Asset # : 13737**

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									
Alum/Vinyl Siding	5%			2040	**	10	\$300		
Cast in Place Concrete	10%			LIFE	**	5	\$17,200		
Masonry: Brick	85%	Now	\$50,100	LIFE	**	5	\$14,600		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 25%									
Location : Various Locations									
Windows									
Aluminum	100%			2038	**	5	\$400		
Roof									
Asphalt Shingle	100%			2033	**	10	\$1,100		
Interior									
Floors									
Ceramic Tile	5%	0-2	\$800	2033	**	5	\$200		
Broken/Missing Elements, Extent : Light, Area Affected : 10%									
Location : Bathroom									
Quarry Tile	10%			2043	**	5	\$1,000		
Worn/Eroded, Extent : Light, Area Affected : 50%									
Location : Front Entry									
Vinyl Tile	85%	0-2	\$5,600	2030	\$56,400	3	\$2,200		
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Interior Walls									
Ceramic Tile	5%	2-4	\$700	2033	**	5	\$200		
Broken/Missing Elements, Extent : Light, Area Affected : 5%									
Location : Toilets									
Concrete Masonry Unit	10%			LIFE	**	5	\$800		
Gypsum Board	50%	Now	\$400	LIFE	**	5	\$2,900		
Cracking/Crumbling, Extent : Severe, Area Affected : 2%									
Location : Basement									
Masonry: Brick	5%	Now	\$2,100	LIFE	**				
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 50%									
Location : Basement									
Plaster	5%			LIFE	**	5-10	\$400		
Cracking/Crumbling, Extent : Light, Area Affected : 5%									
Location : Basement									
Deteriorated Finish, Extent : Light, Area Affected : 10%									
Location : Basement									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Basement									
Wood	25%			LIFE	**	5	\$19,000		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Various Locations Throughout									
Explanation : Wood Panel Interior Finish									

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 103 EMS BATTALION STATION**  
**Asset # : 13737**

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								
Ceilings								
AcousTileSusp.Lay-In	95%	Now	\$3,000	2043	**	5	\$3,300	
	Misaligned/Bulging, Extent : Light, Area Affected : 5%							
	Location : Basement							
Gypsum Board	5%			LIFE	**	5-10	\$1,200	
Site Enclosure								
Retaining Walls								
Cast in Place Concrete	100%			2065	**			
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	100%			2035	**			
Parking/Driveway								
Cast in Place Concrete	100%			2035	**			
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%			2030	\$1,700	5		
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement Electrical Room.							
	Explanation : Two 200 Ampere Main Disconnect Switches							
Raceway								
Conduit	100%			2030	\$4,300	1		
Panelboards								
Fused Disc Sw	5%			2029	\$400	5		
Molded Case Bkrs	95%			2029	\$8,100	5	\$100	
Wiring								
Thermoplastic	100%			2030	\$9,300	1		
Motor Controllers								
Locally Mounted	100%			2028	\$8,200	5		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$100	
Lighting								
Interior Lighting								
Fluorescent	100%			2030	\$11,400	10	\$4,200	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-8 Lamps							
Egress Lighting								
Emergency, Battery	50%			2030	\$3,500	10	\$600	
Exit, Service	50%			2030	\$700	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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 103 EMS BATTALION STATION**  
**Asset # : 13737**

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

## Exterior Lighting

HID	30%			2025		\$5,900	10		
No Component	70%								

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

Fuel Oil No 2	100%			2040		* *	5	\$1,400	
---------------	------	--	--	------	--	-----	---	---------	--

## Conversion Equipment

Hot Water Boiler	100%			2043		* *	1	\$2,300	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : 1 Unit</i>									

## Distribution

Hot Wtr Piping/Pump	100%	0-2	\$400	2029		\$7,600	4	\$200	
<i>Other Observation, Extent : Moderate, Area Affected : 30%</i>									
<i>Location : South Side</i>									
<i>Explanation : Insufficient Heat In The South Side Of The Building</i>									

## Terminal Devices

Convactor/Radiator	100%			2028		\$26,100	1	\$1,500	
--------------------	------	--	--	------	--	----------	---	---------	--

## Air Conditioning

## Energy Source

Electricity	100%			2038		* *	1		
-------------	------	--	--	------	--	-----	---	--	--

## Conversion Equipment

Split Unit	20%			2030		\$20,800			
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Outside</i>									
<i>Explanation : 1 Unit. R-22 Refrigerant</i>									

Window/Wall Unit	80%			2025		\$8,100	1		
------------------	-----	--	--	------	--	---------	---	--	--

## Terminal Devices

Fan Coil - 2 Pipe	20%			2030		\$18,600	1	\$300	
No Component	80%								

## Heat Rejection

Dry Cooler	20%			2030		\$5,300	2	\$600	
No Component	80%								

## Plumbing

## H/C Water Piping

Brass/Copper	100%			2040		* *	1		
--------------	------	--	--	------	--	-----	---	--	--

## Water Heater

Oil Fired	100%			2028		\$4,100	1	\$100	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : One 40 Gallon 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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 103 EMS BATTALION STATION**  
**Asset # : 13737**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Sanitary Piping							
	Cast Iron	100%		LIFE	* *	1		
	Sump Pump(s)							
	Submersible	100%		2021	\$200	4	\$100	
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 107 CLASSROOM/ADMIN.  
**Address** : 107 DUANE AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.107 / 13738 **Yr Built/Renovated** : 1896 / 2007  
**Area Sq Ft** : 12,404 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 17-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Mechanical		\$530,500
<b>Total</b>		<b>\$530,500</b>
Importance Code B		\$530,500
<b>Total</b>		<b>\$530,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$22,200			
Interior Architecture	\$53,000		\$9,200	\$1,400
Electrical	\$300			
Mechanical	\$5,200	\$3,200	\$2,600	\$3,200
Site Enclosure	\$3,100			
Site Pavements	\$22,000			
<b>Total</b>	<b>\$105,900</b>	<b>\$3,200</b>	<b>\$11,900</b>	<b>\$4,600</b>
Importance Code A	\$23,500	\$1,200	\$1,200	\$1,200
Importance Code B	\$24,900	\$2,000	\$10,600	\$2,000
Importance Code C	\$57,500			\$1,400
<b>Total</b>	<b>\$105,900</b>	<b>\$3,200</b>	<b>\$11,900</b>	<b>\$4,600</b>



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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 107 CLASSROOM/ADMIN.**  
**Asset # : 13738**

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	87%			LIFE	**	5	\$21,200	
		Diagonal Cracks, Extent : Light, Area Affected : 2%							
		Location : Attached Storage Shed							
		Staining/Discoloring, Extent : Light, Area Affected : 25%							
		Location : Various Locations							
	Masonry: Granite	5%			LIFE	**	5	\$900	
	Masonry: Limestone	5%	Now	\$1,500	LIFE	**	5	\$500	
		Staining/Discoloring, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Metal Sect. OHD	3%			2035	**	5	\$1,100	
Windows									
	Metal Louvers	2%			2039	**	10	\$200	
	Wood	98%			2046	**	5	\$19,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : All Facades							
		Explanation : Vinyl-clad Wood Wondows							
Roof									
	Asphalt Shingle	100%			2039	**	10	\$5,500	
		Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 2%							
		Location : Gutters And Downspout Seams Open Leaking Water							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Asphalt Shingles Are Designed To Appear To Be Historic Slate							
Interior									
Floors									
	Cast in Place Concrete	20%			LIFE	**	5	\$16,200	
	Mosaic Tile	10%			2043	**	5	\$4,600	
	Vinyl Tile	70%			2035	**	3	\$4,800	
Interior Walls									
	Cast in Place Concrete	5%			LIFE	**	10	\$3,400	
	Cast Stone/Terra Cotta	5%			LIFE	**	10	\$5,100	
	Ceramic Tile	10%			2039	**	5	\$2,700	
	Gypsum Board	80%			LIFE	**	5-10	\$37,000	
Ceilings									
	AcousTileSusp.Lay-In	60%			2043	**	5	\$10,500	
	Gypsum Board	30%			LIFE	**	5-10	\$18,100	
	Masonry: Infill Arch	10%			LIFE	**	10	\$900	
Site Enclosure									
Fence/Gates									
	Chain Link	100%	4+	\$3,000	2050	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5%							
		Location : Around Parking Lot							
Retaining Walls									
	Cast in Place Concrete	100%	4+		2050	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Left Side Of Building							

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 107 CLASSROOM/ADMIN.**  
**Asset # : 13738**

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

## Site Pavements

## On-Site Walkways

Asphalt	95%			2033		* *			
Cast in Place Concrete	5%			2035		* *			

## Parking/Driveway

Asphalt	100%	4+	\$22,000	2033		* *			
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>									
<i>Location : Rear Parking Lot</i>									
<i>Sinking/Subsiding, Extent : Moderate, Area Affected : 2%</i>									
<i>Location : Rear Parking Lot</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%			2050		* *	5	\$100	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Outside By The Wall</i>									
<i>Explanation : One 200 And One 100 Ampere Main Disconnect Switch</i>									

## Raceway

Conduit	90%			2030		\$3,800	1		
Conduit	10%			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%			2028		\$16,300	5	\$100	
-----------------	------	--	--	------	--	----------	---	-------	--

## Ground

## Grounding Devices

Generic	100%			LIFE		* *	5	\$400	
---------	------	--	--	------	--	-----	---	-------	--

## Lighting

## Interior Lighting

Fluorescent	95%			2035		* *	10	\$10,800	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									

Incandescent	5%			2025		\$3,700	2		
--------------	----	--	--	------	--	---------	---	--	--

## Egress Lighting

Emergency, Battery	50%			2035		* *	10	\$1,500	
Exit, Service	50%			2035		* *	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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 107 CLASSROOM/ADMIN.**  
**Asset # : 13738**

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

## Exterior Lighting

## HID

30%

2035

\* \*

10

*Other Observation, Extent : Light, Area Affected : 100%**Location : Exterior**Explanation : Controlled Via Photocell*

## No Component

70%

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

## Fuel Oil No 2

100%

2040

\* \*

5

\$3,800

## Conversion Equipment

## Steam Boiler

100%

2043

\* \*

1

\$12,300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Mechanical Room**Explanation : One Oil Fired Steam Boiler*

## Distribution

## Steam Piping/Pump

100%

2030

\$58,300

## Terminal Devices

## Convactor/Radiator

70%

2028

\$49,400

1

\$2,800

## Convactor/Radiator

30%

2043

\* \*

1

\$1,200

## Air Conditioning

## Energy Source

## Electricity

100%

2038

\* \*

1

## Conversion Equipment

## Split Unit

70%

2030

\$197,000

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Outside**Explanation : 3 Units. R-22 Refrigerant*

## Window/Wall Unit

30%

2025

\$8,200

1

## Terminal Devices

## Fan Coil - 2 Pipe

70%

2030

\$175,600

1

\$2,800

## No Component

30%

## Heat Rejection

## Dry Cooler

70%

2030

\$50,200

2

\$6,000

## No Component

30%

## Ventilation

## Distribution

## Ductwork/Diffusers

70%

LIFE

\* \*

2-5

\$7,700

## No Component

30%

## Exhaust Fans

## Interior

70%

2030

\$32,800

2

\$300

## No Component

30%

## 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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 107 CLASSROOM/ADMIN.**  
**Asset # : 13738**

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%			2040	* *	1		
	Water Heater Oil Fired	100%			2025	\$10,900	1	\$400	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : Basement Mechanical Room					
				Explanation : 1 Unit					
	Sanitary Piping Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s) Submersible	100%	0-2	\$400	2025	\$400	4	\$300	
				Abandoned in Place, Extent : Moderate, Area Affected : 100%					
				Location : Basement					
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 129 EMS CHAUFFEUR TRAINING SIMULATOR  
**Address** : 129 SGT. BEERS AVENUE EVOC/CPR  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.129 / 13740 **Yr Built/Renovated** : 1871 /  
**Area Sq Ft** : 4,566 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5917 **Lot** : 1 **BIN** :

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$91,200			
Interior Architecture	\$34,000		\$400	
Electrical	\$200	\$100	\$100	\$100
Mechanical	\$1,100	\$1,100	\$1,100	\$800
Site Pavements	\$6,800			
<b>Total</b>	<b>\$133,200</b>	<b>\$1,100</b>	<b>\$1,600</b>	<b>\$900</b>
Importance Code A	\$91,600	\$500	\$500	\$500
Importance Code B	\$13,300	\$700	\$1,100	\$500
Importance Code C	\$28,300			
<b>Total</b>	<b>\$133,200</b>	<b>\$1,100</b>	<b>\$1,600</b>	<b>\$900</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 129 EMS CHAUFFEUR TRAINING SIMULATOR**  
**Asset # : 13740**

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%	4+	\$28,000	LIFE	**	5	\$16,300	
	Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
	Location : Various Locations On The Facade							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : All Facades							
	Explanation : Facades Have Been Coated With A Thin Layer Of Red Stucco							
Masonry: Limestone	5%	2-4	\$32,000	LIFE	**	5	\$600	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
	Location : Base Of Building							
	Loose/Delam Surface, Extent : Moderate, Area Affected : 15%							
	Location : Base Of Building							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Base Of Building							
	Explanation : This Is Actually Bluestone							
Windows								
Aluminum	100%			2046	**	5	\$400	
Roof								
Slate	100%	4+	\$31,000	LIFE	**			
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
	Location : Mostly Above Gutter							
	Worn/Eroded, Extent : Moderate, Area Affected : 50%							
	Location : Roof							
Interior								
Floors								
Cast in Place Concrete	8%			LIFE	**	5	\$2,400	
Vinyl Tile	50%			2035	**	3	\$1,300	
Vinyl Tile 9" X 9"	2%	Now	\$1,700	2040	**	3	\$100	
	Cracking/Crumbling, Extent : Severe, Area Affected : 100%							
	Location : Cracked And Deteriorated Throughout Entry Vestibule							
Wood	40%	0-2	\$2,100	2058	**	5	\$2,600	
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : Throughout 2nd Floor							
Interior Walls								
Cast in Place Concrete	85%			LIFE	**	10	\$20,200	
Ceramic Tile	5%	Now	\$700	2039	**	5	\$200	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : 1st Floor Kitchen							
Plaster	10%			LIFE	**	5-10	\$800	
Ceilings								
Exposed Concrete	5%			LIFE	**	5-10	\$400	
Plaster	95%			LIFE	**	5-10	\$11,200	
	Paint Peeling, Extent : Light, Area Affected : 15%							
	Location : Throughout							

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 129 EMS CHAUFFEUR TRAINING SIMULATOR**  
**Asset # : 13740**

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
Site Enclosure								
Retaining Walls								
Cast in Place Concrete	100%			2050	**			
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	100%	Now	\$6,800	2043	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 60%								
Location : All Walkways And Stairs To Bunker								
Misaligned/Bulging, Extent : Severe, Area Affected : 5%								
Location : Various Locations On Walkways								
Other Observation, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Explanation : Vegetation Growth								
Parking/Driveway								
Asphalt	95%			2033	**			
Cast in Place Concrete	5%			2035	**			

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%			2050	**	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : One 100 Ampere Main Disconnect Switch								
Raceway								
Conduit	70%			2050	**	1		
Conduit	30%			2030	\$1,300	1		
Panelboards								
Fused Disc Sw	2%			2046	**	5		
Molded Case Bkrs	98%			2046	**	5	\$100	
Wiring								
Thermoplastic	70%			2050	**	1		
Thermoplastic	30%			2030	\$2,800	1		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$100	
Lighting								
Interior Lighting								
Fluorescent	98%			2035	**	10	\$4,100	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
Location : Throughout The Building								
Incandescent	2%			2025	\$500	2		
Egress Lighting								
Emergency, Battery	50%			2035	**	10	\$600	
Exit, Service	50%			2035	**	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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 129 EMS CHAUFFEUR TRAINING SIMULATOR**  
**Asset # : 13740**

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

## Exterior Lighting

HID	30%		2035		* *	10			
No Component	70%								

## Alarm

## Security System

No Component	70%								
Generic	30%		2035		* *	1		\$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

Fuel Oil No 2	100%		2040		* *	5		\$1,400	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : 2 Tanks</i>									

## Conversion Equipment

Steam Boiler	100%		2043		* *	1		\$4,500	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : 1 Unit</i>									

## Distribution

Steam Piping/Pump	100%		2040		* *				
-------------------	------	--	------	--	-----	--	--	--	--

## Terminal Devices

Convactor/Radiator	100%		2028		\$26,000	1		\$1,500	
--------------------	------	--	------	--	----------	---	--	---------	--

## Air Conditioning

## Energy Source

Electricity	100%		2038		* *	1			
-------------	------	--	------	--	-----	---	--	--	--

## Conversion Equipment

Split Unit	30%		2030		\$31,100				
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>									
<i>Location : 1 Unit, 1st Floor</i>									

Window/Wall Unit	70%		2025		\$7,100	1			
------------------	-----	--	------	--	---------	---	--	--	--

## Distribution

Ductwork/Diffusers	30%		LIFE		* *	2		\$2,200	
No Component	70%								

## Terminal Devices

Fan Coil - 2 Pipe	30%		2030		\$27,700	1		\$400	
No Component	70%								

## Heat Rejection

Dry Cooler	30%		2030		\$7,900	2		\$1,000	
No Component	70%								

## Plumbing

## H/C Water Piping

Brass/Copper	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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 129 EMS CHAUFFEUR TRAINING SIMULATOR**  
**Asset # : 13740**

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									
	HW Heat Exchanger Steam Fired	100%			2050	* *	4	\$700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Domestic Coil Inside Boiler									
	Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 139 EMS MEDICAL FILE STORAGE  
**Address** : 139 SGT. BEERS LANE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.139 / 14323 **Yr Built/Renovated** :  
**Area Sq Ft** : 9,381 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 17-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$281,300	
Interior Architecture	\$116,300	
Electrical		\$55,600
<b>Total</b>	<b>\$397,500</b>	<b>\$55,600</b>
Importance Code A	\$281,300	
Importance Code B	\$116,300	\$55,600
<b>Total</b>	<b>\$397,500</b>	<b>\$55,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$7,400			
Interior Architecture	\$39,700			\$2,200
Electrical	\$100			\$100
Mechanical	\$21,400	\$300	\$300	\$300
<b>Total</b>	<b>\$68,500</b>	<b>\$300</b>	<b>\$300</b>	<b>\$2,600</b>
Importance Code A	\$7,400			
Importance Code B	\$54,000	\$300	\$300	\$2,600
Importance Code C	\$7,100			
<b>Total</b>	<b>\$68,500</b>	<b>\$300</b>	<b>\$300</b>	<b>\$2,600</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 139 EMS MEDICAL FILE STORAGE**  
**Asset # : 14323**

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									
	Alum/Vinyl Siding	50%	Now	\$163,400	2060	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 40%									
Location : Front Facade									
Other Observation, Extent : Severe, Area Affected : 10%									
Location : Throughout Facade									
Explanation : Vegetation Growth And Fascia Board Is Deteriorated									
	Masonry: Brick	50%	Now	\$7,400	LIFE	**	5	\$4,300	
Vegetation Growth, Extent : Light, Area Affected : 10%									
Location : Throughout Exterior Facade.									
Windows									
	Wood	100%	Now	\$40,400	2055	**	5	\$6,300	1
Broken/Missing Elements, Extent : Severe, Area Affected : 20%									
Location : All Facades									
Dry Rot/Decay, Extent : Severe, Area Affected : 20%									
Location : All Facade									
Unit Inoperable, Extent : Severe, Area Affected : 50%									
Location : Facade Fenestration									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Facade Fenestration									
Explanation : Vinyl Clad Wood Windows									
Roof									
	Asphalt Shingle	100%	Now	\$77,400	2045	**			1
Cracking/Crumbling, Extent : Severe, Area Affected : 80%									
Location : Roof									
Other Observation, Extent : Severe, Area Affected : 10%									
Location : Roof									
Explanation : Large Opening In Roof, Soffit Band Failing									
Interior									
Floors									
	Cast in Place Concrete	5%			LIFE	**	5	\$3,100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : No Access									
	Ceramic Tile	10%			2039	**	5	\$1,400	
	Vinyl Tile	85%	Now	\$116,300	2040	**	3	\$4,500	
Loose/Delam Surface, Extent : Moderate, Area Affected : 40%									
Location : Throughout									
Other Observation, Extent : Severe, Area Affected : 75%									
Location : Throughout									
Explanation : Debris And Abandoned Storage Materials Everywhere									

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 139 EMS MEDICAL FILE STORAGE**  
**Asset # : 14323**

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% Now \$700 2039 \* \* 5 \$100

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%  
Location : Bathrooms.*

## Gypsum Board

95% Now \$6,400 LIFE \* \* 5 \$2,700

*Cracking/Crumbling, Extent : Moderate, Area Affected : 30%  
Location : Toilet Room On 1st Floor*

## Ceilings

## Gypsum Board

100% LIFE \* \* 5-10 \$48,700

*Other Observation, Extent : Moderate, Area Affected : 50%  
Location : Throughout  
Explanation : Paint Peeling*

## Site Pavements

## On-Site Walkways

## Cast in Place Concrete

100% 2035 \* \*

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% 2030 \$1,700 5

*Other Observation, Extent : Light, Area Affected : 100%  
Location : Electrical Closet Under The Stairs 1st Floor  
Explanation : One 200 Ampere Main Disconnect Switch And The Building Is Not Occupied*

## Raceway

## Conduit

100% 2030 \$4,300 1

## Panelboards

## Molded Case Bkrs

100% 2029 \$8,500 5 \$200

## Wiring

## Thermoplastic

100% 2030 \$9,300 1

## Ground

## Grounding Devices

## Not Accessible

100%

## Lighting

## Interior Lighting

## Incandescent

100% 2025 \$55,600 2 \$200

## Exterior Lighting

## HID

30% 2025 \$12,100 10

## No Component

70%

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

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 139 EMS MEDICAL FILE STORAGE**  
**Asset # : 14323**

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								
	Not Accessible	100%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location :						
			Explanation : Building Unoccupied In Very Poor Condition. No Access To Basement						
	Conversion Equipment								
	Not Accessible	100%							
Distribution									
	Not Accessible	100%							
Terminal Devices									
	Convactor/Radiator	100%	0-2	\$21,400	2043	* *	1	\$2,700	
			Abandoned in Place, Extent : Moderate, Area Affected : 100%						
			Location : Entire Building						
Plumbing									
	H/C Water Piping								
	Not Accessible	100%							
	Water Heater								
	Not Accessible	100%							
	HW Heat Exchanger								
	Not Accessible	100%							
	Sanitary Piping								
	Not Accessible	100%							
	Sump Pump(s)								
	Not Accessible	100%							
	Pool Filter/Treatment								
	Not Accessible	100%							
	Sewage Ejector(s)								
	Not Accessible	100%							
	Backflow Preventer								
	Not Accessible	100%							
Fixtures									
	Generic	100%							
			Abandoned in Place, Extent : Moderate, Area Affected : 100%						
			Location : Entire Building						

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 309 EMS HAZMAT/ PARAMEDIC TRAINING  
**Address** : 309 PRATT AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.309 / 13755 **Yr Built/Renovated** : 1897 /  
**Area Sq Ft** : 4,874 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$47,400	
<b>Total</b>	<b>\$47,400</b>	
Importance Code A	\$47,400	
<b>Total</b>	<b>\$47,400</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$2,000			
Interior Architecture	\$59,200			
Electrical	\$1,000			
Mechanical	\$600	\$700	\$11,400	\$600
Site Pavements	\$1,700			
<b>Total</b>	<b>\$64,600</b>	<b>\$700</b>	<b>\$11,400</b>	<b>\$700</b>
Importance Code A	\$2,500	\$500	\$500	\$500
Importance Code B	\$43,200	\$200	\$11,000	\$200
Importance Code C	\$18,800			
<b>Total</b>	<b>\$64,600</b>	<b>\$700</b>	<b>\$11,400</b>	<b>\$700</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 309 EMS HAZMAT/ PARAMEDIC TRAINING**  
**Asset # : 13755**

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	85%	0-2	\$47,400	LIFE	**	5	\$13,800		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Various Locations								
Masonry: Fieldstone	15%			LIFE	**	5	\$3,700		
Windows									
Aluminum	100%			2046	**	5	\$400		
Roof									
Asphalt Shingle	100%			2039	**	10	\$1,200		
Soffits									
Cast in Place Concrete	100%			LIFE	**	5			
Interior									
Floors									
Cast in Place Concrete	35%	4+	\$2,900	LIFE	**	5	\$5,400		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout Basement Floor								
Mosaic Tile	5%			2035	**	5	\$900		
Quarry Tile	55%	0-2	\$25,300	2035	**	5	\$2,900		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
Vinyl Tile	5%			2030	\$3,400	3	\$200		
Interior Walls									
Ceramic Tile	10%	Now	\$3,300	2033	**	5	\$300		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : Bathrooms								
Gypsum Board	15%			LIFE	**	5-10	\$1,300		
Masonry: Brick	20%	Now	\$2,300	LIFE	**				
	Efflorescence, Extent : Moderate, Area Affected : 5%								
	Location : Throughout Basement Walls.								
SGFT/Glazed Masonry	5%			LIFE	**	10	\$100		
Wood	50%			LIFE	**	5	\$21,000		
Ceilings									
AcousTileConcealSpLn	60%	Now	\$7,800	2035	**	5	\$2,600		
	Broken/Missing Elements, Extent : Severe, Area Affected : 20%								
	Location : Throughout Main Floor Ceiling								
Exposed Struc: Wood	20%	Now	\$5,000	LIFE	**				
	Split/Cracked, Extent : Severe, Area Affected : 15%								
	Location : Various Locations Throughout Basement								
Plaster	20%	Now	\$1,100	LIFE	**	5	\$900		
	Water Penetration, Extent : Severe, Area Affected : 2%								
	Location : Entrance Area								
Site Enclosure									
Retaining Walls									
Cast in Place Concrete	100%			2050	**				
Site Pavements									

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 309 EMS HAZMAT/ PARAMEDIC TRAINING**  
**Asset # : 13755**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete      100%    Now      \$1,700    2043      \* \*

*Cracking/Crumbling, Extent : Severe, Area Affected : 10%*

*Location : Entrance Stairs And Rear Stairs*

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%      2056      \* \*      5

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

*Location : Basement*

*Explanation : One 100 Ampere Main Disconnect Switch*

## Raceway

Conduit      20%      2030      \$900      1

Conduit      80%      2056      \* \*      1

## Panelboards

Fused Disc Sw      5%      2029      \$400      5

Molded Case Bkrs      20%      2029      \$1,700      5

Molded Case Bkrs      75%      2052      \* \*      5      \$100

## Wiring

Thermoplastic      20%      2030      \$1,900      1

Thermoplastic      80%      2056      \* \*      1

## Ground

## Grounding Devices

Generic      100%      LIFE      \* \*      5      \$100

## Lighting

## Interior Lighting

Fluorescent      20%      2025      \$2,400      10      \$900

*T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%*

*Location : Basement*

Fluorescent      80%      2038      \* \*      10      \$3,600

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*

*Location : Throughout The Building*

## Egress Lighting

Emergency, Battery      50%      2038      \* \*      10      \$600

Exit, Service      50%      2038      \* \*      1

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

*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.*



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 309 EMS HAZMAT/ PARAMEDIC TRAINING**  
**Asset # : 13755**

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								
	Fuel Oil No 2	100%			2040	**	5	\$1,500	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 2 Tanks						
	Conversion Equipment								
	Steam Boiler	100%			2043	**	1	\$4,800	
			Other Observation, Extent : Light, Area Affected : 50%						
			Location : Basement						
			Explanation : 1 Unit						
	Distribution								
	Steam Piping/Pump	100%			2040	**			
	Terminal Devices								
	Convactor/Radiator	100%			2028	\$27,700	1	\$1,600	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	**	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2023	\$10,800	1		
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	**	1		
	Water Heater								
	Electric	100%			2030	\$4,600	4		
			Recent Replace Evident, Extent : Light, Area Affected : 100%						
			Location : 1 Unit, Basement						
	Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 318 GENERAL STORAGE  
**Address** : 318 MURRAY AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.318 / 13761 **Yr Built/Renovated** : 1926 /  
**Area Sq Ft** : 12,966 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Floors 1  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$930,000	
<b>Total</b>	<b>\$930,000</b>	
Importance Code A	\$930,000	
<b>Total</b>	<b>\$930,000</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,900			
Site Pavements	\$9,400			
<b>Total</b>	<b>\$39,300</b>			
Importance Code A	\$29,900			
Importance Code C	\$9,400			
<b>Total</b>	<b>\$39,300</b>			



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 318 GENERAL STORAGE**  
**Asset # : 13761**

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	95%	Now	\$785,200	LIFE	**	5	\$22,900	
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 60%									
Location : All Facades									
Vegetation Growth, Extent : Severe, Area Affected : 80%									
Location : All Facades									
	Masonry: Limestone	5%	Now	\$29,900	LIFE	**	5	\$900	
Vegetation Growth, Extent : Severe, Area Affected : 50%									
Location : All Facades									
Windows									
	Wood	100%	Now	\$95,400	2055	**	5	\$15,000	1
Broken/Missing Elements, Extent : Severe, Area Affected : 90%									
Location : All Facades									
Dry Rot/Decay, Extent : Severe, Area Affected : 100%									
Location : All Facades									
Glazing Broken/Cracked, Extent : Severe, Area Affected : 60%									
Location : All Facades									
Other Observation, Extent : Light, Area Affected : 50%									
Location : All Facades									
Explanation : Boarded Up Windows									
Roof									
	Asphalt Shingle	100%	Now	\$49,300	2045	**			1
Broken/Missing Elements, Extent : Severe, Area Affected : 100%									
Location : Main Roof									
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : Roof									
Miss/Damaged Flashings, Extent : Severe, Area Affected : 90%									
Location : Roof Fascia, Gutters And Leaders Missing									
Worn/Eroded, Extent : Severe, Area Affected : 100%									
Location : Roof									
Interior									
Floors									
	Not Accessible	100%							
Interior Walls									
	Not Accessible	100%							
Ceilings									
	Not Accessible	100%							
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	100%	Now	\$9,400	2035	**			
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Walkways									
Explanation : Vegetation Growth									

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 318 GENERAL STORAGE**  
**Asset # : 13761**

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
Over 600 Volts									
	Service Equipment								
	Not Accessible	100%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location :						
			Explanation : Building Is Abandoned Not Occupied						
Transformers									
	Not Accessible	100%							
Switchgear / Switchboard									
	Not Accessible	100%							
Feeders									
	Not Accessible	100%							
Raceway									
	Not Accessible	100%							
Under 600 Volts									
	Service Equipment								
	Not Accessible	100%							
			Other Observation, Extent : Light, Area Affected : 0%						
			Location :						
			Explanation : Building Is Abandoned Not Occupied						
Transformers									
	Not Accessible	100%							
Switchgear / Switchboard									
	Not Accessible	100%							
Raceway									
	Not Accessible	100%							
Panelboards									
	Not Accessible	100%							
Wiring									
	Not Accessible	100%							
Motor Controllers									
	Not Accessible	100%							
Ground									
	Grounding Devices								
	Not Accessible	100%							
Stand-by Power									
	Transfer Switches								
	Not Accessible	100%							
Generators									
	Not Accessible	100%							
Batteries									
	Not Accessible	100%							
Fuel Storage									
	Not Accessible	100%							
Lighting									
	Interior Lighting								
	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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 318 GENERAL STORAGE**  
**Asset # : 13761**

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

Egress Lighting

Not Accessible

100%

## Lightning Protection

Arresters/Cabling

Not Accessible

100%

## Alarm

Security System

Not Accessible

100%

Fire/Smoke Detection

Not Accessible

100%

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

Not Accessible

100%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Throughout**Explanation : This Is An Abandoned Building And Has Been Sealed Off Completely.*

Conversion Equipment

Not Accessible

100%

Distribution

Not Accessible

100%

Terminal Devices

Not Accessible

100%

## Air Conditioning

Energy Source

Not Accessible

100%

Conversion Equipment

Not Accessible

100%

Distribution

Not Accessible

100%

Terminal Devices

Not Accessible

100%

Heat Rejection

Not Accessible

100%

Dehumidifier

Not Accessible

100%

## Ventilation

Distribution

Not Accessible

100%

Exhaust Fans

Not Accessible

100%

## 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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 318 GENERAL STORAGE**  
**Asset # : 13761**

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								
	Not Accessible	100%							
	Water Heater								
	Not Accessible	100%							
	HW Heat Exchanger								
	Not Accessible	100%							
	Sanitary Piping								
	Not Accessible	100%							
	Storm Drain Piping								
	Not Accessible	100%							
	Sump Pump(s)								
	Not Accessible	100%							
	Pool Filter/Treatment								
	Not Accessible	100%							
	Sewage Ejector(s)								
	Not Accessible	100%							
	Backflow Preventer								
	Not Accessible	100%							
	Fixtures								
	Not Accessible	100%							
Vertical Transport									
	Elevators								
	Not Accessible	100%							
	Escalators								
	Not Accessible	100%							
Fire Suppression									
	Standpipe								
	Not Accessible	100%							
	Sprinkler								
	Not Accessible	100%							
	Fire Pump								
	Not Accessible	100%							
	Chemical System								
	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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 325 EMS ACADEMY  
**Address** : 325 PRATT AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.325 / 13739 **Yr Built/Renovated** : 1894 /  
**Area Sq Ft** : 31,892 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 17-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$201,300	\$47,600
Interior Architecture	\$46,900	
Mechanical		\$49,400
<b>Total</b>	<b>\$248,300</b>	<b>\$97,100</b>
Importance Code A	\$201,300	\$47,600
Importance Code B	\$46,900	\$49,400
<b>Total</b>	<b>\$248,300</b>	<b>\$97,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$50,800		\$10,400	
Interior Architecture	\$60,900	\$1,200	\$17,700	\$600
Electrical	\$12,000	\$2,600	\$3,100	\$4,600
Mechanical	\$23,600	\$5,200	\$5,500	\$4,400
<b>Total</b>	<b>\$147,400</b>	<b>\$9,000</b>	<b>\$36,800</b>	<b>\$9,600</b>
Importance Code A	\$69,600	\$1,600	\$12,000	\$1,600
Importance Code B	\$43,500	\$7,400	\$23,500	\$8,000
Importance Code C	\$34,300		\$1,300	
<b>Total</b>	<b>\$147,400</b>	<b>\$9,000</b>	<b>\$36,800</b>	<b>\$9,600</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 325 EMS ACADEMY**  
**Asset # : 13739**

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	5%			LIFE	**	5	\$43,800	
Masonry: Brick	35%	Now	\$201,300	LIFE	**	5	\$19,600	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Front Elevation								
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 5%								
Location : Front Elevation And Rear Elevation								
Loose/Delam Surface, Extent : Severe, Area Affected : 5%								
Location : Gymnasium/ Locker Room Wing								
Vegetation Growth, Extent : Moderate, Area Affected : 2%								
Location : Rear Elevation								
Masonry: Brick	50%			LIFE	**	5	\$56,000	
Stucco Cement	5%			2035	**	5	\$7,000	
Wood	5%			2043	**	5	\$14,000	
Windows								
Aluminum	100%			2038	**	5	\$3,700	
Roof								
Asphalt Shingle	98%			2039	**	10	\$5,000	
Other Observation, Extent : Moderate, Area Affected : 2%								
Location : Front Elevation								
Explanation : Paint Peeling And Deteriorating Fascia Board								
Metal Panel	2%			2043	**	10	\$1,100	
Soffits								
Exposed Struc: Steel	50%	4+	\$1,000	LIFE	**	5	\$600	
Corrosion/Rusting, Extent : Moderate, Area Affected : 20%								
Location : Underside Of Stair platform								
Wood	50%			2043	**	5	\$900	
Interior								
Floors								
Carpet	5%			2031	**	3	\$3,600	
Cast in Place Concrete	5%			LIFE	**	5	\$10,600	
Ceramic Tile	10%			2043	**	5	\$4,900	
Vinyl Tile	70%			2038	**	3	\$12,800	
Vinyl Tile	10%	Now	\$46,900	2040	**	3	\$1,800	
Loose/Delam Surface, Extent : Severe, Area Affected : 40%								
Location : 2nd And 3rd Floors								
Interior Walls								
Ceramic Tile	5%			2043	**	5	\$2,600	
Concrete Masonry Unit	5%			LIFE	**	5	\$2,100	
Gypsum Board	35%			LIFE	**	5-10	\$31,200	
Plaster	55%	4+	\$13,100	LIFE	**	5	\$8,600	
Paint Peeling, Extent : Moderate, Area Affected : 10%								
Location : 3rd Floor								

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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 325 EMS ACADEMY**  
**Asset # : 13739**

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									
	Ceilings								
	AcousTileSusp.Lay-In	40%			2043	**	5	\$19,500	
	AcousTileSusp.Lay-In	20%			2035	**	5	\$9,700	
	Plaster	40%			LIFE	**	5-10	\$33,400	
Site Enclosure									
	Retaining Walls								
	Concrete Masonry Unit	50%			2050	**			
	Masonry: Brick	50%			2050	**			
Site Pavements									
	On-Site Walkways								
	Cast in Place Concrete	100%			2043	**			
	Parking/Driveway								
	Asphalt	75%			2033	**			
	Cast in Place Concrete	25%			2035	**			

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%			2050	* *	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement Electrical and Mechanical Room								
	Explanation : One 600 Ampere Main Disconnect Switch								
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2050	* *	5	\$100	
	Raceway								
	Conduit	40%			2050	* *	1		
	Conduit	60%			2030	\$2,600	1		
	Panelboards								
	Fused Disc Sw	2%			2046	* *	5		
	Fused Disc Sw	3%			2029	\$500	5		
	Molded Case Bkrs	30%			2046	* *	5	\$300	
	Molded Case Bkrs	65%			2029	\$11,000	5	\$500	
	Wiring								
	Braided Cloth	10%	2-4	\$900	2055	* *	1		
	Insulation Aged, Extent : Moderate, Area Affected : 100%								
	Location : Basement And 3rd Floor								
	Thermoplastic	30%			2050	* *	1		
	Thermoplastic	60%			2030	\$5,600	1		
	Motor Controllers								
	Locally Mounted	100%			2028	\$32,700	5	\$200	
Ground									

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

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 325 EMS ACADEMY**  
**Asset # : 13739**

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	\$900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Water Main And Electrical Room							
		Explanation : Ground Wires One For Ground Rod To Earth And One For Water Main							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	* *	1	\$9,800	
	Generators								
	Diesel	100%			2039	* *	1	\$12,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Generator Room Outside							
		Explanation : One 250 Kilowatt							
	Batteries								
	Lead/Acid	100%			2024	\$1,700	5	\$1,200	
	Fuel Storage								
	Main Tank	100%			2058	* *	5	\$900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Generator Room Outside							
		Explanation : One 250 Gallons							
Lighting									
	Interior Lighting								
	Fluorescent	25%			2025	\$19,800	10	\$7,300	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 3rd Floor And 2nd Floor Auditorium							
	LED	75%			2035	* *			
	Egress Lighting								
	Emergency, Service	48%			2038	* *	1		
	Emergency, Service	10%			2025	\$1,800	1		
	Emergency, Battery	2%			2038	* *	10	\$200	
	Exit, Service	40%			2038	* *	1		
	Exterior Lighting								
	HID	20%			2030	\$27,300	10		
	LED	10%			2038	* *			
	No Component	70%							
Alarm									
	Security System								
	No Component	70%							
	Generic	30%			2038	* *	1	\$3,600	

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

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 325 EMS ACADEMY**  
**Asset # : 13739**

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								
	Fuel Oil No 2	50%			2050	**	5	\$4,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Out Side							
		Explanation : 1800 Gallon Double Wall Tank With Leak Detection Serves Front Building							
	Fuel Oil No 2	50%			2050	**	5	\$4,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Rear Side Basement							
		Explanation : 500 Gallon Double Wall Tank With Leak Detection Serves Rear Building							
Conversion Equipment									
	Hot Water Boiler	30%			2043	**	1	\$4,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Rear Building							
	Hot Water Boiler	70%	Now	\$18,300	2043	**	1	\$9,900	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Explanation : Jacket Parts Missing Or Deteriorated. Leaking And Control Issue. General Condition Is Very Poor.							
Distribution									
	Hot Wtr Piping/Pump	100%			2038	**	4	\$2,400	
Terminal Devices									
	Convactor/Radiator	100%			2043	**	1	\$10,300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2046	**	1		
Conversion Equipment									
	Split Unit	30%			2038	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : 6 Units. R-410a. Serves Rear Building							
	Window/Wall Unit	70%			2025	\$49,400	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Front Building							
		Explanation : Serves Front Building							
Terminal Devices									
	Fan Coil - 2 Pipe	30%			2038	**	1	\$3,100	
	No Component	70%							
Heat Rejection									
	Dry Cooler	30%			2038	**	2	\$6,700	
	No Component	70%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	30%			LIFE	**	2-5	\$8,400	
	No Component	70%							

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 325 EMS ACADEMY**  
**Asset # : 13739**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Ventilation								
	Exhaust Fans							
	Interior	30%		2038	* *	2	\$300	
	No Component	70%						
Plumbing								
	H/C Water Piping							
	Brass/Copper	100%		2050	* *	1		
	Water Heater							
	Oil Fired	70%		2028	\$19,700	1	\$700	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Rear Of Basement</i>						
		<i>Explanation : Two 90 Gallon Units</i>						
	Oil Fired	30%		2025	\$8,400	1	\$300	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Front Side Basement</i>						
		<i>Explanation : 1 Unit</i>						
	Sanitary Piping							
	Cast Iron	100%		LIFE	* *	1		
	Sump Pump(s)							
	Submersible	100%		2023	\$1,100	4	\$1,000	
	Sewage Ejector(s)							
	Electric	100%		2035	* *	4	\$1,300	
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 332 FORMER THEATRE  
**Address** : 332 PRATT AVENUE  
**Borough** : QUEENS **Agency's Number** : 332  
**Program / Asset #** : FIR0020.332 / 13766 **Yr Built/Renovated** : 1939 /  
**Area Sq Ft** : 6,288 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 19-Sep-2018 **Landmark Status** : EXTERIOR, HISTORICAL DISTRICT  
**Areas Surveyed** : Floors 1  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$787,800	
Mechanical	\$264,900	
<b>Total</b>	<b>\$1,052,800</b>	
Importance Code A	\$831,100	
Importance Code B	\$221,700	
<b>Total</b>	<b>\$1,052,800</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$27,800			
Mechanical	\$37,800	\$600	\$2,700	\$600
Site Enclosure	\$2,500			
<b>Total</b>	<b>\$68,000</b>	<b>\$600</b>	<b>\$2,700</b>	<b>\$600</b>
Importance Code A	\$27,800	\$600	\$600	\$600
Importance Code B	\$40,300		\$2,100	
<b>Total</b>	<b>\$68,000</b>	<b>\$600</b>	<b>\$2,700</b>	<b>\$600</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 332 FORMER THEATRE**  
**Asset # : 13766**

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	10%	Now	\$87,500	LIFE	* *	5	\$11,400	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10% Location : Various Locations Around Building							
	Masonry: Brick	85%	Now	\$397,800	LIFE	* *	5	\$19,400	
		Vegetation Growth, Extent : Light, Area Affected : 75% Location : Various Locations Around Building Vertical Cracks, Extent : Moderate, Area Affected : 10% Location : Various Locations Around Building Other Observation, Extent : Light, Area Affected : 100% Location : Entire Building Explanation : Building Is Abandoned. Not In Use.							
	Wood	5%	Now	\$67,800	2050	* *	5	\$2,800	1
		Dry Rot/Decay, Extent : Severe, Area Affected : 100% Location : Front Entry Columns							
Windows									
	Wood	100%	Now	\$59,600	2055	* *	5	\$9,400	1
		Broken/Missing Elements, Extent : Severe, Area Affected : 100% Location : Front, Side And Rear Facades Dry Rot/Decay, Extent : Severe, Area Affected : 100% Location : All Facades Glazing Broken/Cracked, Extent : Severe, Area Affected : 100% Location : All Facades							
Roof									
	Slate	100%	Now	\$175,200	LIFE	* *			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 5% Location : Various Locations							
Soffits									
	Stucco Cement	100%	Now	\$27,800	2050	* *	5	\$1,100	
		Cracking/Crumbling, Extent : Severe, Area Affected : 100% Location : Front Entrance Other Observation, Extent : Severe, Area Affected : 100% Location : Front Entrance Explanation : Fascia Of Entrance Canopy Is Deteriorating							
Interior									
Floors									
	Not Accessible	100%							
		Other Observation, Extent : Light, Area Affected : 0% Location : First Floor Explanation : Entrances Boarded Closed.							
Interior Walls									
	Not Accessible	100%							
Ceilings									
	Not Accessible	100%							
Site Enclosure									

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

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 332 FORMER THEATRE**  
**Asset # : 13766**

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

## Site Enclosure

## Retaining Walls

Cast in Place Concrete	100%	Now	\$2,500	2080	* *
------------------------	------	-----	---------	------	-----

Cracking/Crumbling, Extent : Severe, Area Affected : 100%

Location : Left Side Of Building

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	60%			2028	
------------------------	-----	--	--	------	--

Pavers/Stone	40%			2033	* *
--------------	-----	--	--	------	-----

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

Not Accessible	100%
----------------	------

Other Observation, Extent : Light, Area Affected : 0%

Location :

Explanation : Building Is Abandoned

## Transformers

Not Accessible	100%
----------------	------

## Switchgear / Switchboard

Not Accessible	100%
----------------	------

## Raceway

Not Accessible	100%
----------------	------

## Panelboards

Not Accessible	100%
----------------	------

## Wiring

Not Accessible	100%
----------------	------

## Motor Controllers

Not Accessible	100%
----------------	------

## Ground

## Grounding Devices

Not Accessible	100%
----------------	------

## Stand-by Power

## Transfer Switches

Not Accessible	100%
----------------	------

## Generators

Not Accessible	100%
----------------	------

## Batteries

Not Accessible	100%
----------------	------

## Fuel Storage

Not Accessible	100%
----------------	------

## Lighting

## Interior Lighting

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 332 FORMER THEATRE**  
**Asset # : 13766**

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

Egress Lighting

Not Accessible 100%

## Lightning Protection

Arresters/Cabling

Not Accessible 100%

## Alarm

Security System

Not Accessible 100%

Fire/Smoke Detection

Not Accessible 100%

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

Fuel Oil 100% Now \$17,600 2060 \* \* 5 \$1,000

*Abandoned in Place, Extent : Severe, Area Affected : 100%**Location : Basement**Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout**Explanation : This Is An Abandoned Building*

Conversion Equipment

Steam Boiler 100% Now \$43,300 2050 \* \* 1 \$5,600

*Abandoned in Place, Extent : Severe, Area Affected : 100%**Location : Basement*

Distribution

Not Accessible 100%

Terminal Devices

Not Accessible 100%

## Air Conditioning

Energy Source

Electricity 100% Now \$20,200 2055 \* \* 1

*Abandoned in Place, Extent : Severe, Area Affected : 100%**Location : 2nd Floor*

Conversion Equipment

Interior Pkg Unit - Cooling 100% Now \$149,900 2031 \* \* 2 \$300

*Abandoned in Place, Extent : Severe, Area Affected : 100%**Location : 2nd Floor*

Distribution

Ductwork/Diffusers 100% Now \$71,700 LIFE \* \* 2 \$8,200

*Abandoned in Place, Extent : Severe, Area Affected : 100%**Location : 2nd Floor*

## 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.*



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 332 FORMER THEATRE**  
**Asset # : 13766**

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								
	Not Accessible	100%							
	HW Heat Exchanger								
	Not Accessible	100%							
	Sanitary Piping								
	Not Accessible	100%							
	Storm Drain Piping								
	Not Accessible	100%							
	Sump Pump(s)								
	Not Accessible	100%							
	Backflow Preventer								
	Not Accessible	100%							
	Fixtures								
	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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 333 QUARTERMASTER  
**Address** : 333 PRATT AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.333 / 13767 **Yr Built/Renovated** : 1897 / 1997  
**Area Sq Ft** : 17,602 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$51,400	\$59,100
Interior Architecture	\$190,300	
Electrical		\$250,600
Mechanical		\$203,800
Site Pavements	\$153,300	
<b>Total</b>	<b>\$395,000</b>	<b>\$513,500</b>
Importance Code A	\$51,400	\$180,200
Importance Code B	\$190,300	\$333,400
Importance Code C	\$153,300	
<b>Total</b>	<b>\$395,000</b>	<b>\$513,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$35,700		\$24,100	
Interior Architecture	\$86,400		\$2,300	\$3,000
Electrical	\$12,400	\$1,700	\$1,700	\$2,200
Mechanical	\$11,700	\$2,500	\$2,500	\$2,500
Site Enclosure	\$400			
Site Pavements	\$2,700	\$600	\$100	\$100
<b>Total</b>	<b>\$149,200</b>	<b>\$4,700</b>	<b>\$30,700</b>	<b>\$7,700</b>
Importance Code A	\$41,700	\$1,700	\$25,900	\$1,700
Importance Code B	\$85,000	\$2,400	\$4,500	\$5,900
Importance Code C	\$22,500	\$600	\$300	\$100
<b>Total</b>	<b>\$149,200</b>	<b>\$4,700</b>	<b>\$30,700</b>	<b>\$7,700</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 333 QUARTERMASTER**  
**Asset # : 13767**

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									
	Alum/Vinyl Siding	15%	Now	\$2,400	2040	* *			
		Broken/Missing Elements, Extent : Severe, Area Affected : 2% Location : Near Ramp							
	Cast in Place Concrete	5%	Now	\$13,700	LIFE	* *	5	\$5,400	1
		Cracking/Crumbling, Extent : Severe, Area Affected : 50% Location : Base Of Building							
	Masonry: Brick	70%	Now	\$51,400	LIFE	* *	5	\$15,000	1
		Broken/Missing Elements, Extent : Severe, Area Affected : 30% Location : Throughout Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 10% Location : Throughout Vegetation Growth, Extent : Moderate, Area Affected : 25% Location : Various Locations							
	Masonry: Fieldstone	8%	4+	\$3,400	LIFE	* *	5	\$1,300	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15% Location : Various Locations							
	Wood	2%	0-2	\$10,200	2043	* *	5	\$1,100	
		Deteriorated Finish, Extent : Severe, Area Affected : 20% Location : Wood Columns At Entry Dry Rot/Decay, Extent : Severe, Area Affected : 5% Location : Basement Paint Peeling, Extent : Severe, Area Affected : 80% Location : Wood Columns							
Windows									
	Wood	100%			2038	* *	5	\$48,200	
		Air Infiltration, Extent : Moderate, Area Affected : 75% Location : Various Locations, Due To Window Air Conditioning Units Water Penetration, Extent : Severe, Area Affected : 5% Location : Basement							
Roof									
	Asphalt Shingle	100%	Now	\$5,900	2026	\$59,100			
		Water Penetration, Extent : Severe, Area Affected : 10% Location : Various Locations							
Soffits									
	Alum/Vinyl Siding	100%			2050	* *	10		
Interior									

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

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 333 QUARTERMASTER**  
**Asset # : 13767**

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	20%	Now	\$3,300	LIFE	**	5	\$12,200	
		Cracking/Crumbling, Extent : Severe, Area Affected : 30%							
		Location : Basement							
	Ceramic Tile	5%			2039	**	5	\$1,400	
	Sheet Vinyl/Rubber	10%			2038	**	5	\$4,200	
	Vinyl Tile	45%	Now	\$120,800	2040	**	3	\$4,700	
		Broken/Missing Elements, Extent : Severe, Area Affected : 40%							
		Location : Basement, 1st Floor Office And Throughout							
		Cracking/Crumbling, Extent : Severe, Area Affected : 80%							
		Location : Basement, Tailor Shop And 1st Floor							
	Vinyl Tile 9" X 9"	20%	Now	\$69,500	2040	**	3	\$2,100	
		Adhesion Failure, Extent : Severe, Area Affected : 50%							
		Location : Basement							
		Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
		Location : Basement							
Interior Walls									
	Ceramic Tile	2%			2033	**	5	\$400	
	Gypsum Board	38%			LIFE	**	5-10	\$14,100	
	Masonry: Brick	5%			LIFE	**	10	\$300	
	Plaster	50%			LIFE	**	5-10	\$9,300	
	Wood	5%			LIFE	**	5	\$8,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Lobby							
		Explanation : Wainscot							
Ceilings									
	AcousTileSusp.Lay-In	40%			2035	**	5	\$11,100	
	Embossed Metal	5%	Now	\$13,900	LIFE	**	5	\$600	
		Bent/Warped Elements, Extent : Light, Area Affected : 30%							
		Location : Basement							
		Paint Peeling, Extent : Light, Area Affected : 20%							
		Location : Basement							
	Gypsum Board	45%	Now	\$28,700	LIFE	**	5	\$15,600	
		Broken/Missing Elements, Extent : Light, Area Affected : 30%							
		Location : Basement							
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Plaster	10%	Now	\$20,700	LIFE	**	5	\$1,700	
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : Basement							
Site Enclosure									
Retaining Walls									
	Cast in Place Concrete	100%	Now	\$400	2065	**			
		Cracking/Crumbling, Extent : Severe, Area Affected : 80%							
		Location : Entry Ramp Wall							

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 333 QUARTERMASTER**  
**Asset # : 13767**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete

80%

4+

\$2,600

2043

\* \*

*Cracking/Crumbling, Extent : Moderate, Area Affected : 10%**Location : Throughout*

Wood

20%

2028

\$18,700

1-3

\$2,300

## Parking/Driveway

Asphalt

100%

0-2

\$153,300

2045

\* \*

*Cracking/Crumbling, Extent : Severe, Area Affected : 40%**Location : Parking Area*

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%

2040

\* \*

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Main Service Disconnect Switch Rated At 400 Amperes.*

## Switchgear / Switchboard

Molded Case Bkrs

100%

2040

\* \*

5

\$500

## Raceway

Conduit

90%

2030

\$3,800

1

Conduit

10%

2040

\* \*

1

## Panelboards

Molded Case Bkrs

80%

2029

\$6,800

5

\$400

Molded Case Bkrs

20%

2038

\* \*

5

\$100

## Wiring

Thermoplastic

80%

2030

\$7,400

1

Thermoplastic

20%

2040

\* \*

1

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$500

## Stand-by Power

## Transfer Switches

Automatic

100%

2035

\* \*

1

\$5,400

## Lighting

## Interior Lighting

Fluorescent

50%

2030

\$21,900

10

\$8,100

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Basement*

Fluorescent

50%

2025

\$21,900

10

\$8,100

*T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : 1st Floor*

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 333 QUARTERMASTER**  
**Asset # : 13767**

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**

## Egress Lighting

Emergency, Battery	50%		2025	\$13,500	10	\$2,100		
Exit, Service	50%		2025	\$2,700	1			

## Exterior Lighting

HID	10%		2025	\$7,500	10			
Incandescent	10%		2025	\$6,400	2			
No Component	80%							

**Alarm**

## Security System

No Component	80%							
Generic	20%		2030	\$12,100	1	\$1,300		

*Other Observation, Extent : Light, Area Affected : 100%**Location : Hallways**Explanation : Intrusion Alarm Only. Motion Sensors*

## Fire/Smoke Detection

Generic, Digital	100%		2030	\$206,900	1-3	\$11,200		
------------------	------	--	------	-----------	-----	----------	--	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : Strobe Lights, Manual Pull Stations Smoke Detectors And Bells*

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

Fuel Oil No 2	100%		2056	* *	5	\$5,500		
---------------	------	--	------	-----	---	---------	--	--

## Conversion Equipment

Steam Boiler	100%	0-2	\$6,100	2028	\$121,100	1	\$15,700	
--------------	------	-----	---------	------	-----------	---	----------	--

*Damaged, Extent : Moderate, Area Affected : 30%**Location : Basement Flue Duct Needs To Be Repaired / Replaced**Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Mechanical Room**Explanation : 1 Oil Fired Steam Boiler*

## Distribution

Steam Piping/Pump	100%	0-2	\$1,700	2030	\$82,700			
-------------------	------	-----	---------	------	----------	--	--	--

*Insul. Deteriorating, Extent : Moderate, Area Affected : 20%**Location : Basement*

## Terminal Devices

Convactor/Radiator	100%		2035	* *	1	\$5,700		
--------------------	------	--	------	-----	---	---------	--	--

**Air Conditioning**

## Energy Source

Electricity	100%		2038	* *	1			
-------------	------	--	------	-----	---	--	--	--

## Conversion Equipment

Split Unit	5%		2030	\$20,000				
Window/Wall Unit	45%		2025	\$17,500	1			
No Component	50%							

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 333 QUARTERMASTER**  
**Asset # : 13767**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Air Conditioning								
Terminal Devices								
	Fan Coil - 2 Pipe	5%		2030	\$8,900	1	\$300	
	No Component	95%						
Heat Rejection								
	Dry Cooler	5%		2030	\$2,500	2	\$600	
	No Component	95%						
Ventilation								
Distribution								
	Ductwork/Diffusers	10%		LIFE	* *	2-5	\$1,600	
	No Component	90%						
Exhaust Fans								
	Roof	10%		2030	\$3,100	2	\$100	
	No Component	90%						
Plumbing								
H/C Water Piping								
	Brass/Copper	100%		2040	* *	1		
Water Heater								
	Electric	100%		2029	\$16,500	4	\$200	
Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 336 FLSTP BILLETS  
**Address** : 336 SHORE ROAD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.336 / 13768 **Yr Built/Renovated** : 1958 / 2002  
**Area Sq Ft** : 23,732 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$222,700	\$433,700
Interior Architecture	\$144,600	\$239,600
Electrical		\$154,700
Mechanical		\$187,600
Site Pavements	\$184,400	
<b>Total</b>	<b>\$551,700</b>	<b>\$1,015,700</b>
Importance Code A	\$222,700	\$471,600
Importance Code B	\$84,900	\$544,000
Importance Code C	\$244,100	
<b>Total</b>	<b>\$551,700</b>	<b>\$1,015,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$28,900			
Interior Architecture	\$30,400		\$11,900	\$13,800
Electrical	\$4,400	\$3,300	\$5,500	\$3,300
Mechanical	\$5,500	\$2,800	\$2,400	\$2,900
Site Pavements	\$6,500			
<b>Total</b>	<b>\$75,600</b>	<b>\$6,100</b>	<b>\$19,800</b>	<b>\$20,000</b>
Importance Code A	\$30,100	\$1,200	\$1,200	\$1,200
Importance Code B	\$24,400	\$5,000	\$14,500	\$18,800
Importance Code C	\$21,100		\$4,200	
<b>Total</b>	<b>\$75,600</b>	<b>\$6,100</b>	<b>\$19,800</b>	<b>\$20,000</b>



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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 336 FLSTP BILLETS**  
**Asset # : 13768**

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	\$3,700	LIFE	* *	5	\$5,800	
Cracking/Crumbling, Extent : Severe, Area Affected : 1%								
Location : Boiler Room Entrance, Steps At Entry								
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : Basement Laundry Room								
Cast Stone/Terra Cotta	2%			LIFE	* *	5	\$18,200	
Masonry: Brick	96%	0-2	\$95,900	LIFE	* *	5	\$56,000	
Other Observation, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Explanation : Brick Open Joints								
Windows								
Steel	2%	Now	\$16,100	2055	* *	5	\$1,700	
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
Location : Basement								
Glazing Broken/Cracked, Extent : Severe, Area Affected : 2%								
Location : Basement								
Hardware Missing, Extent : Moderate, Area Affected : 5%								
Location : Basement								
Caulking Deteriorated, Extent : Severe, Area Affected : 100%								
Location : Basement								
Wood	98%	0-2	\$126,800	2046	* *	5	\$66,300	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 5%								
Location : 2nd And 3rd Floors								
Dry Rot/Decay, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Other Observation, Extent : Light, Area Affected : 100%								
Location : All Facades								
Explanation : Vinyl-clad Wood Windows								
Roof								
Built-Up (BUR)	100%			2030	\$311,400	10	\$20,200	
Interior								
Floors								
Carpet	60%			2026	\$383,300	3	\$52,900	
Cast in Place Concrete	10%	Now	\$1,000	LIFE	* *	5	\$9,600	
Water Penetration, Extent : Moderate, Area Affected : 60%								
Location : Basement, Washroom Area								
Other Observation, Extent : Severe, Area Affected : 10%								
Location : Basement Boiler Room								
Explanation : Ground Water Leaking In								
Mosaic Tile	10%			2043	* *	5	\$11,000	
Sheet Vinyl/Rubber	10%			2030	\$148,500	5	\$6,600	
Vinyl Tile	10%			2030	\$42,600	3	\$2,200	

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 336 FLSTP BILLETS**  
**Asset # : 13768**

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

## Interior Walls

Cast in Place Concrete      10%    Now      \$59,700    LIFE      \* \*

*Diagonal Cracks, Extent : Moderate, Area Affected : 2%*

*Location : Basement, Washroom Area*

*Water Penetration, Extent : Severe, Area Affected : 5%*

*Location : Basement, Washroom Area*

Ceramic Tile      20%      2033      \* \*    5      \$8,300

Concrete Masonry Unit      60%      LIFE      \* \*    5      \$20,000

*Cracking/Crumbling, Extent : Moderate, Area Affected : 20%*

*Location : Basement, Washroom Area*

Gypsum Board      10%      LIFE      \* \*    5-10      \$7,100

## Ceilings

AcousTileSusp.Lay-In      10%      2043      \* \*    5      \$4,400

Exposed Concrete      2%      LIFE      \* \*    5-10      \$1,100

Gypsum Board      88%      LIFE      \* \*    5-10      \$133,400

## Site Enclosure

## Retaining Walls

Cast in Place Concrete      100%      2050      \* \*

## Site Pavements

## On-Site Walkways

Cast in Place Concrete      100%    Now      \$6,500    2043      \* \*

*Cracking/Crumbling, Extent : Severe, Area Affected : 40%*

*Location : Walkways*

## Parking/Driveway

Asphalt      100%    Now      \$184,400    2045      \* \*

*Cracking/Crumbling, Extent : Severe, Area Affected : 100%*

*Location : Parking Area*

*Ponding, Extent : Severe, Area Affected : 30%*

*Location : Parking Area*

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

## Over 600 Volts

## Service Equipment

Oil Fuse Cutout      100%      2030      \$37,900    3      \$100

## Transformers

Dry Type      100%      2035      \* \*    3      \$100

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

*Location : Side Of The Building*

*Explanation : 300 Kilovolt-ampere, 4,160 / 2018/120 Volts*

## Feeders

Cable      100%      2029      \$17,500    1

## Raceway

Conduit      100%      2030      \$46,500    1

## 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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 336 FLSTP BILLETS**  
**Asset # : 13768**

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%			2040	* *	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Main Service Disconnect Switch Rated At 800 Amperes.							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2050	* *	5	\$100	
	Raceway								
	Conduit	100%			2050	* *	1		
	Panelboards								
	Molded Case Bkrs	100%			2046	* *	5	\$600	
	Wiring								
	Thermoplastic	100%			2050	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2028	\$24,500	5	\$200	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$700	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2035	* *	1	\$7,300	
	Generators								
	Diesel	100%			2033	* *	1	\$9,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Rear Of The Building							
		Explanation : Emergency Generator Rated At 80 Kilovolt-ampere							
	Batteries								
	Lead/Acid	100%			2023	\$1,700	5	\$900	
	Fuel Storage								
	Main Tank	100%			2045	* *	5	\$700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Rear Of The Building							
		Explanation : 60 Gallons Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	50%			2035	* *	10	\$10,900	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	50%			2030	\$70,300	2	\$300	
	Egress Lighting								
	Emergency, Service	50%			2030	\$6,600	1		
	Exit, Service	50%			2035	* *	1		
	Exterior Lighting								
	HID	30%			2030	\$30,500	10		
	No Component	70%							

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 336 FLSTP BILLETS**  
**Asset # : 13768**

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	

**Alarm**

## Security System

No Component

70%

Generic

30%

2030

\$24,400

1

\$2,700

*Other Observation, Extent : Light, Area Affected : 100%**Location : Hallways**Explanation : Intrusion Alarm System Only. Motion Sensors*

## Fire/Smoke Detection

Generic, Digital

100%

2038

\* \*

1-3

\$14,600

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : Strobe Lights, Manual Pull Stations, Alarm Bells, Smoke Detectors And Horns*

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

Fuel Oil No 2

100%

2040

\* \*

5

\$7,400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Rear Of Building**Explanation : Oil Tank Above Ground*

## Conversion Equipment

Hot Water Boiler

100%

2035

\* \*

1

\$11,700

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

## Distribution

Hot Wtr Piping/Pump

100%

0-2

\$2,000

2038

\* \*

4

\$1,200

*Corroded, Extent : Moderate, Area Affected : 20%**Location : Boiler Room*

## Terminal Devices

Convactor/Radiator

100%

2028

\$135,000

1

\$7,700

**Air Conditioning**

## Energy Source

Electricity

100%

2038

\* \*

1

## Conversion Equipment

Window/Wall Unit

100%

2025

\$52,600

1

**Plumbing**

## H/C Water Piping

Brass/Copper

100%

2040

\* \*

1

## Water Heater

Electric

100%

2028

\$22,200

4

\$100

## Sanitary Piping

Cast Iron

100%

LIFE

\* \*

1

## Sump Pump(s)

Submersible

100%

2021

\$900

4

\$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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 336 FLSTP BILLETS**  
**Asset # : 13768**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Plumbing								
	Fixtures							
	Generic	100%						
Fire Suppression								
	Sprinkler							
	Generic	100%		2050	* *	1-2	\$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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 405 EMS ACADEMY - CFR TRAINING  
**Address** : 405 WHISTLER AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.405 / 13772 **Yr Built/Renovated** : 1900 /  
**Area Sq Ft** : 22,392 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$171,800	\$49,600
Interior Architecture		\$383,000
Electrical		\$49,000
Mechanical		\$42,200
Site Pavements	\$362,600	
<b>Total</b>	<b>\$534,500</b>	<b>\$523,800</b>
Importance Code A	\$171,800	\$49,600
Importance Code B		\$474,200
Importance Code C	\$362,600	
<b>Total</b>	<b>\$534,500</b>	<b>\$523,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$18,500			\$1,700
Interior Architecture	\$43,200		\$4,800	\$5,600
Electrical	\$20,900	\$1,800	\$2,300	\$3,500
Mechanical	\$4,700	\$3,200	\$3,600	\$3,200
Site Enclosure	\$600			
Site Pavements	\$6,100			
<b>Total</b>	<b>\$93,900</b>	<b>\$5,000</b>	<b>\$10,700</b>	<b>\$14,000</b>
Importance Code A	\$20,700	\$2,200	\$2,200	\$3,900
Importance Code B	\$59,400	\$2,800	\$8,100	\$10,100
Importance Code C	\$13,800		\$400	
<b>Total</b>	<b>\$93,900</b>	<b>\$5,000</b>	<b>\$10,700</b>	<b>\$14,000</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 405 EMS ACADEMY - CFR TRAINING**  
**Asset # : 13772**

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	20%	Now	\$8,000	LIFE	**	5	\$11,700		
	Broken/Missing Elements, Extent : Severe, Area Affected : 1%								
	Location : Building Extension At Rear, Front Entrance Area								
	Diagonal Cracks, Extent : Moderate, Area Affected : 1%								
	Location : Chimney								
Masonry: Brick	65%			LIFE	**	5	\$75,900		
Masonry: Granite	10%			LIFE	**	5	\$8,800		
Wood	5%	Now	\$69,500	2043	**	5	\$7,300		
	Dry Rot/Decay, Extent : Severe, Area Affected : 100%								
	Location : Wood Columns At Entry								
	Paint Peeling, Extent : Severe, Area Affected : 90%								
	Location : Roof Eaves/ Soffits								
	Split/Cracked, Extent : Severe, Area Affected : 70%								
	Location : Roof Eaves/ Soffits, Entry Columns								
Windows									
Aluminum	10%	Now	\$64,400	2055	**	5	\$700		
	Air Infiltration, Extent : Severe, Area Affected : 100%								
	Location : North Side								
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 1%								
	Location : North Side								
	Water Penetration, Extent : Severe, Area Affected : 100%								
	Location : North Side								
Aluminum	90%			2046	**	5	\$12,200		
Roof									
Asphalt Shingle	90%			2039	**	10	\$3,000		
Roll Roofing	10%			2029	\$9,500	5	\$3,400		
Soffits									
Alum/Vinyl Siding	40%			2050	**	10			
Stucco Cement	60%			2035	**	5			
Interior									
Floors									
Carpet	3%	4+	\$400	2026	\$19,200	3	\$2,000		
	Staining/Discoloring, Extent : Moderate, Area Affected : 30%								
	Location : 1st Floor A/v Conference Room								
Cast in Place Concrete	5%			LIFE	**	5	\$9,600		
Mosaic Tile	2%	4+	\$1,200	2035	**	5	\$1,100		
	Broken/Missing Elements, Extent : Severe, Area Affected : 2%								
	Location : Toilet Room								
Vinyl Tile	90%	4+	\$7,700	2030	\$383,000	3	\$14,900		
	Broken/Missing Elements, Extent : Moderate, Area Affected : 2%								
	Location : 1st Floor Cafeteria								

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 405 EMS ACADEMY - CFR TRAINING**  
**Asset # : 13772**

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									
Interior Walls									
	Ceramic Tile	2%			2033	**	5	\$800	
	Concrete Masonry Unit	2%			LIFE	**	5	\$700	
	Masonry: Brick	2%			LIFE	**	10	\$300	
	Plaster	94%	Now	\$7,100	LIFE	**	5	\$11,700	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : Stairways									
Water Penetration, Extent : Severe, Area Affected : 3%									
Location : Basement Room B03, Second Floor, Meeting Room									
Ceilings									
	AcousTile,Adhered	10%	0-2	\$900	2035	**	5	\$2,200	
Broken/Missing Elements, Extent : Moderate, Area Affected : 8%									
Location : Second Floor, Rooms 203, 210 And Hallway									
	AcousTileSusp.Lay-In	20%			2043	**	5	\$8,800	
	AcousTileSusp.Lay-In	10%	4+	\$800	2035	**	5	\$2,200	
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : 3rd Floor, Toilet Rooms									
	Plaster	60%	Now	\$19,700	LIFE	**	5	\$16,500	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : 2nd Floor Hallway And Stairway									
Paint Peeling, Extent : Light, Area Affected : 10%									
Location : 2nd Floor Classrooms									
Water Penetration, Extent : Moderate, Area Affected : 12%									
Location : Basement Room B03, 2nd Floor Offices.									
Site Enclosure									
Retaining Walls									
	Masonry: Brick	100%	0-2	\$600	2040	**			
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%									
Location : Front Of Building									
Site Pavements									
On-Site Walkways									
	Asphalt	25%			2033	**			
	Cast in Place Concrete	75%	Now	\$6,100	2043	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 40%									
Location : Front Entrance Walkways And Steps, Property Sidewalks									
Parking/Driveway									
	Asphalt	100%	Now	\$362,600	2045	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : Parking Area									

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.*



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 405 EMS ACADEMY - CFR TRAINING**  
**Asset # : 13772**

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	30%			2050	**	5		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : One 400 Ampere Main Disconnect Switch For Generator									
	Molded Case Bkrs	70%			2050	**	5	\$400	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 400 Ampere Main Disconnect Switch For The Building									
Transformers									
	Dry Type	100%			2043	**	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside Next To Generator Room									
Explanation : One 112.5 Kilovolt-ampere 208 Volts Primary - 120 Volts Secondary									
Raceway									
	Conduit	30%			2050	**	1		
	Conduit	70%			2030	\$3,000	1		
Panelboards									
	Fused Disc Sw	5%			2029	\$800	5		
	Molded Case Bkrs	95%			2046	**	5	\$600	
Wiring									
	Thermoplastic	70%			2050	**	1		
	Thermoplastic	30%			2030	\$2,800	1		
Motor Controllers									
	Locally Mounted	100%			2043	**	5	\$200	
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$700	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2043	**	1	\$6,900	
Generators									
	Diesel	100%			2039	**	1	\$8,700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside									
Explanation : One 80 Kilowatt									
Batteries									
	Lead/Acid	100%			2024	\$1,700	5	\$800	
Fuel Storage									
	Main Tank	100%			2058	**	5	\$700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Outside Generator Room									
Explanation : One - 45 Gallons									
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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 405 EMS ACADEMY - CFR TRAINING**  
**Asset # : 13772**

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

88%

2025

\$49,000

10

\$18,100

*T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout The Building*

## Fluorescent

10%

2035

\* \*

10

\$2,100

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Hallway*

## Incandescent

2%

2025

\$2,700

2

## Egress Lighting

## Emergency, Service

50%

2025

\$6,300

1

## Emergency, Service

10%

2035

\* \*

1

## Exit, Service

40%

2025

\$2,700

1

## Exterior Lighting

## HID

10%

2025

\$9,600

10

## HID

20%

2035

\* \*

10

## No Component

70%

**Alarm**

## Security System

## No Component

70%

## Generic

30%

2035

\* \*

1

\$2,500

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

## Fuel Oil No 2

100%

2050

\* \*

5

\$6,900

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : 2,000 Gallon Tank*

## Conversion Equipment

## Steam Boiler

100%

2035

\* \*

1

\$22,200

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

## Distribution

## Steam Piping/Pump

100%

2040

\* \*

## Terminal Devices

## Convactor/Radiator

100%

2035

\* \*

1

\$7,200

**Air Conditioning**

## Energy Source

## Electricity

100%

2038

\* \*

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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 405 EMS ACADEMY - CFR TRAINING**  
**Asset # : 13772**

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
Air Conditioning									
	Conversion Equipment								
	Split Unit	15%			2035	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor Training Room							
		Explanation : 3 Units. Refrigerant 410a							
	Window/Wall Unit	85%			2025	\$42,200	1		
Terminal Devices									
	Fan Coil - 2 Pipe	15%			2035	* *	1	\$1,100	
	No Component	85%							
Heat Rejection									
	Dry Cooler	15%			2035	* *	2	\$2,300	
	No Component	85%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
	Water Heater								
	Oil Fired	100%			2028	\$19,800	1	\$700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$800	4	\$700	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	90%							
	Generic	10%			2040	* *	1-2	\$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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG. # 415 FLSTP - DINING HALL  
**Address** : 415 WEAVER ROAD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.415 / 13777 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 9,894 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Mechanical		\$28,200
Site Pavements		\$86,400
<b>Total</b>		<b>\$114,600</b>
Importance Code B		\$28,200
Importance Code C		\$86,400
<b>Total</b>		<b>\$114,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$30,500	\$1,100	\$3,600	
Interior Architecture	\$93,000	\$4,800	\$1,400	
Electrical	\$3,400	\$300	\$300	\$300
Mechanical	\$2,800	\$1,900	\$1,200	\$2,000
Site Pavements	\$2,400	\$400	\$2,700	\$400
<b>Total</b>	<b>\$132,000</b>	<b>\$8,500</b>	<b>\$9,200</b>	<b>\$2,700</b>
Importance Code A	\$31,200	\$1,800	\$4,300	\$700
Importance Code B	\$58,700	\$6,300	\$1,800	\$1,600
Importance Code C	\$42,100	\$400	\$3,000	\$400
<b>Total</b>	<b>\$132,000</b>	<b>\$8,500</b>	<b>\$9,200</b>	<b>\$2,700</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 415 FLSTP - DINING HALL**  
**Asset # : 13777**

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	70%			LIFE	**	5	\$18,000	
	Recent Repair Evident, Extent : Light, Area Affected : 100%							
	Location : Facade Pointing							
Masonry: Granite	20%			LIFE	**	5	\$3,900	
Wood	10%			2043	**	5	\$6,400	
	Recent Repair Evident, Extent : Light, Area Affected : 100%							
	Location : Porch Entablature, Balustrade And Roof Eaves							
Windows								
Wood	100%			2052	**	5	\$2,200	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : All Facades							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : All Facades							
	Explanation : Vinyl-clad Wood Windows							
Roof								
Modified Bitumen	30%			2038	**	10	\$8,400	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Porch Roof							
Slate	70%			LIFE	**	10	\$19,500	
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Main Roof							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Main Roof							
	Explanation : Synthetic/ Polymer Slate Roof							
Soffits								
Wood	100%			2043	**	5	\$800	
Interior								
Floors								
Cast in Place Concrete	20%			LIFE	**	5	\$13,000	
Ceramic Tile	3%			2043	**	5	\$400	
Ceramic Tile	2%			2033	**	5	\$300	
Vinyl Tile	35%			2038	**	3	\$1,900	
Wood	40%	0-2	\$22,200	2058	**	5	\$5,600	
	Deteriorated Finish, Extent : Severe, Area Affected : 40%							
	Location : Section B							
Interior Walls								
Ceramic Tile	3%			2043	**	5	\$400	
Ceramic Tile	2%			2033	**	5	\$300	
Gypsum Board	45%			LIFE	**	5-10	\$11,200	
Masonry: Brick	5%			LIFE	**	10	\$200	
Metal Panel	5%			LIFE	**	10	\$300	
Plaster	40%	Now	\$32,000	LIFE	**	5	\$1,800	
	Cracking/Crumbling, Extent : Severe, Area Affected : 10%							
	Location : Section B 2nd Floor, Bathrooms, Stair Walls							
	Deteriorated Finish, Extent : Severe, Area Affected : 60%							
	Location : Section B, Stair Walls And Corridors, Bathrooms							

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 415 FLSTP - DINING HALL**  
**Asset # : 13777**

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

## Interior

## Ceilings

AcousTileSusp.Lay-In	65%			2047	**	5	\$9,600
Embossed Metal	8%			LIFE	**	5	\$1,100
Embossed Metal	7%	4+	\$2,100	LIFE	**	5	\$500

*Paint Peeling, Extent : Severe, Area Affected : 20%**Location : Section B*

Plaster	20%	Now	\$22,100	LIFE	**	5	\$1,900
---------	-----	-----	----------	------	----	---	---------

*Cracking/Crumbling, Extent : Severe, Area Affected : 10%**Location : Section B**Loose/Delam Surface, Extent : Severe, Area Affected : 40%**Location : Section B*

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	40%	4+	\$2,000	2035	**		
------------------------	-----	----	---------	------	----	--	--

*Broken/Missing Elements, Extent : Moderate, Area Affected : 5%**Location : Entry Walkway*

Wood	60%			2029	\$86,400	1-3	\$10,600
------	-----	--	--	------	----------	-----	----------

*Recent Replace Evident, Extent : Light, Area Affected : 100%**Location : Entry Porch Floor And Steps*

## Parking/Driveway

Asphalt	100%			2033	**		
---------	------	--	--	------	----	--	--

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	70%			2050	**	5	
---------------	-----	--	--	------	----	---	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Two 100 Ampere Service Switches For A And B Section*

Fused Disc Sw	30%			2060	**	5	
---------------	-----	--	--	------	----	---	--

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 200 Ampere Main Disconnect Switch For The Portable Generator*

## Raceway

Conduit	50%			2030	\$2,100	1	
Conduit	40%			2050	**	1	
Conduit	10%			2060	**	1	

## Panelboards

Fused Disc Sw	5%			2046	**	5	
Molded Case Bkrs	95%			2046	**	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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 415 FLSTP - DINING HALL**  
**Asset # : 13777**

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									
Wiring									
	Braided Cloth	30%	0-2	\$2,800	2055	* *	1		
Insulation Aged, Extent : Light, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	60%			2050	* *	1		
	Thermoplastic	10%			2056	* *	1		
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$300	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2050	* *	1	\$3,000	
Lighting									
Interior Lighting									
	Fluorescent	10%			2035	* *	10	\$900	
Compact Fluorescent Light, Extent : Light, Area Affected : 100%									
Location : 1st and 2nd Floor									
	Fluorescent	60%			2035	* *	10	\$5,400	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout The Building									
	LED	30%			2040	* *			
Exterior Lighting									
	HID	20%			2035	* *	10		
	Incandescent	10%			2025	\$3,600	2		
	No Component	70%							

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								
	Fuel Oil No 2	100%			2056	* *	5	\$3,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A And B Side. Basement							
		Explanation : 2 Tanks In Each Side.							
	Conversion Equipment								
	Hot Water Boiler	50%			2047	* *	1	\$2,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A Side Basement							
		Explanation : 1 Unit							
	Steam Boiler	50%			2047	* *	1	\$4,900	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : B Side Basement							
		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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG. # 415 FLSTP - DINING HALL**  
**Asset # : 13777**

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									
Distribution									
	Hot Wtr Piping/Pump	50%			2052	**	4	\$200	
	Steam Piping/Pump	50%			2030	\$23,300			
Terminal Devices									
	Convactor/Radiator	50%			2050	**	1	\$1,600	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : A Side Throughout								
	Convactor/Radiator	50%			2028	\$28,200	1	\$1,600	
Air Conditioning									
Energy Source									
	Electricity	100%			2046	**	1		
Conversion Equipment									
	Split Unit	50%			2040	**			
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : 4 Units In A Side. Refrigerant R-410a.								
	Window/Wall Unit	50%			2025	\$11,000	1		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout B Side.								
	Explanation : Multiple Units								
Terminal Devices									
	Fan Coil - 2 Pipe	50%			2040	**	1	\$1,600	
	No Component	50%							
Heat Rejection									
	Dry Cooler	50%			2040	**	2	\$3,400	
	No Component	50%							
Plumbing									
H/C Water Piping									
	Brass/Copper	50%			2060	**	1		
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : A Side								
	Brass/Copper	50%			2040	**	1		
Water Heater									
	Electric	100%			2025	\$9,300	4	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : A And B Side Baement								
	Explanation : 1 Unit In Each Side								
Sanitary Piping									
	Cast Iron	50%			LIFE	**	1		
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : A Side								
	Cast Iron	50%			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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 134 A AND B 1B MEDICAL BOARD  
**Address** : 134 SGT. BEERS AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.134 / 13741 **Yr Built/Renovated** : 1938 /  
**Area Sq Ft** : 4,339 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$79,400	
<b>Total</b>	<b>\$79,400</b>	
Importance Code A	\$79,400	
<b>Total</b>	<b>\$79,400</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$71,700			
Interior Architecture	\$9,700		\$4,900	\$100
Electrical	\$100	\$100		
Mechanical	\$1,100	\$500	\$400	\$500
Site Pavements	\$12,300			
<b>Total</b>	<b>\$94,800</b>	<b>\$500</b>	<b>\$5,200</b>	<b>\$500</b>
Importance Code A	\$71,900	\$200	\$200	\$200
Importance Code B	\$6,200	\$300	\$5,000	\$300
Importance Code C	\$16,700			\$100
<b>Total</b>	<b>\$94,800</b>	<b>\$500</b>	<b>\$5,200</b>	<b>\$500</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 134 A AND B 1B MEDICAL BOARD**  
**Asset # : 13741**

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	10%	Now	\$27,000	LIFE	**	5	\$7,000	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
	Location : Exterior Stairs And Railing							
	Spalling, Extent : Moderate, Area Affected : 30%							
	Location : Exterior Stairs							
Cement-Fiber Panel	5%	Now	\$2,300	2035	**			
	Worn/Eroded, Extent : Moderate, Area Affected : 40%							
	Location : Throughout							
Masonry: Brick	55%	Now	\$79,400	LIFE	**	5	\$7,700	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Vegetation Growth, Extent : Moderate, Area Affected : 5%							
	Location : Front And Side Elevations							
Masonry: Brick	15%			LIFE	**	5	\$4,200	
Pre-Cast Concrete	5%			LIFE	**	5	\$4,600	
Wood	10%	Now	\$33,500	2043	**	5	\$3,500	1
	Deteriorated Finish, Extent : Severe, Area Affected : 40%							
	Location : Eaves, Soffits, Gables							
	Dry Rot/Decay, Extent : Severe, Area Affected : 20%							
	Location : Fascia Boards							
	Paint Peeling, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Windows								
Aluminum	100%			2046	**	5	\$4,200	
Roof								
Asphalt Shingle	85%			2039	**	10	\$1,600	
Copper/Terne	15%	Now	\$2,500	2058	**			
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Roof Surface							
	Explanation : Flashing Misaligned And Deteriorated.							
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$2,600	
Ceramic Tile	5%	Now	\$300	2039	**	5	\$100	
	Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
	Location : 2nd Floor Bathroom							
Vinyl Tile	5%			2035	**	3	\$100	
Wood	80%			2058	**	5	\$8,800	

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 134 A AND B 1B MEDICAL BOARD**  
**Asset # : 13741**

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									
	Interior Walls								
	Ceramic Tile	5%			2039	* *	5	\$200	
	Gypsum Board	40%			LIFE	* *	5-10	\$2,100	
	Masonry: Brick	10%	Now	\$2,800	LIFE	* *			
		Paint Peeling, Extent : Moderate, Area Affected : 60%							
		Location : Basement							
		Spalling, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
	Plaster	45%	4+	\$300	LIFE	* *	5	\$400	
		Paint Peeling, Extent : Light, Area Affected : 2%							
		Location : Basement Stairwell							
		Water Penetration, Extent : Moderate, Area Affected : 15%							
		Location : Basement							
Ceilings									
	AcousTileSusp.Lay-In	15%			2043	* *	5	\$900	
	Plaster	85%	Now	\$3,700	LIFE	* *	5	\$3,100	
		Water Penetration, Extent : Severe, Area Affected : 2%							
		Location : 1st Floor Entry At Waiting Area, Office In Section B							
Site Enclosure									
	Retaining Walls								
	Cast in Place Concrete	100%			2050	* *			
Site Pavements									
	On-Site Walkways								
	Cast in Place Concrete	100%	Now	\$12,300	2043	* *			
		Misaligned/Bulging, Extent : Severe, Area Affected : 4%							
		Location : Walkways To Entrances, Stairs In The Rear							

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%			2056	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Section A And B							
		Explanation : Two 100 Ampere Main Disconnect Switches							
Raceway									
	Conduit	90%			2056	* *	1		
	Conduit	10%			2030	\$400	1		
Panelboards									
	Fused Disc Sw	4%			2052	* *	5		
	Molded Case Bkrs	96%			2052	* *	5	\$100	
Wiring									
	Thermoplastic	80%			2056	* *	1		
	Thermoplastic	20%			2030	\$1,900	1		

## Ground

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

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 134 A AND B 1B MEDICAL BOARD**  
**Asset # : 13741**

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

\$100

## Lighting

## Interior Lighting

Fluorescent

100%

2038

\* \*

10

\$4,000

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout The Building*

## Egress Lighting

Emergency, Battery

50%

2038

\* \*

10

\$500

Exit, Service

50%

2038

\* \*

1

## Exterior Lighting

HID

30%

2025

\$5,600

10

No Component

70%

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

Fuel Oil No 2

100%

2056

\* \*

5

\$1,300

## Conversion Equipment

Hot Water Boiler

100%

2043

\* \*

1

\$2,200

*Other Observation, Extent : Light, Area Affected : 100%**Location : A And B Side Basement**Explanation : 1 Unit For Each Side*

## Distribution

Hot Wtr Piping/Pump

100%

2038

\* \*

4

\$300

## Terminal Devices

Convactor/Radiator

100%

2047

\* \*

1

\$1,400

## Air Conditioning

## Energy Source

Electricity

100%

2038

\* \*

1

## Conversion Equipment

Window/Wall Unit

100%

2029

\$9,600

1

## Plumbing

## H/C Water Piping

Brass/Copper

100%

2050

\* \*

1

## Water Heater

Electric

50%

2028

\$2,000

4

*Other Observation, Extent : Light, Area Affected : 100%**Location : B Side Basement**Explanation : 1 Unit*

No Component

50%

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 134 A AND B 1B MEDICAL BOARD**  
**Asset # : 13741**

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									
	HW Heat Exchanger Steam Fired	50%			2056	* *	4	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A Side Basement							
		Explanation : Domestic Coil In Boiler							
	No Component	50%							
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Submersible	100%			2025	\$200	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1 Unit In Each Side Basement							
		Explanation : 2 Units							
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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 316 A AND B COMMUNICATIONS  
**Address** : 316 SGT. BEERS AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.316 / 13759 **Yr Built/Renovated** : 1933 /  
**Area Sq Ft** : 4,287 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 26-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$25,300			
Interior Architecture	\$23,000		\$4,000	
Electrical	\$100	\$100		
Mechanical	\$1,400	\$600	\$400	\$500
<b>Total</b>	<b>\$49,800</b>	<b>\$600</b>	<b>\$4,400</b>	<b>\$500</b>
Importance Code A	\$25,500	\$200	\$200	\$200
Importance Code B	\$9,400	\$400	\$4,100	\$300
Importance Code C	\$14,900			
<b>Total</b>	<b>\$49,800</b>	<b>\$600</b>	<b>\$4,400</b>	<b>\$500</b>



*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 316 A AND B COMMUNICATIONS**  
**Asset # : 13759**

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									
	Cement-Fiber Panel	15%	Now	\$400	2035	**			
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : Throughout									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Explanation : Paint Peeling									
	Masonry: Brick	75%	0-2	\$7,400	LIFE	**	5	\$4,400	
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : Basement Walls									
	Wood	10%	Now	\$17,300	2043	**	5	\$1,500	
Deteriorated Finish, Extent : Severe, Area Affected : 70%									
Location : Fascia Board									
Paint Peeling, Extent : Severe, Area Affected : 100%									
Location : Fascia Board And Frieze									
Windows									
	Aluminum	100%			2046	**	5	\$500	
Roof									
	Asphalt Shingle	95%			2039	**	10	\$600	
	Copper/Terne	5%			2058	**	10	\$500	
Interior									
Floors									
	Cast in Place Concrete	25%	0-2	\$900	LIFE	**	5	\$3,400	
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : Basement Floor									
	Mosaic Tile	5%			2043	**	5	\$800	
	Vinyl Tile	8%			2035	**	3	\$200	
	Vinyl Tile 9" X 9"	2%			2030	\$1,600	3	\$100	
Worn/Eroded, Extent : Moderate, Area Affected : 5%									
Location : Rear Entry Foyer									
	Wood	60%			2058	**	5	\$7,100	
Interior Walls									
	Ceramic Tile	5%	Now	\$2,800	2033	**	5	\$200	
Misaligned/Bulging, Extent : Moderate, Area Affected : 20%									
Location : Bathrooms									
	Masonry: Brick	10%	Now	\$7,900	LIFE	**			
Water Penetration, Extent : Moderate, Area Affected : 30%									
Location : Basement									
	Plaster	85%			LIFE	**	5-10	\$6,400	
Ceilings									
	Exposed Struc: Wood	10%			LIFE	**	10	\$900	
	Plaster	90%			LIFE	**	5-10	\$9,700	
Site Pavements									
On-Site Walkways									
	Cast in Place Concrete	100%			2035	**			

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 316 A AND B COMMUNICATIONS**  
**Asset # : 13759**

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%			2056	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 100 Ampere Main Disconnect Switch For Section A And B							
	Raceway								
	Conduit	100%			2056	* *	1		
	Panelboards								
	Fused Disc Sw	5%			2052	* *	5		
	Molded Case Bkrs	95%			2052	* *	5	\$100	
	Wiring								
	Thermoplastic	100%			2056	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	96%			2038	* *	10	\$3,800	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	4%			2025	\$1,000	2		
	Exterior Lighting								
	Incandescent	30%			2025	\$4,700	2		
	No Component	70%							

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								
	Fuel Oil No 2	100%			2056	* *	5	\$1,300	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : B Side Basement								
	Explanation : 2 New Tanks								
Conversion Equipment									
	Hot Water Boiler	100%			2043	* *	1	\$2,100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : B Side Basement								
	Explanation : 1 Unit								
Distribution									
	Hot Wtr Piping/Pump	100%	0-2	\$400	2038	* *	4	\$200	
	Other Observation, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor Back Corner Office.								
	Explanation : Not Sufficient Heat In 2nd Floor Back Corner Office.								
Terminal Devices									
	Convactor/Radiator	100%			2035	* *	1	\$1,400	

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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 316 A AND B COMMUNICATIONS**  
**Asset # : 13759**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Air Conditioning								
	Energy Source							
	Electricity	100%		2046	* *	1		
	Conversion Equipment							
	Window/Wall Unit	100%		2025	\$9,500	1		
Plumbing								
	H/C Water Piping							
	Brass/Copper	100%		2040	* *	1		
	HW Heat Exchanger							
	Steam Fired	100%		2050	* *	4	\$600	
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B Side Basement</i>						
		<i>Explanation : Domestic Coil Inside Boiler</i>						
	Sanitary Piping							
	Cast Iron	100%		LIFE	* *	1		
	Sump Pump(s)							
	Submersible	100%		2024	\$200	4	\$100	
	Fixtures							
	Generic	100%						
		<i>Other Observation, Extent : Moderate, Area Affected : 5%</i>						
		<i>Location : 2nd Floor Mens Room</i>						
		<i>Explanation : Bathtub Piping Is Disconnected.</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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 400 A AND B FIRE PREVENTION DISTRICT OFFICE  
**Address** : 400 MURRAY AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.400 / 13771 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 10,935 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** : 4453917

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$56,200	
Site Enclosure	\$105,600	
Site Pavements	\$150,400	\$150,400
<b>Total</b>	<b>\$312,200</b>	<b>\$150,400</b>
Importance Code A	\$56,200	
Importance Code C	\$256,000	\$150,400
<b>Total</b>	<b>\$312,200</b>	<b>\$150,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$45,100			
Interior Architecture	\$36,100			\$300
Electrical	\$9,400	\$300	\$300	\$300
Mechanical	\$2,500	\$2,000	\$1,400	\$1,400
Site Pavements		\$600	\$600	\$4,600
<b>Total</b>	<b>\$93,100</b>	<b>\$3,000</b>	<b>\$2,400</b>	<b>\$6,700</b>
Importance Code A	\$46,200	\$1,100	\$1,100	\$1,100
Importance Code B	\$43,500	\$1,200	\$700	\$1,000
Importance Code C	\$3,400	\$600	\$600	\$4,600
<b>Total</b>	<b>\$93,100</b>	<b>\$3,000</b>	<b>\$2,400</b>	<b>\$6,700</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 400 A AND B FIRE PREVENTION DISTRICT OFFICE**  
**Asset # : 13771**

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	80%			LIFE	**	5	\$30,200	
	Granite Panels	10%			LIFE	**	5	\$2,800	
	Wood	10%	Now	\$56,200	2043	**	5	\$4,700	
Dry Rot/Decay, Extent : Severe, Area Affected : 60%									
Location : Wood Fascia, Wood Columns, Porch Entablature									
Paint Peeling, Extent : Severe, Area Affected : 100%									
Location : Wood Columns, Wood Fascia									
Worn/Eroded, Extent : Severe, Area Affected : 60%									
Location : Roof Eaves, Cornice Entablature									
Windows									
	Wood	100%	Now	\$28,600	2046	**	5	\$11,200	1
Air Infiltration, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Dry Rot/Decay, Extent : Severe, Area Affected : 80%									
Location : Throughout									
Thermally Inefficient, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Paint Peeling, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Caulking Deteriorated, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Roof									
	Asphalt Shingle	100%			2039	**	10	\$2,200	
Soffits									
	Wood	100%			2035	**	5		
Interior									
Floors									
	Cast in Place Concrete	30%			LIFE	**	5	\$20,400	
	Ceramic Tile	5%	Now	\$300	2039	**	5	\$400	
Broken/Missing Elements, Extent : Severe, Area Affected : 2%									
Location : Throughout.									
	Vinyl Tile	15%	Now	\$4,500	2035	**	3	\$900	
Broken/Missing Elements, Extent : Severe, Area Affected : 10%									
Location : Kitchen And Various Offices									
Worn/Eroded, Extent : Severe, Area Affected : 30%									
Location : Corridors, Kitchen									
	Wood	50%			2045	**	5	\$14,600	
Worn/Eroded, Extent : Severe, Area Affected : 70%									
Location : 3rd Floor Attic Space, 2nd Floor Offices									

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 400 A AND B FIRE PREVENTION DISTRICT OFFICE**  
**Asset # : 13771**

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								
Interior Walls								
Ceramic Tile	3%	Now	\$100	2039	* *	5	\$100	
Broken/Missing Elements, Extent : Moderate, Area Affected : 2%								
Location : Bathrooms								
Masonry: Brick	10%			LIFE	* *	10	\$200	
Granite Panels	10%			LIFE	* *	10	\$300	
Plaster	75%	Now	\$2,300	LIFE	* *	5	\$1,500	
Broken/Missing Elements, Extent : Severe, Area Affected : 2%								
Location : Basement Gymnasium Room								
Paint Peeling, Extent : Severe, Area Affected : 20%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 2%								
Location : Basement Gymnasium Room								
Wood	2%			LIFE	* *	5	\$1,100	
Ceilings								
Embossed Metal	34%			LIFE	* *	5	\$4,800	
Paint Peeling, Extent : Moderate, Area Affected : 5%								
Location : 1st Floor								
Plaster	66%	Now	\$15,300	LIFE	* *	5	\$6,400	
Paint Peeling, Extent : Moderate, Area Affected : 15%								
Location : Rooms 20, 21, And Stairway Ceiling								
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : 2nd Floor Rooms 20 And 21								
Site Enclosure								
Fence/Gates								
Wood	100%	Now	\$105,600	2035	* *			
Dry Rot/Decay, Extent : Severe, Area Affected : 100%								
Location : Entrance								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Entrance								
Explanation : Railing Of Entry Porch								
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	60%			2035	* *			
Wood	40%	Now	\$150,400	2030	\$150,400	1-3	\$17,800	
Rotting/Splitting, Extent : Severe, Area Affected : 100%								
Location : Front Entry Porch Floor								

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 400 A AND B FIRE PREVENTION DISTRICT OFFICE**  
**Asset # : 13771**

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%			2050	**	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 100 Ampere Main Disconnect Switches For Section A and B							
Raceway									
	Conduit	70%			2030	\$3,000	1		
	Conduit	30%			2050	**	1		
Panelboards									
	Fused Disc Sw	5%			2029	\$400	5		
	Molded Case Bkrs	95%			2046	**	5	\$300	
Wiring									
	Braided Cloth	40%	2-4	\$3,700	2055	**	1		
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Thermoplastic	30%			2030	\$2,800	1		
	Thermoplastic	30%			2050	**	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$300	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	**	1	\$3,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : Using Portable Generator							
Lighting									
	Interior Lighting								
	Fluorescent	30%			2035	**	10	\$3,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	50%			2025	\$13,600	10	\$5,000	
		T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
	Incandescent	20%			2025	\$13,000	2	\$100	
Exterior Lighting									
	HID	30%			2035	**	10		
	No Component	70%							

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

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 400 A AND B FIRE PREVENTION DISTRICT OFFICE**  
**Asset # : 13771**

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								
	Fuel Oil No 2	100%			2050	* *	5	\$3,400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Two 275 Gallon Tanks Each Side						
	Conversion Equipment								
	Steam Boiler	100%			2043	* *	1	\$10,800	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : One Boiler Each Side						
	Distribution								
	Steam Piping/Pump	100%	0-2	\$1,000	2040	* *			
			Leak Evident, Extent : Moderate, Area Affected : 2%						
			Location : A Side Basement File Room						
	Terminal Devices								
	Convactor/Radiator	100%			2035	* *	1	\$3,500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2025	\$12,100	1		
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
	Water Heater								
	Electric	50%			2025	\$5,100	4		
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : A Side Basement						
			Explanation : 1 Unit						
	No Component	50%							
	HW Heat Exchanger								
	Steam Fired	100%			2050	* *	4	\$1,600	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Domestic Coil With 40 Gallon Storage Each Side						
	Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 401 A AND B FIRE/LIFE SAFETY EDUCATION BLDG.  
**Address** : 401 MURRAY AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.401 / 13769 **Yr Built/Renovated** : 1906 / 2004  
**Area Sq Ft** : 12,041 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** : 4453921

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Mechanical		\$220,500
<b>Total</b>		<b>\$220,500</b>
Importance Code B		\$220,500
<b>Total</b>		<b>\$220,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$65,300			
Interior Architecture	\$32,400		\$5,700	\$1,100
Electrical	\$400	\$100	\$100	\$100
Mechanical	\$21,900	\$1,600	\$6,900	\$2,100
Site Pavements	\$7,400	\$1,000	\$100	\$100
<b>Total</b>	<b>\$127,400</b>	<b>\$2,700</b>	<b>\$12,900</b>	<b>\$3,400</b>
Importance Code A	\$86,600	\$1,200	\$1,200	\$1,200
Importance Code B	\$25,700	\$500	\$11,500	\$1,900
Importance Code C	\$15,100	\$1,000	\$100	\$300
<b>Total</b>	<b>\$127,400</b>	<b>\$2,700</b>	<b>\$12,900</b>	<b>\$3,400</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 401 A AND B FIRE/LIFE SAFETY EDUCATION BLDG.**  
**Asset # : 13769**

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	70%			LIFE	**	5	\$33,800	
	Granite Panels	25%			LIFE	**	5	\$9,100	
	Wood	5%	0-2	\$14,400	2043	**	5	\$3,000	
Deteriorated Finish, Extent : Severe, Area Affected : 30%									
Location : Porch Columns And Rails									
Paint Peeling, Extent : Moderate, Area Affected : 30%									
Location : Porch Entablature, Porch Balustrade									
Windows									
	Wood	100%			2046	**	5	\$30,000	
Other Observation, Extent : Light, Area Affected : 100%									
Location : All Facades									
Explanation : Vinyl-clad Wood Windows									
Roof									
	Asphalt Shingle	100%	Now	\$4,900	2039	**			
Miss/Damaged Flashings, Extent : Severe, Area Affected : 15%									
Location : Roof									
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : 3rd Floor Front Office And Storage									
Soffits									
	Wood	100%	4+	\$9,600	2043	**	5	\$4,000	
Deteriorated Finish, Extent : Moderate, Area Affected : 20%									
Location : Porch Ceiling									
Interior									
Floors									
	Cast in Place Concrete	10%			LIFE	**	5	\$7,600	
	Ceramic Tile	10%			2039	**	5	\$1,700	
	Vinyl Tile	5%	Now	\$200	2035	**	3	\$300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%									
Location : Throughout									
	Wood	40%	Now	\$5,200	2058	**	5	\$6,500	
Deteriorated Finish, Extent : Light, Area Affected : 40%									
Location : Throughout									
	Wood	35%			2058	**	5	\$11,400	
Interior Walls									
	Ceramic Tile	2%			2039	**	5	\$300	
	Gypsum Board	25%			LIFE	**	5-10	\$7,000	
	Granite Panels	28%			LIFE	**	10	\$1,800	
	Plaster	45%	2-4	\$1,300	LIFE	**	5	\$2,200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%									
Location : Throughout									

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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 401 A AND B FIRE/LIFE SAFETY EDUCATION BLDG.**  
**Asset # : 13769**

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									
	Ceilings								
	Plaster	52%	Now	\$6,600	LIFE	* *	5	\$5,500	
		Paint Peeling, Extent : Moderate, Area Affected : 5%							
		Location : 3rd Floor Ceiling Over Training Area							
		Water Penetration, Extent : Moderate, Area Affected : 5%							
		Location : 3rd Floor Ceiling Over Training Area							
	Plaster	48%			LIFE	* *	5-10	\$14,100	
Site Pavements									
	On-Site Walkways								
	Cast in Place Concrete	40%	Now	\$1,500	2043	* *			
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : Entry Walkway And Perimeter Walks							
	Wood	60%			2028	\$32,700	1-3	\$4,000	
Parking/Driveway									
	Asphalt	100%	0-2	\$5,700	2039	* *			
		Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
		Location : Parking Area							

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%			2050	* *	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Two Main Service Disconnect Switches Rated At 100 Amperes Each									
Raceway									
	Conduit	75%			2030	\$3,200	1		
	Conduit	25%			2050	* *	1		
Panelboards									
	Molded Case Bkrs	100%			2046	* *	5	\$300	
Wiring									
	Thermoplastic	75%			2030	\$7,000	1		
	Thermoplastic	25%			2050	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$400	
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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 401 A AND B FIRE/LIFE SAFETY EDUCATION BLDG.**  
**Asset # : 13769**

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

95%

2030

\$28,400

10

\$10,500

*T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%**Location : Throughout The Building*

## Fluorescent

3%

2030

\$900

10

\$300

*Compact Fluorescent Light, Extent : Light, Area Affected : 100%**Location : Hallways*

## LED

2%

2038

\* \*

## Exterior Lighting

## HID

20%

2030

\$10,300

10

## No Component

80%

**Alarm**

## Security System

## No Component

80%

## Generic

20%

2025

\$8,300

1

\$900

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor**Explanation : Intrusion Alarm Only. Motion Sensors*

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

## Fuel Oil No 2

100%

2050

\* \*

5

\$3,700

*Other Observation, Extent : Light, Area Affected : 100%**Location : A And B Side, Basement**Explanation : 2 Tanks Each Side*

## Conversion Equipment

## Steam Boiler

50%

2-4

\$20,700

2043

\* \*

1

\$5,400

*Malfunctioning, Extent : Moderate, Area Affected : 10%**Location : Boiler Control, B Side Basement**On Extended Life, Extent : Moderate, Area Affected : 100%**Location : Both Units, A And B Side Basement**Other Observation, Extent : Light, Area Affected : 100%**Location : Both A And B Side Basement**Explanation : 1 Old Unit Each Side*

## Steam Boiler

50%

2043

\* \*

1

\$6,000

## Distribution

## Steam Piping/Pump

100%

2030

\$56,600

## Terminal Devices

## Convactor/Radiator

100%

2028

\$68,500

1

\$3,900

**Air Conditioning**

## Energy Source

## Electricity

100%

2038

\* \*

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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 401 A AND B FIRE/LIFE SAFETY EDUCATION BLDG.**  
**Asset # : 13769**

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
Air Conditioning									
	Conversion Equipment								
	Window/Wall Unit	90%			2025	\$24,000	1		
	No Component	10%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2030	\$95,400	1		
	Water Heater								
	Oil Fired	50%			2029	\$5,300	1	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : B Side Basement							
		Explanation : 1 Unit							
	Oil Fired	50%			2023	\$5,300	1	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A Side Basement							
		Explanation : 1 Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2024	\$400	4	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A And B Side Basement							
		Explanation : 1 Unit On Each Side							
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 402 A AND B FIRE MARSHALS  
**Address** : 402 MURRAY AVENUE  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.402 / 13770 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 12,041 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** : 4453923

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$46,400			\$1,100
Interior Architecture	\$43,900		\$10,700	\$700
Electrical	\$300			
Mechanical	\$5,400	\$1,600	\$1,600	\$1,600
Site Pavements	\$33,600	\$100	\$100	\$1,000
<b>Total</b>	<b>\$129,600</b>	<b>\$1,700</b>	<b>\$12,500</b>	<b>\$4,300</b>
Importance Code A	\$47,600	\$1,200	\$1,200	\$2,200
Importance Code B	\$33,700	\$400	\$10,700	\$1,100
Importance Code C	\$48,200	\$100	\$500	\$1,000
<b>Total</b>	<b>\$129,600</b>	<b>\$1,700</b>	<b>\$12,500</b>	<b>\$4,300</b>



*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 402 A AND B FIRE MARSHALS**  
**Asset # : 13770**

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	80%			LIFE	**	5	\$38,600	
	Granite Panels	15%			LIFE	**	5	\$5,400	
	Wood	5%	0-2	\$7,200	2043	**	5	\$3,000	
Deteriorated Finish, Extent : Moderate, Area Affected : 15%									
Location : Porch Entablature, Railings And Columns, Facade Fascia Boards									
Paint Peeling, Extent : Moderate, Area Affected : 10%									
Location : Porch Entablature, Railings And Columns									
Windows									
	Wood	100%			2046	**	5	\$30,000	
Other Observation, Extent : Light, Area Affected : 100%									
Location : All Facades									
Explanation : Vinyl-clad Wood Windows									
Roof									
	Asphalt Shingle	90%	4+	\$2,200	2039	**			
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : Chimney Flashing									
	Roll Roofing	10%			2029	\$5,900	5	\$2,100	
Interior									
Floors									
	Cast in Place Concrete	30%			LIFE	**	5	\$22,800	
	Ceramic Tile	8%			2039	**	5	\$1,400	
	Vinyl Tile	2%			2035	**	3	\$100	
	Wood	60%			2058	**	5	\$19,500	
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**	10	\$4,100	
	Ceramic Tile	5%			2043	**	5	\$800	
	Gypsum Board	25%			LIFE	**	5-10	\$7,000	
	Masonry: Brick	18%			LIFE	**	10	\$900	
	Granite Panels	25%			LIFE	**	10	\$1,600	
	Plaster	15%	Now	\$2,200	LIFE	**	5	\$700	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : Kitchen, Basement									
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : 3rd Floor And Down The Chimney Chase Walls									
	Wood	2%			LIFE	**	5	\$2,600	
Ceilings									
	AcousTileSusp.Lay-In	6%			2043	**	5	\$1,000	
	Embossed Metal	25%			LIFE	**	5	\$3,800	
Paint Peeling, Extent : Moderate, Area Affected : 10%									
Location : Throughout 1st Floor									
	Gypsum Board	29%			LIFE	**	5-10	\$17,000	
	Plaster	40%	Now	\$5,100	LIFE	**	5	\$4,300	
Water Penetration, Extent : Severe, Area Affected : 2%									
Location : Water Damage In 1st Floor Office And Third Floor By Chimney Chase Walls									
Site Pavements									

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 402 A AND B FIRE MARSHALS**  
**Asset # : 13770**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	40%	Now	\$3,000	2043	* *		
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 40%</i>							
<i>Location : Walkways And Stair Step</i>							
Wood	60%	0-2	\$3,300	2028	\$32,700	1-3	\$3,900
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>							
<i>Location : Porch Floor</i>							
<i>Explanation : Deteriorated Finish</i>							

## Parking/Driveway

Cast in Place Concrete	100%	0-2	\$27,300	2043	* *
<i>Cracking/Crumbling, Extent : Moderate, 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)	

## Under 600 Volts

## Service Equipment

Fused Disc Sw	100%	2050	**	5	\$100
<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
<i>Location : Basement</i>					
<i>Explanation : Two Main Service Disconnect Switches Rated At 100 Amperes Each.</i>					

## Raceway

Conduit	65%			2040	* *		1	
Conduit	35%			2050	* *		1	

## Panelboards

Molded Case Bkrs	100%			2046	* *		5	\$300
------------------	------	--	--	------	-----	--	---	-------

## Wiring

Thermoplastic	65%			2040	* *		1	
Thermoplastic	35%			2050	* *		1	

## Ground

## Grounding Devices

Generic	100%			LIFE	* *		5	\$400
---------	------	--	--	------	-----	--	---	-------

## Lighting

## Interior Lighting

Fluorescent	100%			2030	\$29,900	10	\$11,000	
<i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								

## Egress Lighting

Emergency, Battery	50%			2030	\$9,200	10	\$1,500	
Exit, Service	50%			2030	\$1,800	1		

## Exterior Lighting

HID	20%			2035	* *		10	
No Component	80%							

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 402 A AND B FIRE MARSHALS**  
**Asset # : 13770**

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								
	Fuel Oil No 2	100%			2056	**	5	\$3,700	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : A And B Side Basement					
				Explanation : 2 Tanks Each Side					
	Conversion Equipment								
	Steam Boiler	100%			2047	**	1	\$11,900	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : A And B Side Basement					
				Explanation : 1 Boiler On Each Side					
	Distribution								
	Steam Piping/Pump	100%			2040	**			
	Terminal Devices								
	Convactor/Radiator	100%			2035	**	1	\$3,900	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	**	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2025	\$26,700	1		
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	**	1		
	Water Heater								
	Electric	100%			2025	\$11,300	4	\$100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : A And B Side Basement					
				Explanation : 1 Unit For Each Side					
	Sanitary Piping								
	Cast Iron	100%	0-2	\$1,900	LIFE	**	1		
				Leak Evident, Extent : Moderate, Area Affected : 100%					
				Location : B Side 2nd Floor Bathrooms					
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 409 A AND B EMS ADMIN, RESEARCH AND DEVELOP.  
**Address** : 409 SHORE ROAD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.409 / 13774 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 13,728 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 14-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$87,800	\$40,000
Interior Architecture	\$64,200	
<b>Total</b>	<b>\$152,000</b>	<b>\$40,000</b>
Importance Code A	\$87,800	\$40,000
Importance Code B	\$64,200	
<b>Total</b>	<b>\$152,000</b>	<b>\$40,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$28,200			
Interior Architecture	\$52,300		\$500	\$300
Electrical	\$700	\$400	\$400	\$500
Mechanical	\$4,500	\$2,500	\$1,800	\$1,800
Site Enclosure	\$200			
<b>Total</b>	<b>\$85,800</b>	<b>\$2,900</b>	<b>\$2,700</b>	<b>\$2,600</b>
Importance Code A	\$30,100	\$1,400	\$1,400	\$1,400
Importance Code B	\$46,100	\$1,500	\$1,400	\$1,300
Importance Code C	\$9,600			
<b>Total</b>	<b>\$85,800</b>	<b>\$2,900</b>	<b>\$2,700</b>	<b>\$2,600</b>



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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 409 A AND B EMS ADMIN, RESEARCH AND DEVELOP.**  
**Asset # : 13774**

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	75%			LIFE	**	5	\$40,400	
	Masonry: Granite	10%			LIFE	**	5	\$4,000	
	Wood	15%	Now	\$4,800	2035	**	5	\$10,100	
Broken/Missing Elements, Extent : Moderate, Area Affected : 1%									
Location : Wood Screen At Rear Porch 409b									
Dry Rot/Decay, Extent : Severe, Area Affected : 10%									
Location : Porch Cornice Entablature And Columns									
Paint Peeling, Extent : Moderate, Area Affected : 15%									
Location : Porches And Eave Located At Rear Facade									
Windows									
	Wood	100%			2046	**	5	\$80,000	
Broken/Missing Elements, Extent : Moderate, Area Affected : 1%									
Location : B Section Kitchen 1st Floor									
Other Observation, Extent : Light, Area Affected : 100%									
Location : All Facades									
Explanation : Vinyl-clad Wood Windows									
Roof									
	Roll Roofing	10%			2026	\$6,500	5	\$2,300	
	Slate	90%	Now	\$47,800	LIFE	**			1
Water Penetration, Extent : Severe, Area Affected : 30%									
Location : Main Roof At 3rd Floor									
Interior									
Floors									
	Carpet	2%			2026	\$5,900	3	\$800	
	Cast in Place Concrete	5%			LIFE	**	5	\$4,500	
	Mosaic Tile	2%			2043	**	5	\$1,000	
	Vinyl Tile	2%			2030	\$4,000	3	\$200	
	Wood	89%	Now	\$34,200	2045	**	5	\$17,100	
Deteriorated Finish, Extent : Moderate, Area Affected : 10%									
Location : First Floor									
Interior Walls									
	Ceramic Tile	2%	Now	\$600	2039	**	5	\$500	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%									
Location : Second Floor Bathroom									
	Concrete Masonry Unit	2%			LIFE	**	5	\$700	
	Masonry: Brick	10%			LIFE	**	10	\$1,400	
	Plaster	86%	Now	\$7,100	LIFE	**	5	\$11,800	
Horizontal Cracks, Extent : Severe, Area Affected : 2%									
Location : Throughout									
Water Penetration, Extent : Severe, Area Affected : 1%									
Location : 2nd Floor Office									

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 409 A AND B EMS ADMIN, RESEARCH AND DEVELOP.**  
**Asset # : 13774**

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								
Ceilings								
Embossed Metal	30%	4+	\$6,100	LIFE	**	5	\$2,800	
Paint Peeling, Extent : Moderate, Area Affected : 5%								
Location : 1st Floor Offices								
Plaster	70%	Now	\$64,200	LIFE	**	5	\$9,000	
Spalling, Extent : Moderate, Area Affected : 5%								
Location : Basement								
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : 2nd And 3rd Floor, Various Spaces								
Site Enclosure								
Fence/Gates								
Wood	100%	Now	\$200	2028	\$1,800			
Broken/Missing Elements, Extent : Severe, Area Affected : 2%								
Location : Porch Balustrade Of B Section								
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	100%			2035	**			
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%			2050	**	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : Two 100 Ampere Main Disconnect Switches For Section A And B								
Raceway								
Conduit	20%			2050	**	1		
Conduit	80%			2030	\$3,400	1		
Panelboards								
Fused Disc Sw	5%			2029	\$400	5		
Molded Case Bkrs	65%			2029	\$5,500	5	\$200	
Molded Case Bkrs	30%			2046	**	5	\$100	
Wiring								
Thermoplastic	20%			2050	**	1		
Thermoplastic	80%			2030	\$7,400	1		
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$400	
Stand-by Power								
Transfer Switches								
Automatic	100%			2043	**	1	\$4,200	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Outside								
Explanation : Using Portable Generator Only								

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 409 A AND B EMS ADMIN, RESEARCH AND DEVELOP.**  
**Asset # : 13774**

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

96%  
2035 \* \* 10 \$12,100  
*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*  
*Location : Throughout The Building*

Incandescent

4% 2025 \$3,300 2

Exterior Lighting

Incandescent

30% 2035 \* \* 2

No Component

70%

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

Fuel Oil No 2

100%  
2056 \* \* 5 \$4,300  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*  
*Explanation : Two 275 Gallon Tanks For Both A And B Side*

Conversion Equipment

Steam Boiler

100% 0-2 \$1,900 2043 \* \* 1 \$12,200  
*Malfunctioning, Extent : Moderate, Area Affected : 5%*  
*Location : A Side Boiler Water Auto Feeding*  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Basement*  
*Explanation : 2 Units. A And B Sides Have Separate Boiler.*

Distribution

Steam Piping/Pump

100% 2040 \* \*  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Throughout*  
*Explanation : A And B Sides Have Independent Systems*

Terminal Devices

Convactor/Radiator

100% 2035 \* \* 1 \$4,400

**Air Conditioning**

Energy Source

Electricity

100% 2038 \* \* 1

Conversion Equipment

Window/Wall Unit

100% 2025 \$30,400 1

**Plumbing**

H/C Water Piping

Brass/Copper

100% 2040 \* \* 1  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Throughout*  
*Explanation : A And B Sides Have Separate Systems Including Service*

*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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 409 A AND B EMS ADMIN, RESEARCH AND DEVELOP.**  
**Asset # : 13774**

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								
	Electric	50%			2028	\$6,400	4		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A Side Basement							
		Explanation : 1 Unit							
	No Component	50%							
HW Heat Exchanger									
	Steam Fired	100%			2050	* *	4	\$2,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : B Side Basement							
		Explanation : Domestic Coil In Steam Boiler For B Side							
Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 411 A AND B TERRORISM CENTER  
**Address** : 411 SHORE ROAD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.411 / 13775 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 13,728 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$40,000	\$40,000
Interior Architecture	\$88,800	
Mechanical		\$39,100
Site Pavements		\$127,400
<b>Total</b>	<b>\$128,800</b>	<b>\$206,400</b>
Importance Code A	\$40,000	\$40,000
Importance Code B	\$48,900	\$39,100
Importance Code C	\$39,800	\$127,400
<b>Total</b>	<b>\$128,800</b>	<b>\$206,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$37,200			
Interior Architecture	\$19,300		\$500	\$100
Electrical	\$1,600	\$1,000	\$1,200	\$2,700
Mechanical	\$5,600	\$1,800	\$1,800	\$2,500
Site Pavements	\$13,700	\$3,900	\$500	\$500
<b>Total</b>	<b>\$77,400</b>	<b>\$6,700</b>	<b>\$4,000</b>	<b>\$5,800</b>
Importance Code A	\$40,300	\$1,400	\$1,400	\$1,400
Importance Code B	\$22,600	\$1,400	\$2,100	\$3,900
Importance Code C	\$14,600	\$3,900	\$500	\$500
<b>Total</b>	<b>\$77,400</b>	<b>\$6,700</b>	<b>\$4,000</b>	<b>\$5,800</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 411 A AND B TERRORISM CENTER**  
**Asset # : 13775**

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	80%			LIFE	**	5	\$43,100	
	Masonry: Granite	10%			LIFE	**	5	\$4,000	
	Wood	10%	2-4	\$8,000	2043	**	5	\$6,700	
Paint Peeling, Extent : Moderate, Area Affected : 10%									
Location : Wood Columns									
Split/Cracked, Extent : Moderate, Area Affected : 10%									
Location : Wood Columns At Front Entrance									
Windows									
	Wood	100%			2046	**	5	\$80,000	
Water Penetration, Extent : Moderate, Area Affected : 5%									
Location : 3rd Floor Front Office A Unit									
Other Observation, Extent : Light, Area Affected : 100%									
Location : All Facades									
Explanation : Vinyl-clad Wood Windows									
Roof									
	Roll Roofing	5%			2026	\$3,200	5	\$1,200	
	Slate	95%	Now	\$5,000	LIFE	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 5%									
Location : Throughout									
Water Penetration, Extent : Moderate, Area Affected : 2%									
Location : Main Roof At 3rd Floor									
Soffits									
	Wood	100%			2043	**	5		
Interior									
Floors									
	Cast in Place Concrete	7%			LIFE	**	5	\$6,300	
	Mosaic Tile	2%			2043	**	5	\$1,000	
	Vinyl Tile	5%	4+	\$200	2035	**	3	\$400	
Broken/Missing Elements, Extent : Light, Area Affected : 1%									
Location : 1st Floor Corridor									
	Wood	86%	2-4	\$13,200	2045	**	5	\$16,600	
Dry Rot/Decay, Extent : Light, Area Affected : 2%									
Location : Basement Stair Has Termite Damage									
Worn/Eroded, Extent : Moderate, Area Affected : 15%									
Location : 3rd Floor									
Interior Walls									
	Ceramic Tile	2%	Now	\$600	2039	**	5	\$500	
Broken/Missing Elements, Extent : Light, Area Affected : 2%									
Location : Second Floor Bathroom									
	Masonry: Brick	2%			LIFE	**	10	\$300	
	Plaster	96%	Now	\$39,800	LIFE	**	5	\$13,100	
Deteriorated Finish, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Water Penetration, Extent : Light, Area Affected : 15%									
Location : Basement Washroom, 3rd Floor Bathroom									

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 411 A AND B TERRORISM CENTER**  
**Asset # : 13775**

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									
	Ceilings								
	Embossed Metal	20%			LIFE	**	5	\$3,700	
		Paint Peeling, Extent : Light, Area Affected : 10%							
		Location : 1st Floor, Throughout							
	Plaster	80%	Now	\$48,900	LIFE	**	5	\$10,300	
		Spalling, Extent : Moderate, Area Affected : 30%							
		Location : Basement And Throughout, Locker Rooms							
		Water Penetration, Extent : Light, Area Affected : 15%							
		Location : 2nd Floor Bathroom, 3rd Floor Office By Chimney Chase							
Site Pavements									
	On-Site Walkways								
	Cast in Place Concrete	50%	0-2	\$13,200	2043	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 50%							
		Location : Front Entrance Walkway							
	Wood	50%			2028	\$127,400	1-3	\$15,600	
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%			2050	**	5	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 100 Ampere Main Disconnect Switches For Section A and B							
	Raceway								
	Conduit	20%			2050	**	1		
	Conduit	80%			2030	\$3,400	1		
	Panelboards								
	Fused Disc Sw	5%			2029	\$400	5		
	Molded Case Bkrs	95%			2046	**	5	\$300	
	Wiring								
	Thermoplastic	30%			2050	**	1		
	Thermoplastic	70%			2030	\$6,500	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$400	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2043	**	1	\$4,200	
	Generators								
	Diesel	100%			2039	**	1	\$5,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : One 125 Kilowatt							

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 411 A AND B TERRORISM CENTER**  
**Asset # : 13775**

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
Stand-by Power									
Batteries									
	Lead/Acid	100%			2024	\$1,700	5	\$500	
Fuel Storage									
	Main Tank	100%			2058	* *	5	\$400	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Generator Room Outside									
Explanation : One 250 Gallon Belly Tank									
Lighting									
Interior Lighting									
	Fluorescent	90%			2035	* *	10	\$11,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout The Building									
Explanation : T-8 Lamps									
	Incandescent	10%			2025	\$8,100	2		
Egress Lighting									
	Emergency, Service	60%			2035	* *	1		
	No Component	40%							
Exterior Lighting									
	HID	10%			2035	* *	10		
	Incandescent	20%			2025	\$10,000	2		
	No Component	70%							

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								
	Fuel Oil No 2	100%			2056	* *	5	\$4,300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 275 Gallon Tanks For Both Sides A And B							
Conversion Equipment									
	Steam Boiler	50%			2043	* *	1	\$6,800	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A Side Basement							
		Explanation : 1 Unit Serves A Side							
	Steam Boiler	50%	0-2	\$2,400	2035	* *	1	\$6,100	
		Malfunctioning, Extent : Moderate, Area Affected : 5%							
		Location : Auto Water Feeding							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : B Side Basement							
		Explanation : 1 Unit Serves B Side							
Distribution									
	Steam Piping/Pump	100%			2040	* *			

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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 411 A AND B TERRORISM CENTER**  
**Asset # : 13775**

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									
	Terminal Devices								
	Convactor/Radiator	50%			2035	* *	1	\$2,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A Side							
		Explanation : Units In A Side							
	Convactor/Radiator	50%			2028	\$39,100	1	\$2,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : B Side							
		Explanation : Units In B Side							
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2025	\$30,400	1		
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : A And B Sides Have Separate Systems Including Service							
	HW Heat Exchanger								
	Steam Fired	100%			2040	* *	4	\$1,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Domestic Coil In Steam Boiler / No Storage / Both A And B Sides							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
Fixtures									
	Generic	100%							
		Leaking Connections, Extent : Moderate, Area Affected : 2%							
		Location : The Sink In Restroom Of A Side 3rd Floor							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 413 A AND B COUNSELING UNIT  
**Address** : 413 SHORE ROAD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.413 / 13776 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 13,728 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$104,200	\$40,000
Mechanical		\$142,600
Site Pavements		\$152,800
<b>Total</b>	<b>\$104,200</b>	<b>\$335,500</b>
Importance Code A	\$104,200	\$40,000
Importance Code B		\$142,600
Importance Code C		\$152,800
<b>Total</b>	<b>\$104,200</b>	<b>\$335,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$32,600			
Interior Architecture	\$98,000		\$15,400	\$100
Electrical	\$3,600	\$400	\$400	\$400
Mechanical	\$1,800	\$1,800	\$1,800	\$2,100
Site Pavements	\$700	\$700	\$4,700	\$700
<b>Total</b>	<b>\$136,600</b>	<b>\$2,900</b>	<b>\$22,400</b>	<b>\$3,300</b>
Importance Code A	\$34,000	\$1,400	\$1,400	\$1,400
Importance Code B	\$42,500	\$900	\$16,300	\$1,300
Importance Code C	\$60,200	\$700	\$4,700	\$700
<b>Total</b>	<b>\$136,600</b>	<b>\$2,900</b>	<b>\$22,400</b>	<b>\$3,300</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 413 A AND B COUNSELING UNIT**  
**Asset # : 13776**

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	70%			LIFE	**	5	\$37,700	
	Masonry: Granite	20%			LIFE	**	5	\$8,100	
	Wood	10%	Now	\$64,200	2043	**	5	\$6,700	
Recent Repair Evident, Extent : N/A, Area Affected : 100%									
Location : Porch Entablature, Columns, Railings Fascia Board									
Windows									
	Wood	100%			2052	**	5	\$80,000	
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : All Facades									
Other Observation, Extent : Light, Area Affected : 100%									
Location : All Facades									
Explanation : Vinyl-clad Wood Windows									
Roof									
	Modified Bitumen	30%			2038	**	10	\$4,100	
	Slate	70%			LIFE	**	10	\$9,700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Main Roof									
Explanation : Synthetic Slate Roof									
Soffits									
	Wood	100%			2043	**	5		
Interior									
Floors									
	Cast in Place Concrete	10%	0-2	\$500	LIFE	**	5	\$4,500	
Cracking/Crumbling, Extent : Moderate, Area Affected : 2%									
Location : Basement									
	Ceramic Tile	5%	Now	\$4,500	2039	**	5	\$500	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : Bathrooms									
	Vinyl Tile	5%	Now	\$5,000	2035	**	3	\$400	
Broken/Missing Elements, Extent : Severe, Area Affected : 10%									
Location : Kitchen Area And Throughout									
	Wood	80%			2058	**	5	\$30,800	

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 413 A AND B COUNSELING UNIT**  
**Asset # : 13776**

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								
Interior Walls								
Ceramic Tile	2%	2-4	\$2,900	2039	**	5	\$500	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Bathrooms								
Masonry: Brick	5%	4+	\$20,200	LIFE	**			
Paint Peeling, Extent : Moderate, Area Affected : 80%								
Location : Basement								
Granite Panels	21%			LIFE	**	10	\$3,800	
Plaster	70%	Now	\$29,100	LIFE	**	5	\$9,600	
Cracking/Crumbling, Extent : Severe, Area Affected : 25%								
Location : Basement								
Paint Peeling, Extent : Severe, Area Affected : 25%								
Location : Basement								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Various Locations								
Wood	2%			LIFE	**	5	\$7,300	
Ceilings								
Embossed Metal	10%			LIFE	**	5	\$1,800	
Paint Peeling, Extent : Moderate, Area Affected : 5%								
Location : 1st Floor								
Plaster	90%	Now	\$27,500	LIFE	**	5	\$11,500	
Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
Location : Throughout								
Paint Peeling, Extent : Severe, Area Affected : 10%								
Location : Basement, Bathrooms								
Worn/Eroded, Extent : Severe, Area Affected : 10%								
Location : Basement								
Site Pavements								
On-Site Walkways								
Cast in Place Concrete	40%			2035	**			
Wood	60%			2029	\$152,800	1-3	\$18,700	
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Entry Porch Floor								

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%			2050	* *	5	\$100		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : Two 100 Amperes For A And B Section And One 200 Amperes For The Portable Generator Disconnect Switch									

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 413 A AND B COUNSELING UNIT**  
**Asset # : 13776**

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									
Raceway									
	Conduit	70%			2030	\$3,000	1		
	Conduit	30%			2050	* *	1		
Panelboards									
	Fused Disc Sw	5%			2046	* *	5		
	Molded Case Bkrs	95%			2046	* *	5	\$300	
Wiring									
	Braided Cloth	30%	0-2	\$2,800	2055	* *	1		
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	70%			2050	* *	1		
Ground									
Grounding Devices									
	Generic	100%			LIFE	* *	5	\$400	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2047	* *	1	\$4,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : No Permanent Generator Only Portable									
Lighting									
	Interior Lighting								
	Fluorescent	70%			2035	* *	10	\$8,800	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : 1st, 2nd Floor And Basement									
	Incandescent	10%			2025	\$8,100	2		
	LED	20%			2035	* *			
Exterior Lighting									
	HID	10%			2025	\$5,900	10		
	LED	20%			2038	* *			
	No Component	70%							

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								
	Fuel Oil No 2	50%			2040	* *	5	\$2,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : B Side Basement							
		Explanation : 2 Tanks							
	Fuel Oil No 2	50%			2050	* *	5	\$2,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : A Side Basement							
		Explanation : 2 Tanks							

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 413 A AND B COUNSELING UNIT**  
**Asset # : 13776**

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									
	Conversion Equipment								
	Steam Boiler	50%			2047	* *	1	\$6,800	
		Other Observation, Extent : Light, Area Affected : 100% Location : A side Basement Explanation : 1 Unit							
	Steam Boiler	50%			2035	* *	1	\$6,800	
		Other Observation, Extent : Light, Area Affected : 100% Location : B Side Basement Explanation : 1 Unit							
Distribution									
	Steam Piping/Pump	100%			2030	\$64,500			
Terminal Devices									
	Convactor/Radiator	100%			2028	\$78,100	1	\$4,400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2025	\$30,400	1		
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
	Water Heater								
	Electric	50%			2025	\$6,400	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : A Side Basement Explanation : 1 Unit							
	No Component	50%							
	HW Heat Exchanger								
	Steam Fired	50%			2040	* *	4	\$700	
		Other Observation, Extent : Light, Area Affected : 100% Location : On B Side Basement. Explanation : Domestic Coils In Boilers							
	No Component	50%							
Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 418 A AND B SCUBA SUPPORT/FT TOTTEN OPER.  
**Address** : 418 WEAVER ROAD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.418 / 13778 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 10,935 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$1,019,300	
Site Pavements	\$150,400	\$150,400
<b>Total</b>	<b>\$1,169,700</b>	<b>\$150,400</b>
Importance Code A	\$1,019,300	
Importance Code C	\$150,400	\$150,400
<b>Total</b>	<b>\$1,169,700</b>	<b>\$150,400</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$15,700			
Interior Architecture	\$54,200		\$4,500	\$200
Electrical	\$700	\$300	\$300	\$300
Mechanical	\$3,400	\$1,800	\$1,200	\$1,200
Site Pavements	\$31,100	\$600	\$600	\$4,600
<b>Total</b>	<b>\$105,100</b>	<b>\$2,800</b>	<b>\$6,700</b>	<b>\$6,300</b>
Importance Code A	\$16,500	\$800	\$800	\$800
Importance Code B	\$53,000	\$1,400	\$5,200	\$900
Importance Code C	\$35,600	\$600	\$600	\$4,600
<b>Total</b>	<b>\$105,100</b>	<b>\$2,800</b>	<b>\$6,700</b>	<b>\$6,300</b>



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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 418 A AND B SCUBA SUPPORT/FT TOTTEN OPER.**  
**Asset # : 13778**

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	75%			LIFE	**	5	\$28,300	
	Granite Panels	10%			LIFE	**	5	\$2,800	
	Wood	15%	Now	\$67,400	2035	**	5	\$7,100	
Broken/Missing Elements, Extent : Severe, Area Affected : 5%									
Location : Porch									
Paint Peeling, Extent : Moderate, Area Affected : 100%									
Location : Wood Columns, Wood Fascia, Wood Siding, Porch Entablature And Balustrade									
Split/Cracked, Extent : Severe, Area Affected : 100%									
Location : Wood Columns, Porch Balustrade									
Windows									
	Aluminum	10%			2046	**	5	\$200	
	Wood	90%	Now	\$64,400	2055	**	5	\$10,100	
Air Infiltration, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 50%									
Location : 2nd Floor Bathroom									
Thermally Inefficient, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Caulking Deteriorated, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Water Penetration, Extent : Severe, Area Affected : 10%									
Location : 2nd Floor Scuba Office									
Roof									
	Modified Bitumen	35%	Now	\$70,600	2040	**			
Alligatoring, Extent : Moderate, Area Affected : 100%									
Location : Porch Roofs, Throughout									
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 30%									
Location : Porch Roofs, Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 100%									
Location : Porch Roofs, Throughout									
	Slate	65%	Now	\$49,100	LIFE	**			
Broken/Missing Elements, Extent : Severe, Area Affected : 5%									
Location : Throughout									
Water Penetration, Extent : Severe, Area Affected : 5%									
Location : 3rd Floor And 2nd Floor Ceiling A Section Office Space									
Soffits									
	Wood	100%	Now	\$767,800	2050	**	5	\$32,200	
Dry Rot/Decay, Extent : Severe, Area Affected : 80%									
Location : Exterior Porch Ceiling									
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.



**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 418 A AND B SCUBA SUPPORT/FT TOTTEN OPER.**  
**Asset # : 13778**

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%	Now	\$900	LIFE	**	5	\$3,400		
Horizontal Cracks, Extent : Moderate, Area Affected : 10%										
Location : Basement										
	Ceramic Tile	5%	Now	\$1,700	2039	**	5	\$400		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%										
Location : Bathrooms.										
	Vinyl Tile	10%	4+	\$1,500	2030	\$15,000	3	\$600		
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%										
Location : 1st Floor Kitchen On B Side, 3rd Floor Attic										
	Wood	45%	Now	\$26,200	2058	**	5	\$6,600		
Deteriorated Finish, Extent : Severe, Area Affected : 100%										
Location : 1st Floor, B Side, Throughout.										
	Wood	30%			2058	**	5	\$8,700		
Interior Walls										
	Ceramic Tile	5%	Now	\$500	2039	**	5	\$200		
Cracking/Crumbling, Extent : Light, Area Affected : 5%										
Location : Bathrooms.										
	Masonry: Brick	10%			LIFE	**	10	\$200		
	Granite Panels	5%			LIFE	**	10	\$100		
	Plaster	75%	Now	\$2,300	LIFE	**	5	\$1,500		
Horizontal Cracks, Extent : Light, Area Affected : 5%										
Location : Throughout.										
Paint Peeling, Extent : Light, Area Affected : 5%										
Location : Throughout.										
	Wood	5%			LIFE	**	5	\$2,700		
Ceilings										
	AcousTileSusp.Lay-In	2%			2043	**	5	\$300		
	Embossed Metal	20%			LIFE	**	5	\$2,800		
Paint Peeling, Extent : Light, Area Affected : 5%										
Location : 1st Floor, Throughout										
	Plaster	78%	Now	\$18,100	LIFE	**	5	\$7,600		
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%										
Location : Basement A Section										
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%										
Location : 1st Floor Corridor, 2nd Floor Section A Office Space										
Water Penetration, Extent : Light, Area Affected : 3%										
Location : 1st Floor Bathroom										
Site Pavements										

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 418 A AND B SCUBA SUPPORT/FT TOTTEN OPER.**  
**Asset # : 13778**

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

## Site Pavements

## On-Site Walkways

Cast in Place Concrete      60%    0-2      \$31,100    2043      \* \*

*Broken/Missing Elements, Extent : Severe, Area Affected : 15%*

*Location : Front And Side Walkways*

*Cracking/Crumbling, Extent : Severe, Area Affected : 20%*

*Location : Front And Side Walkways*

Wood      40%    Now      \$150,400    2030      \$150,400    1-3      \$17,800

*Rotting/Splitting, Extent : Severe, Area Affected : 100%*

*Location : Porch Floor*

## Parking/Driveway

Asphalt      100%      2033      \* \*

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      70%      2050      \* \*    5

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

*Location : Basement*

*Explanation : Two 100 Ampere Disconnect Switches For A and B Section*

Fused Disc Sw      30%      2060      \* \*    5

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

*Location : Basement*

*Explanation : One 200 Ampere Main Disconnect Switch For Generator*

## Raceway

Conduit      50%      2030      \$2,100    1

Conduit      40%      2050      \* \*    1

Conduit      10%      2060      \* \*    1

## Panelboards

Fused Disc Sw      5%      2046      \* \*    5

Molded Case Bkrs      95%      2046      \* \*    5      \$300

## Wiring

Thermoplastic      60%      2050      \* \*    1

Thermoplastic      30%      2030      \$2,800    1

Thermoplastic      10%      2060      \* \*    1

## Ground

## Grounding Devices

Generic      100%      LIFE      \* \*    5      \$300

## Stand-by Power

## Transfer Switches

Automatic      100%      2050      \* \*    1      \$3,400

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

*Location : Basement*

*Explanation : Only Portable Generator*

## 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.*

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 418 A AND B SCUBA SUPPORT/FT TOTTEN OPER.**  
**Asset # : 13778**

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

75%  
 2035 \* \* 10 \$7,500  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Throughout The Building*  
*Explanation : T-8 Lamps*

Incandescent

25% 2025 \$16,200 2 \$100

Exterior Lighting

HID

20% 2025 \$9,400 10

LED

2040 \* \*

No Component

70%

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

Fuel Oil No 2

100%  
 2056 \* \* 5 \$3,400  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : A And B Side. Basement*  
*Explanation : 2 Tanks Each Side*

Conversion Equipment

Hot Water Boiler

50%  
 2043 \* \* 1 \$2,700  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : A Side Basement*  
*Explanation : 1 Unit*

Steam Boiler

50%  
 2047 \* \* 1 \$5,400  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : B Side Basement*  
*Explanation : 1 Unit*

Distribution

Hot Wtr Piping/Pump

50% 2038 \* \* 4 \$400

Steam Piping/Pump

50% 0-2 \$500 2040 \* \*  
*Other Observation, Extent : Moderate, Area Affected : 30%*  
*Location : B Side 2nd Floor*  
*Explanation : B Side 2nd Floor Is Too Cold*

Terminal Devices

Convactor/Radiator

100% 2035 \* \* 1 \$3,500

## Air Conditioning

Energy Source

Electricity

100% 2038 \* \* 1

Conversion Equipment

Window/Wall Unit

100% 2025 \$24,200 1

## Plumbing

H/C Water Piping

Brass/Copper

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.

**FIRE DEPARTMENT - 057**  
**FORT TOTTEN - BLDG.# 418 A AND B SCUBA SUPPORT/FT TOTTEN OPER.**  
**Asset # : 13778**

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									
	HW Heat Exchanger Steam Fired	100%			2050	* *	4	\$1,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Domestic Hot Water Coil In Boiler							
	Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : FORT TOTTEN - BLDG.# 420 A AND B FIRE BOROUGH CMD/EMS BOROUGH CMD  
**Address** : 420 WEAVER ROAD  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0020.420 / 13779 **Yr Built/Renovated** : 1906 /  
**Area Sq Ft** : 10,935 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Sep-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 5917 **Lot** : 1 **BIN** :

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$139,000	
Interior Architecture	\$291,000	
Site Pavements	\$320,000	\$225,600
<b>Total</b>	<b>\$749,900</b>	<b>\$225,600</b>
Importance Code A	\$139,000	
Importance Code B	\$291,000	
Importance Code C	\$320,000	\$225,600
<b>Total</b>	<b>\$749,900</b>	<b>\$225,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$19,600			
Interior Architecture	\$45,200		\$400	\$300
Electrical	\$200	\$100		
Mechanical	\$3,200	\$1,400	\$1,400	\$1,400
Site Pavements	\$7,700	\$1,000	\$1,000	\$7,000
<b>Total</b>	<b>\$75,800</b>	<b>\$2,500</b>	<b>\$2,800</b>	<b>\$8,700</b>
Importance Code A	\$20,700	\$1,100	\$1,100	\$1,100
Importance Code B	\$44,500	\$500	\$800	\$500
Importance Code C	\$10,700	\$1,000	\$1,000	\$7,100
<b>Total</b>	<b>\$75,800</b>	<b>\$2,500</b>	<b>\$2,800</b>	<b>\$8,700</b>



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.

## FIRE DEPARTMENT - 057

## FORT TOTTEN - BLDG.# 420 A AND B FIRE BOROUGH CMD/EMS BOROUGH CMD

Asset # : 13779

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	75%			LIFE	* *	5	\$28,300	
	Granite Panels	15%			LIFE	* *	5	\$4,200	
	Wood	10%	Now	\$67,400	2043	* *	5	\$4,700	
Paint Peeling, Extent : Severe, Area Affected : 100%									
Location : Siding And Soffits									
Worn/Eroded, Extent : Severe, Area Affected : 20%									
Location : Siding And Fascia									
Windows									
	Wood	100%	Now	\$71,500	2055	* *	5	\$11,200	
Air Infiltration, Extent : Severe, Area Affected : 10%									
Location : Throughout.									
Thermally Inefficient, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Water Penetration, Extent : Severe, Area Affected : 20%									
Location : Basement Windows A Section									
Worn/Eroded, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Roof									
	Asphalt Shingle	70%			2039	* *	10	\$1,500	
	Roll Roofing	30%			2026	\$18,400	5	\$6,500	
Soffits									
	Wood	100%			2035	* *	5		
Interior									
Floors									
	Cast in Place Concrete	10%			LIFE	* *	5	\$6,800	
	Ceramic Tile	5%			2033	* *	5	\$800	
	Vinyl Tile	8%	Now	\$3,600	2035	* *	3	\$500	
Cracking/Crumbling, Extent : Severe, Area Affected : 5%									
Location : Basement Storage									
	Vinyl Tile	2%			2038	* *	3	\$100	
Recent Installation, Extent : Light, Area Affected : 100%									
Location : Laundry Room									
	Wood	50%	Now	\$291,000	2070	* *	5	\$7,300	
Deteriorated Finish, Extent : Moderate, Area Affected : 50%									
Location : B Side, 3rd Floor Attic									
Dry Rot/Decay, Extent : Severe, Area Affected : 80%									
Location : 3rd Floor Attic									
	Wood	25%			2045	* *	5	\$7,300	

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.

**FIRE DEPARTMENT - 057****FORT TOTTEN - BLDG.# 420 A AND B FIRE BOROUGH CMD/EMS BOROUGH CMD****Asset # : 13779**

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

## Interior Walls

Ceramic Tile	5%			2039	**	5		\$300	
Masonry: Brick	25%			LIFE	**	10		\$500	
Granite Panels	5%			LIFE	**	10		\$100	
Plaster	55%			LIFE	**	5-10		\$3,100	

*Cracking/Crumbling, Extent : Severe, Area Affected : 20%**Location : Stairs, Offices, Halls**Paint Peeling, Extent : Moderate, Area Affected : 10%**Location : Stairwell*

Wood	10%	Now		\$300	LIFE	**	5		\$2,700
------	-----	-----	--	-------	------	----	---	--	---------

*Worn/Eroded, Extent : Light, Area Affected : 5%**Location : Attic Bedroom*

## Ceilings

Embossed Metal	10%	4+		\$3,100	LIFE	**	5		\$700
----------------	-----	----	--	---------	------	----	---	--	-------

*Paint Peeling, Extent : Moderate, Area Affected : 5%**Location : Throughout Embossed Ceiling*

Plaster	80%	4+		\$18,500	LIFE	**	5		\$7,800
---------	-----	----	--	----------	------	----	---	--	---------

*Cracking/Crumbling, Extent : Severe, Area Affected : 5%**Location : Copy Room On 2nd Floor**Paint Peeling, Extent : Light, Area Affected : 10%**Location : Various Locations*

Wood	10%				LIFE	**	5		\$27,200
------	-----	--	--	--	------	----	---	--	----------

## Site Pavements

## On-Site Walkways

Cast in Place Concrete	40%	Now		\$51,900	2050	**			
------------------------	-----	-----	--	----------	------	----	--	--	--

*Cracking/Crumbling, Extent : Severe, Area Affected : 80%**Location : Throughout*

Wood	60%	Now		\$225,600	2030			\$225,600	1-3
------	-----	-----	--	-----------	------	--	--	-----------	-----

*Rotting/Splitting, Extent : Severe, Area Affected : 100%**Location : Porch Floor And Steps*

## Parking/Driveway

Asphalt	90%	Now		\$42,500	2045	**			
---------	-----	-----	--	----------	------	----	--	--	--

*Cracking/Crumbling, Extent : Severe, Area Affected : 80%**Location : Parking Area*

Cast in Place Concrete	10%	Now		\$7,700	2050	**			
------------------------	-----	-----	--	---------	------	----	--	--	--

*Cracking/Crumbling, Extent : Severe, Area Affected : 80%**Location : Parking Area*

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.

**FIRE DEPARTMENT - 057****FORT TOTTEN - BLDG.# 420 A AND B FIRE BOROUGH CMD/EMS BOROUGH CMD****Asset # : 13779**

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%			2056	* *	5		
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Two 100 Ampere Main Disconnect Switches						
Raceway									
	Conduit	50%			2030	\$2,100	1		
	Conduit	50%			2056	* *	1		
Panelboards									
	Fused Disc Sw	5%			2052	* *	5		
	Molded Case Bkrs	95%			2052	* *	5	\$300	
Wiring									
	Thermoplastic	30%			2030	\$2,800	1		
	Thermoplastic	70%			2056	* *	1		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$300	
Stand-by Power									
	Batteries								
	Not Accessible	100%							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2038	* *	10	\$10,000	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Throughout The Building						
			Explanation : T-8 Lamps						
Egress Lighting									
	Emergency, Battery	50%			2038	* *	10	\$1,300	
	Exit, Service	50%			2038	* *	1		
Exterior Lighting									
	HID	30%			2025	\$14,100	10		
	No Component	70%							

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								
	Fuel Oil No 2	100%			2056	* *	5	\$3,400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : A And B Sides Each Has 2 Tanks							

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.



## FIRE DEPARTMENT - 057

## FORT TOTTEN - BLDG.# 420 A AND B FIRE BOROUGH CMD/EMS BOROUGH CMD

Asset # : 13779

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									
	Conversion Equipment								
	Steam Boiler	100%			2043	* *	1	\$10,800	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Each A And B Side Has 1 Unit						
	Distribution								
	Steam Piping/Pump	100%			2040	* *			
	Terminal Devices								
	Convactor/Radiator	100%			2035	* *	1	\$3,500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Window/Wall Unit	100%			2025	\$24,200	1		
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
	Water Heater								
	Electric	100%			2025	\$10,200	4	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 2 Units. 1 In Each Side.						
	Sanitary 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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : LADDER CO. 114  
**Address** : 5209 5TH AVENUE  
**Borough** : BROOKLYN  
**Program / Asset #** : FIRSLAD.114 / 13223  
**Area Sq Ft** : 3,202  
**Date of Survey** : 06-Jun-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 808      **Lot** : 6      **BIN** : 3013940  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1897 /  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$69,100	
Electrical		\$87,100
<b>Total</b>	<b>\$69,100</b>	<b>\$87,100</b>
Importance Code B	\$69,100	\$87,100
<b>Total</b>	<b>\$69,100</b>	<b>\$87,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$23,900	\$2,600		\$6,600
Interior Architecture	\$57,300		\$200	\$200
Electrical	\$10,000		\$100	\$6,200
Mechanical	\$1,100	\$400	\$400	\$400
<b>Total</b>	<b>\$92,300</b>	<b>\$3,000</b>	<b>\$700</b>	<b>\$13,400</b>
Importance Code A	\$24,200	\$2,900	\$300	\$6,900
Importance Code B	\$53,100	\$200	\$200	\$6,500
Importance Code C	\$14,900		\$200	
<b>Total</b>	<b>\$92,300</b>	<b>\$3,000</b>	<b>\$700</b>	<b>\$13,400</b>



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.

**FIRE DEPARTMENT - 057****LADDER CO. 114****Asset # : 13223**

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	80%	Now	\$20,600	LIFE	**	5	\$13,100	
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : East Facade									
Paint Peeling, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 5%									
Location : East Facade									
	Masonry: Limestone	10%			LIFE	**	5	\$1,200	
	Metal Sect. OHD	10%			2042	**	5	\$5,100	
Windows									
	Aluminum	100%	Now	\$3,300	2045	**	5	\$400	
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 10%									
Location : 1st Floor Bath And 2nd Floor East, Throughout									
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,400	
	Masonry: Brick	90%			LIFE	**	5	\$1,600	
Roof									
	Modified Bitumen	100%			2034	**	10	\$6,600	
Interior									
Floors									
	Cast in Place Concrete	65%	Now	\$25,500	LIFE	**	5	\$8,600	
Cracking/Crumbling, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Other Observation, Extent : Severe, Area Affected : 50%									
Location : Apparatus Floor									
Explanation : Structurally Insufficient									
	Ceramic Tile	5%	0-2	\$100	2038	**	5	\$200	
Misaligned/Bulging, Extent : Moderate, Area Affected : 2%									
Location : 2nd Floor Bathroom									
	Vinyl Tile	30%	0-2	\$3,200	2034	**	3	\$700	
Cracking/Crumbling, Extent : Light, Area Affected : 20%									
Location : Throughout									
Interior Walls									
	Ceramic Tile	5%			2038	**	5	\$400	
	Gypsum Board	10%			LIFE	**	5	\$500	
	Masonry: Brick	30%	Now	\$10,100	LIFE	**			
Water Penetration, Extent : Light, Area Affected : 20%									
Location : Throughout									
	SGFT/Glazed Masonry	30%			LIFE	**			
	Wood	25%	Now	\$4,800	LIFE	**	5	\$8,300	
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : 2nd Floor Throughout									

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.

**FIRE DEPARTMENT - 057****LADDER CO. 114****Asset # : 13223**

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

## Ceilings

AcousTileSusp.Lay-In 40% Now \$10,200 2042 \* \* 5 \$1,200

*Broken/Missing Elements, Extent : Moderate, Area Affected : 5%*

*Location : Kitchen And 2nd Floor*

*Staining/Discoloring, Extent : Moderate, Area Affected : 10%*

*Location : 2nd Floor Throughout*

*Worn/Eroded, Extent : Moderate, Area Affected : 50%*

*Location : Throughout*

Embossed Metal 30% 4+ \$3,300 LIFE \* \* 5 \$800

*Deformed/Dented, Extent : Light, Area Affected : 10%*

*Location : Throughout*

Masonry:Vault Struct 30% Now \$69,100 LIFE \* \*

*Broken/Missing Elements, Extent : Moderate, Area Affected : 5%*

*Location : Cellar*

*Other Observation, Extent : Severe, Area Affected : 100%*

*Location : Cellar*

*Explanation : Structurally Insufficient And Beams Corroded*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete 100% 2034 \* \*

## On-Site Walkways

Cast in Place Concrete 100% 2034 \* \*

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% 2029 \$5,000 5

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

*Location : Basement*

*Explanation : Main Service Disconnect Switch Rated At 200 Amperes.*

## Switchgear / Switchboard

Molded Case Bkrs 100% 2029 \$50,900 5 \$100

## Raceway

Conduit 100% 2029 \$32,700 1

## Panelboards

Fused Disc Sw 10% 2028 \$4,000 5

Molded Case Bkrs 90% 2028 \$36,200 5 \$100

## Wiring

Thermoplastic 100% 2029 \$28,900 1

## Motor Controllers

Locally Mounted 100% 2027 \$15,000 5

## Ground

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057****LADDER CO. 114****Asset # : 13223**

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% 2-4 \$9,900 LIFE \* \* 5

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

*Location : Water Main*

*Explanation : Corroded*

**Lighting**

Interior Lighting  
Fluorescent

100% 2034 \* \* 10 \$2,900

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%*

*Location : Throughout The Building*

Exterior Lighting

HID

25% 2024 \$3,200 10

No Component

75%

**Alarm**

Security System

No Component

70%

Generic

30% 2037 \* \* 1 \$400

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

*Location : Front And Rear Of The Building*

*Explanation : CCTV Surveillance Cameras*

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% 0-2 2029 \$400 1

*Corroded, Extent : Severe, Area Affected : 100%*

*Location : Cellar*

Conversion Equipment

Steam Boiler

100% 2049 \* \* 1 \$3,200

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

*Location : Basement*

*Explanation : 1 Brand New Unit*

Distribution

Steam Piping/Pump

100% 2029 \$13,800

Terminal Devices

Convactor/Radiator

100% 2027 \$16,700 1 \$1,000

**Air Conditioning**

Energy Source

Electricity

100% 2037 \* \* 1

Conversion Equipment

Window/Wall Unit

50% 2027 \$3,300 1

No Component

50%

**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.*

**FIRE DEPARTMENT - 057**  
**LADDER CO. 114**  
**Asset # : 13223**

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	50%			2039	* *	1		
	Galvanized Steel	50%	0-2	\$700	2027	\$6,900	1		
	Corroded, Extent : Moderate, Area Affected : 5%								
	Location : Water Main Valve, Basement								
	Water Heater								
	Gas Fired	100%			2027	\$1,900	2		
	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : LADDER CO. 20 DIVISION 1 / FIRE MARSHAL/COUNSELING SERVICES UNIT  
**Address** : 247-253 LAFAYETTE STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSLAD.020 / 13218 **Yr Built/Renovated** : 1965 /  
**Area Sq Ft** : 28,866 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 06-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 495 **Lot** : 7 **BIN** : 1007523

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$362,900	
Interior Architecture	\$38,300	
Electrical	\$76,800	\$111,700
Mechanical	\$71,800	\$203,700
<b>Total</b>	<b>\$549,800</b>	<b>\$315,500</b>
Importance Code A	\$362,900	
Importance Code B	\$186,900	\$315,500
<b>Total</b>	<b>\$549,800</b>	<b>\$315,500</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$66,600			
Interior Architecture	\$45,900	\$9,500	\$4,600	\$500
Electrical	\$15,600	\$5,400	\$2,000	\$2,000
Mechanical	\$6,800	\$32,800	\$6,900	\$4,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$138,800</b>	<b>\$51,700</b>	<b>\$17,400</b>	<b>\$11,400</b>
Importance Code A	\$68,000	\$1,800	\$1,400	\$1,400
Importance Code B	\$63,900	\$49,800	\$16,000	\$9,900
Importance Code C	\$6,900			
<b>Total</b>	<b>\$138,800</b>	<b>\$51,700</b>	<b>\$17,400</b>	<b>\$11,400</b>



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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 20 DIVISION 1 / FIRE MARSHAL/COUNSELING SERVICES UNIT**  
**Asset # : 13218**

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	3%	Now	\$3,400	LIFE	**	5	\$1,500	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Above Overhead Doors								
	Exposed Reinforcement, Extent : Moderate, Area Affected : 20%								
	Location : Street Facade								
	Spalling, Extent : Moderate, Area Affected : 15%								
	Location : Street Facade								
	Staining/Discoloring, Extent : Moderate, Area Affected : 10%								
	Location : Above Overhead Doors								
	Masonry: Brick	87%	Now	\$26,600	LIFE	**	5	\$8,400	
	Diagonal Cracks, Extent : Moderate, Area Affected : 15%								
	Location : South West Corner, 3rd Story Street Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Bulkheads								
	Metal Sect. OHD	10%			2040	**	5	\$3,000	
Windows									
	Aluminum	95%	Now	\$26,500	2052	**	5	\$300	
	Air Infiltration, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 25%								
	Location : Various Windows Throughout								
	Steel	5%	Now	\$1,700	2052	**	5	\$200	1
	Deteriorated Finish, Extent : Moderate, Area Affected : 25%								
	Location : Stairs								
	Misaligned/Bulging, Extent : Severe, Area Affected : 20%								
	Location : Stairwells								
Parapets									
	Masonry: Brick	95%	Now	\$8,400	LIFE	**	5	\$1,400	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 30%								
	Location : Interior Parapet Face								
	Staining/Discoloring, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Vegetation Growth, Extent : Severe, Area Affected : 20%								
	Location : First And Fourth Stories - East Facade								
	Pre-Cast Concrete	5%	Now	\$100	LIFE	**	5	\$500	
	Caulking Deteriorated, Extent : Light, Area Affected : 20%								
	Location : Coping Joints								

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.



**FIRE DEPARTMENT - 057**  
**LADDER CO. 20 DIVISION 1 / FIRE MARSHAL/COUNSELING SERVICES UNIT**  
**Asset # : 13218**

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									
Roof									
	Asphalt Shingle	2%			2030	\$1,900	10	\$100	
	Modified Bitumen	98%	Now	\$362,900	2037	* *			
	Blisters, Extent : Moderate, Area Affected : 25%								
	Location : Over First, Second And Fourth Floors								
	Debris Present, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Ponding, Extent : Moderate, Area Affected : 30%								
	Location : All Roofs								
	Seams Open/Split, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Vegetation Growth, Extent : Severe, Area Affected : 15%								
	Location : Lower Roof, North Side								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : At Roof Hatch, South Stair								
Interior									
Floors									
	Carpet	10%			2026	\$57,500	3	\$6,500	
	Cast in Place Concrete	25%	Now	\$23,400	LIFE	* *	5	\$23,600	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Ladder Apparatus Floor								
	Uneven Surface, Extent : Moderate, Area Affected : 10%								
	Location : Apparatus Floor								
	Ceramic Tile	5%			2036	* *	5	\$2,200	
	Terrazzo	2%			LIFE	* *	5	\$700	
	Vinyl Tile	10%	Now	\$38,300	2037	* *	3	\$1,600	
	Misaligned/Bulging, Extent : Severe, Area Affected : 30%								
	Location : Third And Fourth Floor Counselors Offices								
	Vinyl Tile	45%			2032	* *	3	\$7,300	
	Wood	3%			2055	* *	5	\$2,400	
Interior Walls									
	Ceramic Tile	2%			2040	* *	5	\$1,200	
	Concrete Masonry Unit	10%	Now	\$6,900	LIFE	* *	5	\$2,400	
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : Parking Garage								
	Vertical Cracks, Extent : Moderate, Area Affected : 15%								
	Location : Cellar, Stairwells								
	Gypsum Board	20%			LIFE	* *	5	\$7,100	
	Plaster	48%			LIFE	* *	5	\$8,600	
	SGFT/Glazed Masonry	20%			LIFE	* *			

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.

**FIRE DEPARTMENT - 057****LADDER CO. 20 DIVISION 1 / FIRE MARSHAL/COUNSELING SERVICES UNIT****Asset # : 13218**

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****Ceilings**

AcousTileConcealSpLn	35%			2032	**	5		\$18,900	
AcousTileSusp.Lay-In	20%			2040	**	5		\$8,600	
Exposed Concrete	20%	Now	\$14,500	LIFE	**	5		\$1,400	

*Cracking/Crumbling, Extent : Light, Area Affected : 5%**Location : Stair 3 At Cellar*

Gypsum Board	25%			LIFE	**	5		\$13,500	
--------------	-----	--	--	------	----	---	--	----------	--

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**

Molded Case Bkrs	100%			2027		\$5,000	5		\$800
------------------	------	--	--	------	--	---------	---	--	-------

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Electrical Room**Explanation : No Available Nameplate Rating***Switchgear / Switchboard**

Molded Case Bkrs	100%			2027		\$50,900	5		\$800
------------------	------	--	--	------	--	----------	---	--	-------

**Raceway**

Conduit	20%			2037	**	1			
Conduit	70%			2027		\$22,900	1		
Conduit	10%			2053	**	1			

**Panelboards**

Molded Case Bkrs	70%			2026		\$28,100	5		\$500
Molded Case Bkrs	20%			2035	**	5			\$200
Molded Case Bkrs	10%			2049	**	5			\$100

**Wiring**

Thermoplastic	20%			2037	**	1			
Thermoplastic	70%			2027		\$20,200	1		
Thermoplastic	10%			2053	**	1			

**Motor Controllers**

Locally Mounted	100%			2025		\$15,000	5		\$200
-----------------	------	--	--	------	--	----------	---	--	-------

**Ground****Grounding Devices**

Generic	100%	0-2	\$9,900	LIFE	**	5			\$400
---------	------	-----	---------	------	----	---	--	--	-------

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement**Explanation : Corroded And Connected To Main Water Pipe.***Stand-by Power****Transfer Switches**

Automatic	100%			2025		\$5,000	1		\$8,900
-----------	------	--	--	------	--	---------	---	--	---------

*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.*

**FIRE DEPARTMENT - 057**  
**LADDER CO. 20 DIVISION 1 / FIRE MARSHAL/COUNSELING SERVICES UNIT**  
**Asset # : 13218**

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
Stand-by Power									
Generators									
	Diesel	100%			2023	\$68,600	1	\$11,200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room									
Explanation : Emergency Generator Rated At 30 Kilowatts									
Batteries									
	Lead/Acid	100%			2021	\$1,600	5	\$1,100	
Fuel Storage									
	Day Tank	50%			2026	\$1,100	5	\$2,700	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room									
Explanation : 10 Gallons Rated Capacity									
	Main Tank	50%			2030	\$1,800	5	\$400	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room									
Explanation : 275 Gallons Rated Capacity									
Lighting									
Interior Lighting									
	Fluorescent	2%			2027	\$1,600	10	\$500	
Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%									
Location : Basement									
	Fluorescent	10%			2022	\$8,200	10	\$2,600	
T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Fluorescent	10%			2035	* *	10	\$2,600	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : 2nd Floor									
	Fluorescent	38%			2027	\$31,000	10	\$10,100	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	LED	40%			2035	* *			
Egress Lighting									
	Emergency, Service	50%			2032	* *	1		
	Exit, Service	50%			2032	* *	1		
Exterior Lighting									
	Fluorescent	20%			2027	\$19,300	10	\$500	
Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%									
Location : Outside									
	No Component	80%							

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

*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.*

**FIRE DEPARTMENT - 057****LADDER CO. 20 DIVISION 1 / FIRE MARSHAL/COUNSELING SERVICES UNIT****Asset # : 13218**

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%			2037	* *	1		
	Conversion Equipment								
	Hot Water Boiler	85%			2032	* *	1	\$12,100	
		Other Observation, Extent : Light, Area Affected : 85%							
		Location : Basement Boiler Room							
		Explanation : 1 Unit							
	Hot Water Boiler	15%			2044	* *	1	\$2,100	
		Recent Installation, Extent : Light, Area Affected : 15%							
		Location : 2nd Floor Mechanical Room For Division 1							
Distribution									
	Hot Wtr Piping/Pump	85%	0-2	\$1,900	2035	* *	4	\$1,200	
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : Basement							
	Hot Wtr Piping/Pump	15%			2049	* *	4	\$300	
		Recent Replace Evident, Extent : Light, Area Affected : 15%							
		Location : 2nd Floor Division 1							
Terminal Devices									
	Convactor/Radiator	45%			2032	* *	1	\$4,200	
	Convactor/Radiator	15%			2044	* *	1	\$1,400	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor Division 1							
	Fan Coil Unit/Heat	20%			2027	\$84,400	1	\$1,900	
	Unit Heater - Steam	20%			2032	* *	4	\$500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2035	* *	1		
	Conversion Equipment								
	Reciprocating Compr/Chiller	30%	Now	\$71,800	2037	* *	1	\$3,600	
		R-22 Refrigerant, Extent : Light, Area Affected : 30%							
		Location : Penthouse							
		Other Observation, Extent : Severe, Area Affected : 30%							
		Location : Penthouse							
		Explanation : Aged Equipment / Chiller Jackets Off And Missing							
	Window/Wall Unit	50%			2025	\$29,400	1		
	No Component	20%							
Distribution									
	CW & CHW Wtr Pipe/Pump	30%	Now	\$400	2037	* *	4	\$400	
		Insul. Deteriorating, Extent : Severe, Area Affected : 5%							
		Location : Mechanical Room On Roof							
	No Component	70%							

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.

## FIRE DEPARTMENT - 057

## LADDER CO. 20 DIVISION 1 / FIRE MARSHAL/COUNSELING SERVICES UNIT

Asset # : 13218

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
Air Conditioning								
Terminal Devices								
Fan Coil - 2 Pipe	15%			2035	**	1	\$1,400	
	Other Observation, Extent : Light, Area Affected : 15%							
	Location : 2nd Floor Division 1							
	Explanation : New Installation							
Fan Coil - 4 Pipe	15%			2027	\$79,200	1	\$1,400	
No Component	70%							
Heat Rejection								
Air Cooled Condenser Unit	30%			2022	\$13,600	2	\$6,000	
Evaporative Condenser	15%			2035	**	2	\$3,000	
	Recent Installation, Extent : Light, Area Affected : 15%							
	Location : Lower Roof							
No Component	55%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$16,100	
Exhaust Fans								
Interior	40%			2027	\$40,100	2	\$400	
Roof	60%	Now	\$600	2027	\$28,100	2	\$400	
	Other Observation, Extent : Moderate, Area Affected : 3%							
	Location : Lower Roof							
	Explanation : 1 Cover Is Missing							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2037	**	1		
Water Heater								
Electric	15%			2026	\$3,700	4		
	Other Observation, Extent : Light, Area Affected : 15%							
	Location : 2nd Floor Division 1							
	Explanation : 1 Unit							
Gas Fired	85%			2022	\$14,600	2	\$400	
	Other Observation, Extent : Light, Area Affected : 85%							
	Location : Basement							
	Explanation : 2 - 80 Gallon Units							
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		
Sump Pump(s)								
Non-Submersible	100%			2027	\$4,300	4	\$600	
Backflow Preventer								
Generic	100%			2035	**	1	\$1,800	
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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 20 DIVISION 1 / FIRE MARSHAL/COUNSELING SERVICES UNIT**  
**Asset # : 13218**

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									
	Geared Traction	100%			LIFE		* *		
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement To 4th Floor									
Explanation : 1 - Unit									
Fire Suppression									
Sprinkler									
	No Component	50%							
	Generic	50%			2037		* *	1-2	\$4,100

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : LADDER CO. 25/ENGINE CO. 74/ HOOK 25  
**Address** : 205 W 77th STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSLAD.025 / 13219 **Yr Built/Renovated** : 1901 / 2005  
**Area Sq Ft** : 13,300 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 11-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1169 **Lot** : 26 **BIN** : 1030885

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$105,200
Interior Architecture	\$68,400	
<b>Total</b>	<b>\$68,400</b>	<b>\$105,200</b>
Importance Code A		\$105,200
Importance Code B	\$68,400	
<b>Total</b>	<b>\$68,400</b>	<b>\$105,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$38,000	\$5,700	\$1,100	\$3,100
Interior Architecture	\$40,800			
Electrical	\$2,900	\$13,000	\$1,900	\$1,100
Mechanical	\$29,200	\$1,400	\$2,800	\$2,000
<b>Total</b>	<b>\$110,800</b>	<b>\$20,100</b>	<b>\$5,700</b>	<b>\$6,200</b>
Importance Code A	\$38,700	\$6,300	\$1,700	\$3,800
Importance Code B	\$32,400	\$13,700	\$4,000	\$2,400
Importance Code C	\$39,800			
<b>Total</b>	<b>\$110,800</b>	<b>\$20,100</b>	<b>\$5,700</b>	<b>\$6,200</b>



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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 25/ENGINE CO. 74/ HOOK 25**  
**Asset # : 13219**

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	5%			LIFE	**	5	\$15,700	
Masonry: Brick	66%			LIFE	**	5	\$26,500	
Masonry: Limestone	20%			LIFE	**	5	\$6,000	
Metal Panel	2%			2047	**	5-10	\$5,500	
Metal Sect. OHD	5%			2044	**	5	\$6,300	
Window Wall	2%			2047	**	5	\$3,000	
Windows								
Aluminum	100%			2043	**	5	\$2,100	
Parapets								
Cast Stone/Terra Cotta	20%	Now	\$2,100	LIFE	**	5	\$6,100	
	Broken/Missing Elements, Extent : Severe, Area Affected : 5% Location : North West Corner Of Parapet Wall							
Masonry: Brick	45%	Now	\$10,600	LIFE	**	5	\$1,800	
	Broken/Missing Elements, Extent : Severe, Area Affected : 10% Location : North West Corner Of Parapet Wall Water Penetration, Extent : Moderate, Area Affected : 5% Location : Rear Wall - Stepped Down Roof Above Kitchen							
Metal Panel	35%			2047	**	5	\$5,300	
Roof								
Modified Bitumen	53%	0-2	\$21,000	2027	\$105,200			
	Blisters, Extent : Moderate, Area Affected : 70% Location : Various Locations Throughout Debris Present, Extent : Moderate, Area Affected : 10% Location : Throughout Patching Evident, Extent : Moderate, Area Affected : 10% Location : Several Locations Along Lap Joints Ponding, Extent : Moderate, Area Affected : 10% Location : Middle Of Roof							
Skylight, Plastic Sloped Glazing	2%			2044	**	1		
	5%	Now	\$4,300	LIFE	**	5	\$9,400	
	Water Penetration, Extent : Moderate, Area Affected : 10% Location : At Kitchen							
Not Accessible	40%							
	Other Observation, Extent : Light, Area Affected : 0% Location : Explanation : Scaffolding And Netting Set Up - Neighboring Construction							
Interior								
Floors								
Cast in Place Concrete	40%			LIFE	**	5	\$17,400	
Ceramic Tile	10%			2036	**	5	\$2,000	
Wood	50%	2-4	\$68,400	2055	**	5	\$9,300	
	Deteriorated Finish, Extent : Severe, Area Affected : 75% Location : All Wood Flooring							

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.



**FIRE DEPARTMENT - 057**  
**LADDER CO. 25/ENGINE CO. 74/ HOOK 25**  
**Asset # : 13219**

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

## Interior Walls

Ceramic Tile	20%			2036	**	5	\$5,900	
Concrete Masonry Unit	5%			LIFE	**	5	\$600	
Glass: Single Pane	3%			LIFE	**	5	\$700	
Gypsum Board	5%			LIFE	**	5	\$900	
Masonry: Brick	25%	Now	\$30,000	LIFE	**			

*Misaligned/Bulging, Extent : Light, Area Affected : 10%*

*Location : Rear Wall - At Kitchen*

*Water Penetration, Extent : Severe, Area Affected : 5%*

*Location : At Sidewalk Vault*

*Worn/Eroded, Extent : Severe, Area Affected : 5%*

*Location : At Sidewalk Vault*

Plaster	22%			LIFE	**	5	\$1,900	
Wood	20%	4+	\$6,800	LIFE	**	5	\$23,600	

*Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

## Ceilings

Exposed Struc: Steel	30%			LIFE	**			
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Below Apparatus Floor</i>								
<i>Explanation : Material Actually Metal Decking</i>								
Metal Panel	20%			LIFE	**	5	\$5,000	
Plaster	50%			LIFE	**	5	\$6,200	

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%			2047	**	5	\$100	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Main Service Disconnect Switch Rated At 600 Amperes.</i>								

## Switchgear / Switchboard

Fused Disc Sw	100%			2047	**	5	\$100	
---------------	------	--	--	------	----	---	-------	--

## Raceway

Conduit	100%			2047	**	1		
---------	------	--	--	------	----	---	--	--

## Panelboards

Fused Disc Sw	2%			2043	**	5		
Molded Case Bkrs	98%			2043	**	5	\$300	

## Wiring

Thermoplastic	100%			2047	**	1		
---------------	------	--	--	------	----	---	--	--

## Motor Controllers

Locally Mounted	100%			2040	**	5	\$100	
-----------------	------	--	--	------	----	---	-------	--

## Ground

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*

**FIRE DEPARTMENT - 057**  
**LADDER CO. 25/ENGINE CO. 74/ HOOK 25**  
**Asset # : 13219**

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	\$200	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2040	**	1	\$4,100	
	Generators								
	Diesel	100%			2036	**	1	\$5,200	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : Emergency Generator Rated At 80 Kilovolt-ampere								
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$500	
	Fuel Storage								
	Day Tank	50%			2043	**	5	\$1,200	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : 25 Gallon Rated Capacity								
	Main Tank	50%			2055	**	5	\$200	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : 550 Gallon Rated Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	70%			2032	**	10	\$8,500	
	Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Fluorescent	25%			2032	**	10	\$3,100	
	T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location : Basement And 1st Floor								
	Incandescent	5%			2032	**	2		
	Egress Lighting								
	Emergency, Service	50%			2032	**	1		
	Exit, LED	50%			2055	**	1		
	Exterior Lighting								
	Fluorescent	20%			2032	**	10	\$200	
	Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%								
	Location : Outside								
	No Component	80%							
Alarm									
	Fire/Smoke Detection								
	No Component	80%							
	Generic, Digital	20%			2032	**	1-3	\$1,600	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Hallways								
	Explanation : Strobe Lights And Alarm Bells								

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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 25/ENGINE CO. 74/ HOOK 25**  
**Asset # : 13219**

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%			2047	**	1		
	Conversion Equipment								
	Furnace	40%			2032	**	1	\$2,600	
		Other Observation, Extent : Light, Area Affected : 40%							
		Location : Roof							
		Explanation : 5 Rtu							
	Hot Water Boiler	60%			2040	**	1	\$4,000	
		Other Observation, Extent : Light, Area Affected : 60%							
		Location : Basement							
		Explanation : Hydro- Therm Multi- Temp. 3 Boilers Packaged							
	Distribution								
	Hot Wtr Piping/Pump	60%			2043	**	4	\$400	
	No Component	40%							
	Terminal Devices								
	Convactor/Radiator	20%			2040	**	1	\$900	
	Unit Heater - Steam	40%			2032	**	4	\$500	
	No Component	40%							
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	100%			2032	**	2	\$800	
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : 5 Units. Roof							
Ventilation									
	Distribution								
	Ductwork/Diffusers	80%			LIFE	**	2-5	\$5,900	
	No Component	20%							
	Exhaust Fans								
	Roof	80%			2027	\$17,200	2	\$300	
	Wall Unit	20%			2032	**	2	\$100	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2047	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$7,900	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - Units 99 Gallons Each							
	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.*

**FIRE DEPARTMENT - 057**  
**LADDER CO. 25/ENGINE CO. 74/ HOOK 25**  
**Asset # : 13219**

Mechanical		Current Repair		Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								
	Sump Pump(s)							
	Non-Submersible	100%		2027	\$2,000	4	\$300	
		Other Observation, Extent : Light, Area Affected : 100%						
		Location : Basement						
		Explanation : 2 Pits With Pumps						
Fixtures								
	Generic	100%						
Fire Suppression								
	Sprinkler							
	Generic	100%		2047	* *	1-2	\$3,700	
Chemical System								
	Generic	100%		2021	\$27,200	1-3	\$4,000	
		Other Observation, Extent : Light, Area Affected : 100%						
		Location : Kitchen						
		Explanation : 1 Set						

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

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : LADDER CO. 3  
**Address** : 108 EAST 13TH STREET  
**Borough** : MANHATTAN  
**Program / Asset #** : FIRSLAD.003 / 13215  
**Area Sq Ft** : 5,148  
**Date of Survey** : 18-Jul-2018  
**Areas Surveyed** : Basement, Roof, Floors 1  
**Block** : 558      **Lot** : 11      **BIN** : 1009010  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1929 / 2002  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$105,300
<b>Total</b>		<b>\$105,300</b>
Importance Code A		\$105,300
<b>Total</b>		<b>\$105,300</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$51,600			
Interior Architecture	\$23,900		\$1,000	\$200
Electrical	\$400	\$400	\$2,000	\$3,500
Mechanical	\$1,200	\$6,200	\$800	\$3,800
Site Pavements	\$200			
<b>Total</b>	<b>\$77,300</b>	<b>\$6,600</b>	<b>\$3,900</b>	<b>\$7,500</b>
Importance Code A	\$52,100	\$500	\$500	\$500
Importance Code B	\$21,900	\$6,100	\$3,100	\$7,000
Importance Code C	\$3,300		\$300	
<b>Total</b>	<b>\$77,300</b>	<b>\$6,600</b>	<b>\$3,900</b>	<b>\$7,500</b>



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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 3**  
**Asset # : 13215**

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	77%			LIFE	**	5	\$15,000	
	Masonry: Granite	2%			LIFE	**	5	\$300	
	Masonry: Limestone	10%	Now	\$22,100	LIFE	**	5	\$1,500	
Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%									
Location : North Elevation									
	Metal Sect. OHD	10%	Now	\$6,300	2042	**	5	\$3,000	
Broken/Missing Elements, Extent : Severe, Area Affected : 10%									
Location : Top Return Panel Is Missing At Front Of Building									
	Slate Panels	1%	Now	\$2,100	LIFE	**	5	\$100	
Cracking/Crumbling, Extent : Light, Area Affected : 100%									
Location : 1st Floor Window Sill In East Alleyway									
Windows									
	Aluminum	100%			2045	**	5	\$1,300	
Parapets									
	Masonry: Brick	90%			LIFE	**	5	\$3,000	
	Masonry: Sandstone	10%			LIFE	**	5	\$400	
Roof									
	Modified Bitumen	100%	Now	\$21,100	2029	\$105,300			
Blisters, Extent : Moderate, Area Affected : 10%									
Location : East Side									
Ponding, Extent : Moderate, Area Affected : 10%									
Location : East Side									
Seams Open/Split, Extent : Moderate, Area Affected : 10%									
Location : East Side									
Interior									
Floors									
	Cast in Place Concrete	50%	Now	\$20,800	LIFE	**	5	\$8,400	
Recent Repair Evident, Extent : Light, Area Affected : 10%									
Location : Front Of Apparatus Floor									
Recent Replace Evident, Extent : Light, Area Affected : 100%									
Location : Apparatus Floor									
Water Penetration, Extent : Light, Area Affected : 10%									
Location : At Recent Patch Through The Apparatus Floor									
	Ceramic Tile	10%			2038	**	5	\$800	
Recent Replace Evident, Extent : Light, Area Affected : 50%									
Location : 1st Floor Toilet									
	Vinyl Tile	40%			2029	\$27,200	3	\$1,100	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057****LADDER CO. 3****Asset # : 13215**

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****Interior Walls****Ceramic Tile**

5%

2038

\* \*

5

\$500

*Recent Replace Evident, Extent : Light, Area Affected : 50%**Location : 1st Floor Toilet***Gypsum Board**

5%

LIFE

\* \*

5

\$300

**Masonry: Brick**

20%

LIFE

\* \*

**Plaster**

35%

Now

\$3,100

LIFE

\* \*

5

\$1,100

*Cracking/Crumbling, Extent : Light, Area Affected : 20%**Location : Adjacent To Roof Hatch And Truck Office**Water Penetration, Extent : Light, Area Affected : 20%**Location : Adjacent To Roof Hatch And Truck Office***SGFT/Glazed Masonry**

25%

LIFE

\* \*

**Wood**

10%

LIFE

\* \*

5

\$4,200

**Ceilings****AcousTileSusp.Lay-In**

5%

2034

\* \*

5

\$400

**Exposed Struc: Steel**

40%

LIFE

\* \*

**Gypsum Board**

5%

LIFE

\* \*

5

\$500

**Plaster**

50%

LIFE

\* \*

5

\$2,400

**Site Enclosure****Fence/Gates****Iron Picket**

100%

2049

\* \*

**Site Pavements****Public Sidewalk****Cast in Place Concrete**

100%

2042

\* \*

**On-Site Walkways****Cast in Place Concrete**

100%

Now

\$200

2034

\* \*

*Cracking/Crumbling, Extent : Light, Area Affected : 20%**Location : Throughout***Parking/Driveway****Cast in Place Concrete**

100%

2042

\* \*

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%

2049

\* \*

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Main Service Switch Rated At 200 Amperes***Raceway****Conduit**

100%

2029

\$32,700

1

**Panelboards****Molded Case Bkrs**

100%

2045

\* \*

5

\$100

**Wiring****Thermoplastic**

100%

2039

\* \*

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.*

**FIRE DEPARTMENT - 057**  
**LADDER CO. 3**  
**Asset # : 13215**

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	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2042	**	1	\$1,600	
	Generators								
	Diesel	100%			2038	**	1	\$2,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Generator Rated At 40 Kilowatts								
	Batteries								
	Lead/Acid	100%			2023	\$1,600	5	\$200	
	Fuel Storage								
	Day Tank	10%			2045	**	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement At Generator								
	Explanation : 50 Gallon Capacity								
	Day Tank	10%			2045	**	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement Adjacent To Generator								
	Explanation : 75 Gallon Capacity								
	Main Tank	80%			2057	**	5	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 550 Gallon Capacity								
Lighting									
	Interior Lighting								
	Fluorescent	80%			2029	\$11,600	10	\$3,800	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Throughout The Building								
	Fluorescent	10%			2024	\$1,500	10	\$500	
	T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor Offices								
	Incandescent	5%			2034	**	2		
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Halogen Lamps								
	LED	5%			2034	**			
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 2nd Floor Locker Room								
	Explanation : LED Lighting								
	Egress Lighting								
	Emergency, Battery	100%			2034	**	10	\$1,200	
	Exterior Lighting								
	HID	95%			2029	\$19,300	10		
	Incandescent	5%			2034	**	2		

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.



**FIRE DEPARTMENT - 057**  
**LADDER CO. 3**  
**Asset # : 13215**

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$5,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
	Distribution								
	Central Plant Steam Piping/Pmp	100%			2039	* *	4	\$300	
	Terminal Devices								
	Convactor/Radiator	100%			2027	\$26,900	1	\$1,700	
Air Conditioning									
	Energy Source								
	Electricity	100%			2037	* *	1		
	Conversion Equipment								
	Window/Wall Unit	50%	Now	\$500	2022	\$5,200	1		
		Malfunctioning, Extent : Severe, Area Affected : 5%							
		Location : Throughout							
	No Component	50%							
Ventilation									
	Exhaust Fans								
	Roof	15%			2034	* *	2		
	No Component	85%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2024	\$3,100	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Units, 75 Gallons Each							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
	Backflow Preventer								
	Generic	100%			2034	* *	1	\$300	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2027	\$500	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : LADDER CO. 47  
**Address** : 1220 CASTLE HILL AVENUE @ ELLIS AVE.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSLAD.047 / 13232 **Yr Built/Renovated** : 1912 /  
**Area Sq Ft** : 6,340 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 24-Apr-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3821 **Lot** : 7 **BIN** : 2094870

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$211,700	
Electrical		\$10,000
<b>Total</b>	<b>\$211,700</b>	<b>\$10,000</b>
Importance Code A	\$211,700	
Importance Code B		\$10,000
<b>Total</b>	<b>\$211,700</b>	<b>\$10,000</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$29,800		\$3,600	
Interior Architecture	\$59,300		\$800	
Electrical	\$28,100			
Mechanical	\$12,900	\$900	\$1,000	\$900
<b>Total</b>	<b>\$130,100</b>	<b>\$900</b>	<b>\$5,400</b>	<b>\$900</b>
Importance Code A	\$30,400	\$600	\$4,300	\$600
Importance Code B	\$84,200	\$300	\$1,100	\$300
Importance Code C	\$15,500			
<b>Total</b>	<b>\$130,100</b>	<b>\$900</b>	<b>\$5,400</b>	<b>\$900</b>



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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 47**  
**Asset # : 13232**

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	70%	4+	\$63,900	LIFE	**	5	\$20,300	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Masonry: Granite	20%			LIFE	**	5	\$8,700	
	Masonry: Limestone	5%	4+	\$8,300	LIFE	**	5	\$1,100	
		Staining/Discoloring, Extent : Moderate, Area Affected : 5%							
		Location : Front Elevation							
	Wood Overhead Doors	5%			2043	**	5	\$7,300	
Windows									
	Aluminum	100%			2046	**	5	\$1,400	
Parapets									
	Masonry: Brick	80%			LIFE	**	5-10	\$13,000	
	Pre-Cast Concrete	20%			LIFE	**	5	\$6,000	
Roof									
	Modified Bitumen	95%	Now	\$147,800	2040	**			1
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Water Penetration, Extent : Severe, Area Affected : 50%							
		Location : 2nd Through 3rd Floor							
	Roll Roofing	5%	Now	\$2,400	2032	**	5	\$500	1
		Broken/Missing Elements, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Interior									
Floors									
	Cast in Place Concrete	38%	0-2	\$19,500	LIFE	**	5	\$7,900	
		Cracking/Crumbling, Extent : Severe, Area Affected : 70%							
		Location : Throughout							
	Ceramic Tile	5%	4+	\$1,000	2033	**	5	\$200	
		Horizontal Cracks, Extent : Light, Area Affected : 2%							
		Location : Toilet Rooms							
	Quarry Tile	2%	4+	\$600	2035	**	5	\$100	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Sheet Vinyl/Rubber	20%	4+	\$11,700	2035	**	5	\$1,400	
		Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 30%							
		Location : Throughout							
	Steel Plate	5%			LIFE	**	1		
	Terrazzo	5%			LIFE	**	5	\$700	
	Vinyl Tile	25%			2035	**	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.

**FIRE DEPARTMENT - 057****LADDER CO. 47****Asset # : 13232**

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									
Interior Walls									
	Ceramic Tile	5%	4+	\$900	2039	* *	5	\$300	
		Vertical Cracks, Extent : Moderate, Area Affected : 2%							
		Location : Throughout							
	Concrete Masonry Unit	10%	4+	\$1,500	LIFE	* *	5	\$500	
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Staining/Discoloring, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Gypsum Board	30%	Now	\$800	LIFE	* *	5	\$2,300	
		Broken/Missing Elements, Extent : Severe, Area Affected : 5%							
		Location : Throughout							
	Masonry: Brick	20%	Now	\$5,300	LIFE	* *			
		Loose/Delam Surface, Extent : Severe, Area Affected : 5%							
		Location : Basement							
	Plaster	30%	4+	\$6,500	LIFE	* *	5	\$1,200	
		Staining/Discoloring, Extent : Moderate, Area Affected : 15%							
		Location : Throughout							
	Steel Plate	5%			LIFE	* *	5	\$800	
Ceilings									
	AcousTileSusp.Lay-In	10%			2043	* *	5	\$900	
	Gypsum Board	40%	4+	\$8,000	LIFE	* *	5	\$4,700	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Plaster	40%	Now	\$2,600	LIFE	* *	5	\$2,400	
		Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
		Location : Throughout							
		Water Penetration, Extent : Severe, Area Affected : 2%							
		Location : 2nd Floor							
	No Component	10%							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%			2050	* *			
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2043	* *			
	Parking/Driveway								
	Cast in Place Concrete	100%			2043	* *			

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.

**FIRE DEPARTMENT - 057****LADDER CO. 47****Asset # : 13232**

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									
Raceway									
	Conduit	30%			2050	* *	1		
	Conduit	70%			2030	\$22,900	1		
Panelboards									
	Fused Disc Sw	5%			2029	\$2,000	5		
	Molded Case Bkrs	70%			2046	* *	5	\$100	
	Molded Case Bkrs	25%			2029	\$10,000	5		
Wiring									
	Braided Cloth	60%	2-4	\$17,400	2055	* *	1		
On Extended Life, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	30%			2050	* *	1		
	Thermoplastic	10%			2030	\$2,900	1		
Motor Controllers									
	Locally Mounted	100%			2028	\$15,000	5		
Ground									
Grounding Devices									
	Generic	100%	2-4	\$9,900	LIFE	* *	5	\$100	
Corroded, Extent : Moderate, Area Affected : 100%									
Location : Water Main									
Lighting									
Interior Lighting									
	Fluorescent	90%			2035	* *	10	\$5,200	
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : Throughout The Building									
	LED	10%			2038	* *			
Egress Lighting									
	Emergency, Battery	50%			2025	\$4,500	10	\$800	
	Exit, Service	50%			2025	\$400	1		
Exterior Lighting									
	HID	100%			2025	\$25,000	10		

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%			2050	* *	1		
Conversion Equipment									
	Steam Boiler	100%			2043	* *	1	\$6,300	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One Unit									
Distribution									
	Steam Piping/Pump	100%			2030	\$27,400			

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.

**FIRE DEPARTMENT - 057****LADDER CO. 47****Asset # : 13232**

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									
	Terminal Devices								
	Convector/Radiator	5%	0-2	\$1,000	2035	* *	1	\$100	
		Not in Service, Extent : Moderate, Area Affected : 50%							
		Location : 1st Floor TV Room							
	Convector/Radiator	75%			2028	\$24,900	1	\$1,500	
	Fan Coil Unit/Heat	20%			2030	\$18,500	1	\$400	
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Split Unit	5%	0-2	\$6,600	2040	* *			
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : 2 Units, Lunch Room							
		Unit Inoperable, Extent : Moderate, Area Affected : 100%							
		Location : 2 Old Condemn Units, Lunch Room							
	Window/Wall Unit	40%			2025	\$5,200	1		
	No Component	55%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$600	
	No Component	90%							
	Exhaust Fans								
	Roof	10%	0-2	\$100	2030	\$1,000	2		
		Not in Service, Extent : Moderate, Area Affected : 5%							
		Location : 1st Floor Bathroom							
	No Component	90%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%	0-2	\$2,300	2040	* *	1		
		Pump(s) Malfunctioning, Extent : Moderate, Area Affected : 100%							
		Location : Booster Pump And Tank, Basement							
	Water Heater								
	Gas Fired	100%			2025	\$3,800	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 75 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%	0-2	\$900	LIFE	* *	1		
		Corroded, Extent : Moderate, Area Affected : 10%							
		Location : Basement							
	Storm Drain Piping								
	Cast Iron	100%	0-2	\$600	LIFE	* *	1		
		Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Basement							

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057**  
**LADDER CO. 47**  
**Asset # : 13232**

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									
	Sump Pump(s)								
	Submersible	100%	0-2	\$200	2025	\$200	4	\$100	
		Malfunctioning, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Backflow Preventer								
	Generic	100%			2030	\$1,600	1	\$400	
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Moderate, Area Affected : 10%							
		Location : Bathroom On 1st Floor							
Fire Suppression									
	Chemical System								
	No Component	97%							
	Generic	3%			2025	\$800	1-3	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Model Rg-4gs							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : LADDER CO. 79  
**Address** : 1189 CASTLETON AVENUE @ ROE ST.  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRSLAD.079 / 13222 **Yr Built/Renovated** : 1903 / 2010  
**Area Sq Ft** : 5,828 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 09-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Floors 1,2  
**Block** : 198 **Lot** : 136 **BIN** : 5005308

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$16,100
<b>Total</b>		<b>\$16,100</b>
Importance Code B		\$16,100
<b>Total</b>		<b>\$16,100</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$26,300		\$200	
Interior Architecture	\$22,000	\$500	\$300	\$200
Electrical	\$2,100	\$4,900	\$700	\$400
Mechanical	\$1,800	\$1,300	\$2,000	\$1,200
Site Pavements	\$4,900			
<b>Total</b>	<b>\$57,200</b>	<b>\$6,700</b>	<b>\$3,100</b>	<b>\$1,800</b>
Importance Code A	\$26,900	\$700	\$800	\$600
Importance Code B	\$24,600	\$6,000	\$2,300	\$1,300
Importance Code C	\$5,700			
<b>Total</b>	<b>\$57,200</b>	<b>\$6,700</b>	<b>\$3,100</b>	<b>\$1,800</b>



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.



**FIRE DEPARTMENT - 057****LADDER CO. 79****Asset # : 13222**

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									
	Alum/Vinyl Siding	28%			2047	**	10	\$1,300	
	Masonry: Brick	60%			LIFE	**	5	\$9,200	
	Masonry: Granite	2%			LIFE	**	5	\$200	
	Wood Overhead Doors	10%	Now	\$25,200	2032	**	5	\$3,800	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : Door Jamb And Head									
Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Windows									
	Aluminum	25%			2043	**	5	\$400	
	Wood	75%			2035	**	5	\$11,900	
Parapets									
	Metal Cornice	10%	0-2	\$400	2042	**			
Broken/Missing Elements, Extent : Light, Area Affected : 10%									
Location : Throughout									
Other Observation, Extent : Moderate, Area Affected : 10%									
Location : South Facade									
Explanation : Top Of Front Parapet									
	No Component	70%							
	Not Accessible	15%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Front Of Building									
Explanation : Brick									
	Not Accessible	5%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : At Front Of Building									
Explanation : Cast Stone And Terra Cotta									
Roof									
	Asphalt Shingle	15%	Now	\$700	2030	\$3,500			
Water Penetration, Extent : Moderate, Area Affected : 15%									
Location : Dining Room, Weight Room, And Barbecue Area									
	Not Accessible	85%							
Other Observation, Extent : Light, Area Affected : 0%									
Location : Main Roof									
Explanation : Modified Bitumin									

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.

## FIRE DEPARTMENT - 057

## LADDER CO. 79

## Asset # : 13222

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	35%			LIFE	**	5	\$5,100	
Ceramic Tile	5%	4+	\$100	2036	**	5	\$200	
Broken/Missing Elements, Extent : Light, Area Affected : 5%								
Location : Bathroom On 1st Floor								
Quarry Tile	10%			2032	**	5	\$1,000	
Vinyl Tile	20%	Now	\$11,800	2037	**	3	\$500	
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
Location : 2nd Floor								
Patching Evident, Extent : Moderate, Area Affected : 30%								
Location : 2nd Floor								
Worn/Eroded, Extent : Severe, Area Affected : 100%								
Location : 2nd Floor Throughout								
Vinyl Tile	30%			2032	**	3	\$800	
Interior Walls								
Ceramic Tile	5%			2036	**	5	\$500	
Gypsum Board	15%	Now	\$600	LIFE	**	5	\$800	
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : 1st Floor Areas Located Below Asphalt Shingle Roof								
Masonry: Brick	10%			LIFE	**			
Plaster	25%			LIFE	**	5	\$700	
Wood	45%			LIFE	**	5	\$16,500	
Deteriorated Finish, Extent : Light, Area Affected : 10%								
Location : Throughout Apparatus Area								
Ceilings								
AcousTileSusp.Lay-In	15%	Now	\$800	2040	**	5	\$500	
Broken/Missing Elements, Extent : Light, Area Affected : 5%								
Location : Washroom On 2nd Floor								
Embossed Metal	40%			LIFE	**	5	\$1,200	
Deformed/Dented, Extent : Light, Area Affected : 20%								
Location : Apparatus Area								
Gypsum Board	40%	Now	\$8,400	LIFE	**	5	\$3,300	
Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
Location : Weight Room								
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Water Penetration, Extent : Severe, Area Affected : 30%								
Location : 1st Floor Areas Below Shingle Roof								
Plaster	5%			LIFE	**	5	\$200	
Site Enclosure								
Fence/Gates								
Chain Link	100%			2037	**			
Site Pavements								

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.

**FIRE DEPARTMENT - 057****LADDER CO. 79****Asset # : 13222**

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

## Site Pavements

## Parking/Driveway

Cast in Place Concrete	100%	4+	\$4,900	2032	**
------------------------	------	----	---------	------	----

*Cracking/Crumbling, Extent : Light, Area Affected : 5%**Location : Front Driveway And Sidewalk*

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

Molded Case Bkrs	100%			2027	\$5,000	5	\$200
------------------	------	--	--	------	---------	---	-------

*Other Observation, Extent : Light, Area Affected : 100%**Location : First Floor**Explanation : 200 Amperes Main Circuit Breaker Enclosure*

## Raceway

Conduit	75%			2027	\$24,500	1
---------	-----	--	--	------	----------	---

Conduit	25%			2047	**	1
---------	-----	--	--	------	----	---

## Panelboards

Fused Disc Sw	10%			2026	\$4,000	5
---------------	-----	--	--	------	---------	---

Molded Case Bkrs	50%			2035	**	5	\$100
------------------	-----	--	--	------	----	---	-------

Molded Case Bkrs	40%			2026	\$16,100	5	\$100
------------------	-----	--	--	------	----------	---	-------

## Wiring

Thermoplastic	70%			2027	\$20,200	1
---------------	-----	--	--	------	----------	---

Thermoplastic	30%			2047	**	1
---------------	-----	--	--	------	----	---

## Motor Controllers

Locally Mounted	100%			2025	\$15,000	5
-----------------	------	--	--	------	----------	---

## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$100
---------	------	--	--	------	----	---	-------

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Basement**Explanation : No Ground Wire Jumper For Water Meter*

## Stand-by Power

## Transfer Switches

Automatic	100%			2040	**	1	\$1,800
-----------	------	--	--	------	----	---	---------

## Generators

Diesel	100%			2036	**	1	\$2,300
--------	------	--	--	------	----	---	---------

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 40 Kilowatts*

## Batteries

Lead/Acid	100%			2021	\$1,600	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.

**FIRE DEPARTMENT - 057****LADDER CO. 79****Asset # : 13222**

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
Stand-by Power									
Fuel Storage									
	Day Tank	50%			2043	* *	5	\$500	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 50 Gallon									
	Main Tank	50%			2055	* *	5	\$100	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : One 216 Gallons									
Lighting									
Interior Lighting									
	Fluorescent	70%			2027	\$11,500	10	\$3,700	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : T-8 Lamps									
	Fluorescent	20%			2022	\$3,300	10	\$1,100	
T-12 Lamps And Fixtures, Extent : Light, Area Affected : 100%									
Location : First And Second Floor									
	Incandescent	10%			2027	\$3,900	2		
Egress Lighting									
	Emergency, Service	70%			2027	\$2,100	1		
	Exit, LED	30%			2042	* *	1		
Exterior Lighting									
	HID	50%			2027	\$11,500	10		
	No Component	50%							
Alarm									
Security System									
	No Component	90%							
	Generic	10%			2032	* *	1	\$200	

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%			2047	* *	1		
	Corroded, Extent : Light, Area Affected : 100%							
	Location : Cellar							
Conversion Equipment								
Steam Boiler	100%			2040	* *	1	\$5,800	
Distribution								
Central Plant Steam Piping/Pmp	100%			2047	* *	4	\$300	
Terminal Devices								
Convactor/Radiator	100%			2040	* *	1	\$1,900	

**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.

**FIRE DEPARTMENT - 057****LADDER CO. 79****Asset # : 13222**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Window/Wall Unit	50%			2025	\$5,900	1		
	No Component	50%							
	Distribution								
	Ductwork/Diffusers	50%			LIFE	**	2	\$3,800	
	No Component	50%							
	Terminal Devices								
	Air Handler/Dir Expansion	50%			2032	**	1		
	No Component	50%							
	Heat Rejection								
	Air Cooled Condenser Unit	50%			2032	**	2	\$2,000	
	No Component	50%							
Ventilation									
	Exhaust Fans								
	Interior	80%	Now	\$800	2032	**	2	\$100	
		Malfunctioning, Extent : Moderate, Area Affected : 10% Location : 1st Floor Bathroom							
	Wall Unit	20%	Now	\$100	2027	\$400	2		
		Malfunctioning, Extent : Moderate, Area Affected : 20% Location : Kitchen Hood							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$3,500	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100% Location : Basement Explanation : 75 Gallons							
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Backflow Preventer								
	Generic	100%			2032	**	1	\$400	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$2,700	1-3	\$400	
	No Component	90%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : LADDER CO. 8  
**Address** : 14 NORTH MOORE STREET @ VARICK ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSLAD.008 / 13216 **Yr Built/Renovated** : 1904 / 2002  
**Area Sq Ft** : 6,258 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 25-Jun-2018 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 189 **Lot** : 35 **BIN** : 1002150

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$41,300	
Interior Architecture	\$44,800	
<b>Total</b>	<b>\$86,100</b>	
Importance Code A	\$41,300	
Importance Code B	\$44,800	
<b>Total</b>	<b>\$86,100</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$3,400			\$7,800
Interior Architecture	\$38,300			\$5,500
Electrical	\$500	\$400	\$400	\$600
Mechanical	\$600	\$700	\$1,000	\$600
Site Enclosure	\$5,400			
Site Pavements	\$1,900			
<b>Total</b>	<b>\$50,000</b>	<b>\$1,100</b>	<b>\$1,300</b>	<b>\$14,400</b>
Importance Code A	\$3,700	\$300	\$300	\$8,100
Importance Code B	\$2,100	\$800	\$1,000	\$6,000
Importance Code C	\$44,200			\$300
<b>Total</b>	<b>\$50,000</b>	<b>\$1,100</b>	<b>\$1,300</b>	<b>\$14,400</b>



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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 8**  
**Asset # : 13216**

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	70%			LIFE	* *	5	\$21,000		
	Recent Repair Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Masonry: Granite	5%			LIFE	* *	5	\$1,100		
	Recent Repair Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Masonry: Limestone	10%	Now	\$41,300	LIFE	* *	5	\$2,300		
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : West Facades								
	Recent Repair Evident, Extent : Light, Area Affected : 50%								
	Location : Throughout								
Metal Sect. OHD	15%			2049	* *	5	\$14,100		
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Main Apparatus Door								
Windows									
Aluminum	100%			2054	* *	5	\$1,500		
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Parapets									
Masonry: Brick	87%			LIFE	* *	5	\$2,300		
	Recent Repair Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Masonry: Limestone	8%			LIFE	* *	5	\$300		
Slate	5%	Now	\$3,400	LIFE	* *	5	\$100		
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Roof									
Modified Bitumen	100%			2039	* *	10	\$5,900		
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Interior									
Floors									
Cast in Place Concrete	20%			LIFE	* *	5	\$4,100		
	Recent Replace Evident, Extent : Light, Area Affected : 60%								
	Location : Apparatus Floor								
Cast in Place Concrete	20%			LIFE	* *	5	\$4,100		
Sheet Vinyl/Rubber	5%			2039	* *	5	\$700		
Traffic Topping	5%			2039	* *	5	\$600		
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Wood	50%			2069	* *	5	\$8,800		
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 8**  
**Asset # : 13216**

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									
	Interior Walls								
	Ceramic Tile	5%			2044	* *	5	\$600	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Concrete Masonry Unit	2%			LIFE	* *	5	\$100	
		Recent Construction, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Fiberglass Panel	5%			LIFE	* *			
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Mezzanine							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Mezzanine							
		Explanation : Foam Insulation Covering							
	Gypsum Board	33%			LIFE	* *	5	\$2,600	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Masonry: Brick	20%	Now	\$22,800	LIFE	* *			
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
	Plaster	10%			LIFE	* *	5	\$400	
		Recent Repair Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	SGFT/Glazed Masonry	25%	Now	\$14,200	LIFE	* *			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 100%							
		Location : Apparatus Room							

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.



**FIRE DEPARTMENT - 057****LADDER CO. 8****Asset # : 13216**

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									
Ceilings									
	AcousTileSusp.Lay-In	3%			2049	**	5	\$300	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Embossed Metal	40%			LIFE	**	5	\$1,700	
		Recent Repair Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Exposed Concrete	2%	Now	\$1,400	LIFE	**	5		
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
		Location : Basement							
	Exposed Struc: Steel	20%	Now	\$44,800	LIFE	**			
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Gypsum Board	30%			LIFE	**	5	\$3,500	
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
	Wood	5%			LIFE	**	5	\$4,100	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Site									
Enclosure									
Fence/Gates									
	Iron Picket	100%			2064	**			
Free Standing Walls									
	Masonry: Brick	100%	Now	\$5,400	2039	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
		Location : Side Yard							
Site									
Pavements									
Public Sidewalk									
	Cast in Place Concrete	100%			2042	**			
On-Site Walkways									
	Cast in Place Concrete	100%			2042	**			
Parking/Driveway									
	Cast in Place Concrete	100%	Now	\$1,900	2042	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Front Driveway Apron							

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%			2059	**	5			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement									
Explanation : The Service Equipment Consists Of One 200 Ampere Main Disconnect Switch.									

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.

**FIRE DEPARTMENT - 057**  
**LADDER CO. 8**  
**Asset # : 13216**

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									
	Raceway								
	Conduit	100%			2059	**	1		
	Panelboards								
	Molded Case Bkrs	100%			2054	**	5	\$200	
	Wiring								
	Thermoplastic	100%			2059	**	1		
	Motor Controllers								
	Locally Mounted	100%			2049	**	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	**	5	\$100	
Lighting									
	Interior Lighting								
	Fluorescent	5%			2039	**	10	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Bathrooms And Closets							
		Explanation : Fluorescent Fixtures Are T8 Lamp Type. They Are New Fixtures.							
	LED	95%			2039	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Explanation : New LED Fixtures Are Installed Throughout The Building.							
	Egress Lighting								
	Emergency, Battery	50%			2039	**	10	\$800	
	Exit, LED	50%			2069	**	1		
	Exterior Lighting								
	LED	100%			2039	**			
Alarm									
	Fire/Smoke Detection								
	Generic, Analog	100%			2039	**	1-3	\$4,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Explanation : There Are Individual Smoke Detectors Installed Throughout The Building.							

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%			2059	* *	1		
	Conversion Equipment								
	Hot Water Boiler	100%			2049	* *	1	\$3,100	
	Distribution								
	Hot Wtr Piping/Pump	100%			2054	* *	4	\$500	
	Terminal Devices								
	Convactor/Radiator	100%			2049	* *	1	\$2,000	
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.

**FIRE DEPARTMENT - 057****LADDER CO. 8****Asset # : 13216**

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
Air Conditioning									
	Energy Source								
	Electricity	100%			2054	**	1		
	Conversion Equipment								
	Split Unit	70%			2039	**			
	No Component	30%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	70%			LIFE	**	2-5	\$2,400	
	No Component	30%							
	Exhaust Fans								
	Wall Unit	30%			2039	**	2	\$100	
	No Component	70%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	95%			2059	**	1		
	Galvanized Steel	5%			2049	**	1		
	Water Heater								
	Gas Fired	100%			2029	\$4,100	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Two 74 Gallon Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%			2039	**	4	\$100	
	Backflow Preventer								
	Generic	100%			2039	**	1	\$400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : Installed On Steam Boiler Connection								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2029	\$600	1-3	\$100	
	No Component	98%							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : MAINTENANCE GARAGE LIC  
**Address** : 48-34 35TH STREET LONG ISLAND CITY  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIR0001.000 / 2010 **Yr Built/Renovated** : 1945 / 2009  
**Area Sq Ft** : 205,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 28-Jun-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 254 **Lot** : 1 **BIN** : 4003451

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$1,376,200	\$680,800
Interior Architecture	\$886,500	\$433,900
Electrical	\$188,000	\$20,100
Mechanical	\$265,800	\$3,201,800
Site Pavements	\$47,800	
<b>Total</b>	<b>\$2,764,400</b>	<b>\$4,336,600</b>
Importance Code A	\$1,376,200	\$680,800
Importance Code B	\$747,400	\$3,614,100
Importance Code C	\$640,800	\$41,600
<b>Total</b>	<b>\$2,764,400</b>	<b>\$4,336,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$37,900			
Interior Architecture	\$59,400		\$6,400	\$6,400
Electrical	\$20,000	\$23,700	\$26,800	\$26,500
Mechanical	\$62,400	\$31,100	\$47,800	\$62,000
Site Pavements	\$6,400			
<b>Total</b>	<b>\$186,100</b>	<b>\$54,800</b>	<b>\$81,100</b>	<b>\$94,900</b>
Importance Code A	\$59,500	\$16,200	\$16,200	\$16,700
Importance Code B	\$105,300	\$38,500	\$64,800	\$78,200
Importance Code C	\$21,400			
<b>Total</b>	<b>\$186,100</b>	<b>\$54,800</b>	<b>\$81,100</b>	<b>\$94,900</b>



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.

**FIRE DEPARTMENT - 057**  
**MAINTENANCE GARAGE LIC**  
**Asset # : 2010**

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	75%	Now	\$257,300	LIFE	**	5	\$437,700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Over Bay Doors East And West Sides								
Spalling, Extent : Moderate, Area Affected : 5%								
Location : Over Bay Doors								
Metal Panel	15%			2055	**	5-10	\$120,400	
Metal Sect. OHD	3%	Now	\$11,400	2042	**	5	\$5,500	
Other Observation, Extent : Moderate, Area Affected : 10%								
Location : East Facade Entrance								
Explanation : Bent Warped								
Metal Coiling Doors	5%	Now	\$17,300	2042	**	5	\$9,100	
Bent/Warped Elements, Extent : Moderate, Area Affected : 10%								
Location : East Side Of Building								
Wood Overhead Doors	2%	Now	\$46,200	2034	**	5	\$5,800	
Deteriorated Finish, Extent : Light, Area Affected : 100%								
Location : At Loading Docks								
Dry Rot/Decay, Extent : Moderate, Area Affected : 10%								
Location : At Loading Docks								
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%								
Location : At Loading Docks								
Windows								
Aluminum	95%	Now	\$57,200	2051	**	5	\$3,300	
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Second Floor Offices And Machine Shop								
Metal Louvers	5%	Now	\$5,400	2038	**			
Corrosion/Rusting, Extent : Light, Area Affected : 25%								
Location : Throughout								
Parapets								
Cast in Place Concrete	95%			LIFE	**	5	\$155,600	
Metal Panel	5%			2055	**	5	\$3,100	
Roof								
Modified Bitumen	95%	Now	\$645,500	2037	**			
Ponding, Extent : Moderate, Area Affected : 35%								
Location : Flat Roofs								
Seams Open/Split, Extent : Moderate, Area Affected : 5%								
Location : Flat Roofs								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : 2nd Floor Offices								
Skylight, Metal/Glass	5%	Now	\$369,900	2049	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Main Maintenance Bay								
Other Observation, Extent : Light, Area Affected : 10%								
Location : Main Maintenance Bay								
Explanation : Broken Glazing Coverd With Plywood								

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.

**FIRE DEPARTMENT - 057**  
**MAINTENANCE GARAGE LIC**  
**Asset # : 2010**

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								
Soffits								
Cast in Place Concrete	100%	Now	\$3,800	LIFE	**	5	\$3,300	
Horizontal Cracks, Extent : Moderate, Area Affected : 10%								
Location : Main Entrance								
Interior								
Floors								
Cast in Place Concrete	70%	4+	\$97,200	LIFE	**	5	\$392,300	
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Ceramic Tile	5%			2038	**	5	\$12,800	
Terrazzo	5%	4+	\$12,400	LIFE	**	5	\$10,000	
Cracking/Crumbling, Extent : Light, Area Affected : 5%								
Location : 1st Floor Lobby								
Vinyl Tile	20%	Now	\$45,400	2034	**	3	\$19,200	
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : Throughout 1st Floor								
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout 1st Floor								
Interior Walls								
Cast in Place Concrete	35%	Now	\$640,800	LIFE	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Window Lintel Second Floor Offices								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Lintels At 2nd Floor Offices								
Concrete Masonry Unit	10%			LIFE	**	5	\$11,100	
Gypsum Board	25%	Now	\$15,000	LIFE	**	5	\$41,600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Throughout 1st Floor								
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%								
Location : Throughout 1st Floor								
Masonry: Brick	5%			LIFE	**			
Plaster	5%			LIFE	**	5	\$4,200	
SGFT/Glazed Masonry	20%			LIFE	**			
Ceilings								
AcousTileSusp.Lay-In	25%			2046	**	5	\$64,000	
Exposed Concrete	60%	Now	\$103,100	LIFE	**	5	\$24,000	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Concrete Beam At Ceiling Over Storage Area								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : 2nd Floor Offices								
Exposed Struc: Steel	5%			LIFE	**			
Plaster	10%			LIFE	**	5	\$16,000	
Site Enclosure								
Fence/Gates								
Chain Link	100%			2049	**			

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.

**FIRE DEPARTMENT - 057**  
**MAINTENANCE GARAGE LIC**  
**Asset # : 2010**

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

Site Enclosure

Retaining Walls

Concrete Masonry Unit	100%				2049	**			
-----------------------	------	--	--	--	------	----	--	--	--

Site Pavements

Public Sidewalk

Cast in Place Concrete	100%	Now		\$47,800	2042	**			
------------------------	------	-----	--	----------	------	----	--	--	--

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

*Location : Grade Beam Holding Up Grating*

*Spalling, Extent : Moderate, Area Affected : 10%*

*Location : Grade Beam Holding Up Grating*

On-Site Walkways

Cast in Place Concrete	100%	Now		\$6,400	2042	**			
------------------------	------	-----	--	---------	------	----	--	--	--

*Cracking/Crumbling, Extent : Moderate, Area Affected : 15%*

*Location : Steps To 1st Floor Entrance, West Side*

Parking/Driveway

Cast in Place Concrete	100%				2042	**			
------------------------	------	--	--	--	------	----	--	--	--

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%				2049	**	5	\$900	
---------------	------	--	--	--	------	----	---	-------	--

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

*Location : Electrical Room Basement*

*Explanation : Two 3000 Ampere Main Disconnect Switches*

Transformers

Dry Type	100%				2042	**	5	\$800	
----------	------	--	--	--	------	----	---	-------	--

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

*Location : Roof*

*Explanation : One 225 And One 112.5 Kilovolt-ampere, 480/277 High Voltage - 208/120*

*Low Voltage*

Switchgear / Switchboard

Air Circuit Breaker	50%				2049	**	5	\$500	
---------------------	-----	--	--	--	------	----	---	-------	--

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

*Location : Generator Room*

*Explanation : Low Voltage Power Circuit Breaker*

Fused Disc Sw	50%				2049	**	5	\$400	
---------------	-----	--	--	--	------	----	---	-------	--

Raceway

Conduit	50%				2049	**	1		
---------	-----	--	--	--	------	----	---	--	--

Conduit	50%				2029	\$16,300	1		
---------	-----	--	--	--	------	----------	---	--	--

Panelboards

Fused Disc Sw	5%				2045	**	5	\$200	
---------------	----	--	--	--	------	----	---	-------	--

Fused Disc Sw	5%				2028	\$2,000	5	\$200	
---------------	----	--	--	--	------	---------	---	-------	--

Molded Case Bkrs	50%				2028	\$20,100	5	\$2,700	
------------------	-----	--	--	--	------	----------	---	---------	--

Molded Case Bkrs	40%				2045	**	5	\$2,200	
------------------	-----	--	--	--	------	----	---	---------	--

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.

**FIRE DEPARTMENT - 057**  
**MAINTENANCE GARAGE LIC**  
**Asset # : 2010**

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									
Wiring									
	Thermoplastic	50%			2049	**	1		
	Thermoplastic	50%			2029	\$14,500	1		
Motor Controllers									
	Locally Mounted	70%			2042	**	5	\$1,000	
	Locally Mounted	30%			2027	\$4,500	5	\$400	
Ground									
Grounding Devices									
	Generic	100%			LIFE	**	5	\$3,000	
Stand-by Power									
Transfer Switches									
	Automatic	100%			2042	**	1	\$63,100	
Generators									
	Diesel	100%			2038	**	1	\$79,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Generator Room Basement								
	Explanation : Two 750 Kilowatts								
Batteries									
	Lead/Acid	100%			2023	\$1,600	5	\$7,600	
Fuel Storage									
	Day Tank	50%			2045	**	5	\$19,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Generator Room Basement								
	Explanation : One 620 Gallon								
	Main Tank	50%			2057	**	5	\$3,000	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Underground								
	Explanation : One 2500 Gallon								
Lighting									
Interior Lighting									
	Fluorescent	30%			2034	**	10	\$56,400	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Offices, Storage And Basement								
	Fluorescent	70%			2034	**	10	\$131,600	
	T-5 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Repair Shops And Garage								
Egress Lighting									
	Emergency, Service	60%			2034	**	1		
	Emergency, Battery	10%			2034	**	10	\$4,900	
	Exit, Service	30%			2034	**	1		
Exterior Lighting									
	HID	100%			2034	**	10	\$600	
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.*



**FIRE DEPARTMENT - 057**  
**MAINTENANCE GARAGE LIC**  
**Asset # : 2010**

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

## Alarm

## Security System

No Component

70%

Generic

30%

2034

\* \*

1

\$23,000

*Other Observation, Extent : Light, Area Affected : 100%**Location : Inside And Outside**Explanation : CCTV Surveillance Camera*

## Fire/Smoke Detection

No Component

70%

Generic, Digital

30%

2034

\* \*

1-3

\$37,900

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

40%

2049

\* \*

1

Interruptible Gas/Dual

60%

2049

\* \*

1

Fuel

## Conversion Equipment

Furnace

40%

0-2

\$9,400

2034

\* \*

1

\$36,500

*Malfunctioning, Extent : Severe, Area Affected : 40%**Location : Roof**Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 4 Units*

Steam Boiler

60%

2042

\* \*

1

\$121,800

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Boiler Room**Explanation : 3 Units*

## Distribution

Central Plant Steam

60%

Now

\$203,300

2029

\$2,032,600

4

\$6,100

Piping/Pmp

*Leak Evident, Extent : Severe, Area Affected : 60%**Location : Throughout*

No Component

40%

## Terminal Devices

Convactor/Radiator

40%

Now

\$21,400

2034

\* \*

1

\$23,800

*Other Observation, Extent : Severe, Area Affected : 40%**Location : Throughout**Explanation : Steam Traps Faulty*

Fan Coil Unit/Heat

20%

2029

\$599,500

1

\$13,200

No Component

40%

## Air Conditioning

## Energy Source

Electricity

100%

2037

\* \*

1

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057**  
**MAINTENANCE GARAGE LIC**  
**Asset # : 2010**

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
Air Conditioning									
	Conversion Equipment								
	Exterior Pkg Unit - Cooling	5%			2029	\$81,000	2	\$600	
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : Roof							
	Split Unit	10%			2034	**			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : Refrigerant R-410 A							
	Window/Wall Unit	15%			2024	\$62,600	1		
	No Component	70%							
Terminal Devices									
	Fan Coil - 2 Pipe	10%			2034	**	1	\$6,600	
	No Component	90%							
Heat Rejection									
	Dry Cooler	10%			2034	**	2	\$14,300	
	No Component	90%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$114,300	
	Exhaust Fans								
	Interior	5%			2034	**	2	\$300	
	Roof	95%			2029	\$315,700	2	\$6,000	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	**	1		
	Water Heater								
	Gas Fired	100%			2027	\$122,100	2	\$3,000	
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Non-Submersible	100%			2029	\$30,500	4	\$6,500	
	Backflow Preventer								
	Generic	100%			2037	**	1	\$12,600	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Standpipe								
	Generic	100%			2039	**	1-5	\$107,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 34th Street Side Wall							
		Explanation : Connection							
	Sprinkler								
	No Component	50%							
	Generic	50%			2039	**	1-2	\$28,700	

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.

**FIRE DEPARTMENT - 057**  
**MAINTENANCE GARAGE LIC**  
**Asset # : 2010**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority</b>
Fire Suppression	Chemical System							
	Generic	100%		2027	\$27,200	1-3	\$4,000	

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

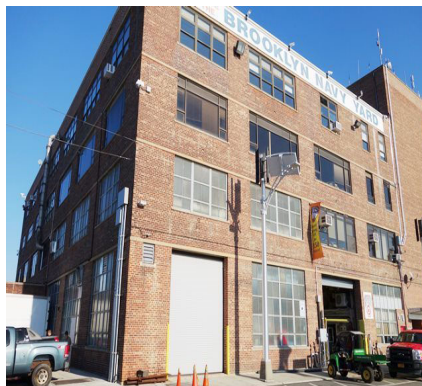
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : MARINE 6/ MARINE DIVISION/ SAFTEY BATTALION - BLDG. 292  
**Address** : HAMMERHEAD AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRMAR6.000 / 14078 **Yr Built/Renovated** : 1893 / 2008  
**Area Sq Ft** : 17,024 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 17-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1,2  
**Block** : 2023 **Lot** : 1 **BIN** : 3335122

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture		\$67,700
Electrical		\$49,300
Mechanical		\$581,700
<b>Total</b>		<b>\$698,700</b>
Importance Code A		\$128,100
Importance Code B		\$570,600
<b>Total</b>		<b>\$698,700</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$50,400			
Interior Architecture	\$48,600		\$12,700	\$1,000
Electrical	\$1,600	\$3,100	\$12,300	\$1,300
Mechanical	\$19,400	\$3,900	\$46,000	\$4,200
<b>Total</b>	<b>\$119,900</b>	<b>\$6,900</b>	<b>\$70,900</b>	<b>\$6,500</b>
Importance Code A	\$52,900	\$800	\$900	\$900
Importance Code B	\$48,400	\$6,100	\$70,000	\$5,600
Importance Code C	\$18,600			
<b>Total</b>	<b>\$119,900</b>	<b>\$6,900</b>	<b>\$70,900</b>	<b>\$6,500</b>



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.

**FIRE DEPARTMENT - 057**  
**MARINE 6/ MARINE DIVISION/ SAFTEY BATTALION - BLDG. 292**  
**Asset # : 14078**

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	85%	Now	\$32,100	LIFE	**	5	\$10,200	
Rusting Masonry Supt, Extent : Moderate, Area Affected : 10%									
Location : Above Overhead Doors And Various 2nd Floor Windows									
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1st And 2nd Floors									
Explanation : Facility Occupies Only A Portion Of Building Entire									
	Metal Coiling Doors	8%			2041	**	5	\$3,000	
	Pre-Cast Concrete	7%	Now	\$1,500	LIFE	**	5	\$2,700	
Broken/Missing Elements, Extent : Moderate, Area Affected : 5%									
Location : 2nd Floor South Facing Windows									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%									
Location : Window Sills									
Windows									
	Aluminum	25%			2044	**	5	\$100	
	Steel	75%	0-2	\$15,300	2053	**	5	\$1,800	
Corrosion/Rusting, Extent : Moderate, Area Affected : 35%									
Location : Exterior And Interior Mullions Throughout									
Glazing Broken/Cracked, Extent : Light, Area Affected : 5%									
Location : Shops Area - 1st Floor									
Caulking Deteriorated, Extent : Severe, Area Affected : 50%									
Location : 1st And 2nd Story Windows									

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.

**FIRE DEPARTMENT - 057**  
**MARINE 6/ MARINE DIVISION/ SAFTEY BATTALION - BLDG. 292**  
**Asset # : 14078**

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	45%	Now	\$10,600	LIFE	* *	5	\$21,500		
Horizontal Cracks, Extent : Light, Area Affected : 5%									
Location : First Floor Shop									
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 15%									
Location : Shops / Apparatus Area									
Worn/Eroded, Extent : Light, Area Affected : 15%									
Location : Shops / Apparatus Area									
Ceramic Tile	5%	Now	\$2,200	2031	* *	5	\$500		
Deteriorated Finish, Extent : Moderate, Area Affected : 20%									
Location : Water Area At Showers And Sinks									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%									
Location : Water Area At Showers And Sinks									
Ceramic Tile	2%			2041	* *	5	\$400		
Recent Installation, Extent : Light, Area Affected : 100%									
Location : 2nd Floor Bathroom									
Quarry Tile	8%			2045	* *	5	\$2,600		
Recent Installation, Extent : Light, Area Affected : 100%									
Location : 2nd Floor Kitchen									
Vinyl Tile	35%	0-2	\$13,500	2028	\$67,700	3	\$2,900		
Worn/Eroded, Extent : Moderate, Area Affected : 30%									
Location : 2nd Floor - Throughout Offices And Bunk Rooms									
Vinyl Tile 9" X 9"	5%			2023	\$12,500	3	\$400		
Other Observation, Extent : Light, Area Affected : 100%									
Location : 2nd Floor Areas And Safety Locker Room									
Explanation : 9x9s Installed									

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.

**FIRE DEPARTMENT - 057**  
**MARINE 6/ MARINE DIVISION/ SAFTEY BATTALION - BLDG. 292**  
**Asset # : 14078**

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									
Interior Walls									
Ceramic Tile	5%	Now	\$1,800	2031	**	5	\$600		
	Diagonal Cracks, Extent : Moderate, Area Affected : 5% Location : Toilet and shower Rooms								
Ceramic Tile	5%			2041	**	5	\$1,300		
	Recent Construction, Extent : Light, Area Affected : 100% Location : 2nd Floor Bathrooms And Kitchen								
Concrete Masonry Unit	40%	Now	\$11,700	LIFE	**	5	\$4,100		
	Staining/Discoloring, Extent : Moderate, Area Affected : 20% Location : Throughout Corridors								
Glass: Single Pane	5%			LIFE	**	5	\$900		
	Other Observation, Extent : Light, Area Affected : 100% Location : Main Corridor On 2nd Floor Explanation : Interior Window Wall								
Gypsum Board	40%	Now	\$4,400	LIFE	**	5	\$6,100		
	Broken/Missing Elements, Extent : Light, Area Affected : 10% Location : Baseboard Missing - 2nd Floor Corridors Cracking/Crumbling, Extent : Moderate, Area Affected : 10% Location : Various Locations Throughout								
Wood	5%			LIFE	**	5	\$5,100		
Ceilings									
AcousTileConcealSpLn	5%	0-2	\$200	2041	**	5	\$700		
	Water Penetration, Extent : Moderate, Area Affected : 5% Location : Sout Facing Office - 2nd Floor								
AcousTileSusp.Lay-In	35%	Now	\$3,200	2041	**	5	\$3,800		
	Broken/Missing Elements, Extent : Light, Area Affected : 5% Location : Various Locations Throughout								
Embossed Metal	5%			LIFE	**	5	\$500		
Exposed Concrete	55%			LIFE	**	5	\$1,900		
Site Pavements									
On-Site Walkways									
Cast in Place Concrete	100%			2033	**				
Parking/Driveway									
Asphalt	100%			2037	**				

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%			2048	**	5	\$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.

**FIRE DEPARTMENT - 057**  
**MARINE 6/ MARINE DIVISION/ SAFTEY BATTALION - BLDG. 292**  
**Asset # : 14078**

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									
Transformers									
	Dry Type	100%			2033	**	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Mechanical Room, 2nd Floor									
Explanation : One 45 Kilovolt-ampere 480v Pri - 208/120v Sec									
Raceway									
	Conduit	60%			2048	**	1		
	Conduit	40%			2038	**	1		
Panelboards									
	Fused Disc Sw	5%			2044	**	5		
	Fused Disc Sw	5%			2036	**	5		
	Molded Case Bkrs	50%			2044	**	5	\$200	
	Molded Case Bkrs	40%			2036	**	5	\$200	
Wiring									
	Thermoplastic	60%			2048	**	1		
	Thermoplastic	40%			2038	**	1		
Motor Controllers									
	Locally Mounted	40%			2033	**	5		
	Locally Mounted	60%			2041	**	5	\$100	
Ground									
Grounding Devices									
	Not Accessible	100%							
Stand-by Power									
Transfer Switches									
	Automatic	100%			2041	**	1	\$5,200	
Generators									
	Diesel	100%			2037	**	1	\$6,600	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : One 500 Kilowatt And One 125 Kilowatt Power System									
Batteries									
	Lead/Acid	100%			2022	\$1,600	5	\$600	
Fuel Storage									
	Main Tank	100%			2056	**	5	\$500	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Generator Room Outside									
Explanation : One 240 Gallons For 125 Kilowatt Generator And One 875 Gallons For 500 Kilowatt Generator									
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.*



**FIRE DEPARTMENT - 057**  
**MARINE 6/ MARINE DIVISION/ SAFTEY BATTALION - BLDG. 292**  
**Asset # : 14078**

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	70%			2033	**	10	\$10,900	
		T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Storage, 1st And 2nd Floor Offices, Locker Room And Hallway							
	Fluorescent	5%			2028	\$2,400	10	\$800	
		T-12 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : 2nd Floor							
	HID	15%			2033	**	10	\$100	
	LED	10%			2038	**			
Egress Lighting									
	Emergency, Service	50%			2033	**	1		
	Emergency, Service	5%			2038	**	1		
	Emergency, Service	5%			2028	\$400	1		
	Exit, Service	40%			2028	\$800	1		
Exterior Lighting									
	HID	70%			2028	\$46,900	10		
	HID	30%			2038	**	10		
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%			2038	**	1		
Conversion Equipment									
	Hot Water Boiler	100%	0-2	\$2,600	2026	\$128,100	1	\$7,600	
		Malfunctioning, Extent : Light, Area Affected : 100%							
		Location : Boiler Control System							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor Boiler Room							
		Explanation : 6 Boilers Piped With Header							
Distribution									
	Hot Wtr Piping/Pump	100%	0-2	\$1,300	2027	\$25,900	4	\$800	
		Corroded, Extent : Moderate, Area Affected : 5%							
		Location : Boiler Room							
Terminal Devices									
	Air Handler	70%			2028	\$163,600	1	\$7,400	
	Convactor/Radiator	15%			2033	**	1	\$800	
	Unit Heater - Steam	15%	Now	\$900	2023	\$8,900	4	\$200	
		Not in Service, Extent : Severe, Area Affected : 10%							
		Location : 1st Floor							
Air Conditioning									
	Energy Source								
	Electricity	100%			2036	**	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.*

**FIRE DEPARTMENT - 057**  
**MARINE 6/ MARINE DIVISION/ SAFTEY BATTALION - BLDG. 292**  
**Asset # : 14078**

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
Air Conditioning									
	Conversion Equipment								
	Interior Pkg Unit - Cooling	40%	Now	\$12,400	2026	\$248,600	2	\$300	
		Broken, Extent : Severe, Area Affected : 5% Location : Fresh Air Louvers Not in Service, Extent : Moderate, Area Affected : 5% Location : Temp. Controller R-22 Refrigerant, Extent : Light, Area Affected : 40% Location : 2nd Floor Other Observation, Extent : Moderate, Area Affected : 5% Location : 3 Units, Mechanical Room On 2nd Floor Explanation : Filters Are Required							
	Split Unit	30%			2036	* *			
		Other Observation, Extent : Light, Area Affected : 30% Location : 1st Floor Machine Shop Explanation : 3 Units. R-410a							
	Window/Wall Unit	10%			2023	\$3,500	1		
	No Component	20%							
Terminal Devices									
	Fan Coil - 2 Pipe	30%			2036	* *	1	\$1,700	
	No Component	70%							
Heat Rejection									
	Evaporative Condenser	30%			2036	* *	2	\$3,600	
	No Component	70%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	70%			LIFE	* *	2-5	\$6,600	
		Other Observation, Extent : Moderate, Area Affected : 100% Location : 1st Floor Garage Explanation : Serves Garage Only							
	No Component	30%							
Exhaust Fans									
	Interior	70%			2028	\$41,400	2	\$400	
	Wall Unit	30%			2028	\$1,800	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2038	* *	1		
	Water Heater								
	Electric	100%			2027	\$14,600	4	\$100	
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Backflow Preventer								
	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.*

**FIRE DEPARTMENT - 057**  
**MARINE 6/ MARINE DIVISION/ SAFTEY BATTALION - BLDG. 292**  
**Asset # : 14078**

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%							
		Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Kitchen And Bathrooms							
Fire Suppression	Standpipe								
	Generic	100%			2048	* *	1-5	\$8,900	
	Sprinkler								
	Generic	100%			2038	* *	1-2	\$4,800	
	Fire Pump								
	Not Accessible	100%							
	Chemical System								
	Generic	100%			2023	\$27,200	1-3	\$3,700	

*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.*

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : MARINE 9 RESPONSE UNIT  
**Address** : FRONT AND WAVE STREETS @ WATERFRONT  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRMAR9.000 / 14079 **Yr Built/Renovated** : 2011 /  
**Area Sq Ft** : 8,000 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 17-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 487 **Lot** : 100 **BIN** :

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$19,700		\$24,400	
Interior Architecture	\$5,800	\$2,800	\$400	\$3,500
Electrical	\$1,500	\$1,300	\$3,900	\$1,700
Mechanical	\$300	\$500	\$800	\$500
<b>Total</b>	<b>\$27,300</b>	<b>\$4,700</b>	<b>\$29,300</b>	<b>\$5,700</b>
Importance Code A	\$19,700		\$24,400	\$100
Importance Code B	\$7,600	\$3,000	\$5,000	\$5,600
Importance Code C		\$1,700		
<b>Total</b>	<b>\$27,300</b>	<b>\$4,700</b>	<b>\$29,300</b>	<b>\$5,700</b>



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.

**FIRE DEPARTMENT - 057**  
**MARINE 9 RESPONSE UNIT**  
**Asset # : 14079**

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	5%			LIFE	**	5	\$5,400		
Concrete Masonry Unit	30%			LIFE	**	5	\$4,100		
Metal Panel	30%			2048	**	5-10	\$44,600		
Metal Sect. OHD	5%			2041	**	5	\$3,400		
Window Wall	30%			2048	**	5	\$24,400		
Windows									
Aluminum	100%	Now	\$5,200	2044	**	5	\$1,200		
Water Penetration, Extent : Moderate, Area Affected : 15%									
Location : Bunk Room And Gymnasium									
Parapets									
Metal Rail	90%			2041	**	5-10	\$20,200		
Metal: Cage/Fence	10%			2041	**	5-10	\$1,000		
Roof									
Not Accessible	100%								
Interior									
Floors									
Cast in Place Concrete	15%	Now	\$1,500	LIFE	**	5	\$3,100		
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Garage									
Ceramic Tile	25%			2037	**	5	\$2,400		
Panel/Paver: Cer/Brk	30%			2044	**	5	\$6,400		
Sheet Vinyl/Rubber	5%			2033	**	5	\$700		
Vinyl Tile	25%			2033	**	3	\$1,200		
Interior Walls									
Ceramic Tile	25%			2037	**	5	\$3,300		
Gypsum Board	35%			LIFE	**	5	\$2,800		
Wood	15%			LIFE	**	5	\$8,000		
No Component	25%								
Ceilings									
AcousTileSusp.Lay-In	85%			2041	**	5	\$8,000		
Exposed Struc: Steel	15%			LIFE	**				
Site Enclosure									
Fence/Gates									
Chain Link	100%			2048	**				
Site Pavements									
Parking/Driveway									
Cast in Place Concrete	100%			2041	**				

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	

Over 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.

**FIRE DEPARTMENT - 057**  
**MARINE 9 RESPONSE UNIT**  
**Asset # : 14079**

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
Over 600 Volts									
	Service Equipment								
	Fused Disc Sw	100%			2054	* *	3		
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Outside						
			Explanation : 600 Amperes, 13.8kv						
	Transformers								
	Dry Type	100%			2045	* *	3	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Outside						
			Explanation : 1-750 Kilovolt-ampere, 4,160/480/277 Volts, 1-750 Kilovolt-ampere, 13.2kv/480/277 Volts						
	Feeders								
	Cable	100%			2050	* *	1		
	Raceway								
	Conduit	100%			2054	* *	1		
Under 600 Volts									
	Service Equipment								
	Molded Case Bkrs	100%			2054	* *	5	\$200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Electrical Room						
			Explanation : Main Service Disconnect Switch Rated At 800 Amperes.						
	Transformers								
	Dry Type	100%			2045	* *	5		
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Electrical Room, And Outside						
			Explanation : Three 112.5 Kilovolt-ampere, 480/208/120 volts And 30 Kilovolt-ampere, 45 Kilovolt-ampere 480/208/120 Volts						
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2054	* *	5	\$200	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Electrical Room						
			Explanation : 1- Vertical Section						
	Raceway								
	Conduit	100%			2054	* *	1		
	Panelboards								
	Fused Disc Sw	15%			2050	* *	5		
	Molded Case Bkrs	85%			2050	* *	5	\$200	
	Wiring								
	Thermoplastic	100%			2054	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2045	* *	5	\$100	
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Water Main Room						
			Explanation : Connected To Metal Water Pipe						

**Stand-by Power**

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.

**FIRE DEPARTMENT - 057**  
**MARINE 9 RESPONSE UNIT**  
**Asset # : 14079**

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
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2045	**	1	\$2,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : Rated At 1200 Amperes, Eaton ATC-300 Automatic Transfer Switch Controller							
Generators									
	Diesel	100%			2041	**	1	\$3,100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : Emergency Generator Rated At 562.5 Kilovolt-ampere Or 450 Kilovolt-ampere							
Batteries									
	Nickel Cadmium	100%			2023	\$1,600	5	\$1,800	
Fuel Storage									
	Main Tank	100%			2063	**	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 800 Gallons Rated Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	90%			2036	**	10	\$5,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Lamps, Equipped With Occupancy Sensors							
	Fluorescent	10%			2036	**	10	\$600	
		Compact Fluorescent Light, Extent : Light, Area Affected : 100%							
		Location : Hallways							
Egress Lighting									
	Emergency, Service	40%			2036	**	1		
	Emergency, Battery	30%			2036	**	10	\$500	
	Exit, LED	30%			2063	**	1		
Exterior Lighting									
	Fluorescent	50%			2036	**	10	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Perimeter Of The Building							
		Explanation : 17 CFL ( Compact Fluorescent Light Fixtures)							
	Fluorescent	50%			2036	**	10	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : 17 Fluorescent Fixtures With T-8 Lamps							
Alarm									
	Security System								
	Generic	100%			2036	**	1	\$3,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Inside And Outside							
		Explanation : 9 CCTV Surveillance Cameras							

*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.*

**FIRE DEPARTMENT - 057**  
**MARINE 9 RESPONSE UNIT**  
**Asset # : 14079**

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

**Alarm**

Fire/Smoke Detection  
 Generic, Digital

100%

2036

\* \*

1-3

\$5,100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : Smoke Detectors, Heat Detector, Manual Pull Station, Alarm Bells And Horns*

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

Electricity

40%

2054

\* \*

1

Solar Panel(s)

60%

2054

\* \*

2

\$200

Terminal Devices

Fan Coil Unit/Heat

20%

2036

\* \*

1

\$400

*Other Observation, Extent : Light, Area Affected : 20%**Location : 1st Floor Garage**Explanation : Electric Fan Coil Unit Heater.*

No Component

80%

**Air Conditioning**

Energy Source

Electricity

100%

2053

\* \*

1

Conversion Equipment

Ext Pkg Unit -

Heating/Cooling

100%

2036

\* \*

2

\$400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 3 Rooftop Package Units With Refrigerant R- 410a***Ventilation**

Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$3,500

Exhaust Fans

Roof

15%

2036

\* \*

2

No Component

85%

*Other Observation, Extent : Light, Area Affected : 0%**Location : Roof**Explanation : Process Is Carried Out Through Air Conditioning System***Plumbing**

H/C Water Piping

Brass/Copper

100%

2054

\* \*

1

Water Heater

Electric

100%

2027

\$5,400

4

*Other Observation, Extent : Light, Area Affected : 100%**Location : First Floor Mechanical Room**Explanation : 2 Units - Hot Water Solar Panels Are Used To Heat The Water*

*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.*



**FIRE DEPARTMENT - 057**  
**MARINE 9 RESPONSE UNIT**  
**Asset # : 14079**

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									
	Sanitary Piping								
	Cast Iron	100%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Backflow Preventer								
	Generic	100%			2036	**	1	\$400	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	Generic	100%			2058	**	1-2	\$1,800	
	Chemical System								
	No Component	80%							
	Generic	10%			2027	\$2,700	1-3	\$400	
	Generic	10%			2028	\$2,700	1-3	\$400	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Fire Extinguishers									

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : RESCUE 1  
**Address** : 530 WEST 43rd STREET BTWN 10TH AVE. - 11TH AVE.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSRES.001 / 13227 **Yr Built/Renovated** : 1988 /  
**Area Sq Ft** : 6,700 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 23-Jan-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 1071 **Lot** : 49 **BIN** : 1070109

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$46,800	
Electrical		\$157,800
Mechanical	\$50,400	
<b>Total</b>	<b>\$97,300</b>	<b>\$157,800</b>
Importance Code A	\$97,300	
Importance Code B		\$157,800
<b>Total</b>	<b>\$97,300</b>	<b>\$157,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$12,800	\$3,400		
Interior Architecture	\$9,300	\$2,400	\$1,700	\$800
Electrical	\$2,200	\$600	\$700	\$54,200
Mechanical	\$5,400	\$1,900	\$1,500	\$5,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$33,500</b>	<b>\$12,100</b>	<b>\$8,000</b>	<b>\$64,800</b>
Importance Code A	\$12,800	\$3,700	\$300	\$400
Importance Code B	\$11,500	\$8,400	\$6,600	\$64,400
Importance Code C	\$9,300		\$1,000	
<b>Total</b>	<b>\$33,500</b>	<b>\$12,100</b>	<b>\$8,000</b>	<b>\$64,800</b>



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.

**FIRE DEPARTMENT - 057****RESCUE 1****Asset # : 13227**

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	\$6,800	
Masonry: Granite	70%	4+	\$46,800	LIFE	**	5	\$14,200	
Cracking/Crumbling, Extent : Light, Area Affected : 5%								
Location : Wheel Guard								
Other Observation, Extent : Moderate, Area Affected : 5%								
Location : Front Facade								
Explanation : Impact Damage At Wheel Guard								
Wood Overhead Doors	5%			2042	**	5	\$6,800	
Windows								
Aluminum	100%			2045	**	5	\$600	
Parapets								
Masonry: Brick	80%			LIFE	**	5	\$1,600	
Masonry: Granite	15%			LIFE	**	5	\$400	
Metal Cornice	5%			2057	**	10	\$300	
Roof								
IRMA/Protected Membrane	95%	0-2	\$11,100	2034	**			
Insul Miss/Displaced, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Other Observation, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Explanation : Filter Sheet Below Balast Ripped And Damaged								
Skylight, Plastic	5%	0-2	\$1,700	2042	**	1		
Broken/Missing Elements, Extent : Light, Area Affected : 20%								
Location : Throughout								
Soffits								
Granite Panels	100%			LIFE	**	5		
Interior								
Floors								
Cast in Place Concrete	35%			LIFE	**	5	\$7,700	
Ceramic Tile	15%			2038	**	5	\$1,500	
Quarry Tile	10%			2042	**	5	\$1,500	
Sheet Vinyl/Rubber	10%			2034	**	5	\$1,500	
Vinyl Tile	30%			2034	**	3	\$1,100	
Interior Walls								
Ceramic Tile	15%			2038	**	5	\$2,000	
Concrete Masonry Unit	50%			LIFE	**	5	\$2,600	
SGFT/Glazed Masonry	35%	4+	\$9,300	LIFE	**			
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Ceilings								
AcousTileSusp.Lay-In	25%			2042	**	5	\$2,500	
Gypsum Board	5%			LIFE	**	5	\$600	
Metal Panel	70%			LIFE	**	5	\$8,800	

## Site Pavements

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.

**FIRE DEPARTMENT - 057****RESCUE 1****Asset # : 13227**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

2042

\* \*

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

Molded Case Bkrs

100%

2029

\$5,000

5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Electrical Room**Explanation : 600 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs

100%

2029

\$50,900

5

\$200

## Raceway

Conduit

100%

2029

\$32,700

1

## Panelboards

Fused Disc Sw

5%

2028

\$2,000

5

Molded Case Bkrs

95%

2028

\$38,200

5

\$200

## Wiring

Thermoplastic

100%

2029

\$28,900

1

## Motor Controllers

Locally Mounted

100%

2027

\$15,000

5

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

## Stand-by Power

## Transfer Switches

Automatic

100%

2027

\$5,000

1

\$2,100

## Generators

Diesel

100%

2025

\$68,600

1

\$2,600

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Generator Room**Explanation : One 80 Kilovolt-ampere*

## Batteries

Lead/Acid

100%

2021

\$1,600

5

\$200

## Fuel Storage

Day Tank

30%

2028

\$200

5

\$400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Generator Room**Explanation : One 60 Gallons*

Main Tank

70%

2032

\* \*

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Outside**Explanation : One 550 Gallons*

## 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.

**FIRE DEPARTMENT - 057****RESCUE 1****Asset # : 13227**

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

100%

2024

\$19,000

10

\$6,100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : T-8 Lamps***Egress Lighting**

Emergency, Service  
No Component

60%

40%

2024

\$2,100

1

**Exterior Lighting**

HID

100%

2024

\$26,400

10

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%

2039

\* \*

1

**Conversion Equipment**

Hot Water Boiler

100%

Now

\$50,400

2049

\* \*

1

\$3,000

*Malfunctioning, Extent : Moderate, Area Affected : 5%**Location : Fresh Air Louver Damper**Obsolete Equipment, Extent : Severe, Area Affected : 100%**Location : Basement**Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Three HydroTherm Boilers***Distribution**

Hot Wtr Piping/Pump

100%

2037

\* \*

4

\$500

**Terminal Devices**

Convactor/Radiator

75%

Now

\$1,300

2034

\* \*

1

\$1,500

*Other Observation, Extent : Moderate, Area Affected : 5%**Location : Kitchen**Explanation : Inadequate Heat*

Unit Heater - Steam

25%

2034

\* \*

4

\$200

**Air Conditioning**

Energy Source  
Electricity

100%

2051

\* \*

1

**Conversion Equipment**

Window/Wall Unit  
No Component

10%

90%

2024

\$1,400

1

**Terminal Devices**

Air Handler/Cool/Ht

90%

2034

\* \*

1

\$3,700

No Component

10%

*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.*

## FIRE DEPARTMENT - 057

## RESCUE 1

Asset # : 13227

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
Air Conditioning									
	Heat Rejection								
	Air Cooled Condenser Unit	90%			2034	* *	2	\$4,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : Refrigerant Type 410-A							
	No Component	10%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$3,700	
	Exhaust Fans								
	Interior	50%	Now	\$600	2029	\$11,600	2	\$100	
		On Extended Life, Extent : Moderate, Area Affected : 15%							
		Location : Kitchen							
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2039	* *	1		
	Water Heater								
	Gas Fired	100%			2027	\$4,000	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 75 Gallon Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%			2029	\$1,000	4	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One Pit Dual Pump							
	Fixtures								
	Generic	100%							
		Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Vertical Transport									
	Elevators								
	Hydraulic	100%			LIFE	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement To First Floor							
		Explanation : 1 Unit							
Fire Suppression									
	Sprinkler								
	No Component	80%							
	Generic	20%			2039	* *	1-2	\$400	

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057****RESCUE 1****Asset # : 13227**

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								
	Dry	10%	Now	\$2,700	2029	\$2,700	1-3	\$300	
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Kitchen							
		Explanation : PCL-300, Needs Replacement							
	No Component	80%							
	Generic	10%			2024	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Fire Extinguishers							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : RESCUE 3  
**Address** : 1655 WASHINGTON AVE. @ E.172 - 173 STS  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSRES.003 / 14463 **Yr Built/Renovated** : 2009 /  
**Area Sq Ft** : 19,492 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 03-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Floors x  
**Block** : 2905 **Lot** : 30 **BIN** : 2817127

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$77,000	
Interior Architecture		\$54,200
<b>Total</b>	<b>\$77,000</b>	<b>\$54,200</b>
Importance Code A	\$77,000	
Importance Code B		\$54,200
<b>Total</b>	<b>\$77,000</b>	<b>\$54,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture			\$9,000	\$8,600
Interior Architecture	\$15,400			\$1,400
Electrical	\$1,700	\$3,800	\$2,100	\$2,900
Mechanical	\$3,300	\$1,900	\$5,100	\$1,900
<b>Total</b>	<b>\$20,400</b>	<b>\$5,600</b>	<b>\$16,100</b>	<b>\$14,800</b>
Importance Code A	\$1,000	\$1,000	\$10,000	\$9,600
Importance Code B	\$19,400	\$4,700	\$6,200	\$5,200
Importance Code C				
<b>Total</b>	<b>\$20,400</b>	<b>\$5,600</b>	<b>\$16,100</b>	<b>\$14,800</b>



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.



**FIRE DEPARTMENT - 057****RESCUE 3****Asset # : 14463**

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%			LIFE	**	5	\$3,400	
	Masonry: Brick	40%			LIFE	**	5	\$13,700	
	Metal/Glass Curt Wall	3%			LIFE	**	5	\$1,900	
	Metal Panel	45%			2053	**	5-10	\$105,900	
	Metal Coiling Doors	10%			2044	**	5	\$10,700	
Windows									
	Aluminum	100%			2049	**	5	\$1,200	
Parapets									
	Cast in Place Concrete	10%			LIFE	**	5	\$2,500	
	Metal Panel	5%			2053	**	5	\$500	
	Metal Rail	10%			2044	**	5-10	\$4,400	
	No Component	75%							
Roof									
	IRMA/Protected Membrane	20%			2035	**	10	\$5,200	
	Metal, Corrugated	60%			2044	**	1		
	Plaza Roof: Stone Panels	10%			2053	**			
	Skylight, Metal/Glass	10%			2053	**	10	\$8,700	
Interior									
Floors									
	Cast in Place Concrete	85%	4+	\$5,400	LIFE	**	5	\$54,200	
		Worn/Eroded, Extent : Light, Area Affected : 20%							
		Location : Apparatus Room							
	Ceramic Tile	3%			2040	**	5	\$900	
	Sheet Vinyl/Rubber	2%			2035	**	5	\$900	
	Wood	10%	4+	\$10,000	2062	**	5	\$2,700	
		Worn/Eroded, Extent : Light, Area Affected : 35%							
		Location : Corridors Throughout							
Interior Walls									
	Cast in Place Concrete	10%			LIFE	**			
	Ceramic Tile	5%			2040	**	5	\$2,700	
	Concrete Masonry Unit	15%			LIFE	**	5	\$3,200	
	Fiberglass Panel	30%			LIFE	**			
	Glass: Single Pane	5%			LIFE	**	5	\$2,000	
	Gypsum Board	20%			LIFE	**	5	\$6,400	
	Masonry: Brick	5%			LIFE	**			
	Steel Plate	5%			LIFE	**	5	\$1,600	
	Wood	5%			LIFE	**	5	\$10,700	
Ceilings									
	AcousTileSusp.Lay-In	10%			2044	**	5	\$2,800	
	Exposed Struc: Steel	70%			LIFE	**			
		Other Observation, Extent : Light, Area Affected : 65%							
		Location : Throughout							
		Explanation : This Material Is Actually Metal Decking.							
	Gypsum Board	5%			LIFE	**	5	\$1,800	
	Metal Panel	15%			LIFE	**	5	\$5,300	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057****RESCUE 3****Asset # : 14463**

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%			2053	* *	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : Main Service Disconnect Switch Rated At 800 Amperes.								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2053	* *	5	\$500	
Raceway								
Conduit	100%			2053	* *	1		
Panelboards								
Fused Disc Sw	5%			2049	* *	5		
Molded Case Bkrs	95%			2049	* *	5	\$500	
Wiring								
Thermoplastic	100%			2053	* *	1		
Motor Controllers								
Locally Mounted	100%			2044	* *	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$300	
Stand-by Power								
Transfer Switches								
Automatic	100%			2044	* *	1	\$6,000	
Generators								
Diesel	100%			2040	* *	1	\$7,600	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Outside								
Explanation : Emergency Generator Rated At 250 Kilowatts								
Batteries								
Lead/Acid	100%			2022	\$1,600	5	\$700	
Fuel Storage								
Day Tank	50%			2049	* *	5	\$1,800	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Outside								
Explanation : 100 Gallon Rated Capacity								
Main Tank	50%			2062	* *	5	\$300	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Outside								
Explanation : 3000 Gallon Rated Capacity								
Lighting								
Interior Lighting								
Fluorescent	95%			2035	* *	10	\$17,000	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								
Fluorescent	5%			2035	* *	10	\$900	
Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								

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.

**FIRE DEPARTMENT - 057****RESCUE 3****Asset # : 14463**

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**

## Egress Lighting

Emergency, Service

50%

2035

\* \*

1

Exit, LED

50%

2062

\* \*

1

## Exterior Lighting

Fluorescent

20%

2035

\* \*

10

\$400

*Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%**Location : Outside*

No Component

80%

**Alarm**

## Fire/Smoke Detection

No Component

70%

Generic, Digital

30%

2035

\* \*

1-3

\$3,600

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Hallways And Offices**Explanation : Smoke Detectors*

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%

2053

\* \*

1

## Conversion Equipment

Furnace

35%

2035

\* \*

1

\$3,400

*Other Observation, Extent : Light, Area Affected : 35%**Location : Roof**Explanation : 2 Rtu Package Units*

Hot Water Boiler

65%

2040

\* \*

1

\$6,300

*Other Observation, Extent : Light, Area Affected : 65%**Location : Basement**Explanation : 1 Boilers*

## Distribution

Hot Wtr Piping/Pump

65%

Now

\$1,000

2049

\* \*

4

\$600

*Malfunctioning, Extent : Moderate, Area Affected : 5%**Location : Bms System*

No Component

35%

## Terminal Devices

Convactor/Radiator

25%

2044

\* \*

1

\$1,600

Unit Heater - Steam

40%

2035

\* \*

4

\$700

No Component

35%

**Air Conditioning**

## Energy Source

Electricity

100%

2049

\* \*

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.

**FIRE DEPARTMENT - 057****RESCUE 3****Asset # : 14463**

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
Air Conditioning									
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	50%			2035	* *	2	\$600	
			Other Observation, Extent : Light, Area Affected : 50%						
			Location : Roof						
			Explanation : 2 Package Units. Refrigerant R-410a						
	No Component	50%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$10,900	
	Exhaust Fans								
	Interior	50%			2035	* *	2	\$300	
	Roof	50%			2035	* *	2	\$300	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2053	* *	1		
	Water Heater								
	Gas Fired	100%			2026	\$11,600	2	\$300	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : 2 Units About 125 Gallons Each						
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sewage Ejector(s)								
	Electric	100%			2035	* *	4	\$800	
	Backflow Preventer								
	Generic	100%			2035	* *	1	\$1,200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Sprinkler								
	No Component	20%							
	Generic	80%			2053	* *	1-2	\$4,400	
	Chemical System								
	Wet	100%			2026	\$27,200	1-3	\$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.

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : SPECIAL OPERATIONS COMMAND  
**Address** : 750 MAIN STREET ROOSEVELT ISLAND  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : FIRSSPE.000 / 13229 **Yr Built/Renovated** : 1976 /  
**Area Sq Ft** : 6,656 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 20-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,Mez  
**Block** : 1373 **Lot** : 1 **BIN** : 1083213

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$232,500	\$264,200
Interior Architecture	\$69,400	
Electrical		\$68,600
Mechanical	\$115,200	
<b>Total</b>	<b>\$417,000</b>	<b>\$332,900</b>
Importance Code A	\$347,700	\$264,200
Importance Code B	\$69,400	\$68,600
<b>Total</b>	<b>\$417,000</b>	<b>\$332,900</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$3,000			
Interior Architecture	\$69,200		\$400	\$400
Electrical	\$2,600	\$500	\$600	\$1,100
Mechanical	\$7,600		\$6,200	\$200
Site Pavements	\$19,200			
<b>Total</b>	<b>\$101,700</b>	<b>\$500</b>	<b>\$7,200</b>	<b>\$1,700</b>
Importance Code A	\$3,000		\$600	
Importance Code B	\$45,800	\$500	\$6,200	\$1,700
Importance Code C	\$52,900		\$400	
<b>Total</b>	<b>\$101,700</b>	<b>\$500</b>	<b>\$7,200</b>	<b>\$1,700</b>



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.

**FIRE DEPARTMENT - 057**  
**SPECIAL OPERATIONS COMMAND**  
**Asset # : 13229**

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									
	Concrete Masonry Unit	70%	Now	\$85,800	LIFE	* *	5	\$4,200	1
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : Throughout								
	Cracking/Crumbling, Extent : Severe, Area Affected : 40%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 40%								
	Location : Throughout								
	Staining/Discoloring, Extent : Severe, Area Affected : 30%								
	Location : Sides And Rear								
	Metal Panel	20%	Now	\$1,400	2050	* *	5	\$3,600	1
	Corrosion/Rusting, Extent : Severe, Area Affected : 90%								
	Location : Entrance, West Side								
	Wood Overhead Doors	10%	2-4	\$1,600	2043	* *	5	\$2,400	
	Split/Cracked, Extent : Light, Area Affected : 5%								
	Location : Right Side Door								
Windows									
	Aluminum	100%	Now	\$93,900	2055	* *	5	\$1,100	
	Air Infiltration, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Ctrwt/Balnc Not Funct, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Caulking Deteriorated, Extent : Severe, Area Affected : 50%								
	Location : Throughout								
Parapets									
	Metal Panel	100%			2050	* *	5	\$8,400	
Roof									
	Modified Bitumen	100%	Now	\$52,800	2030	\$264,200			
	Patching Evident, Extent : Light, Area Affected : 10%								
	Location : Throughout Upper And Lower Roofs								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : At Roof Units Over Kitchen And Toilets / Shower								
	Worn/Eroded, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Soffits									
	Cast in Place Concrete	100%			LIFE	* *	5		

Interior

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

**FIRE DEPARTMENT - 057**  
**SPECIAL OPERATIONS COMMAND**  
**Asset # : 13229**

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	60%	Now	\$13,000	LIFE	* *	5	\$13,100	
		Water Penetration, Extent : Moderate, Area Affected : 20% Location : Throughout Basement, Ground Water Penetration							
	Ceramic Tile	5%	Now	\$1,000	2039	* *	5	\$200	
		Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Toilets							
	Quarry Tile	5%	Now	\$1,500	2043	* *	5	\$400	
		Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Kitchen							
	Vinyl Tile	30%	Now	\$13,200	2030	\$26,500	3	\$1,100	
		Adhesion Failure, Extent : Severe, Area Affected : 50% Location : Basement Water Penetration, Extent : Severe, Area Affected : 80% Location : Basement Worn/Eroded, Extent : Moderate, Area Affected : 100% Location : Throughout Other Observation, Extent : Light, Area Affected : 20% Location : 2nd Floor Explanation : Mezzanine							
Interior Walls									
	Cast in Place Concrete	10%	Now	\$28,500	LIFE	* *			
		Water Penetration, Extent : Moderate, Area Affected : 15% Location : Throughout Basement, Ground Water Penetration							
	Ceramic Tile	5%			2033	* *	5	\$700	
	Concrete Masonry Unit	50%			LIFE	* *	5	\$5,800	
	Plywood/Hardboard	5%			LIFE	* *	10	\$100	
	SGFT/Glazed Masonry	30%			LIFE	* *	10	\$2,200	
Ceilings									
	AcousTileConcealSpLn	30%	Now	\$2,500	2035	* *	5	\$1,900	
		Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Throughout							
	Exposed Concrete	20%			LIFE	* *	5-10	\$2,500	
	Gypsum Board	10%			LIFE	* *	5-10	\$3,400	
	Metal Panel	40%	Now	\$69,400	LIFE	* *	5	\$5,000	
		Bent/Warped Elements, Extent : Severe, Area Affected : 60% Location : Throughout Apparatus Room And Lounge Broken/Missing Elements, Extent : Severe, Area Affected : 10% Location : Apparatus Room And Lounge Deformed/Dented, Extent : Severe, Area Affected : 30% Location : Throughout Apparatus Room And Lounge Other Observation, Extent : Severe, Area Affected : 100% Location : Apparatus Room And Lounge Explanation : Ceiling Panels Are At The End Of Their Useful Life							

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.

**FIRE DEPARTMENT - 057**  
**SPECIAL OPERATIONS COMMAND**  
**Asset # : 13229**

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

## Site Enclosure

## Retaining Walls

Cast in Place Concrete

100%

2065

\* \*

## Site Pavements

## Public Sidewalk

Pavers/Stone

100%

2039

\* \*

## On-Site Walkways

Pavers/Stone

100%

2039

\* \*

## Parking/Driveway

Pavers/Stone

100%

Now

\$19,200

2033

\* \*

*Broken/Missing Elements, Extent : Light, Area Affected : 5%**Location : Main Driveway For Apparatus*

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%

2050

\* \*

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Service Room**Explanation : Two 400 Ampere Service Switches*

## Transformers

Dry Type

100%

2028

\$16,500

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Service Room**Explanation : One 225 Kilovolt-ampere Unit - Very Noisy*

## Switchgear / Switchboard

Fused Disc Sw

100%

2040

\* \*

5

## Raceway

Conduit

100%

2040

\* \*

1

## Panelboards

Molded Case Bkrs

100%

2038

\* \*

5

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout Building**Explanation : Panels Are Okay. However, Circuit Breakers Are Tripping Due To Circuit Overloading.*

## Wiring

Braided Cloth

5%

2029

\$1,400

1

Thermoplastic

95%

2040

\* \*

1

## Motor Controllers

Locally Mounted

90%

2035

\* \*

5

Motor Control Center

10%

2035

\* \*

5

## Ground

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

*Estimates are rounded to the nearest hundred dollars.*

*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.*



**FIRE DEPARTMENT - 057**  
**SPECIAL OPERATIONS COMMAND**  
**Asset # : 13229**

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	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Water Meter Room							
		Explanation : Ground Connection							
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2028	\$5,000	1	\$2,100	
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Service Room							
		Explanation : Zenith Type Switch							
	Generators								
	Diesel	100%			2026	\$68,600	1	\$2,600	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement, Generator Room							
		Explanation : 225 Kilovolt-ampere Unit.							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$200	
	Fuel Storage								
	Day Tank	100%			2029	\$500	5	\$1,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Generator Room							
		Explanation : 60 Gallon Tank							
Lighting									
	Interior Lighting								
	Fluorescent	5%			2025	\$900	10	\$300	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Explanation : Old T-12 Lighting Fixtures Are Still Found At Several Areas Of The Building.							
	LED	95%			2040	* *			
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Explanation : In 2018 Most Lighting Fixtures Were Replaced With LED Type Fixtures.							
	Egress Lighting								
	Exit, Service	100%			2025	\$800	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Building							
		Explanation : Main Power Lights							
	Exterior Lighting								
	HID	100%			2025	\$26,200	10		
Mechanical									
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

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**

*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.*

**FIRE DEPARTMENT - 057**  
**SPECIAL OPERATIONS COMMAND**  
**Asset # : 13229**

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								
	Electricity	100%			2050	* *	1		
	Conversion Equipment								
	Radiant Heater	100%	Now	\$115,200	2040	* *	2	\$2,500	
		Not in Service, Extent : Light, Area Affected : 10%							
		Location : 1st Floor							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st And Mezzanine Floors							
		Explanation : 10 Electric Heaters							
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		
	Conversion Equipment								
	Ext Pkg Unit -	10%			2030	\$8,100	2		
	Heating/Cooling								
	Split Unit	20%			2035	* *			
	Window/Wall Unit	40%			2023	\$5,400	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st And Mezzanine Floors							
		Explanation : Window Units							
	No Component	30%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	30%	Now	\$5,400	LIFE	* *	2-5	\$1,100	
		Broken, Extent : Moderate, Area Affected : 40%							
		Location : Cabinet Fan In Basement							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Mechanical Room							
		Explanation : Trane Ceiling Cabinet Fan							
	No Component	70%							
	Exhaust Fans								
	Roof	100%	Now	\$2,200	2030	\$10,800	2	\$200	
		Broken, Extent : Moderate, Area Affected : 10%							
		Location : Kitchen Exhaust Fan							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
	Water Heater								
	Electric	100%			2025	\$5,700	4	\$100	
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2024	\$200	4	\$200	
	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.*

**FIRE DEPARTMENT - 057**  
**SPECIAL OPERATIONS COMMAND**  
**Asset # : 13229**

Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

Asset Name : SQUAD 1  
Address : 788 UNION STREET BTWN 6TH AVE - 7TH AVE  
Borough : BROOKLYN Agency's Number : N/A  
Program / Asset # : FIRSSQU.001 / 13230 Yr Built/Renovated : 1907 /  
Area Sq Ft : 5,708 Project Type : FIRE DEPARTMENT  
Date of Survey : 25-Jun-2019 Landmark Status : NONE  
Areas Surveyed : Basement, Roof, Floors 1,2,3  
Block : 957 Lot : 23 BIN : 3020193

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Interior Architecture	\$86,600	
Mechanical		\$47,600
<b>Total</b>	<b>\$86,600</b>	<b>\$47,600</b>
Importance Code B	\$45,100	\$47,600
Importance Code C	\$41,500	
<b>Total</b>	<b>\$86,600</b>	<b>\$47,600</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$76,400		\$4,600	
Interior Architecture	\$29,100		\$800	\$200
Electrical	\$100		\$100	
Mechanical	\$5,000	\$900	\$1,000	\$900
<b>Total</b>	<b>\$110,600</b>	<b>\$900</b>	<b>\$6,500</b>	<b>\$1,100</b>
Importance Code A	\$78,200	\$600	\$5,100	\$600
Importance Code B	\$28,700	\$300	\$1,400	\$500
Importance Code C	\$3,600			
<b>Total</b>	<b>\$110,600</b>	<b>\$900</b>	<b>\$6,500</b>	<b>\$1,100</b>



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.

**FIRE DEPARTMENT - 057****SQUAD 1****Asset # : 13230**

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	78%			LIFE	**	5	\$35,700		
Paint Peeling, Extent : Light, Area Affected : 25%									
Location : East And West Facades									
Masonry: Granite	2%			LIFE	**	5	\$700		
Masonry: Limestone	10%			LIFE	**	5	\$3,400		
Metal Panel	2%			2050	**	5-10	\$3,100		
Wood Overhead Doors	8%			2043	**	5	\$9,200		
Windows									
Aluminum	90%	Now	\$6,700	2046	**	5	\$300		
Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Wood	10%	Now	\$1,700	2055	**	5	\$300		
Dry Rot/Decay, Extent : Moderate, Area Affected : 25%									
Location : North Facade									
Parapets									
Cast Stone/Terra Cotta	20%	Now	\$4,600	LIFE	**	5	\$2,700		
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Caulking Deteriorated, Extent : Moderate, Area Affected : 10%									
Location : Upper Roof									
Masonry: Brick	20%	Now	\$20,800	LIFE	**	5	\$300		
Diagonal Cracks, Extent : Moderate, Area Affected : 10%									
Location : Throughout Upper Roof									
Vertical Cracks, Extent : Moderate, Area Affected : 10%									
Location : Throughout Upper Roof									
Masonry: Brick	60%			LIFE	**	5-10	\$7,100		
Roof									
Built-Up (BUR)	90%			2035	**	10	\$4,900		
Skylight, Metal/Glass	10%	Now	\$16,700	2050	**				
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%									
Location : TV Room, Second Floor Toilet									
Interior									
Floors									
Cast in Place Concrete	45%	Now	\$1,800	LIFE	**	5	\$7,400		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Floor At Trench Drain									
Quarry Tile	11%	Now	\$2,500	2043	**	5	\$600		
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Kitchen And Toilet Throughout									
Vinyl Tile	22%	0-2	\$300	2035	**	3	\$600		
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Toilet Doorway									
Wood	22%	Now	\$17,000	2058	**	5	\$1,500		
Worn/Eroded, Extent : Moderate, Area Affected : 30%									
Location : 3rd Floor Throughout									

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.

**FIRE DEPARTMENT - 057****SQUAD 1****Asset # : 13230**

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****Interior Walls****Ceramic Tile**

38% Now \$41,500 2039 \* \* 5 \$2,400

*Broken/Missing Elements, Extent : Severe, Area Affected : 15%**Location : Apparatus Room And Staircase Throughout***Masonry: Brick**

22% LIFE \* \* 10 \$800

*Paint Peeling, Extent : Light, Area Affected : 20%**Location : Throughout Basement***Plaster**

40% LIFE \* \* 5-10 \$4,300

**Ceilings****AcousTileSusp.Lay-In**

20% 2043 \* \* 5 \$1,600

**Embossed Metal**

20% LIFE \* \* 5 \$1,500

*Paint Peeling, Extent : Light, Area Affected : 10%**Location : Apparatus Floor***Exposed Struc: Steel**

25% Now \$45,100 LIFE \* \*

*Water Penetration, Extent : Moderate, Area Affected : 15%**Location : Basement Below Sidewalk***Metal Panel**

5% LIFE \* \* 5 \$1,000

**Plaster**

30% LIFE \* \* 5-10 \$4,200

*Paint Peeling, Extent : Moderate, Area Affected : 5%**Location : 3rd Floor Rear Wall***Site Pavements****Public Sidewalk****Cast in Place Concrete**

100% 2035 \* \*

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****Molded Case Bkrs**

100% 2030 \$5,000 5 \$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 200 Ampere Main Disconnect Switch***Raceway****Conduit**

95% 2030 \$31,000 1

**Conduit**

5% 2050 \* \* 1

**Panelboards****Molded Case Bkrs**

100% 2038 \* \* 5 \$200

**Wiring****Thermoplastic**

100% 2040 \* \* 1

**Motor Controllers****Locally Mounted**

100% 2028 \$15,000 5

**Ground****Grounding Devices****Generic**

100% LIFE \* \* 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.

**FIRE DEPARTMENT - 057****SQUAD 1****Asset # : 13230**

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

90%

2030

\$14,500

10

\$4,700

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout The Building**Explanation : T-8 Lamps*

Incandescent  
LED

1%

2030

\$400

2

9%

2038

\* \*

Egress Lighting  
Exit, Service

100%

2025

\$700

1

Exterior Lighting  
LED

100%

2038

\* \*

*Recent Installation, Extent : Light, Area Affected : 100%**Location : Building Perimeter*

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%

2050

\* \*

1

Conversion Equipment  
Steam Boiler

100%

Now

\$1,800

2035

\* \*

1

\$5,100

*Malfunctioning, Extent : Moderate, Area Affected : 10%**Location : Boiler Control System**Other Observation, Extent : Light, Area Affected : 100%**Location : Boiler Room**Explanation : One Unit*

Distribution  
Steam Piping/Pump

100%

2040

\* \*

Terminal Devices

Convactor/Radiator

100%

2028

\$29,800

1

\$1,800

**Air Conditioning**

Energy Source  
Electricity

100%

2046

\* \*

1

Conversion Equipment  
Split Unit

40%

2030

\$47,600

Window/Wall Unit

40%

2025

\$4,600

1

No Component

20%

**Ventilation**

Distribution

Ductwork/Diffusers

10%

LIFE

\* \*

2-5

\$500

No Component

90%

Exhaust Fans

Roof

10%

2035

\* \*

2

No Component

90%

**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.

**FIRE DEPARTMENT - 057****SQUAD 1****Asset # : 13230**

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%			2040	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$3,400	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Two 74 Gallon Units						
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2023	\$200	4	\$200	
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Dry	10%	Now	\$2,700	2030	\$2,700	1-3	\$300	
			Not in Service, Extent : Severe, Area Affected : 100%						
			Location : Obsolete Unit - Kitchen						
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Kitchen						
			Explanation : Model Rg-2.5g						
	No Component	80%							
	Generic	10%			2028	\$2,700	1-3	\$400	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Throughout						
			Explanation : Fire Extinguishers						

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : SQUAD 18  
**Address** : 132 WEST 10TH STREET  
**Borough** : MANHATTAN  
**Program / Asset #** : FIRSSQU.018 / 14075  
**Area Sq Ft** : 7,107  
**Date of Survey** : 05-Nov-2018  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 610      **Lot** : 51      **BIN** : 1010686  
**Agency's Number** : N/A  
**Yr Built/Renovated** : 1892 / 2001  
**Project Type** : FIRE DEPARTMENT  
**Landmark Status** : NONE

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$38,000	\$38,000
Electrical		\$40,200
<b>Total</b>	<b>\$38,000</b>	<b>\$78,200</b>
Importance Code A	\$38,000	\$38,000
Importance Code B		\$40,200
<b>Total</b>	<b>\$38,000</b>	<b>\$78,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$62,200		\$2,500	
Interior Architecture	\$33,100		\$2,500	\$3,000
Electrical	\$6,900	\$500	\$600	\$600
Mechanical	\$4,400	\$900	\$1,000	\$1,000
Site Enclosure	\$400			
<b>Total</b>	<b>\$107,000</b>	<b>\$1,400</b>	<b>\$6,600</b>	<b>\$4,600</b>
Importance Code A	\$62,900	\$700	\$3,200	\$700
Importance Code B	\$33,900	\$700	\$3,400	\$2,000
Importance Code C	\$10,300			\$1,800
<b>Total</b>	<b>\$107,000</b>	<b>\$1,400</b>	<b>\$6,600</b>	<b>\$4,600</b>



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.



**FIRE DEPARTMENT - 057****SQUAD 18****Asset # : 14075**

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 Iron	5%			LIFE	**	10	\$17,700	
	Cast Stone/Terra Cotta	15%			LIFE	**	5	\$76,000	
	Masonry: Brick	70%			LIFE	**	5	\$45,400	
	Masonry: Granite	5%			LIFE	**	5	\$2,400	
	Metal Sect. OHD	5%			2043	**	5	\$5,100	
Windows									
	Wood	100%			2046	**	5	\$16,300	
Parapets									
	Cast Stone/Terra Cotta	20%			LIFE	**	5-10	\$8,000	
	Masonry: Brick	80%			LIFE	**	5-10	\$7,700	
Roof									
	Asphalt Shingle	10%			2039	**	10	\$100	
	Modified Bitumen	90%			2035	**	10	\$5,700	
Interior									
Floors									
	Cast in Place Concrete	23%			LIFE	**	5	\$10,700	
	Ceramic Tile	15%			2039	**	5	\$1,600	
	Quarry Tile	5%			2035	**	5	\$800	
	Terrazzo	2%			LIFE	**	5	\$300	
	Vinyl Tile	30%			2030	\$28,300	3	\$1,600	
	Wood	25%			2058	**	5	\$5,000	
Interior Walls									
	Ceramic Tile	25%			2039	**	5	\$3,700	
	Gypsum Board	25%			LIFE	**	5-10	\$6,200	
	Masonry: Brick	48%	Now	\$5,700	LIFE	**			
Broken/Missing Elements, Extent : Moderate, Area Affected : 2%									
Location : Basement By Sidewalk Hatch Area									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 2%									
Location : Basement By Sidewalk Hatch Area									
	Marble Panels	2%			LIFE	**	10	\$100	
Ceilings									
	AcousTileSusp.Lay-In	10%			2035	**	5	\$1,100	
	Embossed Metal	25%	4+	\$4,900	LIFE	**	5	\$1,200	
Deformed/Dented, Extent : Severe, Area Affected : 20%									
Location : Throughout Apparatus Room									
Paint Peeling, Extent : Severe, Area Affected : 20%									
Location : Throughout Apparatus Room									
	Exposed Struc: Steel	25%			LIFE	**	10	\$5,300	
	Exposed Struc: Wood	30%			LIFE	**	10	\$4,800	
	Gypsum Board	10%			LIFE	**	5-10	\$3,700	
Site Enclosure									
Free Standing Walls									
	Masonry: Brick	100%	4+	\$400	2040	**			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Cement Stucco Finish Located At Rear Yard Area									
Site Pavements									

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.

**FIRE DEPARTMENT - 057****SQUAD 18****Asset # : 14075**

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

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

2043

\* \*

## On-Site Walkways

Cast in Place Concrete

100%

2035

\* \*

## Parking/Driveway

Cast in Place Concrete

100%

2043

\* \*

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%

2030

\$5,000

5

*Enclosure Corroded, Extent : Severe, Area Affected : 20%**Location : Basement Service End Box**Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Rear.**Explanation : The Service Equipment Consists Of A 200 Amperes Switch.*

## Raceway

Conduit

70%

2030

\$22,900

1

Conduit

30%

2040

\* \*

1

## Panelboards

Molded Case Bkrs

100%

2029

\$40,200

5

\$200

## Wiring

Thermoplastic

30%

2040

\* \*

1

Thermoplastic

70%

2030

\$20,200

1

## Motor Controllers

Locally Mounted

100%

2035

\* \*

5

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$200

## Stand-by Power

## Transfer Switches

Automatic

100%

2043

\* \*

1

\$2,200

## Generators

Diesel

100%

2043

\* \*

1

\$2,800

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : The Generator Set Is Rated 62.5 Kilovolt-amperes. It Is In Good Condition.*

## Batteries

Lead/Acid

100%

2025

\$1,600

5

\$300

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : The Batteries Are In Good Condition.*

## Fuel Storage

Main Tank

100%

2058

\* \*

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.

**FIRE DEPARTMENT - 057****SQUAD 18****Asset # : 14075**

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	95%			2025	\$19,100	10	\$6,200	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 1st, 2nd, 3rd Floors And Basement							
	Incandescent	5%			2030	\$2,400	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 3rd Floor							
		Explanation : Lounge Area							
	Exterior Lighting								
	Incandescent	30%			2030	\$7,100	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : In Front And Rear							
		Explanation : Controlled Via Timer							
	No Component	70%							

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%			2050	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2043	* *	1	\$7,000	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Mechanical Equipment Room							
		Explanation : 1-boiler							
	Distribution								
	Steam Piping/Pump	100%			2040	* *			
	Terminal Devices								
	Convactor/Radiator	95%			2035	* *	1	\$2,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Through 3rd Floors							
		Explanation : One Pipe Steam System							
	Unit Heater - Steam	5%			2035	* *	4		
Air Conditioning									
	Energy Source								
	Electricity	50%			2046	* *	1		
	No Component	50%							
	Conversion Equipment								
	Window/Wall Unit	55%	0-2	\$2,400	2029	\$8,000	1		
		Other Observation, Extent : Light, Area Affected : 30%							
		Location : 1st, 2nd And 3rd Floors							
		Explanation : 30 Percent Failure Of Units							
	No Component	45%							

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.

**FIRE DEPARTMENT - 057****SQUAD 18****Asset # : 14075**

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
Ventilation									
	Exhaust Fans								
	Roof	100%			2035	* *	2	\$200	
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2040	* *	1		
	Water Heater								
	Gas Fired	100%			2028	\$4,200	2	\$100	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1-75 Gallon Tank								
	Sanitary Piping								
	Cast Iron	100%	4+	\$1,000	LIFE	* *	1		
	Other Observation, Extent : Moderate, Area Affected : 10%								
	Location : Basement								
	Explanation : Recent Repair Made In Response To Leaking Was Not A Full Replacement And Future Leakage Is Anticipated								
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Non-Submersible	100%	4+	\$100	2030	\$1,100	4	\$200	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Basement								
	Explanation : Operable But In Need Of Replacement Soon								
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	2%			2025	\$500	1-3	\$100	
	Other Observation, Extent : Light, Area Affected : 2%								
	Location : 1st Floor								
	Explanation : Over Range								
	No Component	98%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : SQUAD 252  
**Address** : 617 CENTRAL AVENUE @ DECATUR ST  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.252 / 13142 **Yr Built/Renovated** : 1899 / 2012  
**Area Sq Ft** : 4,488 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Jun-2018 **Landmark Status** : EXTERIOR LANDMARK  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 3429 **Lot** : 3 **BIN** : 3079480

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Electrical		\$91,800
<b>Total</b>		<b>\$91,800</b>
Importance Code B		\$91,800
<b>Total</b>		<b>\$91,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$77,100	\$1,400		
Interior Architecture	\$26,900	\$300	\$200	\$600
Electrical	\$800	\$300	\$300	\$6,100
Mechanical	\$2,700	\$600	\$900	\$6,600
Site Enclosure	\$1,400			
<b>Total</b>	<b>\$108,800</b>	<b>\$2,600</b>	<b>\$1,400</b>	<b>\$13,200</b>
Importance Code A	\$77,600	\$1,800	\$400	\$500
Importance Code B	\$27,500	\$700	\$900	\$12,800
Importance Code C	\$3,700	\$100	\$100	
<b>Total</b>	<b>\$108,800</b>	<b>\$2,600</b>	<b>\$1,400</b>	<b>\$13,200</b>



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.

**FIRE DEPARTMENT - 057**  
**SQUAD 252**  
**Asset # : 13142**

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									
	Alum/Vinyl Siding	2%			2049	**	10		
	Masonry: Brick	73%	Now	\$20,400	LIFE	**	5	\$3,000	
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%								
	Location : Front Facade								
	Masonry: Brownstone	10%	0-2	\$4,400	LIFE	**	5	\$300	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Front Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Main Facade								
	Masonry: Sandstone	10%	0-2	\$15,900	LIFE	**	5	\$300	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
	Location : Main Facade								
	Wood Overhead Doors	5%			2042	**	5	\$1,000	
Windows									
	Aluminum	60%			2045	**	5	\$100	
	Wood	40%	0-2	\$1,100	2045	**	5	\$400	
	Air Infiltration, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Parapets									
	Cast Stone/Terra Cotta	5%			LIFE	**	5	\$800	
	Cast Stone/Terra Cotta	15%			LIFE	**	5	\$2,500	
	Masonry: Brick	80%	Now	\$22,400	LIFE	**	5	\$1,700	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Misaligned/Bulging, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
Roof									
	Asphalt Shingle	5%	Now	\$900	2044	**			
	Water Penetration, Extent : Light, Area Affected : 20%								
	Location : 3rd Floor Toilet								
	Metal Panel	10%			2042	**	10	\$800	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Explanation : Metal Is Formed And Colored To Replicate Clay Tiles								
	Modified Bitumen	85%	0-2	\$12,100	2034	**			
	Blisters, Extent : Light, Area Affected : 20%								
	Location : Throughout								

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.*

**FIRE DEPARTMENT - 057**  
**SQUAD 252**  
**Asset # : 13142**

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									
Carpet	5%	Now	\$900	2028	\$4,600	3	\$500		
	Worn/Eroded, Extent : Light, Area Affected : 25%								
	Location : Throughout								
Cast in Place Concrete	30%			LIFE	**	5	\$4,200		
Ceramic Tile	5%			2038	**	5	\$300		
Quarry Tile	5%			2042	**	5	\$500		
Vinyl Tile	50%	Now	\$1,500	2034	**	3	\$1,200		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor								
Wood	5%	0-2	\$5,900	2057	**	5	\$300		
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Interior Walls									
Ceramic Tile	5%			2038	**	5	\$100		
Ceramic Tile	5%			2042	**	5	\$100		
Gypsum Board	5%			LIFE	**	5	\$100		
Masonry: Brick	30%			LIFE	**				
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%								
	Location : Basement								
Plaster	20%	0-2	\$500	LIFE	**	5	\$200		
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
SGFT/Glazed Masonry	30%	0-2	\$1,900	LIFE	**				
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Wood	5%			LIFE	**	5	\$600		
Ceilings									
AcousTileSusp.Lay-In	5%	Now	\$100	2034	**	5	\$200		
	Broken/Missing Elements, Extent : Light, Area Affected : 5%								
	Location : Toilets								
AcousTileSusp.Lay-In	10%			2046	**	5	\$600		
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Embossed Metal	45%	Now	\$14,200	LIFE	**	5	\$1,300		
	Broken/Missing Elements, Extent : Light, Area Affected : 5%								
	Location : Throughout								
	Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
	Location : 2nd Floor								
Exposed Struc: Steel	25%			LIFE	**				
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Plaster	15%	0-2	\$1,400	LIFE	**	5	\$600		
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								

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.

**FIRE DEPARTMENT - 057****SQUAD 252****Asset # : 13142**

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

## Site Enclosure

## Fence/Gates

Chain Link

50%

2049

\* \*

Wood

50%

0-2

\$1,400

2030

\$13,500

*Broken/Missing Elements, Extent : Light, Area Affected : 10%**Location : Throughout*

## Free Standing Walls

Cast in Place Concrete

100%

2064

\* \*

## Site Pavements

## Public Sidewalk

Cast in Place Concrete

100%

2034

\* \*

## Parking/Driveway

Asphalt

80%

2038

\* \*

Cast in Place Concrete

20%

2042

\* \*

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%

2029

\$5,500

5

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 200 Ampere Main Disconnect Switch*

## Switchgear / Switchboard

Molded Case Bkrs

100%

2029

\$55,500

5

\$100

## Raceway

Conduit

90%

2029

\$32,000

1

Conduit

10%

2049

\* \*

1

## Panelboards

Molded Case Bkrs

10%

2028

\$4,400

5

Molded Case Bkrs

20%

2037

\* \*

5

Molded Case Bkrs

70%

2051

\* \*

5

\$100

## Wiring

Thermoplastic

90%

2029

\$28,300

1

Thermoplastic

10%

2049

\* \*

1

## Motor Controllers

Locally Mounted

100%

2027

\$16,300

5

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

## Stand-by Power

## Transfer Switches

Automatic

100%

2046

\* \*

1

\$1,400

*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.*



**FIRE DEPARTMENT - 057**  
**SQUAD 252**  
**Asset # : 13142**

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
Stand-by Power								
Generators								
Diesel	100%			2042	* *	1	\$1,700	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Outdoor Enclosure								
Explanation : One 62 Kilowatt Generator								
Batteries								
Lead/Acid	100%			2024	\$1,700	5	\$200	
Fuel Storage								
Day Tank	100%			2051	* *	5	\$800	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Outdoor At Generator								
Explanation : One 125 Gallons								
Lighting								
Interior Lighting								
Fluorescent	85%			2034	* *	10	\$3,500	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout The Building								
Explanation : T-8 Lamps								
Fluorescent	10%			2034	* *	10	\$400	
Compact Fluorescent Light, Extent : Light, Area Affected : 100%								
Location : First Floor Lounge Area								
LED	5%			2037	* *			
Other Observation, Extent : Light, Area Affected : 100%								
Location : Second Floor Locker Room								
Explanation : LED Lighting								
Egress Lighting								
Emergency, Service	50%			2034	* *	1		
Emergency, Battery	20%			2037	* *	10	\$200	
Exit, Service	30%			2029	\$200	1		
Exterior Lighting								
HID	100%			2037	* *	10		

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%			2049	* *	1		
	Conversion Equipment								
	Steam Boiler	100%			2042	* *	1	\$4,400	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Unit								
	Distribution								
	Steam Piping/Pump	100%			2049	* *			

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.

**FIRE DEPARTMENT - 057**  
**SQUAD 252**  
**Asset # : 13142**

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									
	Terminal Devices								
	Convactor/Radiator	100%			2034	* *	1	\$1,500	
Air Conditioning									
	Energy Source								
	Electricity	100%			2045	* *	1		
	Conversion Equipment								
	Split Unit	20%			2037	* *			
	Split Unit	2%	Now	\$2,000	2039	* *			
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Roof							
	Window/Wall Unit	60%			2024	\$6,000	1		
	Window/Wall Unit	10%			2027	\$1,000	1		
	No Component	8%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%			LIFE	* *	2-5	\$500	
	No Component	80%							
	Exhaust Fans								
	Roof	20%			2034	* *	2		
	No Component	80%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2049	* *	1		
		No Water Meter, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Water Heater								
	Gas Fired	100%			2027	\$2,900	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Two 74 Gallon Units							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2023	\$200	4	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 Sets							
	Fixtures								
	Generic	100%							
Fire Suppression									

*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.*

**FIRE DEPARTMENT - 057****SQUAD 252****Asset # : 13142**

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

Generic

98%

2%

2027

\$600

1-3

\$100

*Other Observation, Extent : Light, Area Affected : 2%**Location : 1st Floor Kitchen**Explanation : Over Stove*

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : SQUAD 270  
**Address** : 91-45 121ST STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSSQU.270 / 14076 **Yr Built/Renovated** : 1913 / 2016  
**Area Sq Ft** : 16,052 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 15-Nov-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 9375 **Lot** : 7 **BIN** : 4196913

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$212,200	\$38,900
Interior Architecture	\$292,600	
Electrical	\$4,500	\$103,800
Mechanical		\$106,100
<b>Total</b>	<b>\$509,300</b>	<b>\$248,800</b>
Importance Code A	\$212,200	\$38,900
Importance Code B	\$297,200	\$209,900
<b>Total</b>	<b>\$509,300</b>	<b>\$248,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$58,200		\$1,800	
Interior Architecture	\$85,900	\$1,000	\$4,400	\$500
Electrical	\$4,800	\$2,800	\$4,600	\$2,900
Mechanical	\$8,700	\$1,900	\$37,400	\$2,200
<b>Total</b>	<b>\$157,600</b>	<b>\$5,700</b>	<b>\$48,200</b>	<b>\$5,600</b>
Importance Code A	\$59,800	\$1,400	\$3,600	\$1,400
Importance Code B	\$57,600	\$3,800	\$44,600	\$4,200
Importance Code C	\$40,300	\$400		
<b>Total</b>	<b>\$157,600</b>	<b>\$5,700</b>	<b>\$48,200</b>	<b>\$5,600</b>



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.

**FIRE DEPARTMENT - 057****SQUAD 270****Asset # : 14076**

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	82%	Now	\$212,200	LIFE	* *	5	\$13,500	
		Cracking/Crumbling, Extent : Severe, Area Affected : 15%							
		Location : North And South And East Facades, Throughout							
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 75%							
		Location : North And South And East Facades, Throughout							
		Water Penetration, Extent : Severe, Area Affected : 40%							
		Location : North And South And East Facades, Throughout							
	Masonry: Granite	5%	Now	\$10,100	LIFE	* *	5	\$600	
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : West Facade							
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : West Facade							
		Worn/Eroded, Extent : Moderate, Area Affected : 10%							
		Location : West Facade							
	Masonry: Limestone	5%	Now	\$4,700	LIFE	* *	5	\$600	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : West Facade							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : West Facade							
		Spalling, Extent : Light, Area Affected : 10%							
		Location : West Facades							
	Wood Overhead Doors	4%			2048	* *	5	\$3,300	
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : West facade							
	Wood Overhead Doors	4%			2041	* *	5	\$3,300	
Windows									
	Aluminum	100%	Now	\$13,800	2044	* *	5	\$1,600	
		Air Infiltration, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Parapets									
	Masonry: Brick	18%	Now	\$16,300	LIFE	* *	5	\$300	
		Water Penetration, Extent : Severe, Area Affected : 100%							
		Location : Set Back Roof, Back Of Building.							
	Metal Panel	5%			2048	* *	5	\$300	
	Metal Panel	2%			2038	* *	5	\$100	
	Not Accessible	70%							
	Not Accessible	5%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : 3rd Floor Roof							
		Explanation : No Access To 3rd Floor Roof.							

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.

**FIRE DEPARTMENT - 057**  
**SQUAD 270**  
**Asset # : 14076**

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									
Roof									
	Modified Bitumen	20%	Now	\$11,700	2028	\$38,900			
				Blisters, Extent : Moderate, Area Affected : 20%					
				Location : Set Back Roof					
				Water Penetration, Extent : Moderate, Area Affected : 30%					
				Location : Set Back Roof					
	Not Accessible	80%							
				Other Observation, Extent : Light, Area Affected : 0%					
				Location : 3rd Floor Roof, Main Roof					
				Explanation : No Access To 3rd Floor Roof.					
Interior									
Floors									
	Cast in Place Concrete	35%	Now	\$91,200	LIFE	**	5	\$18,400	
				Cracking/Crumbling, Extent : Severe, Area Affected : 40%					
				Location : Apparatus Floor					
				Deflection Evident, Extent : Moderate, Area Affected : 25%					
				Location : Apparatus Floor					
	Ceramic Tile	5%			2037	**	5	\$1,200	
	Quarry Tile	2%			2048	**	5	\$700	
				Recent Replace Evident, Extent : Light, Area Affected : 100%					
				Location : 2nd Floor Division 13					
	Quarry Tile	3%			2041	**	5	\$1,100	
				Other Observation, Extent : Light, Area Affected : 100%					
				Location : 1st Floor Squad 270					
				Explanation : 1st Floor Squad 270					
	Vinyl Tile	15%	Now	\$31,900	2038	**	3	\$1,400	
				Cracking/Crumbling, Extent : Moderate, Area Affected : 20%					
				Location : First And Third Floor, Distric Offic 13.					
	Vinyl Tile	15%			2038	**	3	\$1,400	
				Recent Replace Evident, Extent : Light, Area Affected : 100%					
				Location : 2nd And 3rd Floor Division 13					
	Under Construction	25%							
				Other Observation, Extent : Light, Area Affected : 0%					
				Location : 1st And 2nd Floor Squad 270					
				Explanation : 1st And 2nd Floor Squad 270					

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.

**FIRE DEPARTMENT - 057**  
**SQUAD 270**  
**Asset # : 14076**

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									
Interior Walls									
	Ceramic Tile	5%			2037	**	5	\$800	
	Concrete Masonry Unit	5%	Now	\$900	LIFE	**	5	\$300	
	Cracking/Crumbling, Extent : Light, Area Affected : 5%								
	Location : Basment								
	Gypsum Board	25%			LIFE	**	5	\$2,400	
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : 2nd And 3rd Floors Division 13								
	Masonry: Brick	15%	Now	\$29,300	LIFE	**			
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%								
	Location : Basement								
	Plaster	25%	Now	\$10,000	LIFE	**	5	\$1,200	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : First And Third Floor, Distric Offic 13, 1st Floor Squad 270								
	Under Construction	25%							
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : 1st And 2nd Floor Squad 270								
	Explanation : 1st And 2nd Floor Squad 270								
Ceilings									
	AcousTileSusp.Lay-In	5%			2033	**	5	\$1,200	
	AcousTileSusp.Lay-In	25%			2048	**	5	\$6,000	
	Recent Installation, Extent : Light, Area Affected : 100%								
	Location : 2nd And 3rd Floor Division 13								
	Exposed Concrete	25%	Now	\$201,500	LIFE	**	5	\$900	
	Cracking/Crumbling, Extent : Severe, Area Affected : 25%								
	Location : Basement								
	Exposed Reinforcement, Extent : Severe, Area Affected : 25%								
	Location : Basement								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Basement								
	Explanation : Temporary Support Present								
	Plaster	20%	Now	\$13,100	LIFE	**	5	\$3,000	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Third Floor, Distric Offic 13								
	Paint Peeling, Extent : Moderate, Area Affected : 20%								
	Location : Third Floor, Distric Offic 13								
	Water Penetration, Extent : Moderate, Area Affected : 30%								
	Location : Third Floor, Distric Offic 13								
	Under Construction	25%							
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : 1st And 2nd Floor Squad 270								
	Explanation : 1st And 2nd Floor Squad 270								
Site Pavements									
Parking/Driveway									
	Cast in Place Concrete	100%			2033	**			

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.

**FIRE DEPARTMENT - 057**  
**SQUAD 270**  
**Asset # : 14076**

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								
	Molded Case Bkrs	100%			2028	\$5,000	5	\$400	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement/ Electrical Room									
Explanation : Main Service Disconnect Switch Rated At 500 Amperes.									
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2028	\$50,900	5	\$100	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement / Electrical Room									
Explanation : 1 Vertical Section Only									
	Raceway								
	Conduit	70%			2028	\$22,900	1		
	Conduit	30%			2054	* *	1		
	Panelboards								
	Fused Disc Sw	20%			2027	\$8,000	5	\$100	
	Molded Case Bkrs	50%			2027	\$20,100	5	\$200	
	Molded Case Bkrs	30%			2050	* *	5	\$100	
	Wiring								
	Thermoplastic	70%			2028	\$20,200	1		
	Thermoplastic	30%			2054	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2026	\$15,000	5	\$100	
Ground									
	Grounding Devices								
	Not Accessible	100%							
Other Observation, Extent : Light, Area Affected : 0%									
Location :									
Explanation : It Is Assumed That The Electrical System Of This Building Is Grounded As Per Code Requirement									
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2033	* *	1	\$4,900	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Basement									
Explanation : No Available Nameplate Ratings									
	Generators								
	Diesel	100%			2031	* *	1	\$6,200	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : Emergency Generator Rated At 60 Kilowatts									
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$600	
	Fuel Storage								
	Main Tank	100%			2043	* *	5	\$500	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Outside									
Explanation : 50 Gallons Rated Capacity									

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.



**FIRE DEPARTMENT - 057**  
**SQUAD 270**  
**Asset # : 14076**

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	70%			2036	* *	10	\$10,300	
	T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%								
	Location : Basement, 1st, 2nd, 3rd Floor Division Office								
	Fluorescent	10%			2023	\$4,500	10	\$1,500	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%									
Location : 3rd Floor District Office									
	Fluorescent	5%			2028	\$2,300	10	\$700	
Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%									
Location : 1st Floor Kitchen And Lounge									
	LED	15%			2036	* *			
Other Observation, Extent : Light, Area Affected : 100%									
Location : 2nd Floor Squad 270									
Explanation : LED Light Fixtures									
Egress Lighting									
	Emergency, Battery	50%			2036	* *	10	\$1,900	
	Exit, Service	50%			2036	* *	1		
Exterior Lighting									
	HID	50%			2028	\$31,600	10		
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Front Of The Building									
Explanation : 2- HID Fixtures									
	LED	50%			2036	* *			
Other Observation, Extent : Light, Area Affected : 100%									
Location : Front Of The Building									
Explanation : 2 LED Fixtures									
Alarm									
Security System									
	Generic	100%			2028	\$50,600	1	\$6,000	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Front Of The Building									
Explanation : 4 CCTV Surveillance Cameras									
Fire/Smoke Detection									
	Generic, Analog	100%			2036	* *	1-3	\$10,200	
Other Observation, Extent : Light, Area Affected : 100%									
Location : 3rd And 2nd Floor									
Explanation : Smoke Detectors Only									

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								
	Electricity	10%			2038	* *	1		
	Natural Gas	90%			2038	* *	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.

**FIRE DEPARTMENT - 057**  
**SQUAD 270**  
**Asset # : 14076**

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									
	Conversion Equipment								
	Radiant Heater	10%			2033	* *	2	\$700	
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Garage Area							
		Explanation : 2 Units							
	Steam Boiler	90%			2045	* *	1	\$14,300	
		Other Observation, Extent : Light, Area Affected : 90%							
		Location : Basement							
		Explanation : Good Condition							
Distribution									
	Central Plant Steam Piping/Pmp	40%			2028	\$106,100	4	\$300	
	No Component	10%							
	Under Construction	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							
Terminal Devices									
	Convector/Radiator	40%			2026	\$33,600	1	\$2,100	
	No Component	10%							
	Under Construction	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							
Air Conditioning									
	Energy Source								
	Electricity	100%			2036	* *	1		
Conversion Equipment									
	Exterior Pkg Unit - Cooling	20%			2033	* *	2	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : Serves Half Of The 2nd Floor Only							
	Window/Wall Unit	20%			2021	\$6,500	1		
	No Component	10%							
	Under Construction	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : 2nd Floor							
		Explanation : 2nd Floor Of The Building Is Under Renovation							

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.

**FIRE DEPARTMENT - 057**  
**SQUAD 270**  
**Asset # : 14076**

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
Air Conditioning									
Distribution									
	Ductwork/Diffusers	20%		LIFE		* *	2	\$4,200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : Serves Half Of The 2nd Floor Only							
	Ductwork/Diffusers	20%		LIFE		* *	2	\$4,200	
		Recent Installation, Extent : Light, Area Affected : 20%							
		Location : 2nd Floor							
	No Component	60%							
Terminal Devices									
	No Component	80%							
	Under Construction	20%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							
Heat Rejection									
	No Component	80%							
	Under Construction	20%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							
Ventilation									
Distribution									
	No Component	50%							
	Under Construction	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							
Exhaust Fans									
	Wall Unit	15%			2023	\$800	2	\$100	
	No Component	35%							
	Under Construction	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							
Plumbing									
H/C Water Piping									
	Brass/Copper	50%			2038	* *	1		
		No Water Meter, Extent : Light, Area Affected : 100%							
		Location : Basement							
	Under Construction	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							

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.

**FIRE DEPARTMENT - 057**  
**SQUAD 270**  
**Asset # : 14076**

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	50%			2023	\$4,800	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 2 - 75 Gallon Units							
	Under Construction	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							
Sanitary Piping									
	Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)									
	Non-Submersible	100%			2028	\$2,400	4	\$300	
Fixtures									
	Under Construction	50%							
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Half Of The Building Is Under Renovation							
	Generic	50%							
Fire Suppression									
	Chemical System								
	Generic	100%			2023	\$27,200	1-3	\$3,700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1st Floor Kitchen							
		Explanation : 1st Floor Kitchen							

*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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : SQUAD 288 HAZARDOUS MATERIAL UNIT  
**Address** : 56-29 68th STREET  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.288 / 13174 **Yr Built/Renovated** : 1913 /  
**Area Sq Ft** : 8,800 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 05-May-2016 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2395 **Lot** : 4 **BIN** : 4055348

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$192,600	
Interior Architecture	\$98,300	
<b>Total</b>	<b>\$290,900</b>	
Importance Code A	\$192,600	
Importance Code B	\$98,300	
<b>Total</b>	<b>\$290,900</b>	

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$48,300	\$2,500		
Interior Architecture	\$64,100	\$2,100		\$500
Electrical	\$4,900	\$100		
Mechanical	\$22,500	\$1,200	\$1,600	\$1,200
Site Enclosure	\$23,100			
<b>Total</b>	<b>\$162,900</b>	<b>\$5,800</b>	<b>\$1,600</b>	<b>\$1,800</b>
Importance Code A	\$56,400	\$3,300	\$900	\$900
Importance Code B	\$42,400	\$2,500	\$700	\$900
Importance Code C	\$64,100			
<b>Total</b>	<b>\$162,900</b>	<b>\$5,800</b>	<b>\$1,600</b>	<b>\$1,800</b>



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.

**FIRE DEPARTMENT - 057**  
**SQUAD 288 HAZARDOUS MATERIAL UNIT**  
**Asset # : 13174**

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									
Copper/Terne	2%	Now	\$35,300	2062	**				
	Broken/Missing Elements, Extent : Severe, Area Affected : 80%								
	Location : Cornice At Front								
Masonry: Brick	85%	Now	\$10,600	LIFE	**	5	\$16,800		
	Diagonal Cracks, Extent : Moderate, Area Affected : 80%								
	Location : East Rear Corner And Side								
Masonry: Granite	3%			LIFE	**	5	\$400		
Masonry: Limestone	5%	Now	\$5,600	LIFE	**	5	\$700		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%								
	Location : Front Facade								
Wood Overhead Doors	5%			2032	**	5	\$4,900		
Windows									
Aluminum	100%	2-4	\$19,400	2043	**	5	\$1,100		
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Parapets									
Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,900		
Masonry: Brick	85%	2-4	\$12,800	LIFE	**	5	\$2,100		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								
	Vertical Cracks, Extent : Moderate, Area Affected : 10%								
	Location : Front Parapet								
Masonry: Limestone	5%			LIFE	**	5	\$200		
Roof									
Modified Bitumen	100%	0-2	\$157,300	2037	**				
	Alligatoring, Extent : Light, Area Affected : 25%								
	Location : At Seams								
	Worn/Eroded, Extent : Moderate, Area Affected : 15%								
	Location : All Pitchpockets Are Failed								
	Other Observation, Extent : Light, Area Affected : 30%								
	Location : Throughout								
	Explanation : Caulk At Flashing								
Interior									
Floors									
Cast in Place Concrete	50%	Now	\$38,600	LIFE	**	5	\$13,000		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 60%								
	Location : Apparatus Floor								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Apparatus Floor								
	Explanation : Steel Columns Shoring Up Apparatus Room Floor From Basement								
Ceramic Tile	10%			2036	**	5	\$1,200		
Quarry Tile	5%			2040	**	5	\$900		
Vinyl Tile	35%	0-2	\$18,400	2032	**	3	\$1,600		
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : 2nd Floor								

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.

**FIRE DEPARTMENT - 057**  
**SQUAD 288 HAZARDOUS MATERIAL UNIT**  
**Asset # : 13174**

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									
Interior Walls									
	Cast in Place Concrete	5%	Now	\$16,100	LIFE	**			
		Water Penetration, Extent : Severe, Area Affected : 10%							
		Location : Front Wall Near Electrical Panels							
	Ceramic Tile	40%	Now	\$9,400	2036	**	5	\$3,300	
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : Throughout Apparatus Room							
	Gypsum Board	15%			LIFE	**	5	\$1,500	
	Masonry: Brick	15%	Now	\$9,900	LIFE	**			
		Water Penetration, Extent : Moderate, Area Affected : 20%							
		Location : Basement							
	Plaster	25%	Now	\$6,800	LIFE	**	5	\$1,200	
		Deteriorated Finish, Extent : Severe, Area Affected : 70%							
		Location : 2nd Floor Stair							
		Paint Peeling, Extent : Severe, Area Affected : 60%							
		Location : 2nd Floor Stair							
		Water Penetration, Extent : Severe, Area Affected : 20%							
		Location : At Windows Throughout							
Ceilings									
	AcousTileSusp.Lay-In	35%			2032	**	5	\$4,200	
	Exposed Concrete	30%	Now	\$59,700	LIFE	**	5	\$600	
		Cracking/Crumbling, Extent : Severe, Area Affected : 30%							
		Location : Basement Ceiling							
		Exposed Reinforcement, Extent : Severe, Area Affected : 5%							
		Location : Below Watch Area							
		Other Observation, Extent : Severe, Area Affected : 5%							
		Location : Below Watch Area And Basement							
		Explanation : Large Chunks Of Concrete Have Fallen, Exposing Reinforcing							
	Plaster	35%	Now	\$2,800	LIFE	**	5	\$2,600	
		Paint Peeling, Extent : Severe, Area Affected : 60%							
		Location : 2nd Floor Stair							
		Worn/Eroded, Extent : Severe, Area Affected : 30%							
		Location : 2nd Floor Stair, Scuttle To Roof							
Site Enclosure									
Free Standing Walls									
	Masonry: Brick	100%	2-4	\$21,800	2047	**			
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
Retaining Walls									
	Cast in Place Concrete	100%	0-2	\$1,200	2062	**			
		Broken/Missing Elements, Extent : Severe, Area Affected : 5%							
		Location : Steel Post Struts To Brace Retaining Wall Are Rusted/ Failing							

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.

**FIRE DEPARTMENT - 057**  
**SQUAD 288 HAZARDOUS MATERIAL UNIT**  
**Asset # : 13174**

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	

## Site Pavements

## On-Site Walkways

Cast in Place Concrete

100%

2040

\* \*

## Parking/Driveway

Cast in Place Concrete

100%

2040

\* \*

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%

0-2

\$2,500

2053

\* \*

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Service Room**Explanation : 200 Amperes 3 Phase - Main Circuit Breaker In Main Distribution Panel Only*

## Raceway

Conduit

100%

2037

\* \*

1

## Panelboards

Molded Case Bkrs

100%

2035

\* \*

5

\$200

## Wiring

Thermoplastic

100%

2037

\* \*

1

## Motor Controllers

Locally Mounted

100%

2025

\$15,000

5

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Boiler Room And 1st Floor**Explanation : Controls For Heating System And 2 Overhead Doors*

## Ground

## Grounding Devices

Generic

100%

LIFE

\* \*

5

\$100

## Lighting

## Interior Lighting

Fluorescent

95%

2027

\$23,600

10

\$7,700

*T-8 Lamps And Fixtures, Extent : Light, Area Affected : 70%**Location : Basement And 1st Floor*

Incandescent

5%

2027

\$2,900

2

*Other Observation, Extent : Light, Area Affected : 20%**Location : 2nd Floor Conference Room**Explanation : Incandescent Lamps*

## Egress Lighting

Exit, Service

30%

2027

\$300

1

*Other Observation, Extent : Light, Area Affected : 100%**Location : 2nd Floor**Explanation : Exit Fixture Observed*

No Component

70%

## Exterior Lighting

HID

100%

2032

\* \*

10

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.



**FIRE DEPARTMENT - 057**  
**SQUAD 288 HAZARDOUS MATERIAL UNIT**  
**Asset # : 13174**

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

## Lightning Protection

## Arresters/Cabling

Generic

100%

2055

\* \*

5

\$300

## Alarm

## Fire/Smoke Detection

No Component

95%

Generic, Analog

5% 0-2

\$2,400

2027

\$4,800

1-3

\$200

*Devices Missing, Extent : Severe, Area Affected : 50%**Location : 2nd Floor*

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%

2047

\* \*

1

## Conversion Equipment

Steam Boiler

100%

4+

\$5,600

2040

\* \*

1

\$7,800

*Other Observation, Extent : Light, Area Affected : 30%**Location : Boiler**Explanation : Jacket Rusted Out Due To Leak Above. Chimney Hatch Has Also Rusted Off Hinges.*

## Distribution

Central Plant Steam

100%

4+

\$7,300

2037

\* \*

4

\$400

Piping/Pmp

*Other Observation, Extent : Moderate, Area Affected : 20%**Location : Piping Around Boiler**Explanation : Evidence Of Steam Leak Above Boiler*

## Terminal Devices

Convactor/Radiator

100%

2032

\* \*

1

\$2,800

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout**Explanation : Original Equipment. Showing Signs Of Age.*

## Air Conditioning

## Energy Source

Electricity

100%

2043

\* \*

1

## Conversion Equipment

Window/Wall Unit

50%

2021

\$9,000

1

No Component

50%

## Ventilation

## Distribution

Ductwork/Diffusers

50%

LIFE

\* \*

2-5

\$2,500

No Component

50%

## Exhaust Fans

Interior

50%

2027

\$15,300

2

\$100

Roof

50%

2032

\* \*

2

\$100

## 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.*

**FIRE DEPARTMENT - 057**  
**SQUAD 288 HAZARDOUS MATERIAL UNIT**  
**Asset # : 13174**

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%			2037	**	1		
	Water Heater								
	Gas Fired	100%			2025	\$5,200	2	\$100	
			Other Observation, Extent : Light, Area Affected : 100%						
			Location : Basement						
			Explanation : Two 75 Gallon Units						
	Sanitary Piping								
	Cast Iron	10%			LIFE	**	1		
			Recent Replace Evident, Extent : Light, Area Affected : 40%						
			Location : Boiler Room						
	Cast Iron	40%			LIFE	**	1		
			Recent Replace Evident, Extent : Light, Area Affected : 40%						
			Location : Throughout						
			Other Observation, Extent : Light, Area Affected : 40%						
			Location : Throughout						
			Explanation : No Hub Cast Iron Piping						
	Cast Iron	50%			LIFE	**	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	**	1		
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$300	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2032	**	1		
	Fixtures								
	Generic	100%							
Fire Suppression									
	Chemical System								
	Wet	5%			2025	\$1,400	1-3	\$200	
			Other Observation, Extent : Light, Area Affected : 10%						
			Location : Kitchen						
			Explanation : Over Range						
	No Component	95%							

*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.*

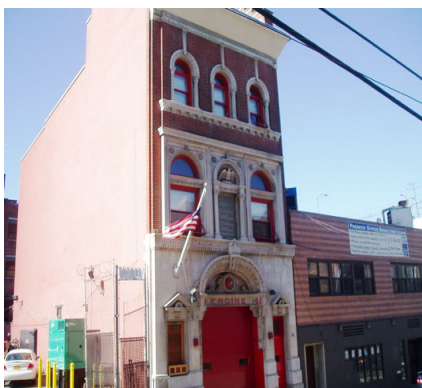
Print Date : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : SQUAD 41  
**Address** : 330 EAST 150th STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.041 / 13029 **Yr Built/Renovated** : 1903 / 2003  
**Area Sq Ft** : 7,125 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 21-Mar-2016 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3,4  
**Block** : 2331 **Lot** : 33 **BIN** : 2000930

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture		\$102,600
Electrical		\$24,900
Site Pavements		\$70,600
<b>Total</b>		<b>\$198,200</b>
Importance Code A		\$102,600
Importance Code B		\$24,900
Importance Code C		\$70,600
<b>Total</b>		<b>\$198,200</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$21,500			
Interior Architecture	\$36,900	\$300	\$500	
Electrical	\$100	\$11,800	\$100	\$100
Mechanical	\$16,900	\$5,700	\$1,100	\$1,000
Site Pavements	\$14,100			
<b>Total</b>	<b>\$89,500</b>	<b>\$17,700</b>	<b>\$1,700</b>	<b>\$1,100</b>
Importance Code A	\$22,200	\$700	\$700	\$700
Importance Code B	\$29,500	\$17,000	\$1,000	\$400
Importance Code C	\$37,700			
<b>Total</b>	<b>\$89,500</b>	<b>\$17,700</b>	<b>\$1,700</b>	<b>\$1,100</b>



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.

**FIRE DEPARTMENT - 057****SQUAD 41****Asset # : 13029**

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	80%			LIFE	**	5	\$25,400	
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 3%							
		Location : South Facade							
		Spalling, Extent : Light, Area Affected : 1%							
		Location : South Facade							
	Masonry: Granite	3%			LIFE	**	5	\$700	
	Masonry: Limestone	12%			LIFE	**	5	\$2,900	
	Metal Sect. OHD	5%			2040	**	5	\$5,000	
Windows									
	Aluminum	100%	4+	\$1,000	2043	**	5	\$500	
		Other Observation, Extent : Moderate, Area Affected : 20%							
		Location : Interior Wood Trim							
		Explanation : Dry Rot							
Parapets									
	Cast Stone/Terra Cotta	10%			LIFE	**	5	\$1,900	
	Masonry: Brick	85%			LIFE	**	5	\$2,000	
		Spalling, Extent : Light, Area Affected : 10%							
		Location : Main Roof							
	Metal Cornice	5%			2055	**	10	\$400	
Roof									
	Modified Bitumen	95%	4+	\$20,500	2027	\$102,600			
		Blisters, Extent : Light, Area Affected : 30%							
		Location : Main Roof And Upper Roof							
		Ponding, Extent : Light, Area Affected : 30%							
		Location : Main Roof And Upper Roof							
		Worn/Eroded, Extent : Moderate, Area Affected : 40%							
		Location : Lower And Main Roof							
	Skylight, Metal/Glass	5%			2037	**	10	\$1,200	
		Corrosion/Rusting, Extent : Light, Area Affected : 10%							
		Location : On Main Roof							
Interior									
Floors									
	Cast in Place Concrete	50%			LIFE	**	5	\$11,700	
	Ceramic Tile	2%			2036	**	5	\$200	
	Quarry Tile	5%			2040	**	5	\$800	
	Vinyl Tile	38%			2032	**	3	\$1,500	
	Wood	5%			2055	**	5	\$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.

**FIRE DEPARTMENT - 057****SQUAD 41****Asset # : 13029**

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									
Interior Walls									
	Ceramic Tile	1%			2030	\$6,100	5	\$200	
	Gypsum Board	3%			LIFE	* *	5	\$400	
Repairs in Progress, Extent : Light, Area Affected : 15%									
Location : 2nd Floor Bedroom									
	Masonry: Brick	15%	0-2	\$12,900	LIFE	* *			
Spalling, Extent : Moderate, Area Affected : 15%									
Location : Basement At Front									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Basement									
	Plaster	56%			LIFE	* *	5	\$3,300	
Paint Peeling, Extent : Light, Area Affected : 4%									
Location : 3rd Floor Bedroom									
	SGFT/Glazed Masonry	25%	0-2	\$10,700	LIFE	* *			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%									
Location : Apparatus Floor									
Ceilings									
	AcousTileSusp.Lay-In	5%			2032	* *	5	\$500	
	Embossed Metal	70%	4+	\$3,000	LIFE	* *	5	\$3,400	
Punct/Tear/Impact Damage, Extent : Light, Area Affected : 1%									
Location : 4th Floor Ceiling									
	Exposed Concrete	23%			LIFE	* *	5	\$400	
	Exposed Struc: Steel	2%	2-4	\$10,200	LIFE	* *			
Corrosion/Rusting, Extent : Severe, Area Affected : 15%									
Location : Front Of Basement Under Overhead Door									
Site Enclosure									
Fence/Gates									
	Chain Link	100%			2037	* *			
Free Standing Walls									
	Masonry: Brick	100%			2037	* *			
Retaining Walls									
	Cast in Place Concrete	100%			2047	* *			
Site Pavements									
Parking/Driveway									
	Asphalt	80%	2-4	\$14,100	2030	\$70,600			
Cracking/Crumbling, Extent : Moderate, Area Affected : 50%									
Location : Parking Area									
	Cast in Place Concrete	20%			2032	* *			

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.

**FIRE DEPARTMENT - 057****SQUAD 41****Asset # : 13029**

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%			2047	* *	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement Service Area							
		Explanation : 200 Ampere 3 Phase							
	Raceway								
	Conduit	70%			2027	\$24,900	1		
	Conduit	30%			2047	* *	1		
	Panelboards								
	Molded Case Bkrs	75%			2043	* *	5	\$100	
	Molded Case Bkrs	25%			2035	* *	5		
	Wiring								
	Thermoplastic	100%			2047	* *	1		
	Motor Controllers								
	Locally Mounted	100%			2032	* *	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Basement							
		Explanation : There Is No Ground Jumper, Jumping The Water Meter. Jumper Needs To Be Provided.							
Lighting									
	Interior Lighting								
	Fluorescent	60%			2032	* *	10	\$3,900	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : Basement, 1st And 3rd Floors							
	Fluorescent	25%			2027	\$5,500	10	\$1,600	
	Incandescent	15%			2022	\$7,800	2		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Sleeping Room 2nd Floor							
		Explanation : Downlights							
	Egress Lighting								
	Emergency, Service	50%			2037	* *	1		
	No Component	50%							
	Exterior Lighting								
	HID	100%			2032	* *	10		
Alarm									
	Security System								
	No Component	75%							
	Generic	25%			2035	* *	1	\$700	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Facade							
		Explanation : One Security Camera							

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.

**FIRE DEPARTMENT - 057****SQUAD 41****Asset # : 13029**

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%	0-2	\$100	2037	**	1		
		Corroded, Extent : Severe, Area Affected : 20%							
		Location : Basement							
	Conversion Equipment								
	Steam Boiler	100%			2032	**	1	\$7,100	
	Distribution								
	Central Plant Steam	100%			2037	**	4	\$500	
	Piping/Pmp								
	Terminal Devices								
	Convactor/Radiator	100%			2032	**	1	\$2,300	
Air Conditioning									
	Energy Source								
	Electricity	100%			2043	**	1		
	Conversion Equipment								
	Split Unit	10%			2032	**			
	Window/Wall Unit	20%			2021	\$3,200	1		
	Window/Wall Unit	60%	Now	\$5,700	2027	\$9,500	1		
		Broken, Extent : Severe, Area Affected : 50%							
		Location : 1st, 2nd And 3rd Floors							
	No Component	10%							
Ventilation									
	Distribution								
	Ductwork/Diffusers	20%			LIFE	**	2-5	\$800	
		Needs Cleaning, Extent : Light, Area Affected : 100%							
		Location : Kitchen Hood Exhaust Duct							
	No Component	80%							
	Exhaust Fans								
	Interior	25%			2027	\$6,700	2	\$100	
	Wall Unit	25%			2027	\$700	2	\$100	
	No Component	50%							
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2037	**	1		
	Water Heater								
	Gas Fired	100%			2022	\$4,600	2	\$100	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 - 75 Gallon Unit							
	Sanitary Piping								
	Cast Iron	70%			LIFE	**	1		
	Cast Iron	30%	2-4	\$3,300	LIFE	**	1		
		Corroded, Extent : Moderate, Area Affected : 30%							
		Location : Basement							

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

Estimates are rounded to the nearest hundred dollars.

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

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

**FIRE DEPARTMENT - 057****SQUAD 41****Asset # : 13029**

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	80%			LIFE	* *	1		
	Cast Iron	20%	2-4	\$3,200	LIFE	* *	1		
		Corroded, Extent : Moderate, Area Affected : 30%							
		Location : Basement							
	Sump Pump(s)								
	Submersible	100%			2021	\$300	4	\$200	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2032	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
	Fixtures								
	Generic	100%							
		Other Observation, Extent : Light, Area Affected : 50%							
		Location : Bathrooms							
		Explanation : Toilet Bowls Are Cracked							
Fire Suppression									
	Chemical System								
	Wet	10%			2025	\$3,000	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Serves Cooking Area							
	No Component	90%							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : SQUAD 61  
**Address** : 1518 WILLIAMSBRIDGE ROAD BTWN EASTCHESTER RD - POPLAR ST  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : FIRSECO.061 / 13049 **Yr Built/Renovated** : 1929 /  
**Area Sq Ft** : 6,440 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 06-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 4082 **Lot** : 11 **BIN** : 2044205

CAPITAL	FY 2021 - 2024	FY 2025 - 2030
Exterior Architecture	\$49,700	
Electrical		\$157,800
<b>Total</b>	<b>\$49,700</b>	<b>\$157,800</b>
Importance Code A	\$49,700	
Importance Code B		\$157,800
<b>Total</b>	<b>\$49,700</b>	<b>\$157,800</b>

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Exterior Architecture	\$53,100	\$3,300		
Interior Architecture	\$5,800	\$1,300	\$1,100	\$2,200
Electrical	\$2,200	\$600	\$600	\$29,000
Mechanical	\$3,200	\$7,700	\$1,000	\$1,000
Site Enclosure	\$800			
Site Pavements	\$2,400			
<b>Total</b>	<b>\$67,400</b>	<b>\$13,000</b>	<b>\$2,600</b>	<b>\$32,100</b>
Importance Code A	\$53,700	\$3,900	\$600	\$700
Importance Code B	\$7,900	\$9,000	\$1,300	\$31,500
Importance Code C	\$5,800		\$600	
<b>Total</b>	<b>\$67,400</b>	<b>\$13,000</b>	<b>\$2,600</b>	<b>\$32,100</b>



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.

**FIRE DEPARTMENT - 057****SQUAD 61****Asset # : 13049**

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									
	Alum/Vinyl Siding	5%			2049	**	10	\$300	
	Masonry: Brick	75%	0-2	\$49,700	LIFE	**	5	\$15,800	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Masonry: Limestone	10%	0-2	\$26,600	LIFE	**	5	\$1,600	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Metal Sect. OHD	10%			2042	**	5	\$6,600	
Windows									
	Aluminum	100%	Now	\$1,800	2045	**	5	\$1,000	
	Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
	Location : Hose Tower								
Parapets									
	Cast Stone/Terra Cotta	20%			LIFE	**	5	\$4,000	
	Masonry: Brick	75%	0-2	\$5,900	LIFE	**	5	\$1,900	
	Vertical Cracks, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Masonry: Limestone	5%	0-2	\$1,400	LIFE	**	5	\$200	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Roof									
	Modified Bitumen	95%	Now	\$11,000	2034	**			1
	Blisters, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
	Water Penetration, Extent : Severe, Area Affected : 20%								
	Location : Throughout								
	Skylight, Metal/Glass	5%	Now	\$6,300	2049	**			
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
Interior									
Floors									
	Cast in Place Concrete	50%			LIFE	**	5	\$9,600	
	Ceramic Tile	10%			2038	**	5	\$900	
	Quarry Tile	10%			2042	**	5	\$1,300	
	Vinyl Tile	25%			2034	**	3	\$800	
	Wood	5%			2057	**	5	\$800	

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

Estimates are rounded to the nearest hundred dollars.

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.

**FIRE DEPARTMENT - 057****SQUAD 61****Asset # : 13049**

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									
	Interior Walls								
	Cast in Place Concrete	30%			LIFE	**			
	Ceramic Tile	10%			2038	**	5	\$1,200	
	Gypsum Board	5%			LIFE	**	5	\$400	
		Recent Repair Evident, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Water Penetration, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Plaster	25%	Now	\$2,600	LIFE	**	5	\$900	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 10%							
		Location : Hose Tower, Throughout							
	SGFT/Glazed Masonry	30%			LIFE	**			
Ceilings									
	AcousTileSusp.Lay-In	50%			2034	**	5	\$4,400	
	Exposed Concrete	10%	Now	\$1,500	LIFE	**	5	\$100	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 5%							
		Location : Basement							
	Exposed Struc: Steel	25%			LIFE	**			
	Plaster	15%	Now	\$1,800	LIFE	**	5	\$800	
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
Site Enclosure									
	Fence/Gates								
	Chain Link	100%	Now	\$800	2049	**			
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 15%							
		Location : Throughout							
		Impact Damage, Extent : Moderate, Area Affected : 5%							
		Location : Front Gate							
Site Pavements									
	Public Sidewalk								
	Cast in Place Concrete	100%			2042	**			
	On-Site Walkways								
	Cast in Place Concrete	100%	0-2	\$200	2042	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Parking/Driveway								
	Cast in Place Concrete	100%	0-2	\$2,200	2042	**			
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							

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.

**FIRE DEPARTMENT - 057****SQUAD 61****Asset # : 13049**

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%			2029	\$5,000	5		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 200 Ampere Main Disconnect Switch							
	Switchgear / Switchboard								
	Molded Case Bkrs	100%			2029	\$50,900	5	\$200	
	Raceway								
	Conduit	100%			2029	\$32,700	1		
	Panelboards								
	Fused Disc Sw	5%			2028	\$2,000	5		
	Molded Case Bkrs	95%			2028	\$38,200	5	\$200	
	Wiring								
	Thermoplastic	100%			2029	\$28,900	1		
	Motor Controllers								
	Locally Mounted	100%			2027	\$15,000	5		
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$100	
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2027	\$5,000	1	\$2,000	
	Generators								
	Diesel	100%			2025	\$68,600	1	\$2,500	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Outside							
		Explanation : One 80 Kilovolt-ampere							
	Batteries								
	Lead/Acid	100%			2021	\$1,600	5	\$200	
	Fuel Storage								
	Main Tank	100%			2032	* *	5	\$200	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : One 550 Gallons							
Lighting									
	Interior Lighting								
	Fluorescent	50%			2034	* *	10	\$3,000	
		T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100%							
		Location : 1st Floor And Basement							
	LED	50%			2037	* *			
	Egress Lighting								
	Emergency, Service	30%			2034	* *	1		
	Emergency, Service	30%			2037	* *	1		
	Exit, Service	10%			2024	\$100	1		
	Exit, Service	30%			2037	* *	1		
	Exterior Lighting								
	HID	100%			2024	\$25,400	10		

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.

**FIRE DEPARTMENT - 057****SQUAD 61****Asset # : 13049**

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

**Alarm**

## Security System

No Component

90%

Generic

10%

2029

\$2,000

1

\$200

*Other Observation, Extent : Light, Area Affected : 100%**Location : Front Of The Building**Explanation : CCTV Surveillance Cameras*

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

**Heating**

## Energy Source

Natural Gas

100%

2055

\* \*

1

## Conversion Equipment

Steam Boiler

100%

2042

\* \*

1

\$6,400

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One Unit*

## Distribution

Central Plant Steam

100%

0-2

\$2,100

2049

\* \*

4

\$300

Piping/Pmp

*Insul. Deteriorating, Extent : Moderate, Area Affected : 5%**Location : Piping Around The Boiler*

## Terminal Devices

Convactor/Radiator

100%

2042

\* \*

1

\$2,100

**Air Conditioning**

## Energy Source

Electricity

100%

2051

\* \*

1

## Conversion Equipment

Split Unit

10%

2039

\* \*

*Recent Installation, Extent : Light, Area Affected : 100%**Location : Roof*

Window/Wall Unit

50%

2022

\$6,600

1

No Component

40%

**Ventilation**

## Exhaust Fans

Interior

50%

2029

\$11,200

2

\$100

Roof

50%

2029

\$5,200

2

\$100

**Plumbing**

## H/C Water Piping

Galvanized Steel

100%

2034

\* \*

1

## Water Heater

Gas Fired

100%

2027

\$3,800

2

\$100

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One 75 Gallon 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.

**FIRE DEPARTMENT - 057****SQUAD 61****Asset # : 13049**

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									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		
	Sump Pump(s)								
	Submersible	100%			2022	\$200	4	\$200	
	Backflow Preventer								
	No Component	95%							
	Generic	5%			2034	* *	1		
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : Serves Boiler Only							
Fixtures									
	Generic	100%							
		Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Kitchen And Bathroom							
Fire Suppression									
	Chemical System								
	Dry	10%			2027	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Kitchen							
		Explanation : Model Kp-275							
	No Component	80%							
	Generic	10%			2027	\$2,700	1-3	\$400	
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Fire Extinguishers							

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

<b>Asset Name</b>	: <b>FDNY PLATFORM / PILE SUPPORTED PLATFORM</b>		
<b>Address</b>	: <b>RANDALLS ISLAND SUNKEN MEADOW</b>		
<b>Borough</b>	: <b>MANHATTAN</b>	<b>Agency's Number</b>	: <b>N/A</b>
<b>Program / Asset #</b>	: <b>FIR0003.100 / 13857</b>	<b>Yr Built/Renovated</b>	:
<b>Area Sq Ft</b>	: <b>17,325</b>	<b>Project Type</b>	: <b>FIRE DEPARTMENT</b>
<b>Date of Survey</b>	: <b>15-Nov-2017</b>	<b>Landmark Status</b>	: <b>NONE</b>
<b>Areas Surveyed</b>	:		
<b>Block</b>	: <b>1819</b>	<b>Lot</b>	: <b>4</b>
		<b>BIN</b>	:

**CAPITAL**


---

**Total**

Importance Code

---

**Total**
**EXPENSE**


---

**Total**

Importance Code

---

**Total**


*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.*

**FIRE DEPARTMENT - 057**  
**FDNY PLATFORM / PILE SUPPORTED PLATFORM**  
**Asset # : 13857**

Piers		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Structural									
	Deck								
	Under Construction	100%							
	Deck Surface								
	Under Construction	100%							
	Pile Caps								
	Under Construction	100%							
	Piles and Bracing								
	Under Construction	100%							
Fender									
	Buffer								
	Under Construction	100%							
	Facing								
	Under Construction	100%							
	Wales and Chocks								
	Under Construction	100%							
	Piles								
	Under Construction	100%							
	Pile Cluster								
	Under Construction	100%							
Deck Elements									
	Railing								
	Under Construction	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : WHARF UNDER EC 331/LC 173 BY HARBOR ADAM  
**Address** : 158-67 CROSS BAY BLVD. SHELL BANK BASIN  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : NYP0103.010 / 13649 **Yr Built/Renovated** :  
**Area Sq Ft** : 5,520 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 01-Feb-2018 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 14163 **Lot** : 101 **BIN** :

**CAPITAL****Total**

Importance Code

**Total**

EXPENSE	FY 2021	FY 2022	FY 2023	FY 2024
Piers	\$14,300			
<b>Total</b>	<b>\$14,300</b>			
Importance Code A	\$14,300			
Importance Code B				
<b>Total</b>	<b>\$14,300</b>			



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.

**FIRE DEPARTMENT - 057**  
**WHARF UNDER EC 331/LC 173 BY HARBOR ADAM**  
**Asset # : 13649**

Piers		Current Repair		Future Replacement		Maintenance		Priority
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Structural Deck	Concrete	50%			LIFE	**	5	\$5,100
		<i>Cracking, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Throughout</i>						
		<i>Spalling, Extent : Light, Area Affected : 5%</i>						
		<i>Location : At Pile Cap Interface, South Underside Of Pier</i>						
		<i>Other Observation, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Isolated Throughout Underdeck</i>						
		<i>Explanation : Honeycombing</i>						
	Not Accessible	50%						
Pile Caps	Concrete	15%	4+	\$14,300	LIFE	**	5	\$100
		<i>Cracking, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Throughout</i>						
		<i>Spalling, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Southeast Pile Cap</i>						
	Concrete	85%			LIFE	**	5	\$300
	Piles and Bracing							
	Concrete Encased Steel	50%			LIFE	**		
	Not Accessible	50%						
Fender Facing	Composite	40%			2027	\$10,300		
	No Component	25%						
	Not Accessible	35%						
Deck Elements	Railing Steel	25%			2024			
		<i>Corrosion, Extent : Light, Area Affected : 25%</i>						
		<i>Location : Throughout Railing</i>						
	No Component	75%						

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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

<b>Asset Name</b>	: EAST SHORE RIP-RAP SHORELINE		
<b>Address</b>	: RANDALLS ISLAND/ NORTH OF DEP TO NORTH OF PLATFORM		
<b>Borough</b>	: MANHATTAN	<b>Agency's Number</b>	: N/A
<b>Program / Asset #</b>	: FIR0003.110 / 13858	<b>Yr Built/Renovated</b>	:
<b>Linear Ft</b>	: 720	<b>Project Type</b>	: FIRE DEPARTMENT
<b>Date of Survey</b>	: 15-Nov-2017	<b>Landmark Status</b>	: NONE
<b>Areas Surveyed</b>	:		
<b>Block</b>	: 1819	<b>Lot</b>	: 4
		<b>BIN</b>	:

**CAPITAL**


---

**Total**

Importance Code

---

**Total**
**EXPENSE**


---

**Total**

Importance Code

---

**Total**


*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.*

**FIRE DEPARTMENT - 057**  
**EAST SHORE RIP-RAP SHORELINE**  
**Asset # : 13858**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Structural									
	Revetment								
	Under Construction	100%							
Backfill									
	Fill								
	Under Construction	100%							
	Surface								
	Under Construction	100%							
Deck Elements									
	Railing								
	Under Construction	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 : 15-Nov-2019

**FIRE DEPARTMENT - FY 2020**

**Asset Name** : NAVY HOMEPORT MARINE 9 RESPONSE UNIT MARINA  
**Address** : AT FRONT AND WAVE STREETS  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : FIRMAR9.010 / 14767 **Yr Built/Renovated** : 2011 /  
**Area Sq Ft** : 2,800 **Project Type** : FIRE DEPARTMENT  
**Date of Survey** : 13-Feb-2019 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 487 **Lot** : 100 **BIN** :

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>	<b>FY 2025 - 2030</b>
Marinas/Docks	\$44,800	\$313,800
<b>Total</b>	<b>\$44,800</b>	<b>\$313,800</b>
Importance Code A	\$44,800	\$313,800
<b>Total</b>	<b>\$44,800</b>	<b>\$313,800</b>

<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Marinas/Docks	\$27,900	\$400	\$2,700	\$3,900
<b>Total</b>	<b>\$27,900</b>	<b>\$400</b>	<b>\$2,700</b>	<b>\$3,900</b>
Importance Code A	\$27,600			\$3,500
Importance Code B	\$100	\$100	\$2,500	\$100
Importance Code C	\$200	\$300	\$200	\$300
<b>Total</b>	<b>\$27,900</b>	<b>\$400</b>	<b>\$2,700</b>	<b>\$3,900</b>



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.

**FIRE DEPARTMENT - 057**  
**NAVY HOMEPORT MARINE 9 RESPONSE UNIT MARINA**  
**Asset # : 14767**

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Access Walkways								
Gangways								
Aluminum	100%			2050	**	1-3	\$8,200	
Floating Docks								
Anchor Piles								
Steel	50%	4+	\$9,900	2050	**	3-5	\$6,500	
	Corrosion, Extent : Moderate, Area Affected : 10%							
	Location : Three Piles At Barge And Six Piles At Floating Dock In Tidal Zone							
Not Accessible	50%							
Deck								
Concrete	100%			2039	**	5	\$89,500	
	Cracking, Extent : Light, Area Affected : 50%							
	Location : Northern Half							
Fenders								
Rubber	100%			2028	\$3,500	1-2	\$2,500	
Barge								
Steel	50%			2039	**	5	\$2,800	
Not Accessible	50%							
Protective Structure								
Fenders								
Steel/Rubber	60%			2028	\$104,700			
	Worn, Extent : Moderate, Area Affected : 25%							
	Location : Splash Zone Along Fire Fighter 2 Berth							
Not Accessible	40%							
Wave Attenuator								
Steel/Timber	5%	2-4	\$17,700	2050	**	5	\$9,100	
	Loose Connections, Extent : Severe, Area Affected : 100%							
	Location : One Section East Of Floating Dock Adjacent To Pier And One Section At Southern Attenuator							
Steel/Timber	45%			2050	**	5	\$164,300	
Not Accessible	50%							
Electrical/Mech.								
Power Supply/Bollards								
Plastic	100%			2028	\$6,900			
Fender								
Piles								
Steel	50%			2031	**			
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Tidal Zone Of Monopile Fenders							
	Explanation : Corrosion							
Not Accessible	50%							

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.

**FIRE DEPARTMENT - 057****Project : FIRE DEPARTMENT**

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>		<b>FY 2025 - 2030</b>	
Miscellaneous Buildings	2,805,300		1,200,200	
<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Miscellaneous Buildings	111,400	48,600	53,600	51,100

<b>ASSET #</b>	<b>NAME</b>	<b>SQFT</b>	<b>CAPITAL</b>	<b>EXPENSE</b>
1832	FIRE ACADEMY FIRE SIMULATOR BLDG #4	6,000	318,000	20,800
1833	FIRE ACADEMY MAINTENANCE AND STORAGE BLDG. 10	4,800	254,400	16,600
1857	FIRE ACADEMY FIRE SIMULATOR BLDG #2	6,000	318,000	20,800
13736	FORT TOTTEN - BLDG. # 100 GUARD GATE	63	0	2,600
13742	FORT TOTTEN - BLDG. # 131 FORMER RESIDENCE	3,274	173,500	11,400
13743	FORT TOTTEN - BLDG. # 132 FORMER RESIDENCE	4,286	227,200	14,900
13744	FORT TOTTEN - BLDG. # 135 FORMER RESIDENCE	4,339	230,000	15,000
13745	FORT TOTTEN - BLDG. # 136 FORMER RESIDENCE	4,287	227,200	14,900
13751	FORT TOTTEN - BLDG. # 305 FORMER RESIDENCE	1,555	82,400	5,400
13752	FORT TOTTEN - BLDG.# 306 A AND B FORMER RESIDENCE	4,194	222,300	14,500
13753	FORT TOTTEN - BLDG.# 307 A AND B FORMER RESIDENCE	4,194	222,300	14,500
13754	FORT TOTTEN - BLDG.# 308 A AND B FORMER RESIDENCE	4,208	223,000	14,600
13756	FORT TOTTEN - BLDG.# 310 A AND B FORMER RESIDENCE	4,208	223,000	14,600
13757	FORT TOTTEN - BLDG.# 312 A AND B FORMER RESIDENCE	4,282	226,900	14,900
13758	FORT TOTTEN - BLDG.# 314 A AND B QUARTERMASTER STORAGE	3,274	173,500	11,400
13760	FORT TOTTEN - BLDG. # 317 FORMER RESIDENCE	6,056	321,000	21,000
13765	FORT TOTTEN - BLDG. # 331 STORAGE	2,550	135,100	8,800
14029	FORT TOTTEN - BLDG. # 334 QUARTERMASTER STORAGE	600	31,800	2,100
14099	FIRE ACADEMY LIBRARY - BLDG. #13	2,500	132,500	8,700
14944	FIRE ACADEMY BLDG. 15	1,296	68,700	4,500
14945	FIRE ACADEMY BLDG. 16	1,550	82,100	5,400
14946	FIRE ACADEMY BLDG. 17	2,124	112,600	7,400

**Project : FIRE DEPARTMENT**

<b>CAPITAL</b>	<b>FY 2021 - 2024</b>		<b>FY 2025 - 2030</b>	
Special Systems	2,400,000		0	
<b>EXPENSE</b>	<b>FY 2021</b>	<b>FY 2022</b>	<b>FY 2023</b>	<b>FY 2024</b>
Special Systems	1,126,000	1,346,000	1,654,000	1,737,000

<b>ASSET #</b>	<b>NAME</b>	<b>SQFT</b>	<b>CAPITAL</b>	<b>EXPENSE</b>
----------------	-------------	-------------	----------------	----------------

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.

**FIRE DEPARTMENT - 057**

<b>ASSET #</b>	<b>NAME</b>	<b>SQFT</b>	<b>CAPITAL</b>	<b>EXPENSE</b>
4534	FIREBOAT-GOVERNOR ALFRED E SMITH		0	0
4541	FIREBOAT - FIRE FIGHTER II		160,000	2,740,000
4542	FIREBOAT - THREE FORTY-THREE		160,000	1,927,000
4543	FIREBOAT - BRAVEST		2,000,000	844,000
4544	FIREBOAT - FEEHAN		80,000	352,000

*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.