Print Date : 09-Sep-2020 DEPARTMENT FOR THE AGING - FY 2021

Asset Name Address		AY RESIDENTS COMMIT		ROOSEVELT GOLD	EN AGE
Borough	: MANHA	ATTAN	Agency's Number	: N/A	
Program / Asset #		1.000 / 14135	Yr Built/Renovated		
Area Sq Ft	: 6,300		Project Type	: AGING	
Date of Survey	: 06-Jul-2(016	Landmark Status	: NONE	
Areas Surveyed	: Roof, Flo				
Block	: 420	Lot : 1	BIN	: 1079081	
CAPITAL			FY 2022 - 2025		FY 2026 - 2031
Exterior Architec	ture		\$528,200		
Electrical			\$48,400		\$52,200
Mechanical			\$62,000		
Total			\$638,600		\$52,200
Importance Code	А		\$528,200		
Importance Code	В		\$110,400		\$52,200
Total			\$638,600		\$52,200
EXPENSE		FY 2022	FY 2023	FY 2024	FY 2025
Exterior Architec	ture	\$50,000			
Interior Architect	ure	\$80,700			\$600
Electrical		\$69,200			
Mechanical		\$37,900	\$700	\$1,200	\$16,400
Total		\$237,800	\$700	\$1,200	\$17,000
Importance Code	А	\$50,400	\$300	\$300	\$300
Importance Code	В	\$155,500	\$400	\$900	\$16,700
Importance Code	С	\$31,900			
Total		\$237,800	\$700	\$1,200	\$17,000



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.

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

chitecture	Current Repair Future Replacement					aintenance	
tem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
erior							
Exterior Walls					_		
Cast in Place Concrete	5% Now Cracking/Crumbling Location : Through		LIFE e, Area A <u>j</u>	* * fected : 20%	5	\$4,400	
Masonry: Brick	85% Now Cracking/Crumbling Location : Through Diagonal Cracks, Ex Location : Rear Wa Joint Mortar Miss/Et Location : Through	out tent : Moderate, Ai all Bordering The F rod, Extent : Light, rout	rea Affeci Patio Area Affe	eed : 5% ected : 10%	5	\$14,800	
	Water Penetration, E Location : Through		Area Affe	cted : 30%			
Mosaic Tile	5% Now Cracking/Crumbling Location : Through		2047 e, Area A <u>j</u>	* * fected : 10%			
Stucco Cement	5% Now Cracking/Crumbling Location : Through		2032 e, Area A <u>j</u>	* * fected : 100%	5	\$1,100	
	Water Penetration, E Location : Through		Area Affe	cted : 20%			
Windows							
Aluminum	100% Now Broken/Missing Elen Location : Through Glazing Broken/Crac	out cked, Extent : Mode	erate, Are		5	\$800	
	Location : Kitchen Hardware Missing, E Location : Kitchen,	Extent : Moderate, .	0	cted : 40%			
Parapets							
Masonry: Brick	25% Now Cracking/Crumbling Location : Through		LIFE 2, Area A <u>j</u>	* * fected : 40%	5	\$400	
No Component	75%						

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BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

Architecture	Current Repair	Fu	ture Replacement	М	aintenance				
System Component Type	% of Fail Date Estir Total (Years)	nated Cost Yes FY	ar Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority			
Exterior Roof									
Modified Bitumen	100% Now Alligatoring, Extent : Mode Location : Throughout Drains Clogged, Extent : M		l : 40%						
	Location : Throughout Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 100% Location : Throughout								
	Patching Evident, Extent : A Location : Throughout								
	Vegetation Growth, Extent : Moderate, Area Affected : 20% Location : Throughout								
	Water Penetration, Extent : Location : Throughout	Moderate, Area A	ffected : 20%						
nterior Floors									
Cast in Place Concrete	5% Now Cracking/Crumbling, Exten Location : Throughout	\$1,000 LIF t : Moderate, Arec		5	\$1,000				
Ceramic Tile	5% Now Cracking/Crumbling, Exten Location : Throughout Deteriorated Finish, Extent Location : Throughout		Affected : 40%	5	\$200				
Terrazzo	40% Now Cracking/Crumbling, Exten Location : Throughout	\$18,700 LIF t : Moderate, Arec		5	\$2,900				
Vinyl Tile	50% Now Cracking/Crumbling, Exten Location : Throughout	\$4,300 203 t : Light, Area Affe		3	\$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.

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

rchitecture	Current Rep	air Futur	e Replacement	М	aintenance	
ystem Component Type	% of Fail Date Es Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior						
Interior Walls						
Cast in Place Concrete	5% Now Loose/Delam Surface, E: Location : Mechanical		* * Iffected : 5%			
Ceramic Tile	5% Now Broken/Missing Element. Location : Throughout Cracking/Crumbling, Ex Location : Throughout	tent : Moderate, Area Aj		5	\$200	
Concrete Masonry Unit	10% Now Diagonal Cracks, Extent Location : Mechanical		**	5	\$300	
Masonry: Brick	5% Now Cracking/Crumbling, Ex Location : Throughout Joint Mortar Miss/Erod, Location : Throughout	Extent : Moderate, Area				
Plaster	65% Now Cracking/Crumbling, Ex Location : Mechanical, Water Penetration, Exten Location : Throughout	, Room, Throughout.	-	5	\$1,400	
SGFT/Glazed Masonry	7% 0-2 Cracking/Crumbling, Ex Location : Throughout	\$4,200 LIFE tent : Light, Area Affecto	* * ed : 10%			
Wood	3%	LIFE	* *	5	\$900	
Ceilings AcousTileConcealSpLn	5% Now Cracking/Crumbling, Ex Location : Throughout	-	* * ffected : 100%	5	\$300	
AcousTileSusp.Lay-In	85% Now Cracking/Crumbling, Ex Location : Throughout		* * ffected : 20%	5	\$4,000	
Plaster	10% Now Cracking/Crumbling, Ex Location : Throughout Loose/Delam Surface, E: Location : Mechanical Staining/Discoloring, Ex Location : Mechanical Water Penetration, Exter	xtent : Moderate, Area A Room, Throughout tent : Moderate, Area A Room, Throughout.	lffected : 5% ffected : 95%	5	\$600	

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

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

Electrical		Current R	epair		e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
nder 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2027	\$2,700	5		
			tent : Moderate, 1	4rea Affe	ected : 100%			
		ı : Electrical						
<u> </u>	Explana	tion : One 4	00 Amperes Main	Disconn	ect Switch			
Switchgear / Switchboard	1000/			2027	#53.3 00	-	#2 00	
Molded Case Bkrs	100%			2027	\$52,200	5	\$200	
Raceway	1000/			2027	¢14.000	1		
Conduit	100%			2027	\$14,800	1		
Panelboards Fused Disc Sw	10%			2026	\$2,400	5		
Molded Case Bkrs	10% 90%			2026	\$2,400	5 5	\$200	
	90%			2020	\$21,300	3	\$200	
Wiring Braided Cloth	80%	2-4	\$15,800	2052	* *	1		
Blaided Cloth			at : Severe, Area A		100%	1		
		-	ut The Building	gjeereu .	10070			
Thermonlastic	20%			2027	\$4,000	1		
Thermoplastic Motor Controllers	20%			2027	\$4,000	1		
Locally Mounted	100%			2025	\$48,400	5		
round	10070			2025	\$70,700	5		
Grounding Devices								
Generic	100%			LIFE	* *	5	\$100	
ighting	10070			LIIL		5	¢100	
Interior Lighting								
Fluorescent	98%			2022	\$14,500	10	\$5,700	
			tent : Light, Area					
	Location	i : Througho	ut The Building					
	Explana	tion : T-12 L	amps					
Incandescent	2%			2022	\$1,500	2		
Egress Lighting					÷)- >•			
Emergency, Battery	50%			2022	\$4,500	10	\$800	
Exit, Service	50%			2022	\$900	1		
Exterior Lighting								
HID	100%			2022	\$25,400	10		
Mechanical		Current R	epair	Futur	e Replacement	Μ	aintenance	
System Component	% of Total		Estimated Cost	Year FY	Estimated Cost	-	Estimated Cost	Priorit
Туре	Total	(Years)		ГХ		(Yrs)		
leating								
Energy Source								
Fuel Oil No 2	100%			2037	* *	5	\$2,000	
			: Light, Area Aff	ected : 1	00%			
	Location	ı : Outside B	oiler Room					

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

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

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

Mechanical		Current Repair Future Replacement			М			
System Component Type	% of Total	Fail Date Est (Years)			Estimated Cost		Estimated Cost	Priority
Heating								
Conversion Equipment Hot Water Boiler	Location	ervation, Exten : 1st Floor Me ion : 1 Unit, Re	chanical Roon	1	**	1	\$3,100	
Distribution Hot Wtr Piping/Pump	Corroded,	Now Extent : Moder : Throughout	\$1,000 rate, Area Affe	2026 cted : 25	\$9,800 %	4	\$300	
Terminal Devices Air Handler	Location	ervation, Exten : 1st Floor Me ion : 2 Units			\$62,000 : 70%	1	\$2,700	
Convector/Radiator	30%			2025	\$10,100	1	\$600	
Air Conditioning Energy Source Electricity	100%			2035	* *	1		
Conversion Equipment Window/Wall Unit No Component	90% 10%			2022	\$11,800	1		
/entilation Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$3,500	
Exhaust Fans Interior	100%			2022	\$22,400	2	\$200	
Plumbing H/C Water Piping							φ200	
Brass/Copper	100%			2037	* *	1		
Water Heater Electric	100%			2025	\$5,600	4		
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Sump Pump(s) Non-Submersible	On Extend	Now ed Life, Extent : Mechanical I		2037 Affected	* *	4	\$100	
Backflow Preventer Generic	100%			2027	¢1 600	1	\$400	
Fixtures Generic	100%			2027	\$1,600	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.

Print Date : 09-Sep-2020 DEPARTMENT FOR THE AGING - FY 2021

Asset Name	: CITY HALL NEIGHBORHOOD SEM	NIOR CENTER	
Address	: 100 GOLD ST. @ FRANKFORT ST.		
Borough	: MANHATTAN	Agency's Number	: N/A
Program / Asset #	: DFTA004.000 / 14138	Yr Built/Renovated	: 1970 / 2001
Area Sq Ft	: 20,831	Project Type	: AGING
Date of Survey	: 19-Jun-2018	Landmark Status	: NONE
Areas Surveyed	: Basement, Floors 1		
Block	: 94 Lot : 25	BIN	: 1001289

CAPITAL	FY 2022 - 2025	FY 2026 - 2031
Electrical		\$278,400
Total		\$278,400
Importance Code B		\$278,400
Total		\$278,400

EXPENSE	FY 2022	FY 2023	FY 2024	FY 2025
Interior Architecture	\$38,600			\$3,900
Electrical	\$1,800	\$1,900	\$1,900	\$1,600
Mechanical	\$400	\$800	\$8,800	\$800
Total	\$40,800	\$2,700	\$10,700	\$6,200
Importance Code B	\$34,500	\$2,700	\$10,700	\$6,200
Importance Code C	\$6,300			
Total	\$40,800	\$2,700	\$10,700	\$6,200



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.

DEPARTMENT FOR THE AGING - 125 CITY HALL NEIGHBORHOOD SENIOR CENTER

Asset # : 14138

$\begin{tabular}{ c $					150	A5501#.14			
Component Type Total (Vears) FY Intended on FY (Vears) FY Intended on (Vears) FY Intended on (Vears) FY Intended on (Vears) Intended on (Vears) FY Intended on (Vears) Intendedo		aintenance	Ma	Replacement	Futur	Repair	Current R		Architecture
	st Priorit	Estimated Cost	-	stimated Cost		Estimated Cost			Component
$ \begin{array}{ c c c c c c c c c c c c c c c c c c c$									terior
$ \begin{array}{c cccc} Cast in Place Concrete 5% & LIFE *** 5 $$3,400 \\ Ceramic Tile 5% 0-2 $1,600 2038 ** 5 $$800 \\ Cracking/Crumbling, Extent : Light, Area Affected : 5% \\ Location : Toilet Rooms And Kitchen \\ \hline \\ Quarry Tile 5% 2042 ** 5 $$2,300 \\ Vinyl Tile 80% 2034 ** 3 $$12,500 \\ Recent Repair Evident, Extent : Light, Area Affected : 50% \\ Location : Throughout \\ \hline \\ \hline \\ Interior Walls Ceramic Tile 5% 0-2 $$3,000 2038 ** 5 $$1,000 \\ Broken/Missing Elements, Extent : Light, Area Affected : 5% \\ Location : Kitchen \\ \hline \\ Glass: Single Pane 6 \\ Gypsum Board 90% 0-2 $$3,000 LIFE ** 5 $$1,000 \\ 90\% 0-2 $$3,300 LIFE ** 5 $$1,500 \\ Porken/Missing Elements, Extent : Light, Area Affected : 5% \\ Location : Kitchen \\ \hline \\ \hline \\ Ceilings \\ AcousTileSusp,Lay-In 8 \\ \hline \\ Exposed Concrete 5\% LIFE ** 5 $$22,300 \\ Staining/Discoloring, Extent : Light, Area Affected : 10% \\ Location : Administrative Office And Kitchen \\\hline \\ \hline \\ \hline$									
$ \begin{array}{c cccc} Ceramic Tile & 5\% & 0-2 & \$1,600 & 2038 & ** & 5 & \$800 \\ Cracking/Crumbling, Extent: Light, Area Affected : 5\% \\ Location: Toulet Rooms And Kitchen \\ \hline \\ Quarry Tile & \$\% & 2042 & ** & 5 & \$2,300 \\ Vinyl Tile & \$\% & 2034 & ** & 3 & \$12,500 \\ Recent Repair Evident, Extent : Light, Area Affected : 5\% \\ Location: Throughout \\ \hline \\ Ceramic Tile & \$\% & 0-2 & \$3,000 & 2038 & ** & 5 & \$1,000 \\ \hline \\ \hline \\ \hline \\ Ceramic Tile & \$\% & 0-2 & \$3,000 & 2038 & ** & 5 & \$1,000 \\ \hline $									
$\begin{tabular}{ c c c c c c c } \hline Cracking/Crumbling, Extent : Light, Area Affected : 5% \\ \hline Location : Toilet Rooms And Kitchen \\ \hline S\% & 2042 & ** & 5 & $$2,300 \\ 2034 & ** & 3 & $$12,500 \\ \hline Recent Repair Evident, Extent : Light, Area Affected : 50% \\ \hline Location : Throughout \\ \hline Interior Walls \\ Ceramic Tile & $5\% & 0-2 & $$3,000 & 2038 & ** & 5 & $$1,000 \\ Broken/Missing Elements, Extent : Light, Area Affected : 5% \\ \hline Location : Kitchen & $$$$$$$$$$$$$$$$$$$$$$$$$$$$$$$$$$$$.			
$\begin{tabular}{ c c c c c c c c c c c c c c c c c c c$)	\$800	5			Extent : Light, Are	Crumbling,	Cracking/O	Ceramic Tile
Recent Repair Evident, Extent : Light, Area Affected : 50% Location : Throughout Interior Walls Ceramic Tile 5% 0-2 \$3,000 2038 ** 5 \$1,000 Glass: Single Pane Gypsum Board 5% 0-2 \$3,000 2038 ** 5 \$1,500 Glass: Single Pane Gypsum Board 5% LIFE ** 5 \$1,500 Diagonal Cracks, Extent : Light, Area Affected : 5% Location : Entrance Corridor \$22,300 \$22,300 Ceilings AcousTileSusp.Lay-In Staining/Discoloring, Extent : Light, Area Affected : 10% \$14,800 Exposed Concrete 5% LIFE ** 5 \$200 Electrical Current Repair Future Replacement Mainteel Cost (Ys) Type % of Fail Date Estimated Cost Total Year Estimated Cost (Ys) Cycle Estimated Cost (Yrs) Siston Panelboards 100% 2039 ** 1 Panelboards 100% 2039 ** 1 Molded Case Bkrs 100% 2039 ** 1 Interior Lighting Fluorescent 98% 202)	\$2,300		* *					Quarry Tile
Interior Walls Ceramic Tile 5% 0.2 $\$3,000$ 2038 ** 5 $\$1,000$ Broken/Missing Elements, Extent : Light, Area Affected : 5% Location : KitchenLIFE** 5 $\$1,500$ Glass: Single Pane Gypsum Board 5% LIFE** 5 $\$1,500$ 90% 0.2 $\$3,300$ LIFE** 5 $\$1,500$ Diagonal Cracks, Extent : Light, Area Affected : 5% Location : Entrance Corridor 2042 ** 5 $\$14,800$ Ceilings Acous TileSusp.Lay-In Exposed Concrete 95% 2.4 $\$25,600$ 2042 ** 5 $\$14,800$ Staining/Discoloring, Extent : Light, Area Affected : 10% Location : Administrative Office And Kitchen 10% $114,800$ $114,800$ Electrical Vorm Component Type $?\%$ of Fail Date Estimated Cost TotalYear Estimated Cost FY $Cycle$ Estimated Cost (Yrs) $Cycle$ Estimated Cost (Yrs)Raceway Conduit Thermoplastic 100% 2039 $**$ 1 Molded Case Bkrs Inform Interior Lighting Fluorescent 100% 2039 $**$ 1 Panelboards Molded Case Bkrs 100% 2039 $**$ 1 $7*0$ 98% 2029 2029 $\$48,100$ 10 $\$18,700$ $7*0$ 98% 2029 2034 $**$ 10 $\$400$	1	\$12,500	3			-		Recent Rep	Vinyl Tile
$\begin{array}{c c} Ceramic Tile \\ Ceramic Tile$						001	. Iniougne	Locuiton	Interior Walls
$ \begin{array}{c c c c c c c c c c c c c c c c c c c $)	\$1,000	5				ssing Elem	Broken/Mi	
$ \begin{array}{c c c c c c c c c c c c c c c c c c c $)	\$1,500	5	* *	LIFE			5%	Glass: Single Pane
AcousTileSusp.Lay-In AcousTileSusp.Lay-In Maining/Discoloring, Extent : Light, Area Affected : 10% Location : Administrative Office And Kitchen**5\$14,800Exposed Concrete 5% LIFE**5\$200ElectricalCurrent RepairFuture ReplacementMaintenanceTypeMaintenanceYstem Total $\%$ of TotalFail Date (Years)Future ReplacementMaintenanceTypeMaintenanceYstem Conduit $\%$ of TotalFail Date (Years)Future ReplacementCycle (Yrs)Estimated Cost (Yrs)nder 600 Volts Raceway Conduit 100% 2039 **1Panelboards Molded Case Bkrs 100% 2037 **5\$500Wiring Thermoplastic 100% 2039 **1ighting Interior Lighting Fluorescent 98% 2029 \$48,10010\$18,700T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout 2034 **10\$400					LIFE	tent : Light, Area A	Cracks, Ext	90% Diagonal (e
AcousTileSusp.Lay-In AcousTileSusp.Lay-In Parelocation : Administrative Office And Kitchen 24 \$25,600 2042 \$14,800Exposed Concrete 5% Life $**$ 5 \$14,800Iccation : Administrative Office And Kitchen 10% $11FE$ $**$ 5 \$200Iccation : Administrative Office And Kitchen $11FE$ $**$ 5 \$200Iccation : Administrative Office And Kitchen $11FE$ $**$ 5 \$200Iccation : Administrative Office And Kitchen $11FE$ $**$ 5 \$200Iccation : Administrative Office And Kitchen $11FE$ $**$ 5 \$200Iccation : Administrative Office And Kitchen $11FE$ $**$ 5 \$200Iccation : Administrative Office And Kitchen $11FE$ $**$ 5 \$200Iccation : Administrative Office And Kitchen $11FE$ $**$ 5 \$200Iccation : Type 10% $11FE$ $**$ 5 \$200Iccation : 100% 2039 $**$ 1 Panelboards 100% 2039 $**$ 1 Molded Case Bkrs 100% 2039 $**$ 1 Wiring Interior Lighting Fluorescent 98% 2029 \$48,100 10 \$18,700 $T-8$ Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout 2034 $**$ 10 \$400									Ceilings
Exposed Concrete3%Eff E3\$200ElectricalCurrent RepairFuture ReplacementMaintenanceystem Component Type% of TotalFail Date Estimated Cost (Years)Year FYEstimated Cost (Yrs)Cycle Estimated Cost (Yrs)nder 600 Volts Raceway Conduit100%2039**1Panelboards Molded Case Bkrs100%2037**5\$500Wiring Thermoplastic100%2039**1Interior Lighting Fluorescent98%2029\$48,10010\$18,700T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout\$400\$400	1	\$14,800	5		ea Affecte	Extent : Light, Are	iscoloring,	Staining/D	AcousTileSusp.Lay-In
Electrical Current Repair Future Replacement Maintenance ystem Component Type % of Total Fail Date Estimated Cost Year Estimated Cost Cycle Estimated Cost nder 600 Volts Raceway Conduit 100% 2039 ** 1 Panelboards Molded Case Bkrs 100% 2037 ** 5 \$500 Wiring Thermoplastic 100% 2039 ** 1 ighting Interior Lighting Fluorescent 98% 2029 \$48,100 10 \$18,700 T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout 2034 ** 10 \$400)	\$200	5	* *	LIFE			5%	Exposed Concrete
ystem Component Type% of TotalFail Date Fail Date (Years)Stimated Cost FYCycle (Yrs)Estimated Cost (Yrs)Inder 600 Volts Raceway Conduit100%2039**1Panelboards Molded Case Bkrs100%2037**5\$500Wiring Thermoplastic100%2039**1Ighting Fluorescent100%2029\$48,10010\$18,700T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout2034**10\$400	·								`
Component TypeTotalDate Examined CostFYOutData Examined CostInder 600 Volts RacewayConduit100%2039**1PanelboardsMolded Case Bkrs100%2037**5Wiring Thermoplastic100%2039**1ghting Interior Lighting Fluorescent98%2029\$48,10010\$18,700T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout2034**10\$400		aintenance	Ma	Replacement	Futur	Repair	Current R		lectrical
Raceway ConduitConduit100%2039**1Panelboards Molded Case Bkrs100%2037**5\$500Wiring Thermoplastic100%2039**1ghting Interior Lighting Fluorescent98%2029\$48,10010\$18,700T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout2034**10\$400	st Priori	Estimated Cost	-	estimated Cost		Estimated Cost			Component
$\begin{tabular}{ c c c c c c c } \hline Conduit & 100\% & 2039 & ** & 1 \\ \hline Panelboards & & & & & \\ \hline Molded Case Bkrs & 100\% & 2037 & ** & 5 & \$500 \\ \hline Wiring & & & & & \\ \hline Thermoplastic & 100\% & 2039 & ** & 1 & & \\ \hline Interior Lighting & & & & & \\ \hline Interior Lighting & & & & & & \\ \hline Interior Lighting & & & & & & & \\ \hline Fluorescent & & 98\% & 2029 & \$48,100 & 10 & \$18,700 \\ \hline & & & & & & & & \\ \hline Fluorescent & & & & & & & \\ \hline Fluorescent & & & & & & & & \\ \hline & & & & & & & & & \\ \hline Fluorescent & & & & & & & & & \\ \hline & & & & & & & & &$									nder 600 Volts
$\begin{tabular}{ c c c c c c c c c c c c c c c c c c c$			1	* *	2039			100%	Conduit
$\begin{tabular}{ c c c c c c } \hline Thermoplastic & 100\% & 2039 & ** & 1 \\ \hline tring \\ Interior Lighting \\ Fluorescent & 98\% & 2029 & $48,100 & 10 & $18,700 \\ \hline $T-8 \ Lamps \ And \ Fixtures, \ Extent : Light, \ Area \ Affected : 100\% \\ \hline $Location : Throughout \\ \hline $Fluorescent & 2\% & 2034 & ** & 10 & $400 \\ \hline \end{tabular}$)	\$500	5	* *	2037			100%	Molded Case Bkrs
Interior Lighting Fluorescent 98% 2029 \$48,100 10 \$18,700 <i>T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout</i> \$100% \$400			1	* *	2039			100%	Thermoplastic
Fluorescent 98% 2029 \$48,100 10 \$18,700 T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : Throughout \$100% <									
T-8 Lamps And Fixtures, Extent : Light, Area Affected : 100% Location : ThroughoutFluorescent2%2034* * 10\$400	`	¢10 700	10	¢10 100	2020			000/	
	I	\$18,700	10			-		T-8 Lamps	Fluorescent
Compact Fluorescent Light, Extent : Light, Area Affected : 100% Location : Lobby	1	\$400	10			t Light, Extent : Lig		Compact F	Fluorescent
Egress Lighting									Egress Lighting
Exit, Battery 100% 2029 \$20,500 10 \$1,400)	\$1,400	10	\$20,500	2029			100%	Exit, Battery

Alarm

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

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

DEPARTMENT FOR THE AGING - 125 CITY HALL NEIGHBORHOOD SENIOR CENTER

Asset # : 14138

Electrical		Current I	Repair	Futur	e Replacement	M	laintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
larm								
Security System	5 00/							
No Component	50% 50%			2020	\$22 COO	1	\$2,000	
Generic			Extent : Light, Area	2029 a Affected	\$33,600	1	\$3,900	
			a, Hallways	a ngjeeteu	. 10070			
		•	V Surveillance Ca	meras				
Fire/Smoke Detection								
Generic, Digital	100%			2029	\$230,300	1-3	\$12,800	
		servation, E 1 : Through	Extent : Light, Area	а Ајјестеа	: 100%			
			e Lights, Horns A	nd Manua	al Pull Stations			
	Linpranta		• 218.000, 110.000 11					
Mechanical		Current I	Repair	Futur	e Replacement	Μ	laintenance	
System Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priorit
Туре	Total	(Years)		FY		(Yrs)		
Ieating								
Energy Source								
Not Accessible	100%							
			Extent : Light, Area	a Affected	: 0%			
		1 : Through tion : Utilit	out ies Supplied Fron	Ruilding				
Conversion Equipment	Блрійни		ies Supplied 1701	i Dunung				
Not Accessible	100%							
			Extent : Light, Area	a Affected	: 0%			
		1 : Through						
~ ***	Explana	tion : Utilit	ies Supplied Fron	ı Building				
Air Conditioning								
Energy Source Not Accessible	100%							
			Extent : Light, Are	a Affected	: 0%			
	Location	1 : Through	out					
	Explana	tion : Utilit	ies Supplied Fron	ı Building				
Conversion Equipment	1000/							
Not Accessible	100%		Sutant Light Ang	a Affaatad	. 00/			
		servation, E 1 : Through	Extent : Light, Area out	a Affectea	. 070			
			ies Supplied From	ı Building				
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2	\$27,100	
Terminal Devices								
Not Accessible	100%							
Heat Rejection Not Accessible	100%							
/entilation	10070							
Distribution								
Distribution								

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

DEPARTMENT FOR THE AGING - 125 CITY HALL NEIGHBORHOOD SENIOR CENTER

Asset # : 14138

Mechanical	Current Repair	Future Repla	cement	Μ	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	d Cost Year Estima FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Ventilation						
Exhaust Fans						
Not Accessible	100%					
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2049	* *	1		
Water Heater						
Not Accessible	100%					
	Other Observation, Extent : Lig	ht, Area Affected : 0%				
	Location : Throughout					
	Explanation : Utilities Supplie	d From Building				
HW Heat Exchanger						
Not Accessible	100%					
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Backflow Preventer						
Not Accessible	100%					
Fixtures						
Generic	100%					
Fire Suppression						
Sprinkler						
Generic	100%	2049	* *	1-2	\$5,800	
Fire Pump						
Not Accessible	100%					
Chemical System						
No Component	98%					
Generic	2%	2027	\$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.

Print Date : 09-Sep-2020 DEPARTMENT FOR THE AGING - FY 2021

Asset Name	: COUNCIL CTR. FOR SENIOR CITIZ	ZENS	
Address	: 1001 QUENTIN ROAD @ E.10 ST		
Borough	: BROOKLYN	Agency's Number	: N/A
Program / Asset #	: DFTA014.000 / 14457	Yr Built/Renovated	: 1931 / 2002
Area Sq Ft	: 33,700	Project Type	: AGING
Date of Survey	: 18-Jul-2019	Landmark Status	: NONE
Areas Surveyed	: Basement, Roof, Floors 1,2,3,4,5		
Block	: 6642 Lot : 45	BIN	: 3176314

CAPITAL	FY 2022 - 2025	FY 2026 - 2031
Exterior Architecture	\$180,100	\$239,800
Interior Architecture		\$398,300
Electrical	\$223,600	\$350,900
Mechanical		\$557,200
Total	\$403,700	\$1,546,200
Importance Code A	\$180,100	\$319,100
Importance Code B	\$223,600	\$1,227,100
Total	\$403,700	\$1,546,200

EXPENSE	FY 2022	FY 2023	FY 2024	FY 2025
Exterior Architecture	\$51,700	\$2,100	\$2,100	\$300
Interior Architecture	\$15,200	\$2,200	\$5,500	\$25,100
Electrical	\$44,000	\$1,700	\$1,900	\$74,500
Mechanical	\$2,700	\$1,700	\$18,500	\$31,500
Elevators/Escalators	\$14,800	\$14,800	\$14,800	\$14,800
Total	\$128,300	\$22,500	\$42,700	\$146,200
Importance Code A	\$62,200	\$3,700	\$3,700	\$2,000
Importance Code B	\$51,000	\$17,800	\$39,000	\$144,200
Importance Code C	\$15,200	\$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.

Asset # : 14457

chitecture		Current F	Repair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
erior								
Exterior Walls		.	¢.co. 5 00		ale ale	-	\$21.2 00	
Masonry: Brick		Now	\$68,500	LIFE	× *	5	\$21,300	
			derate, Area Affec r Facade At Terra)			
Masonry: Marble		Now	\$111,600	LIFE	* *	5	\$2,300	
		-	ents, Extent : Mod	erate, Ar	ea Affected : 5%			
		: Through			166			
	-	: Through	d, Extent : Moderd	iie, Area	Affectea : 90%			
		-			* *		.	
Stucco Cement		Now	\$17,600	2043		5	\$5,700	
			derate, Area Affec Egogdo At Torra)			
		: 4th Flooi	r Facade At Terra					
Stucco Cement	5%		1	2043	× *	5	\$3,800	
			derate, Area Affec)			
TT 7' 1	Location	: Various I	Locations, East Fa	cade				
Windows	1000/			2020	0104 100	-	¢ 4, 100	
Aluminum	100%			2029	\$184,100	5	\$4,100	
Parapets Masonmy Driek	750/	Nam	¢22.000	LIEE	* *	5	¢1 000	
Masonry: Brick		Now Extent : Mo	\$32,900 derate, Area Affec	LIFE		5	\$1,800	
		: Through		ieu . 50%	,			
		-	nt : Moderate, Are	a Affecte	$d \cdot 15\%$			
		: Through		u njjecile	u . 1570			
Metal Panel	7%			2050	* *	5	\$600	
Pre-Cast Concrete	3%			LIFE	* *	5	\$000 \$400	
Stucco Cement	3% 10%	Now	\$800	2043	* *	5	\$300	
			, Extent : Moderat			5	\$300	
					Facades, Beams A	t Terrac	е	
Stucco Cement	5%			2043	* *	5	\$300	
Succo Celliciit	-	am Surface	, Extent : Moderat			5	\$300	
		: East Fac		с, лиси А	JJCCCCU . 570			
Roof	200411011	uc						
Cast in Place Concrete	5%	Now	\$300	LIFE	* *			
			ings, Extent : Mod		ea Affected : 15%			
		-	r Edges Of Entran		**			
Plaza Roof: Stone Panels			g , <u></u>	2050	**			
Roll Roofing	s 20% 75%			2030	\$55,700	5	\$21,000	
Kun Kuuning		xtent · Moo	lerate, Area Affect		\$55,700	5	φ21,000	
		: Through	00					
			tent : Moderate, A	rea Affect	ted : 35%			
	-	: Roof Pen						
		5						
Soffits								

Interior

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

Asset	#	:	1	4457
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Architecture		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Floors								
Ceramic Tile	5%			2033	* *	5	\$2,500	
Quarry Tile	5%			2035	* *	5	\$3,800	
Vinyl Tile	87%			2030	\$398,300	3	\$16,500	
Wood	3%			2045	* *	5	\$2,800	
Interior Walls						_		
Ceramic Tile	5%			2033	* *	5	\$2,000	
Concrete Masonry Unit	5%		¢15 000	LIFE	* *	5	\$800	
Gypsum Board	87% Paint Peel		\$15,200 : Moderate, Area	LIFE Affected		5	\$20,500	
	Location	: Various	Locations					
Mosaic Tile	3%			LIFE	* *			
Ceilings								
AcousTileConcealSpLn	5%			2035	* *	5	\$3,200	
AcousTileSusp.Lay-In	80%			2035	* *	5	\$40,400	
Exposed Concrete	2%			LIFE	* *	5	\$200	
Exposed Struc: Steel	3%			LIFE	* *			
Gypsum Board	10%			LIFE	* *	5	\$6,300	
ite Enclosure								
Fence/Gates								
Chain Link			xtent : Moderate, 2 Area	2040 Area Affe	* * cted : 20%			
Concrete Masonry Unit	50%			2050	* *			
Concrete Musonity Chit	Graffiti, E		lerate, Area Affecto h Street					
ite Pavements	Location	. Dust 100	. 51,001					
Public Sidewalk								
Cast in Place Concrete	100%			2035	* *			
	-	Crumbling, : Through	Extent : Moderate out	e, Area Aj	ffected : 10%			
On-Site Walkways								
Cast in Place Concrete	100%			2035	* *			
Electrical		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts Service Equipment Fused Disc Sw	Location	ervation, E : Electrica	\$8,900 ixtent : Light, Area al Room ameplate Available			5 nt Enclos	\$100 ure Present Sign	
Switchgear / Switchboard Fused Disc Sw	100%			2030	\$104,300	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.

Asset # : 14457

Electrical		Current F	Repair	Futur	e Replacement	М	aintenance	
System	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priorit
Component	Total	(Years)		FY		(Yrs)		
Туре								
nder 600 Volts								
Raceway	000/			2020	¢50,500	1		
Conduit	90%			2030	\$50,500 * *	1		
Conduit	10%			2040	4. 4.	1		
Panelboards	50/			2020	* *	~		
Fused Disc Sw	5%			2038	* *	5		
Molded Case Bkrs	5%			2038		5	\$900	
Molded Case Bkrs	90%			2029	\$71,800	5	\$800	
Wiring	000/			2020	¢(2,000	1		
Thermoplastic	90%			2030	\$63,900 * *	1		
Thermoplastic	10%			2040	* *	1		
Motor Controllers	1000/			••••	¢ (0, (00)	-	\$2 00	
Locally Mounted	100%			2028	\$48,400	5	\$200	
round								
Grounding Devices	1000/	2.4	¢10.200	LIPP	* *	-	¢500	
Generic	100%	2-4	\$10,200	LIFE		5	\$500	
			Extent : Moderate, 2	Area Affe	ected : 100%			
		: Basemen						
1	Explanat	tion : Corre	oded					
ghting								
Interior Lighting	0.50/			2025	* *	10	\$2 (200	
Fluorescent	85%	F		2035		10	\$26,300	
			Extent : Light, Area	Ajjecieu	. 100%			
		-	out Building					
	-	10n : 1-8 L	amp Type Fixtures		Satisfactory Condit			
Fluorescent	15%			2030	\$11,900	10	\$4,600	
	-		t Light, Extent : Lig	ght, Area	Affected : 100%			
	Location	: Hallway.	S					
Egress Lighting								
Emergency, Battery	50%			2030	\$24,300	10	\$4,100	
Exit, Battery	50%			2030	\$16,600	10	\$1,100	
Exterior Lighting					.			
Fluorescent	10%		•.• -	2030	\$11,500	10	\$300	
	•		t Light, Extent : Lig	ght, Area	Affected : 100%			
	Location	: Outside						
Fluorescent	20%	0-2	\$23,100	2040	* *			
	Other Obs	ervation, E	Extent : Light, Area	Affected	: 100%			
	Location	: Fifth Flo	or Outdoor Area.					
	Explanat	ion : Fixtu	res Are Old With L	Deteriora	ted Lenses.			
HID	10%			2025	\$13,600	10		
No Component	60%							
larm								
Security System								
No Component	70%							
Generic	30%			2025	\$32,700	1	\$3,800	
		ervation, E	Extent : Light, Area					
			0					
	Location	: Hallway.	s And Activity Room	ns				

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

Asset # : 14457

	A3561#.			
Electrical System	Current Repair % of Fail Date Estimated Cos	Future Replacement	Maintenance Cycle Estimated Cost	Priority
Component Type	Total (Years)	FY	(Yrs)	
Alarm Fire/Smoke Detection				
No Component	40%			
Generic, Analog	60%	2025 \$223,600	1-3 \$12,800	
Generic, Amalog	Other Observation, Extent : Light, Ar	. ,	15 \$12,000	
	Location : Throughout The Building			
	Explanation : Manual Pull Stations,		ectors	
Mechanical	Current Repair	Future Replacement	Maintenance	
System	% of Fail Date Estimated Cos	t Year Estimated Cost	Cycle Estimated Cost	Priority
Component	Total (Years)	FY	(Yrs)	
Туре				
Heating				
Energy Source	1009/	2050 **	1	
Electricity	100%	2050 **	1	
Conversion Equipment	1009/	2020 \$70.400	1 \$16.700	
Furnace	100%	2030 \$79,400	1 \$16,700	
	Other Observation, Extent : Light, Ar Location : Roof	eu Ajjecieu : 100%		
	·	nits Heat / Cool With Interior	Electric De heat Coils	
Distribution	Explanation : 6 Rooftop Package U	nus men / Coor with mierlor	Electric Re-neur Colls	
Distribution Ductwork/Diffusers	100%	LIFE **	2-5 \$18,800	
Air Conditioning	10070		2-5 \$10,000	
Energy Source				
Electricity	100%	2046 **	1	
Conversion Equipment	10070	2010	1	
Ext Pkg Unit -	100%	2030 \$421,900	2 \$2,100	
Heating/Cooling	10070	2050 0121,900	2 \$2,100	
Distribution				
Ductwork/Diffusers	100%	LIFE **	2 \$43,800	
Ventilation			_ \$10,000	
Distribution				
Ductwork/Diffusers	100%	LIFE **	2-5 \$18,800	
Exhaust Fans			. ,	
Roof	100%	2030 \$55,900	2 \$1,000	
Plumbing				
H/C Water Piping				
Brass/Copper	100%	2050 **	1	
Water Heater				
Electric	100%	2025 \$29,700	4 \$200	
	Other Observation, Extent : Light, Ar	ea Affected : 100%		
	Location : Basement			
	Explanation : 120 Gallon Water He	ater With Two Additional 120) Gallon Storage 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.

Asset # : 14457

Mechanical	Current Repair	Future Re	placement	Μ	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Esti FY	mated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Sump Pump(s)						
Non-Submersible	100%	2030	\$5,100	4	\$1,100	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Ligh	t, Area Affected : 100	0%			
	Location : Two Units From 1st	To 5th Floor, One U	Init From Bas	ement T	o 5th Floor	
	Explanation : 3 Units					
Fire Suppression						
Chemical System						
No Component	90%					
Generic	10%	2028	\$2,800	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.

\$50,800

DEPARTMENT FOR THE AGING - FY 2021 Print Date : 09-Sep-2020

Asset Name Address		PEN DOOR SE RAND ST. AKA		NTER CONDOMINIUM		
Borough Program / Asset # Area Sq Ft Date of Survey Areas Surveyed	: MANH : DFTA0 : 45,442 : 20-Nov : Basemo	IATTAN 005.000 / 14139 -2018 ent, Floors 1		Agency's Number Yr Built/Renovated Project Type Landmark Status	: N/A : 1909 / 2015 : AGING : NONE	
Block	: 472	Lot	: 7501	BIN	: 1075959	
CAPITAL				FY 2022 - 2025		FY 2026 - 2031
Electrical				\$78,300		
Mechanical						\$170,100
Total				\$78,300		\$170,100
Importance Code	В			\$78,300		\$170,100
Total				\$78,300		\$170,100
EXPENSE			FY 2022	FY 2023	FY 2024	FY 2025
Interior Architect	ure		\$39,900	\$5,100	\$1,300	\$8,900
Electrical			\$16,600	\$2,600	\$2,200	\$5,800
Mechanical			\$32,500	\$5,300	\$10,100	\$32,200
Elevators/Escalat	ors		\$3,900	\$3,900	\$3,900	\$3,900
Total			\$92,900	\$17,000	\$17,600	\$50,800
Importance Code	А		\$2,500	\$1,100	\$2,500	\$1,200
Importance Code	В		\$87,600	\$15,800	\$13,800	\$49,600
Importance Code	С		\$2,800		\$1,300	

\$92,900



Total



\$17,000

\$17,600

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

Asset #: 14139

		Asset # : 14					
Architecture	C	urrent Repair	Futur	e Replacement	M	laintenance	
System Component Type		il Date Estimated Cost Zears)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior							
Windows							
Wood	100%		2046	* *	5		
nterior							
Floors	200/ 3	t #27.1 00	2026	¢105.400	2	#20 400	
Carpet	Location : C Worn/Eroded	npact Damage, Extent : M Offices And Library Extent : Moderate, Area			3 0%	\$20,400	
		Offices And Library					
Cast in Place Concrete	20%		LIFE	* *	5	\$29,800	
	Paint Peeling Location : B	, Extent : Moderate, Area Pathrooms	Affected	: 30%			
Terrazzo	35%		LIFE	* *	5	\$18,600	
	-	mbling, Extent : Light, Ar Corridor, Near Multi-purp					
Traffic Topping	5%		2035	* *	5	\$4,300	
	Location : k	ation, Extent : Light, Area Citchen : Fluid Applied Epoxy Re	a Affected			. ,	
Vinyl Tile	20%		2035	* *	3	\$5,100	
Interior Walls	-				-	<i>4-)</i>	
Ceramic Tile	10%		2039	* *	5	\$2,500	
Folding Partition	5%		2046	* *	5	\$3,100	
Glass: Single Pane	35%		LIFE	* *	5	\$6,600	
Gypsum Board	50% N	low \$2,800	LIFE	* *	5	\$7,500	
	Location : E	oloring, Extent : Moderate Slectrical Room . Extent : Moderate, Area	-	-			
	Location : E	Electrical Room					
Ceilings							
AcousTileSusp.Lay-In	10%		2043	* *	5	\$6,800	
Exposed Concrete	20%		LIFE	* *	5	\$2,100	
Glass: Susp Panels	30% Other Observ Location : T	ation, Extent : Moderate, . hroughout	LIFE Area Affe	* * ected : 100%			
	Explanation	: This Component Is Actu	ually Fibe	er Glass Suspended	l Panels		
Gypsum Board	15%		LIFE	**	5	\$12,800	
Plaster	25%		LIFE	* *	5	\$10,600	
ite Enclosure	_						
Retaining Walls							
Masonry: Fieldstone	100%		2040	* *			
ite 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.

Asset # : 14139

Electrical	Current Repair	Future Rep	placement	Μ	laintenance	
System Component Type	% of Fail Date Estimated Total (Years)	l Cost Year Esti FY	mated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment Fused Disc Sw	100% Other Observation, Extent : Moa Location : Electrical Room	2050 lerate, Area Affected	* * : 100%	5	\$200	
	Explanation : Main Service Sw	itch Rated At 3,000 A	mperes			
Switchgear / Switchboard Fused Disc Sw	100%	2050	* *	5	\$200	
Raceway Conduit	100%	2050	* *	1		
Panelboards Fused Disc Sw	10%	2038	* *	5	\$100	
Molded Case Bkrs	90%	2046	* *	5	\$1,100	
Wiring Thermoplastic	100%	2050	* *	1		
Motor Controllers Locally Mounted Variable Frequency Drive	95% 5%	2043 2043	* * * *	5	\$300	
Dire	Other Observation, Extent : Ligh Location : Basement Explanation : For Dry Coolers		0%			
Ground Grounding Devices	100%					
Not Accessible tand-by Power	100%					
Transfer Switches						
Automatic	100%	2035	* *	1	\$14,000	
ighting Interior Lighting	1001/	2025	* *	10		
Fluorescent	100% Compact Fluorescent Light, Exte Location : 1st Floor And Basen			10	\$41,700	
	Motion Sensors in Use, Extent : A Location : Basement		100%			
	T-8 Lamps And Fixtures, Extent Location : 1st Floor And Basen		l : 100%			
Egress Lighting						
Emergency, Battery	30%	2035	* *	10	\$3,300	
Exit, LED Exit, Service	30% 40%	2058 2035	* *	1 1		
Exterior Lighting	ע/ עד	2033		1		
HID	20%	2025	\$36,600	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.

Asset # : 14139

		AS	set # : 14	139				
Electrical		Current Repa	ir	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Est (Years)	imated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
larm								
Security System								
No Component	80%							
Generic		Now	\$14,700	2035	* *	1	\$3,100	
		Damaged, Exten : Throughout	t : Moaerate, 1	area Affe	ected : 100%			
		ervation, Exten	· Light Area	Affactad	· 100%			
		: Basement, 1st	-	лујестеи	. 10070			
		tion : Surveillan		stem				
Fire/Smoke Detection	Luptana							
No Component	80%							
Generic, Digital	20%			2035	* *	1-3	\$5,600	
Mechanical		Current Repa			e Replacement		aintenance	
System Component	% of	Fail Date Est	imated Cost		Estimated Cost	•	Estimated Cost	Priorit
Туре	Total	(Years)		FY		(Yrs)		
leating								
Energy Source								
Electricity	50%			2050	* *	1		
Natural Gas	50%			2050	* *	1		
Conversion Equipment	250/			2022	* *	1	¢5 (00	
Heat Exchanger, Plate & Frame	25%			2033		1	\$5,600	
Heat Pump Air Sourced	50%			2028		2	\$7,000	
		ervation, Exten	: Light, Area		: 100%	-	\$7,000	
		: Throughout E	-	55				
	Explana	tion : Water Sou	rced Heat Pun	nps Obse	erved			
Hot Water Boiler	25%			2035	* *	1	\$5,600	
	Other Obs	ervation, Extent	: Light, Area	Affected	: 100%			
	Location	: Basement						
	Explana	tion : 2 Units						
Distribution								
Hot Wtr Piping/Pump	100%			2038	* *	4	\$3,400	
Terminal Devices	250/	N	¢17.000	2020	¢170,100	1	\$2 200	
Fan Coil Unit/Heat		Now oning, Extent : S	\$17,000	2030	\$170,100	1	\$3,300	
	•	n : 1st Floor Con		jecieu.	10/0			
No Component	75%		7					
ir Conditioning	1570							
Energy Source								
Electricity	100%			2046	* *	1		
Heat Rejection								
Not Accessible	100%							
entilation								
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$25,300	

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

Asset # : 14139

NA 1 1 1		cement Maintenance						
Mechanical		Current I	Repair	Future	e Replacement	Μ		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
Ventilation								
Exhaust Fans								
Interior	10%			2030	\$16,200	2	\$100	
No Component	90%							
Plumbing								
H/C Water Piping	1000/		¢ < 000	2010	* *			
Brass/Copper		Now	\$6,800	2040		1		
		ent, Extent 1 : 1st Floo	: Severe, Area Affe	ected : 5%	0			
Water Heater	Locution	1. <i>151 F100</i>	r Kilchen					
Gas Fired	100%			2025	\$27,700	2	\$700	
Sanitary Piping	10070			2023	\$27,700	2	\$700	
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping	10070			DILL		1		
Not Accessible	100%							
Sump Pump(s)	10070							
Non-Submersible	100%			2030	\$6,900	4	\$1,400	
Sewage Ejector(s)					. ,		. ,	
Electric	100%			2030	\$13,100	4	\$2,700	
Backflow Preventer								
Generic	100%			2035	* *	1	\$2,800	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators	1000/				* *			
Hydraulic	100%			LIFE				
			Extent : Light, Area nt To 2nd Floor	Ajjeciea	: 100%			
		tion : 1 Un						
Fire Suppression	Блрійни							
Standpipe								
Generic	100%			2056	* *	1-5	\$22,900	
Sprinkler						-	. ,	
Generic	100%			2056	* *	1-2	\$12,700	
Fire Pump							-	
Generic	100%			2039	* *	1	\$8,500	
			Extent : Light, Area	Affected	: 100%			
		: Basemen						
	Explana	tion : Fire	Pump Serves The E	Entire Fac	cility			

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

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

Print Date : 09-Sep-2020 DEPARTMENT FOR THE AGING - FY 2021

Asset Name		SS HILLS SENIOR CEN					
Address		LTON STREET @ LOG		N T ()			
Borough	: BROOK		Agency's Number				
Program / Asset #		3.000 / 14456		Yr Built/Renovated : 1971 / 2005			
Area Sq Ft	: 19,914		Project Type	: AGING			
Date of Survey	: 28-Feb-2	019	Landmark Status	: NONE			
Areas Surveyed	: Roof, Flo	oors 1,2					
Block	: 4140	Lot : 13	BIN	: 3092631			
CAPITAL			FY 2022 - 2025		FY 2026 - 2031		
Exterior Architec	ture		\$77,900				
Electrical			\$31,900		\$100,700		
Mechanical			\$234,100		\$296,400		
Total			\$343,800		\$397,100		
Importance Code	А		\$77,900				
Importance Code			\$266,000		\$397,100		
Total			\$343,800		\$397,100		
EXPENSE		FY 2022	FY 2023	FY 2024	FY 2025		
Exterior Architec	ture	\$26,500	\$900		\$1,000		
Interior Architect	ure		\$19,300	\$2,300	\$1,100		
Electrical		\$1,400	\$1,900	\$1,400	\$13,900		
Mechanical		\$6,900	\$300	\$8,400	\$18,000		
Site Pavements		\$8,200					
Elevators/Escalat	ors	\$3,900	\$3,900	\$3,900	\$3,900		
Total		\$47,000	\$26,300	\$16,000	\$38,000		
Importance Code	А	\$26,500	\$900		\$1,100		
Importance Code	В	\$12,300	\$25,400	\$14,500	\$36,900		
Importance Code	С	\$8,200		\$1,500			
Total		\$47,000	\$26,300	\$16,000	\$38,000		



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

Asset # : 14456

A55et # . 14450											
Architecture		Current	Repair	Futur	e Replacement	Μ	aintenance				
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit			
xterior											
Exterior Walls											
Masonry: Brick Cavity			nt, Extent : Light, A out Elevations	LIFE Irea Affe	* * cted : 30%	5	\$10,200				
Metal Sect. OHD	5%			2043	* *	5	\$1,800				
Slate Panels	5% Broken/Mi	Now issing Elen : Window	\$9,500 hents, Extent : Mod Sills	LIFE	* * ea Affected : 40%	5	\$400				
Windows											
Aluminum		-	\$9,600 Extent : Moderate, A ve Metal Grilles	2038 Area Affe	* * ected : 15%	5	\$1,100				
Metal Louvers		0-2 /Rusting, E : All Louv	\$1,500 Extent : Moderate, 2 ers	2033 Area Affe	* * ected : 50%						
Parapets											
Masonry: Brick Cavity	15%			LIFE	* *	5	\$1,600				
Masonry: Limestone		0-2 ar Miss/Ei : Through	\$5,900 od, Extent : Moder out	LIFE •ate, Area	* * a Affected : 50%	5	\$1,300				
Metal Panel	5%			2050	* *	5	\$2,000				
Metal: Cage/Fence		0-2 /Rusting, E : Through	\$77,900 Extent : Moderate, 2 out	2035 Area Affe	* * ected : 100%	5	\$23,700				
Roof											
Modified Bitumen		place Evid : Main Ro	ent, Extent : Light, of	2038 Area Aff	* * Sected : 100%	10	\$23,400				
Single Ply Membrane	20%			2038	* *	10	\$5,900				
	Location	: Lower B	Extent : Light, Area alcony Roof								
	Location	: Lower B	Extent : Light, Area alcony Roof								
	Explana	tion : This	Is Actually A Fluid	Applied	Roof System						
Soffits Cement-Fiber Panel	100%			2030		10					
nterior	10070			2030		10					
Floors											
Cast in Place Concrete	2%			LIFE	* *	5	\$1,300				
Ceramic Tile	270 5%			2039	* *	5	\$1,500				
Quarry Tile	10%			2037	* *	5	\$4,500				
						2	ψ 1,200				
Sheet Vinyl/Rubber	5%			2035	* *	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.

Asset # : 14456

rrent Repair Date Estimated Cost ears) Evident, Extent : Light, A crious Rooms Evident, Extent : Light, crious Rooms ting, Extent : Moderate, A crking Area	Year I FY 2039 LIFE LIFE Area Affect 2043 Area Affect LIFE 2040	** cted : 20% ** **		aintenance Estimated Cost \$3,100 \$600 \$15,600 \$28,300 \$200	Priorit
ears) Evident, Extent : Light, A prious Rooms e Evident, Extent : Light, prious Rooms ting, Extent : Moderate, A	FY 2039 LIFE LIFE Area Affect 2043 Area Affect LIFE 2040	** ** ed : 25% ** cted : 20% **	(Yrs) 5 5 5 5	\$3,100 \$600 \$15,600 \$28,300	Priorit
rious Rooms 2 Evident, Extent : Light, 1 rious Rooms 1 ting, Extent : Moderate, 2	LIFE LIFE 2043 Area Affect LIFE 2040	** ** cted : 25% ** ** **	5 5 5	\$600 \$15,600 \$28,300	
rious Rooms 2 Evident, Extent : Light, 1 rious Rooms 1 ting, Extent : Moderate, 2	LIFE LIFE 2043 Area Affect LIFE 2040	** ** cted : 25% ** ** **	5 5 5	\$600 \$15,600 \$28,300	
rious Rooms 2 Evident, Extent : Light, 1 rious Rooms 1 ting, Extent : Moderate, 2	LIFE LIFE 2043 Area Affect LIFE 2040	** ** cted : 25% ** ** **	5 5 5	\$600 \$15,600 \$28,300	
rious Rooms 2 Evident, Extent : Light, 1 rious Rooms 1 ting, Extent : Moderate, 2	LIFE Area Affecto 2043 Area Affec LIFE 2040	** eed : 25% ** cted : 20% ** **	5	\$15,600 \$28,300	
rious Rooms 2 Evident, Extent : Light, 1 rious Rooms 1 ting, Extent : Moderate, 2	2043 Area Affect LIFE 2040	red : 25% ** cted : 20% ** **	5	\$28,300	
rious Rooms 2 Evident, Extent : Light, 1 rious Rooms 1 ting, Extent : Moderate, 2	2043 Area Affec LIFE 2040	** cted : 20% ** **	-		
ting, Extent : Moderate, 2	Area Affec LIFE 2040	cted : 20% ** **	-		
ting, Extent : Moderate, 2	Area Affec LIFE 2040	cted : 20% ** **	-		
ting, Extent : Moderate, 2	LIFE 2040	* *	5	\$200	
-	2040	* *	5	\$200	
-					
-					
-	Area Affeci	ted : 50%			
-					
	2035	* *			
	2035	* *			
	2000				
ow \$8,200 abling, Extent : Moderate wrking Area	2033 e, Area Affe	* * Sected : 30%			
rrent Repair	Future	Replacement	м	aintenance	
Date Estimated Cost ears)					Priorit
	bling, Extent : Moderate rking Area rrent Repair Date Estimated Cost	2035 DW \$8,200 2033 bling, Extent : Moderate, Area Aff rking Area Trent Repair Future Date Estimated Cost Year	2035 ** DW \$8,200 2033 ** bbling, Extent : Moderate, Area Affected : 30% ** rking Area Future Replacement Date Estimated Cost ears) Year Estimated Cost FY	2035 * * DW \$8,200 2033 * * bbling, Extent : Moderate, Area Affected : 30% * rking Area Future Replacement M Date Estimated Cost ears) Year Estimated Cost FY Cycle (Yrs)	2035 * * ow \$8,200 2033 * * obling, Extent : Moderate, Area Affected : 30% ** rking Area ** rrent Repair Future Replacement Maintenance Date Estimated Cost Year Estimated Cost Cycle Estimated Cost

Location : Electrical Room

Explanation : Main Service Disconnect Switch Rated At 600 Amperes

Switchgear / Switchboard					
Fused Disc Sw	100%	2030	\$86,600	5	\$100
Raceway					
Conduit	90%	2050	* *	1	
Conduit	10%	2030	\$2,400	1	
Panelboards					
Fused Disc Sw	5%	2046	* *	5	
Molded Case Bkrs	95%	2046	* *	5	\$500
Wiring					
Thermoplastic	90%	2050	* *	1	
Thermoplastic	10%	2030	\$2,600	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.

Asset # : 14456

		F. 14450					
Electrical	Current Repair	Future Replacement	Future Replacement Maintenance				
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priorit			
Under 600 Volts							
Motor Controllers							
Locally Mounted	100%	2043 **	5 \$100				
Ground							
Grounding Devices							
Not Accessible	100%						
Lighting							
Interior Lighting Fluorescent	68%	2025 \$31,900	10 \$12,400				
Fluorescent	T-12 Lamps And Fixtures, Extent		10 \$12,400				
	Location : Throughout The Buil						
Electronic	30%		10 \$5,500				
Fluorescent	30% T-8 Lamps And Fixtures, Extent :		10 \$5,500				
	Location : Activity Rooms And						
Incondescent	2%	· ·	2				
Incandescent	2%	2030 \$4,700	2				
Egress Lighting Emergency, Battery	50%	2030 \$14,300	10 \$2,400				
Exit, Service	50%	2030 \$14,500 2035 **	1 \$2,400				
Exterior Lighting	3070	2035	1				
HID	25%	2030 \$20,100	10				
Incandescent	5%	2030 \$3,400	2				
No Component	70%						
Alarm							
Security System							
No Component	60%						
Generic	40%	2035 **	1 \$3,000				
	Other Observation, Extent : Light						
	Location : Activity Rooms And						
	Explanation : CCTV Surveillan	ce Cameras					
Fire/Smoke Detection	1000/	2035 **	1.2 012.200				
Generic, Digital	100% Other Observation, Extent : Ligh	2033	1-3 \$12,300				
	Location : Throughout The Buil						
		, Strobe Lights, Manual Pull Statio	ons And Rells				
	Explanation : Smoke Delectors,	Shooe Eignis, manaar 1 an Start					
Mechanical	Current Repair	Future Replacement	Maintenance				
System	% of Fail Date Estimated	Cost Year Estimated Cost	Cycle Estimated Cost	Priority			
Component	Total (Years)	FY	(Yrs)	11101103			
Туре							
Heating							
Energy Source	1000/	2050 * *	1				
Electricity	100%	2050 **	1				
Terminal Devices Convector/Radiator	5%	2035 **	1 \$300				
No Component	5% 95%	2055	ı \$300				
No Component	9576 Other Observation, Extent : Light	t Area Affected · 0%					
	Location : Mechanical Rooms	, 11 cu 11jecicu . 070					
	Explanation : Units Indicated U	Inder Air Conditioning Section					
	Expranation . Onlis Indicated C	mae In Commoning Seculi					

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

Asset # : 14456

lechanical		Current F	Kepair	Futur	e Replacement	М	Maintenance		
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
r Conditioning								•	
Energy Source Electricity	100%			2046	* *	1			
Conversion Equipment	10070			2040		1			
Int Pkg Unit - Heating/Cooling	70%			2031	\$296,400	2	\$900		
Int Pkg Unit - Heating/Cooling	20%			2024	\$84,700	2	\$200		
Split Unit		ervation, E : Kitchen	Extent : Light, Area	2025 Affected	\$42,500 1 : 100%				
	Explanat	tion : Cond	enser On The Rooj	f					
Distribution Ductwork/Diffusers			\$106,900 : Moderate, Area k Throughout The			2	\$25,900		
entilation									
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$11,100		
Exhaust Fans									
Roof	Location Explanat				\$26,400 7 : 100%	2	\$500		
Roof	•	-	\$6,600 nt : Moderate, Are chen Exhaust	2040 a Affecte	* * d : 100%	2	\$100		
umbing									
H/C Water Piping Brass/Copper	100%			2040	* *	1			
Water Heater Electric	Location	: Kitchen	xtent : Light, Area Closet Heaters 120 Galloi		\$17,500 2 : 100%	4	\$100		
Sanitary Piping	Lipiulu			is Buen					
Cast Iron	Location	: Kitchen	ixtent : Light, Area		* * ' : 100%	1			
	Explana	tion : One (Grease Trap Below	, Floor					
Storm Drain Piping Cast Iron	100%			LIFE	* *	1			
Backflow Preventer Generic	100%			2035	* *	1	\$1,200		
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.

Asset # : 14456

Mechanical	Current Repair	Future R	Future Replacement		Maintenance		
System Component Type	% of Fail Date Estima Total (Years)	ated Cost Year Es FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Vertical Transport							
Elevators							
Geared Traction	100%	LIFE	* *				
	Other Observation, Extent :	Light, Area Affected : 1	00%				
	Location : Basement To 1st	Floor					
	Explanation : One Unit						
Fire Suppression							
Chemical System							
No Component	95%						
Generic	5%	2028	\$1,400	1-3	\$200		
	Other Observation, Extent :	Other Observation, Extent : Light, Area Affected : 10%					
	Location : Kitchen	0 10					
	Explanation : Kitchen Hoo	d					

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

DEPARTMENT FOR THE AGING - FY 2021 Print Date: 09-Sep-2020

Asset Name	: LEONAF	RD COVEL	LO SENIOR	CENTER		
Address	: 312 E. 10	9TH ST. B	TWN 1ST AV	E 2ND AVE.		
Borough	: MANHA	ГТАМ		Agency's Number	: N/A	
Program / Asset #	: DFTA002	2.000 / 1413	6	Yr Built/Renovated	: 1920 / 2007	
Area Sq Ft	: 27,621			Project Type	: AGING	
Date of Survey	: 06-Jul-20	16		Landmark Status	: NONE	
Areas Surveyed	: Basement	t, Roof, Flo	ors 1,3,4			
Block	: 1680	Lot	: 45	BIN	: 1074278	
CAPITAL				FY 2022 - 2025		FY 2026 - 2031
Exterior Architec	ture			\$802,100		\$261,500
Interior Architect	ure			\$178,700		\$267,900
Electrical				\$77,800		\$187,500
Mechanical				\$107,200		\$674,000
Total				\$1,165,800		\$1,390,900
Importance Code	А			\$909,300		\$261,500
Importance Code	В			\$120,600		\$1,129,400

	\$135,900		
	\$1,165,800		\$1,390,900
FY 2022	FY 2023	FY 2024	FY 2025
\$21,900			
\$89,700			\$17,100
\$70,000	\$700	\$500	\$600
\$49,900	\$5,000	\$4,400	\$32,200
\$3,900	\$3,900	\$3,900	\$3,900
\$235,500	\$9,600	\$8,900	\$53,800
\$24,700	\$2,700	\$2,700	\$2,700
\$182,000	\$6,900	\$6,100	\$51,100
\$28,800			
\$235,500	\$9,600	\$8,900	\$53,800
	\$21,900 \$89,700 \$70,000 \$49,900 \$3,900 \$235,500 \$24,700 \$182,000 \$28,800	\$1,165,800 FY 2022 FY 2023 \$21,900 \$89,700 \$70,000 \$700 \$49,900 \$5,000 \$3,900 \$3,900 \$235,500 \$9,600 \$24,700 \$2,700 \$182,000 \$6,900 \$28,800 \$6,900	\$1,165,800 FY 2022 FY 2023 FY 2024 \$21,900 \$89,700 \$500 \$70,000 \$700 \$500 \$49,900 \$5,000 \$4,400 \$3,900 \$3,900 \$3,900 \$235,500 \$9,600 \$8,900 \$24,700 \$2,700 \$2,700 \$182,000 \$6,900 \$6,100 \$28,800 \$6,900 \$6,100



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

Asset # : 14136

Architecture	Current Rep	Current Repair Future Replacement Maintenance					
ystem Component Type			Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit	
xterior							
Exterior Walls Cast Stone/Terra Cotta	2% 0-2	\$6,800 LIFE	* *	5	\$7,000		
Cast Stone/ Terra Cotta	Cracking/Crumbling, Ex Location : Throughout Joint Mortar Miss/Erod, Location : Throughout	tent : Light, Area Affec Extent : Light, Area Af	ted : 10%	5	\$7,000		
Masonry: Brick	94% Now Cracking/Crumbling, Ex Location : Throughout	\$408,700 LIFE tent : Moderate, Area A		5	\$42,300		
	Joint Mortar Miss/Erod, Location : Throughout Spalling, Extent : Moder Location : Throughout	ate, Area Affected : 20					
Masonry: Limestone	Joint Mortar Miss/Erod, Location : Throughout	\$7,900 LIFE Extent : Light, Area Ag		5	\$1,000		
Metal Panel	1% Now Corrosion/Rusting, Exten Location : Throughout		* * l : 10%	5	\$800		
Windows	-						
Aluminum	100% Now Air Infiltration, Extent : . Location : Throughout			5	\$5,700		
	Cracking/Crumbling, Ex Location : Throughout						
	Ctrwt/Balnc Not Funct, I Location : Throughout		a Affected : 60%				
Parapets	Location : Throughout						
Cast Stone/Terra Cotta	5%	LIFE	* *	5	\$2,900		
Cast Stone/Terra Cotta	7% Now Cracking/Crumbling, Ex Location : Throughout Water Penetration, Exter	nt : Moderate, Area Aff		5	\$4,000		
	Location : Throughout		* *	_	\$5,000		
Masonry: Brick	80% Now Cracking/Crumbling, Ex Location : Throughout Water Penetration, Exter		Iffected : 20%	5	\$5,900		
	Location : Throughout		cerca : 2070				
Metal Security Bars	5% Recent Replace Evident, Location : Throughout	2042 Extent : Light, Area A <u>f</u>	* * fected : 100%				
Pre-Cast Concrete	<u>3%</u>	LIFE	* *	5	\$1,400		
TIE-Casi Colletele	570	LIFE		5	\$1,400		

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

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

Asset # : 14136

Architecture		Current Repai	ir	Futur	e Replacement	Maintenance		
System Component Type		Fail Date Esti (Years)	mated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Roof								
Modified Bitumen	100%		\$65,800	2027	\$219,200			
	0 0	g, Extent : Mod	erate, Area A	ffected :	20%			
		Throughout						
	-	vident, Extent :	Moderate, Al	ea Affec	ted : 50%			
		Throughout	1.00 1	100/				
	-	tent : Light, A	rea Affected :	10%				
	Location :	Throughout						
Interior								
Floors	50/	Now	\$2,800	2026	\$28,200	2	\$2 100	
Carpet	• • •		÷)===		\$28,200	3	\$3,100	
	Staining/Discoloring, Extent : Moderate, Area Affected : 20% Location : Throughout							
		ed, Extent : Mo	dorato Aroa	Affected	· 10%			
		Throughout	истине, лтей	пјјестец	. 1070			
Cast in Place Concrete	10%	Ũ	\$4,600	LIFE	* *	5	¢0,000	
Cast in Place Concrete			. ,			3	\$9,000	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10% Location : Throughout							
		Ũ	Φ1 7 100	2020	¢ 4 2 000	5	¢1.000	
Ceramic Tile		Now	\$17,100	2030	\$42,800	5	\$1,000	
	Deteriorated Finish, Extent : Moderate, Area Affected : 30% Location : Throughout							
		Ũ	*** -**					
Vinyl Tile	60%		\$22,500	2027	\$225,200	3	\$9,300	
	-	rumbling, Exte	nt : Light, Ar	ea Affecte	ed : 10%			
		Throughout						
Wood	20%			2055	* *	5	\$15,500	

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.

Asset # : 14136

rchitecture		Current I	Repair	Futur	e Replacement	М	aintenance	
vstem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
erior								
Interior Walls	50/	Now	¢20 000	LIFE	* *	5	\$1.700	
Glass: Single Pane	Cracking/ Location	Crumbling, : Through	\$28,800 Extent : Moderate out ked, Extent : Mode	, Area Aj	ffected : 20%	5	\$1,700	
	-	: Through		raie, Are	a Affected : 20%			
Gypsum Board	20%			LIFE	* *	5	\$5,400	
Masonry: Brick	Cracking/ Location	: Through		-	-			
		tar Miss/Er 1 : Through	od, Extent : Moder out	ate, Area	a Affected : 30%			
Plaster	Cracking/	Now Crumbling, : Through	\$38,500 Extent : Moderate out	LIFE , Area Aj	* * ffected : 20%	5	\$6,700	
	Water Per	-	xtent : Moderate, A	lrea Affe	cted : 20%			
Plaster			\$3,900 Extent : Moderate	LIFE , Area Aj	* * ffected : 10%	5	\$1,300	
	Paint Peel Location	-	: Moderate, Area	Affected	: 20%			
Wood	5%			LIFE	* *	5	\$9,000	
Ceilings								
AcousTileSusp.Lay-In	25%			2040	* *	5	\$10,300	
AcousTileSusp.Lay-In			\$42,800 Extent : Moderate out	2032 , Area Aj	* * ffected : 20%	5	\$12,400	
Masonry: Infill Arch	Cracking/	Now Crumbling, : Through	\$8,100 Extent : Light, Are out	LIFE ea Affecte	* * ed : 10%			
Plaster	Cracking/	Now Crumbling, : Through	\$5,800 Extent : Moderate out	LIFE , Area Aj	* * ffected : 20%	5	\$2,600	
		etration, E : Through	xtent : Moderate, A out	lrea Affe	cted : 20%			

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

Under 600 Volts

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

Asset # : 14136

Electrical		Current F	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
nder 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2027	\$2,600	5	\$100	
	Location	: Electrica	xtent : Moderate, . 1 Room 500 Ampere Main 1					
Fused Disc Sw	50%			2027	\$2,600	5	\$100	
i used Disc Sw	Other Obs Location	: Electrica		Area Affe	ected : 100%	5	ψ100	
	Explana	tion : One 4	00 Ampere Main	Disconne	ect Switch			
Switchgear / Switchboard Molded Case Bkrs	100%			2027	\$104,300	5	\$700	
Raceway	200/			2047	* *			
Conduit	20%			2047		1		
Conduit	70%			2027	\$39,300 * *	1		
Conduit Panelboards	10%			2057		1		
Fused Knife Sw	5%	2-4	\$4,000	2052	* *	5		
i used itilite 5 w			tent : Severe, Area		l: 100%	5		
		: Basemen						
Molded Case Bkrs	20%			2043	* *	5	\$100	
Molded Case Bkrs	55%			2026	\$43,900	5	\$400	
Molded Case Bkrs	20%			2052	**	5	\$100	
Wiring								
Braided Cloth	60%	0-2	\$42,600	2052	* *	1		
			nt : Severe, Area A		100%			
	Location	: Basemen	t, 1st And 2nd Flo	ors				
Thermoplastic	20%			2047	* *	1		
Thermoplastic	20%			2057	* *	1		
Motor Controllers								
Locally Mounted	30%			2040	* *	5	\$100	
Locally Mounted	70%			2025	\$33,900	5	\$100	
round								
Grounding Devices		. .			. ·	-	±	
Generic	100%		\$10,200	LIFE	* *	5	\$400	
			xtent : Severe, Are	a Affecte	ed : 100%			
		: Basemen						
ighting	Explana	tion : Corro	oded					

Lighting

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

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

Asset # : 14136

lectrical	Current Repair	Future Replacement	М	aintenance	
ystem Component Type	% of Fail Date Estimated Cost Total (Years)	t Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
ighting					
Interior Lighting					
Fluorescent	10% Other Observation, Extent : Moderate Location : 4th Floor Explanation : Compact Fluorescent		10	\$2,500	
Fluorescent	58% Other Observation, Extent : Light, Are Location : Throughout The Building Explanation : T-8 Lamps		10	\$14,700	
Fluorescent	10%	2032 **	10	\$2,500	
Thorescent	T-5 Lamps And Fixtures, Extent : Mod Location : 4th Floor			ψ2,300	
Fluorescent	20%	2037 **	10	\$5,100	
	T-8 Lamps And Fixtures, Extent : Moa Location : 2nd Floor	lerate, Area Affected : 100%			
Fluorescent	2% T-12 Lamps And Fixtures, Extent : Mo Location : Basement	2022 \$1,300 oderate, Area Affected : 1009	10	\$500	
Egress Lighting					
Emergency, Battery	20%	2032 **	10	\$1,300	
Emergency, Battery	30%	2022 \$11,900	10	\$2,000	
Exit, LED	10%	2067 **	1		
Exit, Service	20%	2032 **	1		
Exit, Service	20%	2022 \$1,600	1		
Exterior Lighting HID	100%	2032 **	10	\$100	
larm					
Security System No Component Generic	80% 20% Now \$17,800	2037 **	1	\$1,900	
	Not in Service, Extent : Severe, Area A Location : Throughout The Building Other Observation, Extent : Moderate Location : Front Only Explanation : CCTV Camera	Affected : 100%	Ţ	ψ 1 ,200	
Fire/Smoke Detection	4				
No Component	80%				
Generic, Digital	20%	2032 **	1-3	\$3,400	
/lechanical	Current Repair	Future Replacement		aintenance	
ystem Component Type	% of Fail Date Estimated Cost Total (Years)	t Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priorit
eating					
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.

Asset # : 14136

Mechanical		Current I	Repair	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Conversion Equipment Steam Boiler	Location	: Basemen	xtent : Light, Area t Boiler Room	2040 Affected	* *	1	\$10,900	
Steam Boiler	60% Other Obs Location		xtent : Light, Area cal Room	2025 Affected	\$107,200 : 60%	1	\$16,400	
Distribution Central Plant Steam	100%			2027	\$467,500	4	\$2,000	
Piping/Pmp Terminal Devices	1009/			2022	* *	1	\$2.000	
Convector/Radiator Air Conditioning	100%			2032		1	\$8,900	
Energy Source Electricity	100%			2035	* *	1		
Conversion Equipment Interior Pkg Unit - Cooling	20%			2031	\$206,500	2	\$300	
	Location Recent Ins	: 4th Floo	Extent : Light, Area					
Window/Wall Unit No Component	50% 30%			2022	\$28,800	1		
Ventilation								
Distribution Ductwork/Diffusers	Location	a : 4th Floo	xtent : Light, Area r Only 4ir Ductwork	LIFE Affected	**	2-5	\$3,100	
No Component	80%							
Exhaust Fans Interior No Component	20% 80%			2037	* *	2	\$200	
Plumbing	0070							
H/C Water Piping Brass/Copper	100%			2037	* *	1		
Water Heater Gas Fired	100%			2022	\$16,800	2	\$400	
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Sump Pump(s) Non-Submersible	100%			2027	\$4,200	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.

Asset # : 14136

Mechanical	Current Repair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent : Light, Area	Affected	: 100%			
	Location : Basement To 4th Floor					
	Explanation : One Unit					
Fire Suppression						
Chemical System						
Generic	100%	2025	\$27,900	1-3	\$4,000	

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

Print Date : 09-Sep-2020 DEPARTMENT FOR THE AGING - FY 2021

Asset Name	: MOTT ST. (CELLAR, 1, 2, PART OF	3)	
Address	: 180 MOTT ST. @ KENMARE ST.		
Borough	: MANHATTAN	Agency's Number	: N/A
Program / Asset #	: DFTA007.000 / 14141	Yr Built/Renovated	: 1976 / 1999
Area Sq Ft	: 11,074	Project Type	: AGING
Date of Survey	: 29-Jun-2017	Landmark Status	: NONE
Areas Surveyed	: Basement, Floors 1,2,3		
Block	: 479 Lot : 1	BIN	: 1007156

CAPITAL		FY 2022 - 2025		FY 2026 - 2031
Electrical				\$130,200
Mechanical		\$153,100		\$77,700
Total		\$153,100		\$207,900
Importance Code B		\$153,100		\$207,900
Total		\$153,100		\$207,900
EXPENSE	FY 2022	FY 2023	FY 2024	FY 2025
Exterior Architecture	\$3,300	\$1,000		
Interior Architecture	\$43,000			\$1,600
Electrical	\$900	\$12,400	\$1,100	\$800
Mechanical	\$9,600	\$32,500	\$6,700	\$2,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$60,800	\$49,800	\$11,700	\$8,400
Importance Code A	\$4,400	\$2,200	\$1,100	\$1,100
Importance Code B	\$52,200	\$47,700	\$10,600	\$7,300
Importance Code C	\$4,200			
Total	\$60,800	\$49,800	\$11,700	\$8,400



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.
MOTT ST. (CELLAR, 1, 2, PART OF 3)

Asset # : 14141

Architecture	Current Repair	Future Repl	acement	Μ	laintenance	
ystem Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estin FY	nated Cost	Cycle (Yrs)	Estimated Cost	Priori
xterior						
Exterior Walls						
Masonry: Brick	75% 2-4 \$3,300 Graffiti, Extent : Moderate, Area Affec Location : Front Facade Spalling, Extent : Moderate, Area Affec Location : Throughout Staining/Discoloring, Extent : Light, A	cted : 10%	* *	5	\$2,100	
	Location : Front Facade	eu nycereu . 10	/0			
	Vertical Cracks, Extent : Moderate, Ar Location : Throughout	ea Affected : 5%	ý			
Masonry: Granite	5% Staining/Discoloring, Extent : Light, A Location : Front Facade	LIFE rea Affected : 19	* *	5	\$100	
Window Wall	20% Glazing Clouded, Extent : Light, Area Location : Front Facade	2048 Affected : 5%	* *	5	\$2,100	
Windows						
Aluminum	75%	2044	* *	5		
Wood	25%	2036	* *	5		
Parapets Metal: Cage/Fence	100% Other Observation, Extent : Light, Area Location : Roof			5-10		
	Explanation : Not Accessible. Occup	ed By Head Star	rt School.			
Roof Roll Roofing	100% Other Observation, Extent : Moderate, Location : Main Roof	2027 Area Affected :	100%	5		
	Explanation : Not Accessible. Occup For Children's Play Area	ied By Head Star	rt School. C	overed W	ith Rubber Pads	
Soffits Metal Panel	100%	2038	* *	5-10		
rior	10070	2030		5-10		
Floors						
Cast in Place Concrete	10%	LIFE	* *	5	\$3,600	
Ceramic Tile	5% 2-4 \$300 Broken/Missing Elements, Extent : Mod Location : Toilets	2031	\$17,100 ected : 2%	5	\$400	
	Deteriorated Finish, Extent : Moderate Location : Toilets	e, Area Affected .	: 2%			
Quarry Tile	5%	2041	* *	5	\$1,200	
Vinyl Tile	75% Now \$11,300 Cracking/Crumbling, Extent : Moderat Location : Throughout	2033 e, Area Affected	* * : 10%	3	\$4,700	
Wood	5%	2056	* *	5	\$1,600	
w 00u	J/0	2030		5	\$1,000	

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

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

MOTT ST. (CELLAR, 1, 2, PART OF 3)

Asset # : 14141

Architecture		Current I	Repair	Futur	re Replacement	Μ	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Interior Walls								
Ceramic Tile		Now	\$1,000	2037	* *	5	\$300	
		issing Elem : Toilets	ents, Extent : Mod	erate, Ar	rea Affected : 2%			
	Horizonta	l Cracks, E	xtent : Light, Area	Affected	: 5%			
	Location	: Toilet Ro	ooms					
Concrete Masonry Unit	10%			LIFE	* *	5	\$500	
Concrete Masonry Unit				LIFE	* *	5	\$300	
Gypsum Board		Now	\$500	LIFE	* *	5	\$3,500	
51			xtent : Moderate, A		ected : 2%	-	+-)	
	Location	: Rec. Roc	om 1st And 3rd Flo	or				
Masonry: Brick	5%	2-4	\$2,700	LIFE	* *			
Masoni y. Drick	• • •		: Moderate, Area		· 10%			
		: Basemen		ijjeeteu	. 10/0			
Plaster		Dusemen		LIEE	* *	5	¢1 200	
	30%			LIFE		5	\$1,200	
Ceilings	050/	4 .	¢27.200	2041	* *	5	\$7,000	
AcousTileSusp.Lay-In	95%	4+	\$27,200	2041		5	\$7,900	
		: Through	Extent : Moderate	e, Area A	jjecied : 15%			
		-		1				
			xtent : Moderate, ∡ m 1st Floor	area Ajje	ectea : 2%			
		. Rec Roo	13111001	LIPP	* *			
Exposed Struc: Steel	5%			LIFE	* *			
Site Pavements								
Public Sidewalk	1000/			20.41	* *			
Cast in Place Concrete	100%			2041	-11-			
Electrical		Current I	Popair	Eutor	re Replacement	M	aintenance	
System Component	% of		Estimated Cost		Estimated Cost	-	Estimated Cost	Priority
Туре	Total	(Years)		FY		(Yrs)		
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2028	\$5,200	5		
Switchgear / Switchboard	100/0			2020	\$2,200	5		
Fused Disc Sw	100%			2028	\$86,600	5		
Raceway	10070			2020	\$00,000	5		
Conduit	95%			2028	\$22,500	1		
Conduit	5%			2028	\$22,500	1		
Panelboards	570			2040		1		
Fused Disc Sw	5%			2027	\$1,600	5		
Molded Case Bkrs	75%			2027	\$23,900	5	\$200	
Molded Case Bkrs	20%			2027	\$25,900 * *	5	\$200 \$100	
	2070			2044		5	\$100	
Wiring Thermoplastic	90%			2029	¢22.200	1		
Inermonlastic	90%			2028	\$23,300	1		

* *

1

2048

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

10%

Thermoplastic

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

DEPARTMENT FOR THE AGING - 125 MOTT ST. (CELLAR, 1, 2, PART OF 3)

Asset # : 14141

Electrical		Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts							
Motor Controllers							
Locally Mounted	90%		2026	\$43,500	5	\$100	
Locally Mounted	10%		2041	* *	5		
bround							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$200	
ighting							
Interior Lighting				at at			
Fluorescent	50%		2033	* *	10	\$5,100	
		ervation, Extent : Light, Arec	ı Affectea	1:100%			
		: Throughout The Building					
		tion : Compact Fluorescent L	· ·				
Fluorescent	30%		2033	* *	10	\$3,000	
		s And Fixtures, Extent : Light	, Area Af	fected : 100%			
		: Throughout The Building					
Fluorescent	20%		2033	* *	10	\$2,000	
	-	os And Fixtures, Extent : Ligh	it, Area A	ffected : 100%			
	Location	: Throughout The Building					
Egress Lighting							
Emergency, Battery	50%		2033	* *	10	\$1,300	
Exit, Service	50%		2033	* *	1		
Exterior Lighting							
HID	15%		2033	* *	10		
Incandescent	15%		2033	* *	2		
No Component	70%						
larm							
Security System							
No Component	50%						
Generic	50%		2033	* *	1	\$2,100	
Fire/Smoke Detection							
Generic, Digital	100%		2033	* *	1-3	\$6,800	
Machanical			-				
Mechanical		Current Repair		e Replacement		aintenance	
System Component	% of	Fail Date Estimated Cost		Estimated Cost		Estimated Cost	Priorit
Туре	Total	(Years)	FY		(Yrs)		
leating	l						
					-	** • • • •	
Energy Source	100%		2048	* *	2	\$3,400	
Energy Source Fuel Oil No 2	100%		2048	* *	5	\$3,400	
Energy Source Fuel Oil No 2 Conversion Equipment				* *	5		
Energy Source Fuel Oil No 2	100%		2048 2041			\$3,400	

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

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

MOTT ST. (CELLAR, 1, 2, PART OF 3)

Asset # : 14141

echanical		Current F	Repair	Futur	e Replacement	Μ	aintenance	
vstem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
ating								
Terminal Devices								
Air Handler		Now	\$7,800	2033	* *	1	\$3,100	
	•	-	nt : Moderate, Are					
	Location	: 3rd Floo	r And Basement N	<i>lechanic</i>	al Room, 2 Defecti	ve Units		
Convector/Radiator	50%			2041	* *	1	\$1,800	
r Conditioning								
Energy Source								
Electricity	100%			2044	* *	1		
Conversion Equipment								
Int Pkg Unit -	33%			2029	\$77,700	2	\$200	
Heating/Cooling								
	Other Obs	ervation, E	xtent : Light, Area	Affected	: 100%			
	Location	: 2nd Floo	r Fan Room					
	Explana	tion : Water	Sourced Air Cond	ditioner				
Int Pkg Unit -	65%	Now	\$153,100	2033	* *	2	\$400	
Heating/Cooling			. ,				·	
6 6	Broken, E	xtent : Seve	re, Area Affected :	66%				
			t And 3rd Floor M		l Room			
	Unit Inop	erable, Exte	nt : Severe, Area A	Affected :	66%			
			t And 3rd Floor M	00				
Window/Wall Unit	2%			2023	\$500	1		
Distribution	270			2025	\$500	1		
Ductwork/Diffusers	100%			LIFE	* *	2	\$14,400	
Heat Rejection	10070			LIIL		2	\$11,100	
Not Accessible	100%							
entilation	10070							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,200	
Exhaust Fans	10070					20	\$0,200	
Roof	100%			2028	\$18,400	2	\$300	
imbing	10070			2020	φ10,τ00	4	φ500	
H/C Water Piping								
Brass/Copper	100%			2038	* *	1		
Drubbi Coppor		ump w/Tanl	k, Extent : Light, A		eted : 100%	1		
		: Basemen						
			oderate, Area Affe	cted · 10	0%			
			t, Coroded Main V					
Water Heater	Locuitor	. Dasemen	., coroaca munt v		***			
Gas Fired	100%			2026	¢6 000	n	\$200	
Gas Fireu		arvation E	xtent : Light, Area		\$6,800	2	\$200	
		: Basemen	-	луестей	. 100/0			
				6 120 C~	llons Storage Tanl	·		
Sanitary Dining	схріапа	ion : I Dire	eci rirea Unit With	1 1 20 Ga	llons Storage Tank	L		
Sanitary Piping	1000/			LIEE	* *	1		
Cast Iron	100% Other Ob	amation F	xtent : Moderate, 1	LIFE		1		
		ervation, E. : Kitchen	niem . moueraie, 1	ireu Affe	cieu . 10070			
			Tuan II.	J				
	Expiana	uon : Greas	e Trap Undersized	i				

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

DEPARTMENT FOR THE AGING - 125 MOTT ST. (CELLAR, 1, 2, PART OF 3)

Asset # : 14141

Mechanical	Current Repair	r Future Re	placement	М	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	mated Cost Year Est FY	imated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Backflow Preventer						
Generic	100%	2033	* *	1	\$700	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent Location : Building	: Light, Area Affected : 10	0%			
	Explanation : 1 Unit Serv	ring Basement And All Floo	ors			
Fire Suppression Sprinkler						
No Component	75%					
Generic	25%	2038	* *	1-2	\$800	
	No Backflow Preventer, Ex Location : Basement	tent : Moderate, Area Affe	cted : 100%			
Chemical System						
Generic	100%	2023	\$27,900	1-3	\$3,700	
	Other Observation, Extent Location : Kitchen	: Light, Area Affected : 2%	6			
	Explanation : Hood Supr	ession System				

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

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

Print Date : 09-Sep-2020 DEPARTMENT FOR THE AGING - FY 2021

Asset Name Address	 SIROVICH FLOOR (1, MEZ, 2, PART 331 E. 12TH ST. BTWN 1ST AVE 2N 		
Borough Program / Asset #	 MANHATTAN DFTA012.000 / 14146 	Agency's Number Yr Built/Renovated	: N/A : 1927 / 2010
Area Sq Ft	: 20,096	Project Type	: AGING
Date of Survey Areas Surveyed	 : 08-Jun-2017 : Basement, Sub Basement, Roof, Floors 1 	Landmark Status 1,Mez,2,3	: NONE
Block	: 454 Lot : 52	BIN	: 1006502

CAPITAL		FY 2022 - 2025		FY 2026 - 2031
Electrical		\$80,600		\$237,200
Mechanical				\$409,600
Total		\$80,600		\$646,700
Importance Code B		\$80,600		\$646,700
Total		\$80,600		\$646,700
EXPENSE	FY 2022	FY 2023	FY 2024	FY 2025
Interior Architecture	\$38,500	\$5,600	\$500	\$1,900
Electrical	\$800	\$72,100	\$700	\$700
Mechanical	\$7,700	\$36,600	\$12,400	\$8,900
Elevators/Escalators	\$11,800	\$11,800	\$11,800	\$11,800
Total	\$58,900	\$126,200	\$25,400	\$23,300
Importance Code A	\$2,000	\$2,000	\$2,000	\$2,000
Importance Code B	\$43,900	\$124,200	\$23,400	\$21,300
Importance Code C	\$13,000			
Total	\$58,900	\$126,200	\$25,400	\$23,300



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.

Asset # : 14146

Architecture		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Floors								
Carpet	3%			2027	\$12,300	3	\$1,400	
Cast in Place Concrete	7%			LIFE	* *	5	\$4,600	
		-	: Moderate, Area	Affected	: 75%			
	Location	: 2nd Floc	or Kitchen					
Ceramic Tile	5%			2037	* *	5	\$1,500	
Marble Panels	5%			LIFE	* *	5	\$1,100	
Terrazzo	10%			LIFE	* *	5	\$2,400	
Vinyl Tile	50%	4+	\$2,700	2033	* *	3	\$5,600	
	Broken/M	issing Elem	ents, Extent : Ligh	t, Area A	ffected : 1%			
	Location	: 1st Floor	r Multi-purpose Ro	om				
	Cracking/	Crumbling,	Extent : Light, Are	ea Affect	ed : 1%			
	Location	: Backstag	ge Doorway At Aua	litorium				
Wood	20%			2043	* *	5	\$11,300	
Interior Walls								
Ceramic Tile	5%			2037	* *	5	\$1,800	
Fiberglass Panel	10%			LIFE	* *			
Marble Panels	5%			LIFE	* *			
Plaster	80%	Now	\$12,100	LIFE	* *	5	\$8,500	
	Cracking/	Crumbling,	Extent : Severe, A	rea Affec	cted : 15%			
	Location	: Auditori	um Back Stage Are	as				
	Vertical C	racks, Exte	nt : Moderate, Are	a Affecte	ed : 2%			
	Location	: Kitchen	Entrance					
Ceilings								
AcousTileConcealSpLn		Now	\$5,200	2048	* *	5	\$400	
		-	ents, Extent : Seve					
			or Room Adjacent		-			
	-	-	Extent : Severe, A					
	Location	: First Flo	or Room Adjacent	To Lobb	У			
AcousTileSusp.Lay-In	18%			2041	* *	5	\$5,400	
Plaster	80%	Now	\$16,900	LIFE	* *	5	\$15,000	
	Broken/M	issing Elem	ents, Extent : Seve	re, Area	Affected : 5%			
	Location	: Auditori	um Backstage Area	lS				
	Cracking/	Crumbling,	Extent : Severe, A	rea Affec	cted : 10%			
	Location	: Auditori	um Backstage Area	S				
	Paint Peel	ing, Extent	: Moderate, Area	Affected	: 10%			
	Location	: Auditori	um Backstage Area	S				

Electrical		Current R	Repair	Futur	e Replacement	М	aintenance	
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.

Asset # : 14146

		1 # . 14140				
Electrical	Current Repair	Futur	e Replacement	Μ	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100% Other Observation, Extent : M Location : Electrical Room Explanation : One 2,500 An			5	\$100	
Switchgear / Switchboard		_				
Fused Disc Sw	50%	2038	* *	5		
Fused Knife Sw	50% 2-4 § On Extended Life, Extent : Mo Location : Electrical Room	52,200 2058 oderate, Area Affec	* * ted : 100%	5		
Raceway						
Conduit	95% Covers Missing, Extent : Mod Location : Roof Bulkhead	2028 Ierate, Area Affecte	\$53,300 d : 5%	1		
Conduit	5%	2038	* *	1		
Panelboards						
Fused Disc Sw	5%	2027	\$4,000	5		
Molded Case Bkrs	65%	2044	* *	5	\$300	
Molded Case Bkrs	30%	2027	\$23,900	5	\$200	
Wiring						
Braided Cloth	70%	2027	\$49,700	1		
Thermoplastic	10%	2048	* *	1		
Thermoplastic	20%	2028	\$14,200	1		
Motor Controllers Locally Mounted	90% Enclosure Corroded, Extent : Location : Roof	2026 Moderate, Area Aj	\$43,500 ffected : 20%	5	\$100	
Locally Mounted	10%	2041	* *	5		
bround						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$300	
ighting						
Interior Lighting						
Fluorescent	30% T-8 Lamps And Fixtures, Exte Location : 2nd, 3rd Floors A		* * a Affected : 100%	10	\$5,500	
Fluorescent	60% T-12 Lamps And Fixtures, Ext Location : Throughout	2023 tent : Moderate, Ar	\$28,400 eea Affected : 100%	10	\$11,100	
Fluorescent	5% T-5 Lamps And Fixtures, Exte Location : Hallways	2033 ant : Moderate, Are	* * a Affected : 100%	10	\$900	
Incandescent	5% Not in Service, Extent : Mode Location : Roof Bulkhead E			2		

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

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

Asset # : 14146

				140					
Electrical		Current I	Repair	Futur	e Replacemen	It	M	aintenance	
System Component	% of		Estimated Cost		Estimated Co	ost	•	Estimated Cost	Priorit
Туре	Total	(Years)		FY			(Yrs)		
ighting	•								
Egress Lighting									
Emergency, Battery	45%			2023	\$13,0	00	10	\$2,200	
Emergency, Battery	5%			2033	3	* *	10	\$200	
Exit, Service	40%			2023	\$2,3		1		
Exit, Service	10%			2033	\$	* *	1		
Exterior Lighting									
HID	30%			2023	\$24,3	00	10		
			Extent : Moderate, .		ected : 100%				
		-	d Outside Perimete	r					
			ocell Not Working						
No Component	70%								
Alarm									
Security System	700/								
No Component	70% 30%			2026		* *	1	¢2 200	
Generic			Extent : Light, Area	2036			1	\$2,300	
		i : Roof Ga	Ų	Ајјестей	. 100%				
		tion : Came							
Fire/Smoke Detection	Ехрійни		er us						
No Component	70%								
Generic, Analog	30%			2028	¢((7	00	1-3	\$3,800	
				2020	300./	()()			
	5070			2028	\$66,7	00	1-5	\$9,000	
	5070	Current I	Repair		₽ Replacemen		-	aintenance	
Mechanical System	% of	Current Fail Date	Repair Estimated Cost	Futur Year		t	M		Priorit
Mechanical System Component		Current I		Futur	e Replacemen	t	M	aintenance	Priorit
Mechanical System Component Type	% of	Current Fail Date		Futur Year	e Replacemen	t	M	aintenance	Priorit
Mechanical System Component Type Heating	% of	Current Fail Date		Futur Year	e Replacemen	t	M	aintenance	Priorit
Mechanical System Component Type Heating Energy Source	% of	Current F Fail Date (Years)		Futur Year	e Replacemen Estimated Co	t	M	aintenance	Priorit
Mechanical System Component Type Heating	% of Total	Current F Fail Date (Years)		Futur Year FY	e Replacemen Estimated Co	it ost	M Cycle (Yrs)	aintenance	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual	% of Total	Current F Fail Date (Years)		Futur Year FY 2048	e Replacemen Estimated Co	it ost	M Cycle (Yrs)	aintenance	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual	% of Total 100% Other Obs	Current F Fail Date (Years)	Estimated Cost	Futur Year FY 2048	e Replacemen Estimated Co	it ost	M Cycle (Yrs)	aintenance	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual	% of Total 100% Other Obs Location	Current E Fail Date (Years)	Estimated Cost	Futur Year FY 2048 Affected	e Replacemen Estimated Co ,	it ost	M Cycle (Yrs)	aintenance	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment	% of Total 100% Other Obs Location Explana	Current E Fail Date (Years) ervation, E a : Basemention : One .	Estimated Cost Extent : Light, Area et Vault	Futur Year FY 2048 Affected	e Replacemen Estimated Co ,	it ost	M Cycle (Yrs)	aintenance	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel	% of Total 100% Other Obs Location Explana 100%	Current f Fail Date (Years) servation, E a : Basemention : One .	Estimated Cost Extent : Light, Area at Vault 3,000 Gallon Tank	Futur Year FY 2048 <i>Affected</i> <i>No.2 Fu</i> 2041	e Replacemen Estimated Co : 100% uel	it ost	M Cycle (Yrs)	aintenance	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment	% of Total 100% Other Obs Location Explana 100% Other Obs	Current F Fail Date (Years)	Estimated Cost Extent : Light, Area at Vault 3,000 Gallon Tank,	Futur Year FY 2048 <i>Affected</i> <i>No.2 Fu</i> 2041	e Replacemen Estimated Co : 100% uel	1t DST * *	M Cycle (Yrs)	aintenance Estimated Cost	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment	% of Total 100% Other Obs Location Explana 100% Other Obs Location	Current f Fail Date (Years) servation, E : Basemen tion : One . servation, E : Basemen	Estimated Cost Extent : Light, Area et Vault 3,000 Gallon Tank, Extent : Light, Area	Futur Year FY 2048 Affected No.2 Fu 2041 Affected	e Replacemen Estimated Co : 100% uel	1t DST * *	M Cycle (Yrs)	aintenance Estimated Cost	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler	% of Total 100% Other Obs Location Explana 100% Other Obs Location	Current f Fail Date (Years) servation, E : Basemen tion : One . servation, E : Basemen	Estimated Cost Extent : Light, Area at Vault 3,000 Gallon Tank,	Futur Year FY 2048 Affected No.2 Fu 2041 Affected	e Replacemen Estimated Co : 100% uel	1t DST * *	M Cycle (Yrs)	aintenance Estimated Cost	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler Distribution	% of Total 100% Other Obs Location Explana 100% Other Obs Location Explana	Current E Fail Date (Years)	Estimated Cost Extent : Light, Area et Vault 3,000 Gallon Tank, Extent : Light, Area	Futur Year FY 2048 Affected No.2 Fu 2041 Affected ers	e Replacemen Estimated Co : 100% eel : 100%	* * *	M Cycle (Yrs) 1	aintenance Estimated Cost \$19,900	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler Distribution Central Plant Steam	% of Total 100% Other Obs Location Explana 100% Other Obs Location	Current E Fail Date (Years)	Estimated Cost Extent : Light, Area et Vault 3,000 Gallon Tank, Extent : Light, Area	Futur Year FY 2048 Affected No.2 Fu 2041 Affected	e Replacemen Estimated Co : 100% eel : 100%	1t DST * *	M Cycle (Yrs)	aintenance Estimated Cost	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler Distribution Central Plant Steam Piping/Pmp	% of Total 100% Other Obs Location Explana 100% Other Obs Location Explana	Current E Fail Date (Years)	Estimated Cost Extent : Light, Area et Vault 3,000 Gallon Tank, Extent : Light, Area	Futur Year FY 2048 Affected No.2 Fu 2041 Affected ers	e Replacemen Estimated Co : 100% eel : 100%	* * *	M Cycle (Yrs) 1	aintenance Estimated Cost \$19,900	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler Distribution Central Plant Steam Piping/Pmp Terminal Devices	% of Total 100% Other Obs Location Explana 100% Other Obs Location Explana 100%	Current f Fail Date (Years) : ervation, E : Basemen tion : One .	Estimated Cost Extent : Light, Area et Vault 3,000 Gallon Tank, Extent : Light, Area	Futur Year FY 2048 Affected No.2 Fu 2041 Affected ers 2038	e Replacemen Estimated Co : 100% eel : 100%	t ost * * * * *	M Cycle (Yrs) 1 1 4	aintenance Estimated Cost \$19,900 \$1,500	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler Distribution Central Plant Steam Piping/Pmp	% of Total 100% Other Obs Location Explana 100% Other Obs Location Explana 100%	Current f Fail Date (Years)	Estimated Cost Extent : Light, Area at Vault 3,000 Gallon Tank, Extent : Light, Area at al Fuel Steam Boil	Futur Year FY 2048 Affected No.2 Fu 2041 Affected ers 2038 2028	e Replacemen Estimated Co : 100% eel : 100% , \$98,9	t ost * * * * *	M Cycle (Yrs) 1	aintenance Estimated Cost \$19,900	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler Distribution Central Plant Steam <u>Piping/Pmp</u> Terminal Devices	% of Total 100% Other Obs Location Explana 100% Other Obs Location Explana 100%	Current E Fail Date (Years)	Estimated Cost Extent : Light, Area at Vault 3,000 Gallon Tank, Extent : Light, Area at al Fuel Steam Boil	Futur Year FY 2048 Affected No.2 Fu 2041 Affected ers 2038 2028 Affected	e Replacemen Estimated Co : 100% uel : 100% : 100%	t ost * * * * *	M Cycle (Yrs) 1 1 4	aintenance Estimated Cost \$19,900 \$1,500	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler Distribution Central Plant Steam <u>Piping/Pmp</u> Terminal Devices	% of Total 100% Other Obs Location Explana 100% Other Obs Location 25% Other Obs Location	Current E Fail Date (Years)	Estimated Cost Extent : Light, Area to Vault 3,000 Gallon Tank, Extent : Light, Area to al Fuel Steam Boil Extent : Light, Area to Second And Thir	Futur Year FY 2048 Affected No.2 Fu 2041 Affected ers 2038 Affected Affected d Floor A	e Replacemen Estimated Co : 100% uel : 100% : 100%	t ost * * * * *	M Cycle (Yrs) 1 1 4	aintenance Estimated Cost \$19,900 \$1,500	Priorit
Mechanical System Component Type Heating Energy Source Interruptible Gas/Dual Fuel Conversion Equipment Steam Boiler Distribution Central Plant Steam <u>Piping/Pmp</u> Terminal Devices	% of Total 100% Other Obs Location Explana 100% Other Obs Location 25% Other Obs Location	Current f Fail Date (Years) ervation, E : Basemention : One . : Basemention : 2 Dua ervation, E : Basemention : 2 Dua	Estimated Cost Extent : Light, Area at Vault 3,000 Gallon Tank, Extent : Light, Area at al Fuel Steam Boil	Futur Year FY 2048 Affected No.2 Fu 2041 Affected ers 2038 Affected Affected d Floor A	e Replacemen Estimated Co : 100% eel : 100% : 100% \$98,9 : 100% Air Handlers	t ost * * * * *	M Cycle (Yrs) 1 1 4	aintenance Estimated Cost \$19,900 \$1,500	Priorit

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

Asset # : 14146

Mechanical	Currei	nt Repair	Futur	e Replacement	М	laintenance		
System Component Type	% of Fail Da Total (Year	te Estimated Cost s)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Air Conditioning								
Energy Source								
Electricity	100%		2044	* *	1			
Conversion Equipment						.		
Reciprocating	50%		2028	\$85,300	1	\$4,700		
Compr/Chiller Reciprocating	50%		2036	* *	1	\$4,700		
Compr/Chiller	5070		2030		1	\$4,700		
compi/cimici	R-134a Refrigeran Location : Roof	t, Extent : Light, Area	a Affected	d : 50%				
	Recent Replace Ev	vident, Extent : Light,	Area Aff	ected : 100%				
	Location : Roof							
Distribution								
CW & CHW Wtr Pipe/Pump	50%		2038	* *	4	\$700		
Tipe/Tump	Other Observation	, Extent : Moderate, 1	Area Affe	ected · 100%				
	Location : Basen		ii cu iijje					
		mmer / Winter Piping	g For Air	Handlers Not In U	lse - Left	In Cooling		
Ductwork/Diffusers	50%		LIFE	* *	2	\$13,100		
Terminal Devices								
Air Handler/Cool/Ht	100%		2028	\$225,400	1	\$12,400		
Ventilation								
Distribution								
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$11,200		
Exhaust Fans	1000/		••••	#22 400	•	 		
Roof	100%		2028	\$33,400	2	\$600		
Plumbing								
H/C Water Piping Brass/Copper	100%		2048	* *	1			
Brass/Copper		ank, Extent : Light, A		rted · 100%	1			
	Location : Basen	-	rea nyjee					
Water Heater								
Gas Fired	100%		2026	\$12,300	2	\$300		
		, Extent : Light, Area			-	4000		
	Location : Basen							
	Explanation : 2 -	Direct Fired Units U	sing 1 -	400 Gallon Storag	e Tank			
Sanitary Piping								
Cast Iron	100%		LIFE	* *	1			
Storm Drain Piping								
Cast Iron	100%		LIFE	* *	1			
Sump Pump(s)						* • • •		
Non-Submersible	100%		2028	\$3,100	4	\$400		
	Other Observation, Extent : Light, Area Affected : 100% Location : Basement							
	Explanation : Di	ial Pumps / Serves Ar	ea Of Ab	andoned Pool				

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

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

Asset # : 14146

Mechanical	Current Repair	Future R	Replacement	Maintenance					
System Component Type	% of Fail Date Estimated Co Total (Years)	st Year Es FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priorit			
Plumbing									
Pool Filter/Treatment									
Sand	100%	2033	* *	4	\$5,000				
	Other Observation, Extent : Light, An	rea Affected : I	00%						
	Location : 1st Floor Explanation : Pool And All Components Are Abandoned And Will Not Be Repaired For Use								
<u> </u>	Explanation : Pool And All Compo	nents Are Aban	doned And Will	Not Be	Repaired For Use				
Sewage Ejector(s)	1000/	2020	# = 000		\$ 000				
Electric	100%	2028	\$5,800	4	\$800				
Backflow Preventer	1000/	2022	* *	1	¢1.000				
Generic	100%	2033	* *	1	\$1,200				
Fixtures	1000/								
Generic	100%								
Vertical Transport									
Elevators Geared Traction	70%	LIFE	* *						
Geared Traction	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout The Buildin	00	0070						
	Explanation : 2 Units - (1) Passeng	0	nd (1) Freight	st To 6t	h				
TT 1 1'		LIFE	**	51 10 01	i				
Hydraulic	30%								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Building								
Sing Symmetry	Explanation : 1 Unit, Street To 1								
Fire Suppression Standpipe									
No Component	35%								
Generic	65%	2038	* *	1-5	\$6,600				
Sprinkler	0070	2030		1.2	\$0,000				
Generic	100%	2038	* *	1-2	\$5,600				
Fire Pump	20070	2000			\$2,000				
Generic	100%	2031	\$12,900	1	\$3,800				
Chemical System			<i><i><i>x</i>-2,<i>y</i> 00</i></i>	-	\$5,000				
Generic	100%	2023	\$27,900	1-3	\$3,700				
	10070	2025	<i>\[\[\]</i>	1.2	\$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.

Project : AGING

CAPITAL		FY 2022 - 2025			FY 2026 - 2031		
Miscellaneous Buildings EXPENSE		564,500			410,700		
		FY 2022 FY 2023			FY 2024 FY 2		
Miscellar	neous Buildings	12,300	15,400		14,100	23,200	
ASSET #	NAME			SQFT	CAPITAL	EXPENSE	
14137	BAYSIDE			5,200	260,900	17,400	
14140	EAST CONCOURSE			4,233	212,400	14,200	
14144	PELHAM/FITZ			5,000	250,900	16,700	

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