Print Date: 09-Sep-2014 DIV. OF YOUTH & FAMILY JUSTICE - FY 2015

Asset Name : BEACH AVE. NON-SECURE DET. HOME1 (GROUP HOME)

Address : 1101 BEACH AVENUE

Borough : BRONX Agency's Number : N/A Program / Asset # : DJJ0004.000 / 14321 Yr Built/Renovated : 1972 /

Area Sq Ft : 4,080 Project Type : JUVENILE JUSTICE

Date of Survey : 08-Feb-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 3753 Lot : 1 BIN : 2024244

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$22,500	\$100		
Interior Architecture	\$12,800	\$200	\$200	\$300
Electrical		\$100		\$800
Mechanical	\$2,900	\$300	\$400	\$5,100
Total	\$38,100	\$600	\$500	\$6,200
Priority A	\$22,500	\$100		
Priority B	\$2,900	\$400	\$400	\$5,900
Priority C	\$12,800	\$200	\$200	\$300
Total	\$38,100	\$600	\$500	\$6,200



Maintenance \$ are aggregated over a 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 #: 14321

rchitecture		Current Re	epair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of I Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
terior								
Exterior Walls						_		
Masonry: Brick	Location .	East Faca				5	\$5,300	A
			tent : Moderate, A	rea Affe	cted: 2%			
		South Fac		a Affaata	1.20/			
		ucks, Exten West Faca	t : Moderate, Areo ide	и Ајјесте	:a : 270			
Pre-Cast Concrete	5%	0-2	\$2,400	LIFE	* *	5	\$1,200	A
210 0450 0010100	Int Mortar		Extent : Moderat		Affected : 25%		41,2 00	
Stucco Cement	_	Now rumbling, E West Faca	\$2,600 Extent : Moderate	2037 , Area A	* * ffected : 10%	5	\$2,400	A
		acks, Exten West Faca	t : Moderate, Ared ide	a Affecte	ed : 5%			
Windows	1.000/			20.40	* *	_	4000	
Aluminum		rvation, Ex Throughou	tent : Moderate, A ut	2040 Area Affe		5	\$800	A
	Explanati	on : Units I	Remain Locked Th	roughoi	ut For Security Pur	poses		
Parapets						_		
Cast Stone/Terra Cotta	7%	0-2	\$1,100	LIFE	**	5	\$200	Α
		Int Mortar Miss/Erod, Extent : Moderate, Area Affected : 50% Location : Clay Tile Coping At South Parapet						
N. D.: 1		Ciay Tue	Coping Ai Souin I		* *		Φ.4.0.0	
Masonry: Brick	90%			LIFE	**	5	\$400	A
Pre-Cast Concrete Roof	3%			LIFE	* *	5	\$100	A
Asphalt Shingle	15%			2027	* *	10	\$100	A
Modified Bitumen	85%	Now	\$1,300	2027	* *	10	Ψ100	A
Modified Bitalien	Miss/Dama		ngs, Extent : Mode		rea Affected : 10%			71
	_	xtent : Mod At Rear Of	erate, Area Affect Roof	ed : 20%	6			

Interior

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

Asset #: 14321

Architecture	Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior			•		•		•
Floors							
Cast in Place Concrete	20%		LIFE	* *	5	\$2,700	C
Ceramic Tile	5%		2027	* *	5	\$300	C
Vinyl Tile	35% 4+	\$5,200	2029	* *	3	\$800	C
	Recent Repair Evider	_					
	Location : Through						
	Worn/Eroded, Extent						
	Location : First Flo	oor Library, Staff R	ecord Ro	oom, Lounge			
Wood	40% 4+	\$7,600	2052	* *	5	\$2,300	С
	Deteriorated Finish,	Extent : Moderate,	Area Aff	fected : 30%			
	Location: First An	Location: First And Second Floors					
	Split/Cracked, Extent	t : Moderate, Area	Affected	: 15%			
	Location: First An	d Second Floors					
Interior Walls							
Cast in Place Concrete	15%		LIFE	* *			C
Ceramic Tile	5%		2033	* *	5	\$400	C
	Recent Repair Eviden Location : Through			cted : 100%			
Gypsum Board	55%		LIFE	* *	5	\$2,500	С
71	Recent Repair Evider	_					
	Location : Through	out Second And Th	ird Flooi				
Wood	25%		LIFE	* *	5	\$7,600	C
Ceilings							
Exposed Struc: Wood	15%		LIFE	* *			В
Gypsum Board	85%		LIFE	* *	5	\$6,500	В
Site Enclosure							
Fence/Gates							
Chain link	100%		2034	* *			С
Site Pavements							
Public Sidewalk							
Cast in Place Concrete	100% Now	\$1,700	2029	* *			C
	Other Observation, E		Area Affe	ected : 20%			
	Location : Along W						
	Explanation: Unev	en Panels/Cracking	g/Trip H	azards			
Parking/Driveway	1000/		2027	* *			C
Asphalt	100%	7 , , 7	2027				C
	Other Observation, E	_	Affected	: 15%			
	Location : At Parki	=					
	Explanation: Crac	кіпд					

Electrical	Curre	nt Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Da Total (Year	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

Under 600 Volts

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

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

Electrical	Current Repair	Future Rep	acement	M	aintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year Estin	nated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts						
Service Equipment						
Molded Case Bkrs	100%	2034	* *	5	\$100	В
	Other Observation, Extent: Moder	ate, Area Affected :	100%			
	Location : Basement					
	Explanation: One 200 Amps Mai	n Disconnect Switch	ı			
Raceway						
Conduit	100%	2034	* *	1		В
Panelboards						
Fused Disc Sw	5%	2032	* *	5		В
Molded Case Bkrs	95%	2032	* *	5	\$100	В
Wiring						
Thermoplastic	100%	2034	* *	1		В
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$100	В
Lighting						
Interior Lighting						
Fluorescent	95%	2032	* *	10	\$3,600	В
	Other Observation, Extent : Moder	ate, Area Affected :	100%			
	Location: 2nd Floor					
	Explanation: T-8 Lamps					
Incandescent	5%	2019	\$400	2		В
Egress Lighting						
Emergency, Battery	30%	2032	* *	10	\$300	В
Emergency, Battery	20%	2024	\$600	10	\$200	В
Exit, Service	20%	2024	\$100	1		В
Exit, Service	30%	2032	* *	1		В
Exterior Lighting						
HID	60%	2032	* *	10		В
Incandescent	40%	2019	\$300	2		В

Mechanical	Current Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating	·					
Energy Source						
Natural Gas	100%	2044	* *	1		В
Conversion Equipment						
Hot Water Boiler	100%	2029	* *	1	\$2,000	В
	Other Observation, Extent : Light, Area	Affected:	100%			
	Location: Basement Boiler Room					
	Explanation: 1 Unit, Hart & Grousse	Corp 12	0,000 Btu/hr			

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

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

Mechanical	Current Repa	ir Futur	e Replacement	M	aintenance		
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Heating		•					
Distribution							
Hot Wtr Piping/Pump	100%	2032	* *	4	\$300	В	
	Other Observation, Exten		: 100%				
	Location: 1st, 2nd & 3r	d Floor					
m : 1D :	Explanation: 3 Zones						
Terminal Devices Convector/Radiator	100%	2029	* *	1	¢1 200	В	
Convector/Radiator				1	\$1,300	D	
	Other Observation, Exten Location : Perimeter Wo		. 100%				
	Explanation : Cast Iron						
Air Conditioning	Explanation . Cast from	baseboara Radiaiors					
Energy Source							
Electricity	100%	2032	* *	1		В	
Conversion Equipment	10070						
Window/Wall Unit	60% Now	\$2,400 2019	\$4,800	1		В	
	Malfunctioning, Extent : I	Moderate, Area Affecte					
	Location: Throughout,	Multiple Mechanical A	nd Or Electrical D	eficienci	es		
No Component	40%					D	
Ventilation							
Exhaust Fans							
Wall Unit	30% Now	2024	\$1,800	2		В	
	Malfunctioning, Extent: 1	Moderate, Area Affecte	d: 10%				
	Location : Second Floor Bathroom, Defective Exhaust Fan						
	Other Observation, Exten	t : Light, Area Affected	: 10%				
	Location: 2nd Floor						
	Explanation: Bathroom	Only					
No Component	70%					D	
Plumbing							
H/C Water Piping							
Brass/Copper	100%	2034	* *	1		В	
Water Heater				_			
Gas Fired	100%	2022	\$900	2	\$100	В	
	Other Observation, Exten		: 100%				
	Location: Basement Bo						
g : D: I	Explanation : 40 Gallon	Rheems					
Sanitary Piping	1000/	r inn	* *	1		D	
Cast Iron	100%	LIFE	* *	1		В	
Fixtures	1000/					D	
Generic	100% Obsolete Fixtures, Extent	· Savara Araa Affactas	1 · 60%			В	
	Location : Bathrooms	. severe, Area Ajjeciea	. 00/0				
	Location . Daintooms						

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

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

Print Date: 09-Sep-2014 DIV. OF YOUTH & FAMILY JUSTICE - FY 2015

Asset Name : BEACH AVE. NON-SECURE DET. HOME2 (GROUP HOME)

Address : 1103 BEACH AVENUE

Borough : BRONX Agency's Number : N/A
Program / Asset # : DJJ0005.000 / 14322 Yr Built/Renovated : 1972 /

Area Sq Ft : 4,080 Project Type : JUVENILE JUSTICE

Date of Survey : 08-Feb-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 3753 Lot : 73 BIN : 2095231

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$14,900	\$100		
Interior Architecture	\$20,100	\$200	\$200	\$300
Electrical		\$100		\$800
Mechanical	\$10,300	\$4,100	\$4,100	\$38,800
Total	\$45,300	\$4,400	\$4,300	\$39,900
Priority A	\$14,900	\$100		
Priority B	\$17,600	\$4,200	\$4,100	\$39,600
Priority C	\$12,800	\$200	\$200	\$300
Total	\$45,300	\$4,400	\$4,300	\$39,900



Maintenance \$ are aggregated over a 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 #: 14322

Architecture	Current Repair	Future Repla	cement	M	aintenance	
ystem Component Type	% of Fail Date Estim Total (Years)	ated Cost Year Estima FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
xterior						
Exterior Walls Masonry: Brick	70% Now Diagonal Cracks, Extent : M Location : East Facade	\$7,600 LIFE oderate, Area Affected : 5%	**	5	\$5,300	A
	Horizontal Cracks, Extent : I Location : West Facade	Moderate, Area Affected : 5	%			
Pre-Cast Concrete	5% 0-2 Jnt Mortar Miss/Erod, Exten Location: Window Sills	\$2,400 LIFE t : Moderate, Area Affected	* * : 25%	5	\$1,200	A
Stucco Cement	25% Now Cracking/Crumbling, Extent Location: West Facade Diagonal Cracks, Extent: M Location: West Facade			5	\$2,400	A
Windows						
Aluminum	100% Other Observation, Extent: Location: Throughout	-		5	\$800	A
Parapets	Explanation : Units Remail	n Locked Throughout For Se	ecurity Pur	poses		
Cast Stone/Terra Cotta	7% 0-2 Jnt Mortar Miss/Erod, Exten Location : Clay Tile Copin,		* * : 10%	5	\$200	A
Masonry: Brick Pre-Cast Concrete	90%	LIFE LIFE	* *	5 5	\$400 \$100	A A
Roof	370	EH E			Ψ100	7.1
Asphalt Shingle	15%	2027	* *	10	\$100	A
Modified Bitumen	85% Now Gut/DS Non Func/Miss, Exte	\$1,300 2029 ont : Moderate, Area Affecte	* * d : 25%			A
	Location : Missing Piece O	f Aluminum Leader At Rear	Of Buildin	g		
	Miss/Damaged Flashings, Ex Location : North Side	xtent : Moderate, Area Affec	ted : 10%			
terior						
Floors Cast in Place Concrete	20%	LIFE	* *	5	\$2,700	С
Ceramic Tile	5%	2027	* *	5	\$300	C
Vinyl Tile	35% 4+	\$5,200 2029	* *	3	\$800	C
7.3.9.7.2.10	Recent Repair Evident, Exter Location: Throughout Sec. Worn/Eroded, Extent: Mode Location: Kitchen And Dir	nt : Light, Area Affected : 75 ond And Third Floor, 2012 rate, Area Affected : 25%	7%	Ü	4000	Ü
Wood	40% 4+ Deteriorated Finish, Extent: Location: First And Secon	==	* *	5	\$2,300	С
	Split/Cracked, Extent : Mode Location : First And Secon					

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

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

Asset #: 14322

Architecture	Current	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior							
Interior Walls							
Cast in Place Concrete	15%		LIFE	* *			C
Ceramic Tile	5%		2033	* *	5	\$400	C
	-	ent, Extent : Light, A		cted : 100%			
	Location : Throug	ghout Bathrooms, 20	12				
Gypsum Board	55%		LIFE	* *	5	\$2,500	С
	Recent Repair Evid	ent, Extent : Light, A	rea Affe	cted : 75%			
	Location : Throug	ghout First And Seco	nd Floor	; 2012			
Wood	25%		LIFE	* *	5	\$7,600	С
Ceilings							
AcousTileSusp.Lay-In	5% Now	\$2,300	2044	* *	5	\$200	В
	Broken/Missing Ele	ments, Extent : Mod	erate, Ar	ea Affected : 15%			
	Location: Basem	ent					
	Cracking/Crumblin	g, Extent : Moderate	, Area A	ffected : 25%			
	Location: Basem	ent					
	Staining/Discolorin	g, Extent : Severe, A	rea Affe	cted : 25%			
	Location: Basem	ent					
Exposed Struc: Wood	10%		LIFE	* *			В
Gypsum Board	85% 0-2	\$5,000	LIFE	* *	5	\$6,500	В
- 7 F - 1 - 1 - 1 - 1 - 1	Punct/Tear/Impact	Damage, Extent : M		Area Affected : 10	%	+ - ,	_
	Location : Throug	-	ŕ	33			
Site Enclosure		•					
Fence/Gates							
Chain link	100%		2034	* *			C
Site Pavements							
Public Sidewalk							
Cast in Place Concrete	100%		2029	* *			C
Parking/Driveway							
Asphalt	100%		2027	* *			C
1		Extent : Light, Area	Affected	! : 15%			
	Location : At Par	-					
	Explanation : Cra						
	1	9					

Electrical	Current Repair	Future Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority Code
Inder 600 Volts					
Service Equipment					
Fused Disc Sw	100%	2034 **	5		В
	Other Observation, Extent: Moderate,	Area Affected : 100%			
	Location: Basement				
	Explanation : One 200 Amps Main Di	sconnect Switch			
Switchgear / Switchboard					
Molded Case Bkrs	100%	2034 **	5	\$100	В
Raceway					
Conduit	100%	2034 **	1		В

Maintenance \$ are aggregated over a 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 #: 14322

Electrical	Current Repair	Future	Replacement	M	aintenance		
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Under 600 Volts							
Panelboards							
Fused Disc Sw	5%	2032	* *	5		В	
Molded Case Bkrs	95%	2032	* *	5	\$100	В	
Wiring							
Thermoplastic	100%	2034	* *	1		В	
Ground							
Grounding Devices							
Generic	100%	LIFE	* *	5	\$100	В	
Lighting							
Interior Lighting							
Fluorescent	95%	2032	* *	10	\$3,600	В	
	Other Observation, Extent: Moderate, Area Affected: 100%						
	Location : Throughout						
	Explanation: T-8 Lamps						
Incandescent	5%	2019	\$400	2		В	
Egress Lighting							
Emergency, Battery	30%	2032	* *	10	\$300	В	
Emergency, Battery	20%	2024	\$600	10	\$200	В	
Exit, Service	20%	2024	\$100	1		В	
Exit, Service	30%	2032	* *	1		В	
Exterior Lighting							
HID	60%	2032	* *	10		В	
Incandescent	40%	2019	\$300	2		В	

lechanical	Current Repair	Future Repla	cement	M	aintenance	
ystem Component Type	% of Fail Date Estim Total (Years)	ated Cost Year Estima FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
eating						
Energy Source						
Natural Gas	100%	2044	* *	1		В
Conversion Equipment						
Hot Water Boiler	100%	2029	* *	1	\$2,000	В
	Other Observation, Extent:	Light, Area Affected : 100%				
	Location : Basement Boile	r Room				
	Explanation: 1 Unit- Hart	And Grousse- 120,000 Btu/	hr			
Distribution						
Hot Wtr Piping/Pump	100%	2032	* *	4	\$300	В
	Other Observation, Extent:	Light, Area Affected : 100%				
	Location: 1st, 2nd And 3rd	l Floor				
	Explanation: 3 Zones					
Terminal Devices						
Convector/Radiator	100%	2029	* *	1	\$1,300	В
	Other Observation, Extent: Light, Area Affected: 100%					
	Location : Perimeter Walls					
	Explanation : Cast Iron Ba	seboard Radiators				

Air Conditioning

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

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

Mechanical	Current Repair	Future	Replacement	М	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning	•	•	•			
Energy Source						
Electricity	100%	2032	* *	1		В
Conversion Equipment						
Window/Wall Unit	70% Now	\$1,700 2019	\$5,600	1		В
	Malfunctioning, Extent: Mo			<i>a</i>		
	Location: Throughout, M	ultiple Mechanical Ar	id Or Electrical D	eficienci	es	
No Component	30%					D
Ventilation						
Exhaust Fans	4.0-1		4.00			_
Roof	10%	2024	\$300	2		В
	Other Observation, Extent:		: 10%			
	Location : Side Of Buildin	_	CTI - D. H. H A.	1 II T.	A. E.l E.	
	Explanation : Kitchen Exh On Roof	idusi Is Duciea Oui O	тпе Бинату Апс	1 UP 10.	An Exnaust Fan	
Wall Unit	30%	2024	\$1,800	2		В
No Component	60%		Ψ1,000	_		D
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2034	* *	1		В
Water Heater						
Gas Fired	100%	2022	\$900	2	\$100	В
	Other Observation, Extent:	Light, Area Affected	: 100%			
	Location: Basement Boile					
	Explanation: 40 Gallon -	American				
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		В
Backflow Preventer						
Generic	100%	2024	\$400	1	\$300	В
Fixtures	1000					_
Generic	100%					В
Fire Suppression						
Chemical System	1000/	2010	¢24.000	1.2	Φ <i>EE</i> 000	D
Generic	100%	2019	\$24,800	1-3	\$55,000	В

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Print Date: 09-Sep-2014 DIV. OF YOUTH & FAMILY JUSTICE - FY 2015

Asset Name : CROSSROADS JUVENILE DETENTION CENTER

Address : 17 BRISTOL ST. AT PITKIN AVE.

Borough : BROOKLYN Agency's Number : N/A

Area Sq Ft : 125,000 Project Type : JUVENILE JUSTICE

Date of Survey : 10-Jul-2012 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 3498 Lot : 8 BIN : 3378202

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$83,300	\$616,900
Interior Architecture	\$184,000	\$1,078,900
Electrical	\$103,200	
Mechanical	\$102,300	\$790,000
Total	\$472,700	\$2,485,800
Priority A	\$83,300	\$616,900
Priority B	\$252,000	\$911,400
Priority C	\$137,400	\$957,400
Total	\$472,700	\$2,485,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$112,700		\$59,900	
Interior Architecture	\$21,000		\$22,300	\$10,100
Electrical	\$19,600	\$15,700	\$36,400	\$24,500
Mechanical	\$19,100	\$17,900	\$26,000	\$20,900
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$180,300	\$41,400	\$152,400	\$63,500
Priority A	\$112,700		\$59,900	
Priority B	\$51,600	\$41,400	\$70,300	\$53,400
Priority C	\$16,000		\$22,300	\$10,100
Total	\$180,300	\$41,400	\$152,400	\$63,500



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

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

Asset #: 4382

Architecture	Current Repair Future Replacement Maintenance				aintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cos	t Cycle (Yrs)	Estimated Cost	Priority Code
xterior								
Exterior Walls	4.0		44.400				404.000	
Cast Stone/Terra Cotta	_	4+ Discoloring, a : Through	\$31,300 , Extent : Moderate out	LIFE , Area Ą	* : ffected : 15%	* 5	\$91,000	A
Masonry: Brick	Location	nce, Extent 1 : Through	\$83,300 : Moderate, Area out Perimeter Wali	!		* 5	\$29,100	A
	Location	ı : Perimete	Extent : Moderate, A er Wall Along E Ne ent : Severe, Area A	w York A	venue			
			trance At E New Y			t Corner I	n Sally Area	
	Water Per	etration, E	xtent : Moderate, A	Area Affe	cted : 10%		-	
	Location	ı : Gymnası	ium					
Masonry: Brick	55%			LIFE	* :	* 5	\$64,100	A
Metal Panel	5%			2043	*	* 5-10	\$40,000	Α
Metal: Cage/Fence	5%			2036	* :	* 5	\$25,500	A
Windows								
Metal/Detention Type	100%			2043	*:	* 5	\$63,100	A
Parapets							404000	
Cast Stone/Terra Cotta	75%			LIFE	* :	5	\$84,800	A
Metal Panel	5%			2043	*:	5	\$2,800	A
Metal Rail Pre-Cast Concrete	10% 10%	0-2	\$5,000	2028 LIFE	*:	5-10	\$26,400	A
Pre-Cast Concrete			\$5,000 Extent : Moderate, A			. 3	\$9,200	A
		ı : Gymnası		1164 11556	cieu . 1070			
Roof	Locuiton	· · Oymmus						
Built-Up (BUR)	_		\$34,800 oderate, Area Affect Air Conditioning U		\$347,90	0		A
			xtent : Moderate, A ir Conditioning Un		cted : 10%			
Matal Commented					* :	k 1		Α.
Metal, Corrugated		0-2 netration, E n : Over Gy	\$16,800 Extent : Moderate, A mnasium	2036 Area Affe		. 1		A
	Location	ı : Over Gy	Extent : Light, Area mnasium ling Seam Roof	Affected	: 100%			
Metal Panel	<u> </u>	non . siana	ing Seam Kooj	2026	*:	* 10	\$12.200	Λ
wetai Panei	Other Obs Location	ı : Above B	Extent : Light, Area alconies orated Metal Screer			* 10	\$12,200	A
Skylight Plastic			men bereer	2028	*:	* 1		Λ
Skylight, Plastic	5%			2028		1		A

Interior

Maintenance \$ are aggregated over a 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 #: 4382

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
nterior								
Floors								
Cast in Place Concrete	10%		\$16,000	LIFE	**	5	\$35,400	C
	_	_	Extent : Moderate	, Area Ą	ffected : 15%			
			out Balconies					
Panel/Paver: Cer/Brk	20%		\$72,200	2039	* *	5	\$36,400	C
		_	nents, Extent : Seve	re, Area	Affected : 10%			
		i : 3rd Floo	-	A CC .	1 50/			
			Extent : Severe, Ared	а Ађесте	a: 5%			
		i : 3rd Floo r Miss/Ero	r панway d, Extent : Severe, A	Anna Affi	natad . 50/			
		i : 3rd Floo		1 геи Аује	eciea . 576			
Chart Winest/Darkhan		i . 37u 1 ioo	Tianway	2029	* *		\$24.200	С
Sheet Vinyl/Rubber	10%	amiation I	Extent : Moderate, A	2028		5	\$24,300	C
		servation, E 1 : Bathroot		теи Ајје	сией . 100%			
			y Installed With An	Enory I	Finish			
Traffic Topping	$\frac{Explana}{10\%}$	uon . ivewi	y Installed With An	2023	\$190,400	5	\$20,200	C
Vinyl Tile	50%	4+	\$65,200	2023	\$652,400	3	\$30,400	C
villyl The			: Moderate, Area			3	Ψ50,+00	C
			out Basement And					
Interior Walls								
Concrete Masonry Unit	40%			LIFE	* *	5	\$20,800	С
Gypsum Board	55%			LIFE	* *	5	\$42,800	C
Plaster	5%			LIFE	* *	5	\$1,900	C
			ent, Extent : Light, .	Area Aff	ected : 100%			
			out Bathrooms					
			Extent : Moderate, A	Area Affe	ected : 100%			
		_	out Bathrooms					
~	Explana	tion : Epox	y Finish					
Ceilings	50/			2026	* *	~	φ10 100	D
AcousTileConcealSpLn	5%			2036	* *	5	\$10,100	В
Exposed Concrete Exposed Struc: Steel	10% 10%			LIFE LIFE	* *	5	\$2,500	B B
Gypsum Board	60%	0-2	\$46,600	LIFE	* *	5	\$121,400	В
Gypsuin Board			\$40,000 Extent : Moderate, A			3	φ121,400	ט
		ı : 3rd Floo						
Metal Panel	15%			LIFE	* *	5	\$30,400	В
IVICIAL FAIICI	13%			LII.E		<u>J</u>	φ30,400	

Electrical	Current Repair	Future Repla	cement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estim FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts						
Service Equipment						
Molded Case Bkrs	100%	2043	* *	5	\$3,300	В
	Other Observation, Extent: Mode	rate, Area Affected : 1	00%			
	Location : Electrical Room					
	Explanation: Four 4000 Amps	Main				

Maintenance \$ are aggregated over a 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 #: 4382

Electrical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts		•				
Switchgear / Switchboard						
Air Circuit Breaker	100%	2043	* *	5	\$700	В
Raceway	400-1	-0.45	ata ata			_
Conduit	100%	2043	* *	1		В
Panelboards Moldad Coop Plans	1000/	2020	* *	_	\$2.200	D
Molded Case Bkrs	100%	2039		5	\$3,300	В
Wiring Thermoplastic	100%	2043	* *	1		В
Motor Controllers	10070	2043		1		
Locally Mounted	10%	2036	* *	5	\$100	В
Motor Control Center	90%	2036	* *	5	\$3,100	В
Ground	7070	2030			Ψ3,100	
Grounding Devices						
Generic	100%	LIFE	* *	5	\$1,800	В
	Other Observation, Extent:	Moderate, Area Affec	ted : 100%			
	Location: Basement					
	Explanation: Water Main					
Stand-by Power						
Transfer Switches						
Automatic	100%	2036	* *	1	\$38,500	В
Generators	400-		de de		* 40. 400	_
Diesel	100%	2032	**	1	\$48,400	В
	Other Observation, Extent: Location: Transportation		tea : 100%			
	Explanation : One 120 Kv					
Batteries	Explanation . One 120 KV	a Detroit Diesei				
Nickel Cadmium	100%	2018	\$600	5	\$27,900	В
Fuel Storage	100/0	2010	φοσο		Ψ27,700	
Day Tank	50%	2039	* *	5	\$11,600	В
2 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	Other Observation, Extent:		ted : 100%	C	Ψ11,000	-
	Location: Transportation	Area				
	Explanation : One 100 Ga	llon Tank				
Main Tank	50%	2051	* *	5	\$1,800	В
	Other Observation, Extent:		ted : 100%		+-,	
	Location: Basement					
	Explanation: One 6500 G	allon Tank				
Lighting						
Interior Lighting						
Fluorescent	90%	2028	* *	10	\$103,200	В
HID	10%	2028	* *	10	\$400	В
Egress Lighting						_
Exit, Service	60%	2028	* *	1		В
Exit, Battery	40%	2028	* *	10	\$3,400	В
Exterior Lighting	1000/	2020	ala -l-	10	* 100	ъ.
HID	100%	2028	* *	10	\$400	В

Alarm

Maintenance \$ are aggregated over a 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 #: 4382

Electrical	Curr	ent Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail I Total (Yea	Date Estimated Cost ars)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Alarm							
Security System							
No Component	40%						D
Generic	60%		2028	* *	1	\$28,000	В
Fire/Smoke Detection							
No Component	40%						D
Generic	60%		2028	* *	1-3	\$47,600	В

Mechanical		Current Repair		Futur	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Heating									
Energy Source									
Natural Gas	60%			2043	* *	1		В	
Interruptible Gas/Dual Fuel	40%			2043	* *	1		В	
	Other Obse	ervation, E	Extent : Moderate, A	Area Affe	ected : 100%				
	Location	: Boiler Ro	oom, Under Groun	d Vault					
		ion : Gas S allon Tank	Service Cannot Be I	Interrupt	ed				
Conversion Equipment									
Furnace	60%			2023	\$86,800	1	\$37,100	В	
			Extent : Light, Area	Affected	! : 60%				
	Location .								
	Explanati	ion : 7 Pac	ckaged Roof Top U	nits					
Hot Water Boiler	40%			2036	* *	1	\$24,700	В	
	Other Obse	ervation, E	Extent : Light, Area	Affected	1:60%				
	Location	: Basemen	nt .						
	Explanati	ion : 2 Du	al Fuel Hot Water I	Boilers					
Distribution									
Hot Wtr Piping/Pump	100%			2039	* *	4	\$6,200	В	
Terminal Devices									
Air Handler	20%			2028	* *	1	\$15,500	В	
Convector/Radiator	20%			2036	* *	1	\$8,100	В	
Unit Heater-Stm/HW	20%			2028	* *	4	\$3,400	В	
No Component	40%							D	
Air Conditioning									
Energy Source	400				de de			_	
Electricity	100%			2039	* *	1		В	
Conversion Equipment	1.00/			2020	de de		Φ	-	
Reciprocating	10%			2028	* *	1	\$5,800	В	
Compr/Chiller	000/			2022	Φπος 200	2	Φ. 6.000	ъ	
Ext Pkg Unit -	90%			2023	\$703,200	2	\$6,900	В	
Heating/Cooling	0401	r	Surana i Titala A	A CC 4 1	1 . 1000/				
			Extent : Light, Area	АЈЈестед	: 100%				
	Location .		Dofnio onav4						
	Expianati	ion : K22 F	Refrigerant						

Maintenance \$ are aggregated over a 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 #: 4382

Mechanical	Current Re	pair Fu	Future Replacement		Maintenance			
System Component Type	% of Fail Date I Total (Years)	Estimated Cost Ye		Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Air Conditioning								
Terminal Devices	100/	20	• 0	de de			-	
Direct Expansion	10%	202	28	* *	1		В	
No Component	90%						D	
Heat Rejection	1.00/	200	1 0	* *	2	¢0.700	D	
Remote Air Cond	10% 90%	20:	28		2	\$8,700	B D	
No Component Ventilation	90%						ע	
Distribution								
Ductwork/Diffusers	100% 4+	\$102,300 LII	₹E	* *	2-5	\$69,700	В	
Buctwork Birtusers	Other Observation, Ext Location: Basement			ed : 20%	23	ψο,,,ου	D	
	Explanation : Several	Field Modifications I	Have I	Been Made To C	orrect Ai	r Flow		
Exhaust Fans								
Interior	10%	203	28	* *	2	\$400	В	
Roof	90%	202	28	* *	2	\$3,400	В	
Plumbing								
H/C Water Piping								
Brass/Copper	100%	20	43	* *	1		В	
Water Heater	1000/	20		425 - 500	•	4.000		
Gas Fired	100%	20:		\$27,600	2	\$1,800	В	
	Recent Installation, Ext Location : Basement	епт : Lignt, Area Адес	стеа :	100%				
	Other Observation, Ext	ent : Light, Area Affec	ted :	100%				
	Location: Basement	4 77 . 177		12.0		o Carl and a		
	Explanation : There A Hot Water Heaters A			d 2 Storage Tank	cs. Iwo C	of The The Four		
Sanitary Piping	Tion water freaters fir	e Houndoned In I tack						
Cast Iron	100%	LII	FΕ	* *	1		В	
Storm Drain Piping								
Cast Iron	100%	LII	FΕ	* *	1		В	
Sump Pump(s)								
Rigid Piping	100%	203	28	* *	4	\$2,500	В	
	Malfunctioning, Extent							
	Location : Basement,	Defective Controls O	n 1 Oj	f 2 Sump Pumps				
Sewage Ejector(s)								
Electric	100%	203	28	* *	4	\$2,500	В	
Fixtures	1000/						-	
Generic	100%	. C . A . A.C.	. 1	1000/			В	
	Other Observation, Ext		ectea	: 100%				
	Location : Throughout Facility Explanation : Ceramic Fixtures Not Appropriate For Detention Center Use - Too Easily							
	Damaged	c Fixiures Noi Approp	muie	For Detention C	enier Os	e - 100 Easity		
Vertical Transport								
Elevators								
Hydraulic	100%	LII	FΕ	* *			C	
Trydraune	Other Observation, Ext	ent · Lioht Area Affea	ted .	100%				
	Location : B-3, 1-3	em : Ligin, mearijjee	. еч.	10070				

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

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

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DIV. OF YOUTH & FAMILY JUSTICE - 130 CROSSROADS JUVENILE DETENTION CENTER

Mechanical	Current Re	pair Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date I Total (Years)	Estimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fire Suppression						
Sprinkler						
Generic	100%	2043	* *	1-2	\$35,000	В
Fire Pump			•	•	•	
Generic	100%	2032	* *	1	\$23,300	В

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Print Date: 09-Sep-2014 DIV. OF YOUTH & FAMILY JUSTICE - FY 2015

Asset Name : HORIZON JUVENILE DETENTION CENTER
Address : 560 BROOK AVENUE @WESTCHESTER AVE.

Borough : BRONX Agency's Number : N/A
Program / Asset # : DJJ0003.000 / 4383 Yr Built/Renovated : 1997 /

Area Sq Ft : 100,000 Project Type : JUVENILE JUSTICE

Date of Survey : 13-Jul-2012 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 2276 Lot : 1 BIN : 2000133

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$37,900	\$229,700
Interior Architecture	\$144,800	\$494,000
Electrical	\$91,700	
Mechanical	\$100,600	\$1,069,900
Total	\$375,000	\$1,793,600
Priority A	\$37,900	\$229,700
Priority B	\$192,300	\$1,135,500
Priority C	\$144,800	\$428,300
Total	\$375.000	\$1,793,600

Total	\$170,800	\$56,700	\$154,000	\$86,700
Priority C	\$17,800	\$4,700		
Priority B	\$85,500	\$52,000	\$120,600	\$62,300
Priority A	\$67,500		\$33,500	\$24,400
Total	\$170,800	\$56,700	\$154,000	\$86,700
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Mechanical	\$41,000	\$28,900	\$80,400	\$31,400
Electrical	\$18,800	\$15,200	\$32,300	\$23,000
Interior Architecture	\$35,600	\$4,700		
Exterior Architecture	\$67,500		\$33,500	\$24,400
EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019



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

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

Architecture	Current Repai	r Futui	Future Replacement		Maintenance	
ystem Component Type	% of Fail Date Esti Total (Years)	mated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
xterior						
Exterior Walls	45 04		di di	_	4.4.200	
Masonry: Brick	65% Efflorescence, Extent : Lig Location : Perimeter Wa			5	\$61,300	A
Masonry: Brick	5% Now Jnt Mortar Miss/Erod, Ext Location: Room C107 F Water Penetration, Extent Location: Room C107 F	rom Main Yard : Severe, Area Affecte		5	\$4,700	A
Metal Sect. OHD	5% 0-2 Other Observation, Extent Location : Along Brook a Explanation : Hydraulic	Avenue	* * ected : 5%	5	\$7,400	A
Pre-Cast Concrete	20% 0-2 Staining/Discoloring, Exte Location: Throughout Vertical Cracks, Extent: N Location: Corners Of F.	Moderate, Area Affecte	rd : 5%	5	\$61,300	A
Window Wall	5%	2043	* *	5	\$17,700	A
Windows						
Metal/Detention Type	100% Other Observation, Extent Location: Throughout Explanation: Steel Fran			5 g	\$48,800	A
Parapets						
Pre-Cast Concrete	95% 4+ Misaligned/Bulging, Exten Location: Right Angle C Open Joints, Extent: Ligh Location: Right Angle C	Corners Throughout t, Area Affected : 5%	* * d : 5%	5	\$97,300	A
Pre-Cast Concrete	5% Now Jnt Mortar Miss/Erod, Ext Location : Above Mason Water Penetration, Extent Location : Above Mason	ry Brick Into C107 Fro : Severe, Area Affecte	om Main Yard d : 10%	5	\$5,100	A

Asset #: 4383

Architecture	Current Repair Future Replacement Maintenance					aintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior Roof									
Built-Up (BUR)	65%	0-2	\$37,900	2028	* *			A	
Dunt of (2011)			oderate, Area Affec						
	Location	n : Around	Rooftop Units						
			xtent : Moderate, A	Area Affe	cted : 5%				
		n : Y-elevat							
Metal, Corrugated	20%		\$5,600	2036	* *	1		A	
			xtent : Moderate, A	Area Affe	cted: 5%				
		ı : Over Gy sarvation B	mnasıum Extent : Light, Area	Affected	. 100%				
		servation, 12 1 : Over Gy	_	Ајјестеи	. 100/0				
		-	ling Seam Roof						
Metal Panel	10%			2028	* *	10	\$24,600	A	
	Corrosion	/Rusting, E	xtent : Light, Area	Affected	: 5%		. ,		
	Location	ı : Through	out						
			Extent : Moderate, 1	Area Affe	cted : 100%				
		n : Above B							
Cl. P. L. Di. C.			orated Metal Screet		* *	1			
Skylight, Plastic	5%			2036	7. 7.	1		A	
nterior Floors									
Cast in Place Concrete	5%			LIFE	* *	5	\$16,400	C	
Ceramic Tile	25%	Now	\$68,900	2032	* *	5	\$18,700	C	
	Broken/Missing Elements, Extent: Moderate, Area Affected: 10%								
			out Bathrooms						
		_	e, Extent : Moderat	e, Area A	Affected: 40%				
D. v. 1/D v. C. v/D.1			out Bathrooms	2020	* *		¢151 000		
Panel/Paver: Cer/Brk Vinyl Tile	45% 25%			2039 2023	\$302,200	5 3	\$151,900 \$14,100	C C	
Interior Walls	23/0			2023	\$302,200		\$14,100		
Concrete Masonry Unit	30%			LIFE	* *	5	\$16,700	C	
Glass: Special Gauge	10%			LIFE	* *	1	. ,	C	
Gypsum Board	55%	0-2	\$15,100	LIFE	* *	5	\$46,100	C	
	Punct/Tear/Impact Damage, Extent: Moderate, Area Affected: 5%								
		ı : Through							
			Extent : Moderate, 1	Area Affe	cted : 40%				
		n : Through	out um Board Walls Ai	ra Not In	nact Posistant And	1 Ara Suc	vaantibla To		
			um Boara wans Al From Inmates	e ivoi im	paci Kesisiani And	i Are Sus	сериые 10		
Gypsum Board	5%		\$2,700	LIFE	* *	5	\$4,200	С	
**			Extent : Severe, A		eted : 15%				
	Location								
			xtent : Severe, Are	a Affecte	d: 20%				
	Location	ı : C107							

Maintenance \$ are aggregated over a 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 #: 4383

Architecture		Current Repair	Futur	e Replacement	Ma	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior							
Ceilings							
AcousTileConcealSpLn	15%		2036	* *	5	\$28,100	В
AcousTileSusp.Lay-In	5%		2036	* *	5	\$7,500	В
Exposed Concrete	20%		LIFE	* *	5	\$4,700	В
Exposed Struc: Steel	10%		LIFE	* *			В
Gypsum Board	35%		LIFE	* *	5	\$65,600	В
Metal Panel	15%		LIFE	* *	5	\$28,100	В

Electrical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts	•						
Service Equipment Molded Case Bkrs	100% Other Observation,	Extent : Moderate, A	2043 Area Affe	* * ected : 100%	5	\$2,600	В
	Location : Electric		00				
	Explanation: Fou	r 4000 Amps Main I	Disconne	ct Switch			
Switchgear / Switchboard Molded Case Bkrs	100%		2043	* *	5	\$2,600	В
Raceway							
Conduit	100%		2043	* *	1		В
Panelboards							
Fused Disc Sw	10%		2039	* *	5	\$200	В
Molded Case Bkrs	90%		2039	* *	5	\$2,400	В
Wiring Thermoplastic	100%		2043	* *	1		В
Motor Controllers							
Locally Mounted	30%		2036	* *	5	\$200	В
Motor Control Center	70%		2036	* *	5	\$1,900	В
	Other Observation,		Area Affe	ected : 100%			
	Location: Mainte						
	Explanation : All	Controller Monitore	d By Bm.	S			
Ground							
Grounding Devices					_		_
Generic	100%		LIFE	* *	5	\$1,500	В
Stand-by Power							
Transfer Switches	1000/		2026	* *	1	#20.000	D
Automatic	100%		2036	* *	1	\$30,800	В
Generators	1000/		2022	* *	1	¢20.700	D
Diesel	100% Other Observation,	Entant Madanata	2032		1	\$38,700	В
	Location : Genera		<i>Area А</i> јје	ciea : 100%			
	Explanation: One						
Batteries	Experience . One	1200 1111					
Nickel Cadmium	100%		2018	\$600	5	\$22,300	В

Maintenance \$ are aggregated over a 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 #: 4383

Electrical	Current Repair	Future Replace	Future Replacement		Maintenance			
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year Estimat FY	ed Cost	Cycle (Yrs)	Estimated Cost	Priority Code		
Stand-by Power								
Fuel Storage								
Day Tank	50%	2039	* *	5	\$9,300	В		
		Moderate, Area Affected: 100	0%					
	Location: Generator Room							
	Explanation : One 56 Gal							
Main Tank	50%	2051	* *	5	\$1,500	В		
		Moderate, Area Affected: 100	0%					
	Location: Underground							
	Explanation : One 5000 G	Fals						
Lighting								
Interior Lighting						_		
Fluorescent	20%	2028	**	10	\$18,300	В		
		Moderate, Area Affected: 100)%					
	Location: Throughout							
	Explanation: T-5 Lamps							
Fluorescent	80%	2028	* *	10	\$73,400	В		
	Other Observation, Extent: Moderate, Area Affected: 100%							
	Location: Throughout							
	Explanation: T-8 Lamps							
Egress Lighting						_		
Emergency, Service	40%	2028	* *	1		В		
Emergency, Battery	10%	2028	* *	10	\$2,400	В		
Exit, LED	30%	2051	* *	1		В		
Exit, Service	20%	2028	* *	1		В		
Exterior Lighting	1000/	2020	ale ale	4.0	Φ200			
HID	100%	2028	* *	10	\$300	В		
Alarm								
Security System	200/					Ъ		
No Component	30%	2020	* *	1	000100	D		
Generic	70%	2028	* *	1	\$26,100	В		
Fire/Smoke Detection	1,000/	2020	* *	1.2	\$ CO EDO	D		
Generic	100%	2028	* *	1-3	\$63,500	В		

Mechanical	Curre	nt Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail D Total (Year	ate Estimated Cost rs)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

Heating

Maintenance \$ are aggregated over a 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 #: 4383

Mechanical	Current Repair	Future R	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Es	timated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating Energy Source Electricity	5% Other Observation, Extent : M	2043 Ioderate, Area Affected	* * 1 : 10%	1		В
	Location : Throughout The L Explanation : Used For Uni	Building t Heaters				
Fuel Oil No 2	15% Other Observation, Extent : M Location : Located Under G			5	\$4,600	В
	Explanation : 8000 Gallon C Abandoned	Dil Supply Used For H	ot Water Boiler	s, One O	Pil Tank Is	
Natural Gas	80% Other Observation, Extent: M. Location: Basement		* * 1 : 80%	1		В
Conversion Equipment	Explanation: Used For Hot	water botters				
Hot Water Boiler	95% Other Observation, Extent : L	2036 ight, Area Affected : 10	* *	1	\$47,000	В
	Location : Boiler Room Explanation : 2 Units					
Radiant Heater	5% Other Observation, Extent: L Location: Basement And Sta Explanation: Fully Function	airways		2	\$2,300	В
Distribution Hot Wtr Piping/Pump	100%	2031	* *	4	\$4,900	В
Terminal Devices						
Air Handler	50% 4+ Other Observation, Extent : So	\$5,100 2023 evere, Area Affected : .	\$255,500 50%	1	\$27,800	В
	Location : Roof Explanation : Total Of 6 Air Be Balanced	Handlers - Heat Distr	ibution Throug	hout Bui	lding Needs To	
Convector/Radiator	45%	2028	* *	1	\$14,500	В
Fan Coil Unit/Heat	5%	2028	* *	1	\$1,600	В
Air Conditioning						
Energy Source Electricity	100%	2039	* *	1		В
Conversion Equipment Ext Pkg Unit - Heating/Cooling	100% Now \$	512,500 2023	\$625,000	2	\$4,900	В
Troumg Cooming	R-22 Refrigerant, Extent: Lig Location: A C Units Unit Inoperable, Extent: Mod Location: Roof					
Distribution Ductwork/Diffusers	100% Now \$1 Unbalanced System, Extent: S Location: Throughout	00,600 LIFE Severe, Area Affected :	* *	2	\$130,100	В

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Asset #: 4383

Mechanical	Current Repa	ir Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
ir Conditioning	•	•				•
Heat Rejection						
Air Condenser Unit	100%	2023	\$189,300	2	\$69,600	В
entilation entile						
Distribution						_
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$55,800	В
Exhaust Fans	1.0007	2020	de de	•	Φ2 100	
Roof	100%	2028	* *	2	\$3,100	В
lumbing						
H/C Water Piping	1000/	2026	* *	1		D
Galv Iron/Steel Water Heater	100%	2036		1		В
Gas Fired	100%	2018	\$22,000	2	\$1,500	В
Gas Filed	Other Observation, Exten			2	\$1,500	ь
	Location : Boiler Room	i . Moderdie, 111ed 11jj	естей . 100/0			
	Explanation: Total Of 6	Hot Water Heaters -	2 For The Laundry	Room 2	For The Kitchen	
	And 2 For Domestic Use		2 Tor The Edunary	Room, 2	101 The Ruenen	
Sanitary Piping						
Cast Iron	100% Now	\$10,300 LIFE	* *	1		В
	Blockage /Clogged, Exten	t : Moderate, Area Af	fected : 5%			
	Location: Showers					
	Other Observation, Exten	t : Moderate, Area Afj	fected : 5%			
	Location: Showers					
	Explanation: Frequent	Maintenance Require	d For Drain Clogs			
Storm Drain Piping	1.0007		ale ale			
Cast Iron	100%	LIFE	* *	1		В
Sump Pump(s)	1000/	2020	* *	4	#2.5 00	ъ
Rigid Piping	100%	2028	* *	4	\$2,500	В
Sewage Ejector(s) Electric	1000/	2020	* *	4	¢2.500	ъ
	100%	2028	* *	4	\$2,500	В
Fixtures	100%					D
Generic	Other Observation, Exten	t · Moderate Area Afi	Sected : 10%			В
	Location : All Toilet Ro		естей . 10/0			
	Explanation: Frequent		air Of Plumhing Fi	xtures Is	Required	
ertical Transport	Espicioni i requent		oj i minomg i t	05 15	q ca	
Elevators						
Hydraulic	100%	LIFE	* *			С
,	Other Observation, Exten					-
	Location: Basement, 1s	t Floor, 2nd Floor				
	Explanation : There Are	2 Hydraulic Elevator	s, 1 Elevator Is Out	Of Servi	ice	
ire Suppression						
Sprinkler						
Generic	100%	2043	* *	1-2	\$28,000	В
Fire Pump	<u> </u>	<u> </u>	<u> </u>			
Generic	100%	2032				

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