Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : ALONZO DAUGHTRY DAY CARE CENTER
Address : 333 SECOND STREET BTWN: 4 AVE., 5 AVE.

Borough : BROOKLYN Agency's Number : N/A
Program / Asset # : ACS0002.000 / 13412 Yr Built/Renovated : 2000 /

Area Sq Ft : 11,200 Project Type : CHILDREN'S SERVICES

Date of Survey : 21-Jun-2011 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 969 Lot : 52 BIN : 3346912

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$89,900	
Total	\$89,900	
Priority A	\$89,900	
Total	\$89,900	

Total	\$20,100	\$7,000	\$17,400	\$8,100
Priority C	\$1,600	\$1,500	\$2,500	\$1,100
Priority B	\$10,900	\$5,500	\$14,900	\$5,800
Priority A	\$7,600			\$1,200
Total	\$20,100	\$7,000	\$17,400	\$8,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$900	\$700	\$1,600	\$700
Electrical	\$1,100	\$900	\$9,300	\$1,100
Interior Architecture	\$6,600	\$1,500	\$2,500	\$1,100
Exterior Architecture	\$7,600			\$1,200
EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018



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

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

Asset #: 13412

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Cod
xterior								1
Exterior Walls								
Masonry: Brick	93%			LIFE	* *	5	\$15,400	A
Masonry: Granite	2%			LIFE	* *	5	\$200	A
Pre-Cast Concrete	5%			LIFE	* *	5	\$2,700	A
Windows								
Aluminum	100%			2038	* *	5	\$2,400	A
Parapets								
Concrete Masonry Unit	47%			LIFE	* *	5	\$1,800	A
Masonry: Brick	50%			LIFE	* *	5	\$1,700	A
Pre-Cast Concrete	3%			LIFE	* *	5	\$600	A
Roof								
Metal Panel	25%			2035	* *	10	\$7,600	A
Modified Bitumen	75%	0-2	\$89,900	2032	* *			A
	Blisters, E	Extent : Mo	derate, Area Affecte	ed: 25%				
	Location	ı : Through	out					
	Seams Op	en/Split, Ex	ctent : Moderate, A	rea Affec	ted : 25%			
	Location	ı : Through	out					
	Water Per	netration, E	xtent : Moderate, A	rea Affe	cted : 10%			
	Location	ı : Over Bo	iler Room On Seco	nd Floor	, Room 203			
terior								
Floors								
Ceramic Tile	5%			2031	* *	5	\$700	C
Quarry Tile	5%			2035	* *	5	\$1,000	C
Sheet Vinyl/Rubber	25%			2027	* *	5	\$5,000	C
Vinyl Tile	65%			2027	* *	3	\$4,300	C
Interior Walls								
Ceramic Tile	10%			2031	* *	5	\$2,400	C
Concrete Masonry Unit	5%			LIFE	* *	5	\$500	C
Gypsum Board	85%			LIFE	* *	5	\$12,400	C
Ceilings								
AcousTileSusp.Lay-In	75%			2035	* *	5	\$10,000	В
			xtent : Moderate, A					
	Location	1 : Room 20	3 And Boiler Roon	on Sec	ond Floor			
Gypsum Board	25%			LIFE	* *	5	\$4,200	В
	Water Per	netration, E	xtent : Moderate, A	rea Affe	cted : 10%			
	Location	n : Roof Sta	ir					

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 Code
Under 600 Volts				
Service Equipment				
Fused Disc Sw	100%	2042 **	5	В
	Other Observation, Extent: Moderate,	Area Affected : 100%		
	Location: Electrical Room			
	Explanation : Main Service Switch Ra	ited @ 800 Amperes		

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

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

Electrical	Cı	Current Repair		Future Replacement		Maintenance	
System Component Type		il Date Estimated Cost Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Under 600 Volts							
Switchgear / Switchboard							
Fused Disc Sw	100%		2042	* *	5		В
Raceway							
Conduit	100%		2042	* *	1		В
Panelboards							
Fused Disc Sw	2%		2038	* *	5		В
Molded Case Bkrs	98%		2038	* *	5	\$200	В
Wiring							
Thermoplastic	100%		2042	* *	1		В
Motor Controllers							
Locally Mounted	100%		2035	* *	5	\$100	В
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$100	В
Lighting							
Interior Lighting							
Fluorescent	100%		2027	* *	10	\$8,400	В
		ration, Extent : Moderate, A	Area Affe	cted : 100%			
		Throughout The Building					
	Explanation	ı : T-8 Lamps					
Egress Lighting							
Exit, LED	100%		2050	* *	1		В
Exterior Lighting							
HID	100%		2022	\$3,800	10		В
Alarm							
Security System							
Generic	100%		2027	* *	1	\$3,400	В
		ration, Extent : Moderate, A	Area Affe	cted : 100%			
		Throughout The Building					
	Explanation	a: Intrusion Alarm System					
Fire/Smoke Detection							
Generic	100%		2027	* *	1-3	\$5,800	В
		ation, Extent : Moderate, A	Area Affe	cted : 100%			
		Throughout The Building					
	Explanation	ı : Strobe Lights, Manual F	Pull Statio	on And Smoke Det	ectors		

Mechanical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating							
Energy Source							
Natural Gas	100%		2048	* *	1		В

 $<sup>\</sup>label{lem:maintenance} \textit{Maintenance} \ \textit{\$ are aggregated over a ten-year period}. \ \textit{Site specific cost escalations are not included}.$ 

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

Asset #: 13412

Mechanical	Current Re	epair Fu	ture Replacement	M		
System Component Type	% of Fail Date Total (Years)	Estimated Cost Yea	r Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating						
Conversion Equipment	0004	202			Φ2 500	
Furnace	80%	202		1	\$3,600	В
		tent : Light, Area Affect	ed: 80%			
	Location : Roof Explanation : 6 Exte	mal Backago Units				
Hot Water Boiler		202	7 **	1	Φ000	D
Hot water Botter	20% Other Observation Fr	202 tent : Light, Area Affect		1	\$900	В
	Location : 2nd Floor	-	ea . 20%			
	Explanation: 2 Unit.					
Distribution	Explanation . 2 Onti-					
Hot Wtr Piping/Pump	20%	203	8 **	4	\$100	В
No Component	80%	200	O	•	Ψ100	D
Terminal Devices	0070					
Convector/Radiator	20%	203	5 **	1	\$600	В
No Component	80%				•	D
Air Conditioning						
Energy Source						
Electricity	100%	203	8 **	1		В
Conversion Equipment						
Reciprocating	10%	202	7 **	1	\$400	В
Compr/Chiller						
Ext Pkg Unit -	90%	202	7 **	2	\$500	В
Heating/Cooling						
		tent : Light, Area Affect	ed : 100%			
	Location: Roof					
	Explanation: 6 Pack	cage Units				
Terminal Devices	1.00/	202	7 **	1		ъ
Direct Expansion	10%	202	**	1		В
No Component	90%					D
Heat Rejection	100/	202	7 **	2	\$600	D
Remote Air Cond	10% 90%	202	/	2	\$600	B D
No Component Ventilation	90%					
Distribution						
Ductwork/Diffusers	100%	LIF	E **	2-5	\$5,100	В
Exhaust Fans	10070	LII	Ц	23	ψ3,100	
Roof	100%	202	7 **	2	\$300	В
Plumbing	10070		•	<del>_</del>	4500	
H/C Water Piping						
Brass/Copper	100%	204	2 **	1		В
Water Heater						
Gas Fired	100%	202	0 \$2,400	2	\$100	В
Sanitary Piping					·	
Cast Iron	100%	LIF	E **	1		В
Storm Drain Piping						
Cast Iron	100%	LIF	E **	1		В
-						

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

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

Mechanical	Current Repair	Future Repla	cement	Ma	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost   Year Estim FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Plumbing						
<b>Backflow Preventer</b>						
Generic	100%	2027	* *	1	\$600	В
Fixtures						
Generic	100%					В
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			C
	Other Observation, Extent : Lig	ght, Area Affected : 100%	,			
	Location: 1-2					
	Explanation: 1 Unit					
Fire Suppression						
Sprinkler						
No Component	95%					D
Generic	5%	2042	* *	1-2	\$100	В

Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : BLANCHE COMMUNITY DAY CARE CTR.

Address : 109-60 202ND STREET BTWN: HOLLIS AVE., 111 AVE.

Borough : QUEENS Agency's Number : N/A

Area Sq Ft : 16,526 Project Type : CHILDREN'S SERVICES

Date of Survey : 16-Jun-2011 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 10941 Lot : 206 BIN : 4234212

#### **CAPITAL**

**Total** 

Priority

**Total** 

Total	\$109,000	\$10,100	\$35,300	\$12,300
Priority C	\$15,300	\$1,400		\$3,000
Priority B	\$16,800	\$8,700	\$23,400	\$9,400
Priority A	\$76,900		\$11,900	
Total	\$109,000	\$10,100	\$35,300	\$12,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$5,500	\$4,100	\$6,100	\$4,400
Electrical	\$900	\$700	\$13,300	\$1,000
Interior Architecture	\$21,700	\$1,400		\$3,000
Exterior Architecture	\$76,900		\$11,900	
EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018



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

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

Asset #: 13416

Architecture		Current Re	pair	Future	e Replacement	M	aintenance	
System Component Type		Tail Date E (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Exterior								
Exterior Walls Masonry: Brick	Water Pener	Now tration, Exte Throughou	\$31,300 ent : Moderate, A	LIFE Area Affed	* * cted : 30%	5	\$18,700	A
Metal/Glass Curt Wall	20% Repairs in F Location: Caulking De	Now Progress, Ex Throughou	\$21,000 tent : Moderate, t Extent : Modera			5	\$10,800	A
Metal Panel	Broken/Mis.	Now sing Elemen Throughou	\$600 tts, Extent : Ligh t	2042 t, Area Aj	* * ffected : 10%	5	\$2,700	A
Metal: Cage/Fence	10%			2035	* *	5	\$12,600	A
Windows Aluminum		4+ ip Missing, Throughou	\$17,500 Extent : Modera t	2038 te, Area A	* * Affected : 20%	5	\$3,700	A
Parapets								
Concrete Masonry Unit	50%			LIFE	* *	5	\$2,100	A
Masonry: Brick	45%		<b>**</b>	LIFE	* *	5	\$1,700	A
Metal: Cage/Fence		4+ Rusting, Exte Throughou	\$300 ent : Moderate, A t	2027 Area Affed	* * cted : 20%	5	\$600	A
Roof								
Metal Panel		ıllation, Ext Throughou	ent : Light, Area t	2042 Affected	: 100%	10	\$2,400	A
Modified Bitumen	90%			2027	* *	10	\$11,900	A
Interior							. ,	
Floors								
Ceramic Tile	5%			2031	* *	5	\$900	C
Panel/Paver: Cer/Brk	5%			2038	* *	5	\$2,000	C
Quarry Tile	5%			2035	* *	5	\$1,400	C
Vinyl Tile	Cracking/Ci	Now rumbling, E Throughou	\$14,600 xtent : Light, Are t	2027 ea Affecte	* * ed : 10%	3	\$5,800	С
Interior Walls								
Ceramic Tile	5%			2031	* *	5	\$1,900	C
Concrete Masonry Unit	20%			LIFE	* *	5	\$3,000	C
Gypsum Board	20%			LIFE	* *	5	\$4,500	C
SGFT/Glazed Masonry	55%			LIFE	* *			С
Ceilings							<b>.</b>	_
AcousTileSusp.Lay-In	70%			2035	**	5	\$12,700	В
Exposed Concrete	20%			LIFE	* *	5	\$600	В
Metal Panel	10%			LIFE	* *	5	\$2,300	В

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

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

Asset #: 13416

Electrical	Current Repair	Future Replace	Future Replacement		Maintenance		
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year Estimat FY	ed Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code	
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%	2042	* *	5	\$100	В	
	Other Observation, Extent: Modera	ite, Area Affected : 100	0%				
	Location : Electrical Room						
	Explanation: One 800 Amps Mair	n Disconnect Switch					
Switchgear / Switchboard Molded Case Bkrs	100%	2042	* *	5	\$400	В	
Raceway							
Conduit	100%	2042	* *	1		В	
Panelboards							
Fused Disc Sw	10%	2038	* *	5		В	
Molded Case Bkrs	90%	2038	* *	5	\$300	В	
Wiring							
Thermoplastic	100%	2042	* *	1		В	
Motor Controllers							
Locally Mounted	100%	2035	* *	5	\$100	В	
Ground							
Grounding Devices							
Generic	100%	LIFE	* *	5	\$200	В	
Lighting							
Interior Lighting							
Fluorescent	90%	2027	* *	10	\$11,200	В	
	Other Observation, Extent: Modera	ite, Area Affected : 100	0%				
	Location: Throughout						
	Explanation: T-8 Lamps						
Fluorescent	10%	2027	* *	10	\$1,200	В	
	Other Observation, Extent: Modera	ite, Area Affected : 100	0%				
	Location: Lobby And Hallway						
	Explanation: T-5 Lamps						
Egress Lighting	1000/	2022	* *	1		ъ	
Exit, Service	100%	2032	* *	1		В	
Exterior Lighting	1000/	2027	* *	10		ъ	
HID	100%	2027	* *	10		В	
Alarm							
Security System	70%					D	
No Component Generic		2027	* *	1	¢1 500	D B	
Fire/Smoke Detection	30%	2027	-11-	1	\$1,500	D	
No Component	30%					D	
Generic	70%	2027	* *	1-3	\$6,000	Б В	
Generic	70%	2027		1-3	\$6,000	D	

Mechanical	Current Rep	pair Futu	ire Replacement	Ma	intenance	
System Component Type	% of Fail Date Es Total (Years)	stimated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code

Heating

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

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

Asset #: 13416

Mechanical	Current Repair		Futur	e Replacement	M			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating								
Energy Source	1000/			20.42	* *			D
Natural Gas	100%			2042	* *	1		В
Conversion Equipment Hot Water Boiler	100%			2035	* *	1	\$6,700	В
Hot water Boller		ervation Ex	ctent : Light, Area			1	\$0,700	Ъ
		: Basement	_	Пусска	. 100/0			
		ion : One U						
Distribution								
Hot Wtr Piping/Pump	100%			2030	* *	4	\$700	В
Terminal Devices								
Air Handler	50%			2027	* *	1	\$4,200	В
Convector/Radiator	50%			2027	* *	1	\$2,200	В
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		В
Conversion Equipment	4.00				de de		<b></b>	_
Reciprocating	100%			2027	* *	1	\$6,300	В
Compr/Chiller								
Terminal Devices	1000/			2027	* *	1	¢9 400	D
Air Handler/Cool/Ht	100%			2027		1	\$8,400	В
Heat Rejection Remote Air Cond	100%			2027	* *	2	\$9,400	В
Ventilation Ventilation	100%			2027			\$9,400	
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$7,500	В
Exhaust Fans							7.,500	
Interior	80%			2027	* *	2	\$300	В
Roof	20%	Now	\$500	2022	\$2,400	2	\$100	В
	Not in Serv	ice, Extent	: Severe, Area Aff	ected : 20	0%			
	Location	: Kitchen E	xhaust On Roof					
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2035	* *	1		В
Water Heater								
Gas Fired	100%			2020	\$3,600	2	\$200	В
Sanitary Piping	1000/				de de			
Cast Iron	100%			LIFE	* *	1		В
Storm Drain Piping	1.000/			LIEE	* *	1		ъ
Cast Iron	100%			LIFE	* *	1		В
Sump Pump(s)	100%			2022	\$10,200	4	¢1 200	В
Rigid Piping Sewage Ejector(s)	100%			2022	\$10,300	4	\$1,300	D
Compressed Air	100%			2032	* *	4	\$2,000	В
Backflow Preventer	100/0			2032	·	<u> </u>	Ψ2,000	
Generic	100%			2022	\$1,500	1	\$800	В
Fixtures	100/0			_0_2	Ψ1,500	-	ΨΟΟΟ	
Generic	100%							В
	100,0							

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

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

Mechanical	Current Repair	Future Rep	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year Estin	nated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Vertical Transport		•			•	
Elevators						
Hydraulic	100%	LIFE	* *			C
	Other Observation, Extent : Light, A	Area Affected : 1009	%			
	Location : Serves All Floors					
	Explanation: One Unit					
Fire Suppression						
Sprinkler						
Generic	100%	2042	* *	1-2	\$3,800	В

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Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : CROSSROADS SHELTER ALPHA COTTAGE

Address : 1250 E. 229TH ST.

Borough : BRONX Agency's Number : N/A

Area Sq Ft : 4,000 Project Type : CHILDREN'S SERVICES

Date of Survey : 07-Feb-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 4905 Lot : 2 BIN : 2097408

#### **CAPITAL**

**Total** 

Priority

**Total** 

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$28,100			
Interior Architecture	\$8,200		\$700	
Electrical	\$2,600	\$200	\$300	\$200
Mechanical	\$1,500	\$800	\$1,400	\$800
Total	\$40,400	\$1,100	\$2,300	\$1,000
Priority A	\$28,100			
Priority B	\$9,500	\$1,100	\$1,700	\$1,000
Priority C	\$2,800		\$700	
Total	\$40,400	\$1,100	\$2,300	\$1,000



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

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

### ADMIN. FOR CHILDREN'S SERVICES - 068 CROSSROADS SHELTER ALPHA COTTAGE

Asset #: 54

Architecture	Current Repair		Futur	e Replacement	Maintenance			
ystem Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code	
xterior								
Exterior Walls	0004	ΦΦ0 600		de de	_	<b>#2.100</b>		
Masonry: Brick	98% Now Jnt Mortar Miss/E Location : Throu	\$20,600 rod, Extent : Moderat ghout	LIFE e, Area A	* * Affected : 50%	5	\$3,100	A	
Slate Panels	2% Now	\$3,800	LIFE	* *	5		A	
	Location : Windo	rod, Extent : Modera						
Windows	Location: winac	w suis						
Aluminum	100%		2040	* *	5	\$500	A	
Parapets	10070		2040			\$300	A	
Masonry: Brick	95%		LIFE	* *	5-10	\$3,700	A	
Masonry: Limestone	5%		LIFE	* *	5-10	\$300	A	
Roof	370		DII D		3 10	Ψ300	7.1	
Modified Bitumen	100%		2032	* *	10	\$3,200	Α	
	Recent Replace Evident, Extent: Light, Area Affected: 100%							
	Location : Throu	ghout, 2012						
terior								
Floors								
Cast in Place Concrete	5%		LIFE	* *	5	\$1,100	C	
Ceramic Tile	5%		2037	* *	5	\$200	C	
	-	ident, Extent : Light, And Second Floor Ba						
Vinyl Tile	90%		2032	* *	3	\$1,700	С	
	Recent Replace Evident, Extent: Light, Area Affected: 100% Location: Throughout First And Second Floor, 2012							
Interior Walls								
Concrete Masonry Unit	70%		LIFE	* *	5	\$2,900	C	
	=	lent, Extent : Light, A ghout Basement, 201		cted : 100%				
Plaster	30%		LIFE	* *	5-10	\$1,300	С	
Ceilings								
Plaster	100%		LIFE	* *	5-10	\$8,400	В	

Electrical	Current Repair	Future Repl	acement	M	aintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year Estin FY	nated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2044	* *	5		В
	Other Observation, Extent: Moderate	, Area Affected :	100%			
	Location: Electrical Room					
	Explanation: One 400 Amps Main I	Disconnect Switch	ı			
Switchgear / Switchboard						
Fused Disc Sw	100%	2044	* *	5		В

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

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

### ADMIN. FOR CHILDREN'S SERVICES - 068 CROSSROADS SHELTER ALPHA COTTAGE

Asset #: 54

Electrical	Current R	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Under 600 Volts							
Raceway							
Conduit	50%		2044	* *	1		В
Conduit	50%		2024	\$1,300	1		В
Panelboards							
Fused Disc Sw	5%		2023	\$300	5		В
Molded Case Bkrs	95%		2040	* *	5	\$100	В
Wiring							
Thermoplastic	70%		2044	* *	1		В
Thermoplastic	30%		2024	\$1,200	1		В
Motor Controllers							
Locally Mounted	100%		2022	\$1,900	5		В
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$100	В
Lighting							
Interior Lighting							_
Fluorescent	70%		2019	\$5,500	10	\$2,100	В
	Other Observation, Ex		rea Affe	cted : 100%			
	Location: Througho	_					
	Explanation: T-12 I	amps					
Fluorescent	30%		2032	* *	10	\$900	В
	T-8 Lamps, Extent: M		cted : 10	00%			
	Location : Througho	out					
Egress Lighting							
Emergency, Battery	20%		2029	* *	10	\$200	В
Emergency, Battery	30%		2019	\$400	10	\$200	В
Exit, Service	10%		2029	* *	1		В
Exit, Service	40%		2019	\$200	1		В
Exterior Lighting							
HID	100%		2029	* *	10		В
Alarm							
Security System							
No Component	70%						D
Generic	30%		2029	* *	1	\$400	В
Fire/Smoke Detection							
Generic	100%		2029	* *	1-3	\$2,000	В

Mechanical	Curren	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating							
Energy Source							
Natural Gas	100%		2034	* *	1		В

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

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

### ADMIN. FOR CHILDREN'S SERVICES - 068 CROSSROADS SHELTER ALPHA COTTAGE

Asset #: 54

Mechanical		Current Repair		Futur	Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating	•							•
Conversion Equipment								
Hot Water Boiler	100%			2029	* *	1	\$1,600	В
			Extent : Light, Area	Affected	: 100%			
		: Basemer						
	Explana	tion : 1 Ga	s Fired Modular H	ot Water	Boiler			
Distribution								
Hot Wtr Piping/Pump	100%			2032	* *	4	\$200	В
Terminal Devices								
Convector/Radiator	100%			2029	* *	1	\$1,100	В
Air Conditioning								
Energy Source								
Electricity	100%			2032	* *	1		В
Conversion Equipment								
Split Unit	100%			2024	\$17,100			В
	Recent Re	pair Evidei	nt, Extent : Light, A	rea Affe	cted : 100%			
	Location	: Basemer	nt, First And Secon	d Floors				
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2	\$5,300	В
Heat Rejection								
Remote Air Cond	100%			2024	\$22,100	2	\$2,300	В
Ventilation								
Exhaust Fans								
Wall Unit	100%	Now	\$100	2024	\$5,600	2	\$100	В
	Malfuncti	oning, Exte	nt : Moderate, Are	a Affecte	d: 50%			
	Location	: Second I	Floor Toilet Room,	Defectiv	e Toilet Exhaust F	an		
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		В
Water Heater								
Gas Fired	100%			2022	\$900	2	\$100	В
Sanitary Piping	10070				Ψ, σσ		4100	
Cast Iron	100%			LIFE	* *	1		В
Storm Drain Piping	10070			LII L				ь
Cast Iron	100%			LIFE	* *	1		В
Backflow Preventer	10070			LII L		1		ь
Generic	100%			2032	* *	1	\$200	В
Generic		arvation I	Extent : Light, Area			1	\$200	Ь
		ervanon, 12 1 : Basemer	_	Ајјестеи	. 20/0			
Firstures	Ехріапа	tion : Boile	<i>т Оп</i> цу					
Fixtures	100%							В
Generic	100%							Ď
Fire Suppression								
Sprinkler No Commonant	000/							Ъ
No Component	90%			2024	ala ele	1.0	<b>\$100</b>	D
Generic	10%			2034	* *	1-2	\$100	В
	-		er, Extent : Moder	ate, Area	Affected: 100%			
	Location	: Basemer	ıt					

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

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

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### ADMIN. FOR CHILDREN'S SERVICES - 068 CROSSROADS SHELTER ALPHA COTTAGE

Page: 16

Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : CROSSROADS SHELTER MAIN BUILDING

Address : 1250 EAST 229TH STREET

Borough : BRONX Agency's Number : N/A

Area Sq Ft : 37,482 Project Type : CHILDREN'S SERVICES

Date of Survey : 07-Feb-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 4905 Lot : 2 BIN : 2097408

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$169,200	
Interior Architecture	\$41,300	
Total	\$210,500	
Priority A	\$169,200	
Priority C	\$41,300	
Total	\$210,500	

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$14,600		\$1,400	
Interior Architecture	\$109,300		\$6,700	\$4,100
Electrical	\$5,000	\$3,600	\$4,500	\$4,200
Mechanical	\$16,900	\$9,400	\$7,200	\$5,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$149,700	\$16,900	\$23,800	\$18,000
Priority A	\$14,600		\$1,400	
Priority B	\$67,500	\$16,900	\$18,000	\$13,900
Priority C	\$67,600		\$4,400	\$4,100
Total	\$149.700	\$16,900	\$23,800	\$18,000



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

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

Asset #: 1947

Architecture	Current R	lepair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Exterior							
Exterior Walls					_		
Cast in Place Concrete	3%	****	LIFE	* *	5	\$10,900	A
Masonry: Brick	92% Now	\$111,800	LIFE	**	5	\$33,400	A
	Diagonal Cracks, Ext Location: Boiler Ro		Affectea	: 10%			
	Jnt Mortar Miss/Eroa		to Area A	Affected : 15%			
	Location : Boiler Ro		ie, 111eu 1	ijjeciea . 1570			
Masangu Limastona	2%		LIFE	* *	5	\$1,100	A
Masonry: Limestone Stucco Cement	2% 3%		2037	* *	5	\$2,700	A A
Windows	370		2037			\$2,700	Λ
Aluminum	100%		2040	* *	5	\$5,900	A
Parapets	10070		20.0			Ψ2,200	
Masonry: Brick	95%		LIFE	* *	5-10	\$67,300	A
J	Recent Repair Eviden	t, Extent : Light, A		cted : 100%		, ,	
	Location : Through	out, 2012					
Masonry: Limestone	5%		LIFE	* *	5-10	\$6,300	A
Roof						1 - 1	
Single Ply Membrane	98%		2032	* *	10	\$26,600	A
	Recent Replace Evide	ent, Extent : Light,	Area Affe	ected : 100%			
	Location : Through	out, 2012					
Skylight, Metal/Glass	2%		2044	* *	10	\$1,800	A
Interior							
Floors							
Cast in Place Concrete	5%		LIFE	* *	5	\$8,500	C
Ceramic Tile	5%		2033	* *	5	\$1,900	C
Quarry Tile	15%		2037	* *	5	\$8,800	C
Sheet Vinyl/Rubber	30%	¢22.200	2029	* *	5	\$17,500	С
Terrazzo	20% Now	\$23,200	LIFE		5	\$6,100	C
	Cracking/Crumbling, Location: Staircase		e, Area Aj	jeciea : 25%			
X7: 1 m:1			2020	* *	2	Φ2. <b>7</b> 00	
Vinyl Tile	25% 0-2	\$18,500	2029		3	\$3,700	C
	Adhesion Failure, Ex. Location : Rooms B						
	Misaligned/Bulging, I						
	Location: Rooms B						
	Poor Subfloor Eviden						
	Location : Rooms B						
Interior Walls							
Ceramic Tile	5%		2033	* *	5	\$3,800	C
Concrete Masonry Unit	5% Now	\$14,100	LIFE	* *	5	\$1,500	C
•	Diagonal Cracks, Ext		rea Affect	ted : 20%		,	
	Location : Water M	ain Room					
	Horizontal Cracks, E.	xtent : Moderate, A	Area Affe	cted : 20%			
	Location : Water M	ain Room					
Fiberglass Panel	40%		LIFE	* *	10	\$7,500	С
Gypsum Board	50%		LIFE	* *	5-10	\$63,800	C

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

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

Asset #: 1947

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Interior								
Ceilings								
AcousTileSusp.Lay-In	12%			2037	* *	5	\$4,700	В
Exposed Concrete	5%			LIFE	* *	5-10	\$2,400	В
Exposed Struc: Steel	3%			LIFE	* *	10	\$2,300	В
Gypsum Board	40%	Now	\$19,600	LIFE	* *	5	\$19,500	В
-	Water Pen	etration, E	xtent : Moderate, A	rea Affe	cted : 10%			
	Location	: Laundry	Room					
Metal Panel	10%			LIFE	* *	5	\$9,700	В
Plaster	30%			LIFE	* *	5-10	\$20,100	В

Electrical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimate Total (Years)	d Cost Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2044	* *	5	\$100	В
	Other Observation, Extent: Mo	derate, Area Affec	ted : 100%			
	Location : Electrical Room					
	Explanation : One 3000 Amps	Main Disconnect	Switch			
Switchgear / Switchboard						
Fused Disc Sw	90%	2044	* *	5	\$100	В
Molded Case Bkrs	10%	2044	* *	5	\$100	В
Raceway						
Conduit	100%	2044	* *	1		В
Panelboards						
Fused Disc Sw	10%	2040	* *	5	\$100	В
Molded Case Bkrs	90%	2040	* *	5	\$700	В
Wiring Thermoplastic	100%	2044	* *	1		В
Motor Controllers						
Locally Mounted	100%	2037	* *	5	\$200	В
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$900	В
Stand-by Power						
Transfer Switches						
Automatic	100%	2037	* *	1	\$9,500	В
Generators						
Diesel	100%	2033	* *	1	\$11,900	В
	Other Observation, Extent: Mo Location: Outside The Buildin		ted : 100%			
Batteries	Explanation : One 100 Kw					
Lead/Acid	100%	2018	\$600	5	\$1,100	В

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

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

Electrical	Current Repair	Future Repla	Future Replacement		Maintenance			
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estim FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code		
Stand-by Power								
Fuel Storage								
Main Tank	100%	2052	* *	5	\$800	В		
	Other Observation, Extent : Mode		00%					
	Location : Generator Room - Or	ıtside						
	Explanation : One 220 Gals							
Lighting								
Interior Lighting	0.504	2020	de de	10	<b>#22 5</b> 00			
Fluorescent	95%	2029	**	10	\$22,700	В		
	Other Observation, Extent : Mode Location : Throughout The Build Explanation : T-8 Lamps		00%					
Fluorescent	5%	2029	* *	10	\$1,200	В		
	Other Observation, Extent : Mode Location : Hallways	rate, Area Affected : I	00%					
Egress Lighting	Explanation: T-5 Lamps							
Emergency, Service	60%	2029	* *	1		В		
Exit, Service	40%	2029	* *	1		В		
Exterior Lighting	4070	202)		1		ъ		
HID	100%	2029	* *	10	\$100	В		
Lightning Protection	10070	202)		10	Ψ100	ь		
Arresters/Cabling								
Generic	100%	2027	* *	5	\$300	В		
Alarm								
Security System								
No Component	50%					D		
Generic	50%	2029	* *	1	\$5,700	В		
Fire/Smoke Detection								
No Component	50%					D		
Generic	50%	2029	* *	1-3	\$9,500	В		
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location: Hallways							
	Explanation: Strobe Lights, Smo	oke Detector, Alarm B	ells, Horn	And Mar	nual Pull Station			

Mechanical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating							
Energy Source							
Electricity	20%		2044	* *	1		В
Natural Gas	80%		2044	* *	1		В

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

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

Asset #: 1947

Mechanical	Current Rep	oair	Future	Replacement	Maintenance			
System Component Type	% of Fail Date E Total (Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code	
Heating								
Conversion Equipment							_	
Furnace	80%		2029	* *	1	\$10,300	В	
	Other Observation, Exte	ent : Light, Area	Affected .	: 80%				
	Location: Roof							
	Explanation: 7 Roof T	Top Package Un	its, 2 Hea	ting Ventilating U	Inits Serv	ing The Kitchens.		
Radiant Heater	20%		2024	\$26,000	2	\$2,400	В	
	Other Observation, Exte	ent : Light, Area	Affected .	20%				
	Location: Hallways							
	Explanation: 11 Elect	tric Radiants						
Air Conditioning								
Energy Source								
Electricity	100%		2040	* *	1		В	
Conversion Equipment								
Ext Pkg Unit -	100%		2029	* *	2	\$1,600	В	
Heating/Cooling						, ,		
	Other Observation, Exte	ent : Light, Area	Affected .	100%				
	Location : Roof		33					
	Explanation: 7 Roof T	Top Package Un	its					
Ventilation	Explanation: 7 Roof 1	top I denage on						
Distribution								
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$23,000	В	
Exhaust Fans	100/0		DII D		2 3	Ψ23,000		
Roof	100%		2029	* *	2	\$800	В	
Plumbing	100/0		2027			ΨΟΟΟ		
H/C Water Piping								
Brass/Copper	100%		2034	* *	1		В	
Water Heater	100/0		2034		1		ъ	
Gas Fired	1000/		2022	\$6,000	2	¢400	D	
	100%		2022	\$6,900	2	\$400	В	
Sanitary Piping	1000/ 0.0	Ф2 200	TIPE	* *			ъ	
Cast Iron	100% 0-2	\$3,200	LIFE		1		В	
	Blockage /Clogged, Ext			cted: 10%				
-	Location : Kitchen, Sl	uggish Grease T	rap					
Storm Drain Piping								
Cast Iron	100%		LIFE	* *	1		В	
Backflow Preventer								
Generic	100%		2029	* *	1	\$1,600	В	
	Other Observation, Exte	ent : Light, Area	Affected .	100%				
	Location: Water Mete	er Room						
	Explanation: Domest	ic Water Backflo	w Preven	ter Out For Repai	ir			
Fixtures	<u> </u>							
Generic	100%						В	
Vertical Transport	<del></del>							
Elevators								
Hydraulic	100%		LIFE	* *			C	
-	Other Observation, Exte	ent : Light, Area	Affected .	100%				
	Location: B-2							
	Explanation : One Un	it. Presently Out	t Of Servia	e. Work Order In	To Reme	edy Defect		

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

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

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# ADMIN. FOR CHILDREN'S SERVICES - 068 CROSSROADS SHELTER MAIN BUILDING

Mechanical	Current Re	pair Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Date I Total (Years)	Estimated Cost Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Fire Suppression Sprinkler						
Generic	100%	2044	* *	1-2	\$7,300	В
Chemical System						
Generic	100%	2022	\$24,300	1-3	\$41,400	В

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Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : CROSSROADS SHELTER OMEGA COTTAGE

Address : 1250 E. 229TH ST.

Borough : BRONX Agency's Number : N/A

Area Sq Ft : 4,000 Project Type : CHILDREN'S SERVICES

Date of Survey : 07-Feb-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 4905 Lot : 2 BIN : 2097408

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Electrical		\$38,400
Total		\$38,400
Priority B		\$38,400
Total		\$38,400

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$28,100			
Interior Architecture	\$7,900		\$600	\$300
Electrical	\$300	\$200	\$300	\$300
Mechanical	\$1,400	\$900	\$1,400	\$800
Total	\$37,700	\$1,100	\$2,200	\$1,300
Priority A	\$28,100			
Priority B	\$7,000	\$1,100	\$1,600	\$1,100
Priority C	\$2,600		\$600	\$300
Total	\$37,700	\$1,100	\$2,200	\$1,300



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

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

### ADMIN. FOR CHILDREN'S SERVICES - 068 CROSSROADS SHELTER OMEGA COTTAGE

Asset #: 30

rchitecture	Current Repair	Future Rep	Future Replacement Maintenance		aintenance		
ystem Component Type	% of Fail Date Estin Total (Years)	nated Cost Year Estin	mated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Cod	
kterior		•					
Exterior Walls							
Masonry: Brick	98% Now	\$20,600 LIFE	**	5	\$3,100	A	
	Jnt Mortar Miss/Erod, Exter Location : Throughout	nt : Moderate, Area Affecte	ea : 50%				
Slate Panels	2% Now	\$3,800 LIFE	**	5		A	
	Broken/Missing Elements, E Location: Window Sills	Extent : Severe, Area Affect	ed : 50%				
	Jnt Mortar Miss/Erod, Exter Location : Window Sills	nt : Moderate, Area Affecte	ed : 50%				
	Spalling, Extent : Moderate, Location : Window Sills	Area Affected : 25%					
Windows							
Aluminum	100%	2040	* *	5	\$500	A	
Parapets							
Masonry: Brick	95%	LIFE	* *	5-10	\$3,700	A	
Masonry: Limestone	5%	LIFE	* *	5-10	\$300	A	
Roof	1000/	2022	* *	10	Ф2 200		
Modified Bitumen	100%	2032		10	\$3,200	A	
	Recent Replace Evident, Ext Location: Throughout, 20		: 100%				
erior							
Floors							
Cast in Place Concrete	5%	LIFE	* *	5	\$1,100	C	
Ceramic Tile	5%	2033	* *	5	\$200	C	
Vinyl Tile	90%	2032	* *	3	\$1,700	C	
	Recent Replace Evident, Ext Location: Throughout Fin						
Interior Walls							
Ceramic Tile	5%	2033	* *	5	\$300	C	
	Recent Replace Evident, Ext Location: Throughout Fir						
Concrete Masonry Unit	85%	LIFE	* *	5	\$3,500	С	
	Recent Repair Evident, Exte Location: Throughout Ba.		100%				
Plaster	10%	LIFE	* *	5-10	\$400	С	
Ceilings							
Plaster	100%	LIFE	* *	5-10	\$8,400	В	
	Recent Repair Evident, Exte		100%				
	Location: Throughout, 20	12					

Electrical	Cu	rent l	Repair	Futur	e Replacement	М	aintenance	
System Component Type		Date ears)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code

Under 600 Volts

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

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

### ADMIN. FOR CHILDREN'S SERVICES - 068 CROSSROADS SHELTER OMEGA COTTAGE

Asset #: 30

Electrical	Curren	t Repair	Future Replacement Maintenance		aintenance		
System Component Type	% of Fail Dat Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2034	* *	5		В
		Extent : Moderate, A	Area Affe	ected : 100%			
	Location : Basem						
	Explanation : On	e 100 Amps Main Dis	sconnect	Switch			
Raceway	4.00						_
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
Motor Controllers							
Locally Mounted	100%		2029	* *	5		В
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$100	В
Lighting							
Interior Lighting							
Fluorescent	20%		2024	\$1,600	10	\$600	В
	Other Observation, Extent : Moderate, Area Affected : 100%						
		ghout The Building					
	Explanation: T-1	2 Lamps					
Fluorescent	80%		2034	* *	10	\$2,400	В
Egress Lighting							
Emergency, Battery	40%		2024	\$500	10	\$300	В
Emergency, Battery	10%		2034	* *	10	\$100	В
Exit, Service	50%		2024	\$300	1		В
Exterior Lighting							
HID	100%		2024	\$100	10		В
Alarm							
Security System							
No Component	70%						D
Generic	30%		2024	\$3,400	1	\$400	В
Fire/Smoke Detection							
Generic	100%		2024	\$38,400	1-3	\$2,100	В

Mechanical	Current	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating							
Energy Source							
Natural Gas	100%		2034	* *	1		В

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

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

### ADMIN. FOR CHILDREN'S SERVICES - 068 CROSSROADS SHELTER OMEGA COTTAGE

Asset #: 30

Mechanical	Curre	nt Repair	Future Replacement		Maintenance			
System Component Type	% of Fail Da Total (Year	nte Estimated Cost s)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code	
Heating								
Conversion Equipment								
Hot Water Boiler	100%		2029	* *	1	\$1,600	В	
		ı, Extent : Light, Area	Affected	: 100%				
	Location : Baser		***	D !!				
District of the	Explanation: 1	Gas Fired Modular H	ot Water	Boiler				
Distribution Hot Wtr Piping/Pump	100%		2032	* *	4	\$200	В	
Terminal Devices	100%		2032		4	\$200	ь	
Convector/Radiator	100%		2029	* *	1	\$1,100	В	
Air Conditioning	10070		2029		1	\$1,100	ь	
Energy Source								
Electricity	100%		2032	* *	1		В	
Conversion Equipment	10070							
Split Unit	100%		2024	\$17,100			В	
r		dent, Extent : Light, A						
		nent, First And Second						
Distribution								
Ductwork/Diffusers	100%		LIFE	* *	2	\$5,300	В	
Heat Rejection						•		
Remote Air Cond	100%		2024	\$22,100	2	\$2,300	В	
Ventilation								
Exhaust Fans								
Wall Unit	100%		2024	\$5,600	2	\$100	В	
Plumbing								
H/C Water Piping							_	
Brass/Copper	100%		2034	* *	1		В	
Water Heater	4.0.0			4000		4400	_	
Gas Fired	100%		2022	\$900	2	\$100	В	
Sanitary Piping	1000/			de de				
Cast Iron	100%		LIFE	* *	1		В	
Storm Drain Piping	1000/		LIEE	* *	1		ъ	
Cast Iron	100%		LIFE	* *	1		В	
Backflow Preventer	1000/		2022	* *	1	\$200	D	
Generic	100%	ı, Extent : Light, Area	2032		1	\$200	В	
	Location : Baser		Ајјестеи	. 20/0				
	Explanation : Baser							
Fixtures	Елрининон . Вс	nici Omy						
Generic	100%						В	
Fire Suppression	10070							
Sprinkler								
No Component	90%						D	
Generic	10%		2034	* *	1-2	\$100	В	
-		enter, Extent : Light, A		cted : 100%		, , , , ,		
	•							

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

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

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Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : GRAHAM WINDHAM CHILD CARE CENTER

Address : 1810 DAVIDSON AVENUE BTWN: WEST 176 ST., WEST 177 S Borough : BRONX Agency's Number : N/A

Area Sq Ft : 17,761 Project Type : CHILDREN'S SERVICES

Date of Survey : 28-Jun-2010 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 2861 Lot : 129 BIN : 2109470

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture		\$38,700
Electrical		\$301,000
Mechanical		\$108,700
Total		\$448,400
Priority A		\$38,700
Priority B		\$409,700
Total		\$448,400

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$16,400		\$3,100	\$1,500
Interior Architecture	\$16,500	\$1,400		\$15,800
Electrical	\$1,300	\$1,400	\$1,500	\$1,100
Mechanical	\$2,300	\$1,300	\$2,100	\$1,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$40,400	\$8,000	\$10,700	\$23,700
Priority A	\$16,400		\$3,100	\$1,500
Priority B	\$19,400	\$6,600	\$7,600	\$6,500
Priority C	\$4,600	\$1,400		\$15,800
Total	\$40,400	\$8,000	\$10,700	\$23,700



 $<sup>\</sup>label{lem:maintenance} \textit{Maintenance} \ \textit{\$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

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

Asset #: 13415

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Cod
xterior				•				•
Exterior Walls								
Masonry: Brick	93%			LIFE	* *	5	\$21,600	A
Metal Panel	2%			2042	* *	5-10	\$3,200	Α
Window Wall	5%			2042	* *	5	\$4,400	A
Windows								
Aluminum	95%			2038	* *	5	\$2,900	A
Glass Block	5%			LIFE	* *	5	\$100	A
Parapets								
Masonry: Brick	90%			LIFE	* *	5	\$2,600	Α
Metal Rail	5%			2035	* *	5-10	\$2,600	A
Pre-Cast Concrete	5%			LIFE	* *	5	\$900	A
Roof			4.000		4.0.			
Built-Up (BUR)	35%		\$3,900	2022	\$38,700			Α
			Extent: Moderate,	Area Af	tected: 25%			
		ı : Over Sed	cond Floor					
Metal Panel	25%			2035	* *	10	\$9,400	Α
Modified Bitumen	38%			2032	* *	10	\$7,800	Α
		place Evide 1 : Over Fir	ent, Extent : Light, . est Floor	Area Affe	ected : 100%			
Single Ply Membrane	2%	Now	\$1,500	2032	* *			A
, , , , , , , , , , , , , , , , , , ,		aged Flash 1 : Over Ma	ings, Extent : Mod	erate, Ar	ea Affected : 15%			
			xtent : Moderate, A	rea Affe	cted · 5%			
		ı : Over Ma		rea rijje	ciea . 570			
			an Stati Extent : Moderate, A	Area Affe	cted : 100%			
		ı : Over Ma		neu rijje	ciea . 10070			
			orary Roof Membr	ane				
terior	Блрини	iion . Temp	orary Rooj Memor	une				
Floors								
Carpet	10%			2018	\$12,800	3	\$4,400	C
Cast in Place Concrete	5%			LIFE	**	5	\$2,400	Č
Ceramic Tile	5%			2031	* *	5	\$1,100	Č
Quarry Tile	10%			2035	* *	5	\$3,300	Č
Vinyl Tile	70%			2027	* *	3	\$7,600	C
Interior Walls								
Ceramic Tile	5%			2031	* *	5	\$1,700	C
Concrete Masonry Unit	10%			LIFE	* *	5	\$1,400	C
Glass Block	3%			LIFE	* *			C
Gypsum Board	82%			LIFE	* *	5	\$16,600	C
Ceilings							·	
AcousTileConcealSpLn	75%			2035	* *	5	\$20,400	В
AcousTileSusp.Lay-In	15%			2035	* *	5	\$3,300	В
Gypsum Board	10%			LIFE	* *	5	\$2,700	В

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

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

Asset #: 13415

Electrical	Current Repair	Future Replacement	M	Maintenance		
System Component Type	% of Fail Date Estimated Co Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority Code	
Under 600 Volts Service Equipment Molded Case Bkrs	100% Other Observation, Extent : Modera Location : Electrical Room Explanation : No Nameplate Ratin		5	\$400	В	
Switchgear / Switchboard Molded Case Bkrs	100%	2032 **	5	\$400	В	
Raceway Conduit	100%	2032 **	1		В	
Panelboards Fused Disc Sw Molded Case Bkrs	5% 95%	2030 ** 2030 **	5 5	\$400	B B	
Wiring Thermoplastic	100%	2032 **	1		В	
Motor Controllers Locally Mounted Ground	100%	2027 **	5	\$100	В	
Grounding Devices Generic	100%	LIFE **	5	\$200	В	
Lighting Interior Lighting Fluorescent	80% Other Observation, Extent : Modera Location : Throughout The Buildin Explanation : T- 8 Lamps		10	\$10,700	В	
Fluorescent	10% Other Observation, Extent: Modera Location: Basement Explanation: T-12 Lamps	2022 \$13,000 te, Area Affected : 100%	10	\$1,300	В	
Fluorescent	10% Other Observation, Extent: Modera Location: Throughout The Buildin Explanation: Cfl Lamps		10	\$1,300	В	
Egress Lighting Emergency, Battery Exit, Service	50% 50%	2022 \$3,000 2022 \$1,200		\$1,800	B B	
Exterior Lighting Fluorescent HID	20% 80%	2022 \$2,600 2022 \$4,800	10 10	\$300	B B	
Alarm Security System No Component Generic	50% 50%	2022 \$24,900	1	\$2,700	D B	
	Other Observation, Extent : Modera Location : 1st Floor And Hallways Explanation : Intrusion Alarm, (1)	te, Area Affected : 100%	-	, <u>-</u> ,,	_	

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

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

Asset #: 13415

Electrical	Current Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Alarm						
Fire/Smoke Detection						
Generic	100%	2022	\$170,700	1-3	\$9,000	В
	Other Observation, Extent: Moderate,	Area Affec	cted : 100%			
	Location: 1st Floor					
	Explanation: Electronic Main Contro	l Panel				

Mechanical	Current Repa	air Futur	Future Replacement Maintenance			
System Component Type	% of Fail Date Es Total (Years)	timated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating						
Energy Source Natural Gas	100%	2042	* *	1		В
Conversion Equipment						
Furnace	60%	2022	\$12,100	1	\$4,300	В
	Other Observation, Exter Location: Roof Explanation: 6 Roof M		: 60%			
H . W . D .			* *	1	Φ2.000	D.
Hot Water Boiler	40%	2027		1	\$2,900	В
	Other Observation, Exter Location: Basement Be Explanation: 1 Unit	-	: 40%			
Distribution	Ехрининон : 1 Син					
Hot Wtr Piping/Pump	40%	2038	* *	4	\$300	В
No Component	60%	2030		7	Ψ300	D
Terminal Devices	0070					
Convector/Radiator	40%	2035	* *	1	\$1,900	В
No Component	60%	2033		1	Ψ1,500	D
Air Conditioning	0070					
Energy Source						
Electricity	100%	2038	* *	1		В
Conversion Equipment						
Ext Pkg Unit - Heating/Cooling	100%	2022	\$108,700	2	\$900	В
	Other Observation, Exter	ıt : Light, Area Affected	: 100%			
	Location: Roof					
	Explanation: 6 Units					
Ventilation						
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$8,100	В
Exhaust Fans						
Roof	100%	2022	\$13,100	2	\$500	В
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2042	* *	1		В
Water Heater						
Gas Fired	100%	2021	\$3,800	2	\$200	В

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

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

Mechanical	Current Repair	Future Repla	acement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estim	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Plumbing						
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		В
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		В
Sump Pump(s)						
Rigid Piping	100%	2027	* *	4	\$2,000	В
Sewage Ejector(s)						
Electric	100%	2027	* *	4	\$2,000	В
Fixtures						
Generic	100%					В
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			C
	Other Observation, Extent : Light	t, Area Affected : 100%	ó			
	Location: B-3					
	Explanation: One Unit					
Fire Suppression Sprinkler						
No Component	80%					D
Generic	20%	2042	* *	1-2	\$800	В

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Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : JOHN COKER DAY CARE CENTER

Address : 1375 BUSHWICK AVENUE @ DECATUR ST.

Borough : BROOKLYN Agency's Number : N/A

Area Sq Ft : 27,100 Project Type : CHILDREN'S SERVICES

Date of Survey : 09-Jul-2012 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 3433 Lot : 5 BIN : 3079655

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$222,600	
Electrical		\$253,600
Mechanical	\$95,200	\$263,300
Total	\$317,800	\$516,900
Priority A	\$222,600	
Priority B	\$95,200	\$516,900
Total	\$317,800	\$516,900

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$7,000	\$6,100		
Interior Architecture	\$74,700	\$1,800		\$5,300
Electrical	\$2,100	\$2,600	\$2,100	\$2,200
Mechanical	\$22,900	\$900	\$4,500	\$900
Total	\$106,800	\$11,300	\$6,600	\$8,300
Priority A	\$7,000	\$6,100		
Priority B	\$41,900	\$3,500	\$6,600	\$3,100
Priority C	\$57,800	\$1,800		\$5,300
Total	\$106.800	\$11.300	\$6,600	\$8,300



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

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

Architecture	Cu	rrent Repa	ir	Futur	e Replacement	М	aintenance	
System Component Type		l Date Est ears)	imated Cost	Year FY	<b>Estimated Cos</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Exterior								
Exterior Walls	1000/ 33	r	Φ 4 O O O O	TTDD	* *		φ1.4.c00	
Masonry: Brick		OW	\$48,900	LIFE		<sup>4</sup> 5	\$14,600	Α
	Water Penetra Location : A		: moaerate, 1 ws Along Dec					
Windows								
Aluminum	100% N Broken/Missin Location : Ti	-	\$7,000 Extent : Ligh	2039 t, Area Ą	* : ffected : 25%	\$ 5	\$200	A
	Unit Inoperabl Location : Th		Moderate, Are	ea Affecte	ed: 25%			
	Water Penetra		: Moderate, A	Area Affe	cted : 10%			
	Location : G	roup 4 Clas	sroom					
Parapets								
Metal: Cage/Fence	95%			2036	* >	5-10	\$10,500	A
Pre-Cast Concrete	5%			LIFE	* >	* 5	\$400	A
Roof Modified Bitumen	100% N Drains Clogge Location: Th		\$173,700 Moderate, Are	2033 ea Affecte	* : ed : 40%	¢		A
	Seams Open/S Location : Th	plit, Extent	: Severe, Area	Affected	: 60%			
	Water Penetra Location : Th		: Moderate, 1	Area Affe	cted : 25%			
	Other Observa Location : Th		t : Moderate, 1	Area Affe	cted : 100%			
-	Explanation	: Roof Cove	red With Rub	ber Pads				
terior								
Floors Cast in Place Concrete	5%			LIFE	* >	· 5	\$2,800	С
Cast III Flace Colletete Ceramic Tile	5%			2026	* >	5	\$1,300	C
Quarry Tile	10%			2028	* *		\$3,800	C
Sheet Vinyl/Rubber	5%			2023	\$19,700		\$1,900	C
Vinyl Tile		4+	\$18,100	2028	*		\$7,200	Č
•	Deflection Evi	dent, Extent		Area Affe	cted : 20%		. ,	
	Location : A	long Basebo	oards					
	Worn/Eroded, Location : A			Affected .	: 10%			

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

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

Asset #: 13413

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Interior								
Interior Walls								
Cast in Place Concrete	5%	0-2	\$7,200	LIFE	* *			С
			xtent : Light, Area	Affected	: 10%			
	Location	: Basemen	nt .					
Ceramic Tile	5%			2026	* *	5	\$2,200	C
Concrete Masonry Unit	10%			LIFE	* *	5	\$1,800	C
Gypsum Board	80%	Now	\$32,400	LIFE	* *	5	\$21,400	C
	Cracking/	Crumbling,	Extent: Moderate	, Area Aj	ffected : 5%			
	Location	: Group 4	Classroom					
	Water Pen	etration, E	xtent : Moderate, A	Area Affe	cted : 10%			
	Location	: Group 4	Classroom					
Ceilings								
AcousTileSusp.Lay-In	100%	Now	\$16,900	2036	* *	5	\$12,800	В
	O	d/Bulging, : Through	Extent : Moderate, out	Area Aff	fected : 10%			
	O	0.	Extent : Light, Are out Basement	ea Affecto	ed : 10%			
	Water Pen	etration, E	xtent : Moderate, A	Area Affe	cted : 5%			
			Classroom	33				
		-	Extent : Severe, Are	a Affecte	d : 20%			
		: 1st Floor		33				
			Structure Above Po	anels Is F	Rusting And Deteri	orating		

ectrical	Current Rep	pair Futu	re Replacement	M	aintenance	
stem Component Type	% of Fail Date E Total (Years)	stimated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2023	\$3,000	5	\$100	В
	Other Observation, Exte	ent : Moderate, Area Affe	ected : 100%			
	Location : Electrical F	Room				
	Explanation : Main Se	rvice Switch Rated @ 12	200 Amperes			
Switchgear / Switchboard						
Fused Disc Sw	50%	2023	\$29,600	5	\$100	В
Fused Disc Sw	50%	2043	* *	5	\$100	В
Raceway						
Conduit	70%	2023	\$25,100	1		В
Conduit	30%	2043	* *	1		В
Panelboards						
Fused Disc Sw	10%	2039	* *	5	\$100	В
Molded Case Bkrs	90%	2039	* *	5	\$500	В
Wiring						
Thermoplastic	100%	2043	* *	1		В
Motor Controllers						
Locally Mounted	100%	2036	* *	5	\$200	В

#### Ground

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

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

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

Asset #: 13413

Electrical	Current Rep	pair	Future	e Replacement	Ma	aintenance			
System Component Type	% of Fail Date E Total (Years)		Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code		
Ground									
Grounding Devices									
Generic	100%	L	IFE	* *	5	\$300	В		
Lighting									
Interior Lighting									
Fluorescent	100%	2	2023	\$198,800	10	\$20,300	В		
	Other Observation, Exte	ent : Moderate, Ared	a Affe	cted : 100%					
	Location: Throughou	t The Building							
	Explanation: Using T	-12 Lamps							
Egress Lighting									
Emergency, Battery	50%	2	2023	\$4,600	10	\$2,700	В		
Exit, Service	50%	2	2023	\$1,800	1		В		
Exterior Lighting									
HID	100%	2	2023	\$9,200	10	\$100	В		
Alarm									
Security System									
Generic	100%	2	2028	* *	1	\$8,300	В		
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location: Throughou	t The Building							
	Explanation: C C T V	Surveillance Cam	era						
Fire/Smoke Detection									
Generic	100%	2	2028	* *	1-3	\$13,700	В		
	Other Observation, Exte	ent : Moderate, Ared	a Affe	cted : 100%					
	Location: Throughou	t The Building							
	Explanation : Smoke I	Detector, Strobe Lig	ghts, M	<mark>I</mark> anual Pull Statior	ı, Alarm	Bells			

Mechanical	Current Repa	air Futur	e Replacement	M	aintenance				
System Component Type	% of Fail Date Es Total (Years)	timated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code			
Heating									
Energy Source									
Electricity	60%	2033	* *	1		В			
Natural Gas	40%	2033	* *	1		В			
Conversion Equipment									
Furnace	40%	2023	\$12,300	1	\$4,400	В			
	Other Observation, Exter Location : Roof Explanation : 2 Units	nt : Light, Area Affected	: 40%						
Radiant Heater	60% Now Damaged, Extent: Sever Location: Throughout Not in Service, Extent: S Location: Throughout		\$66,400 0%	2	\$4,900	В			
	Other Observation, Extent : Severe, Area Affected : 30%  Location : Throughout  Explanation : Electric Baseboard Radiation								

#### Air Conditioning

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

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

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

Asset #: 13413

Mechanical		Current F	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Air Conditioning	•							•
Energy Source								
Electricity	100%			2031	* *	1		В
Conversion Equipment								
Ext Pkg Unit - Cooling	10%			2031	* *	2	\$100	В
			Extent : Light, Area	Affected	: 100%			
	Location	-						
		tion : Two	Newly Installed Spl			Kitchen	And Pantry	
Ext Pkg Unit -	90%	0-2	\$7,500	2023	\$149,300	2	\$1,000	В
Heating/Cooling								
			nt : Moderate, Area				<b></b>	
	Location	1 : Roof, 1 (	Of 2 Roof Top Unit	Operatii	ng Unreliably, Con	npressor	s Trip Often	
Terminal Devices	40						4=00	_
Fan Coil - Cooling	10%			2031	* *	1	\$700	В
			Extent : Light, Area	Affected	: 100%			
		: Kitchen					• •	
		tion : Two	Newly Installed Spl				<u>-</u>	
Fan Coil - Cool/Heat	10%			2023	\$47,600	1	\$700	В
Fan Coil - Cool/Heat	20%	0-2	\$95,200	2033	* *	1	\$1,300	В
	Location	: Various	nt : Severe, Area Aj Locations Through ectrical Defects	-		ent Class	srooms. Multiple	
No Component	60%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$12,400	В
Exhaust Fans								
Roof	100%			2023	\$20,000	2	\$700	В
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		В
Water Heater								
Electric	100%			2021	\$3,900	4	\$100	В
Sanitary Piping								
Cast Iron	100%		\$1,100	LIFE	* *	1		В
			Extent : Moderate, A					
	Location	ı : Clogged	Grease Trap Unde	r Kitche	n Sink			
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		В
Fixtures								
Generic	100%							В
Fire Suppression Sprinkler								
No Component	60%							D
Generic	40%			2033	* *	1-2	\$2,500	В

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

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

Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : NEW ACS CHILDREN'S CENTER BELLEVUE HOSPITAL BLDG R-S

Address : 492 FIRST AVENUE BTWN: E.28 ST. - E.29 ST.

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 126,000 Project Type : CHILDREN'S SERVICES

Date of Survey : 17-Jun-2011 Landmark Status : NONE

Areas Surveyed : Basement, Sub Basement, Roof, Floors 1,3,5,6,p

Block : 962 Lot : 100 BIN : 1086515

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$55,800	\$112,400
Interior Architecture	\$607,200	\$1,240,600
Electrical		\$88,000
Mechanical		\$318,900
Total	\$663,000	\$1,760,000
Priority A	\$55,800	\$112,400
Priority B	\$51,300	\$458,300
Priority C	\$555,900	\$1,189,300
Total	\$663,000	\$1,760,000

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$25,000		\$38,600	\$10,700
Interior Architecture	\$45,300	\$3,700		\$15,400
Electrical	\$9,500	\$8,900	\$22,700	\$10,000
Mechanical	\$52,700	\$31,300	\$69,900	\$42,500
Elevators/Escalators	\$29,600	\$29,600	\$29,600	\$29,600
Total	\$162,000	\$73,500	\$160,700	\$108,200
Priority A	\$25,000		\$38,600	\$10,700
Priority B	\$91,700	\$69,800	\$122,200	\$82,100
Priority C	¢45.200	\$2.700		\$15,400
Thomas C	\$45,300	\$3,700		\$15,400



 $<sup>\</sup>label{lem:maintenance} \textit{Maintenance} \ \textit{\$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

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

Architecture		Current l	Repair	Futur	e Replacei	nent	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	Estimate	l Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Exterior									
Exterior Walls									
Cast Stone/Terra Cotta	5%			LIFE		* *	5	\$31,400	A
	•	n Progress, n : Through	Extent : Light, Ared out	a Affecte	d : 66%				
Masonry: Brick	65%			LIFE		* *	5	\$52,200	A
	•	n Progress, n : Through	Extent : Light, Area out	a Affecte	d : 66%				
Masonry: Granite	5%			LIFE		* *	5	\$3,000	A
Masonry: Limestone	5%			LIFE		* *	5	\$3,000	A
·	-	n Progress, n : Through	Extent : Light, Area out	a Affecte	d : 66%				
Metal Panel	5%			2032		* *	5-10	\$27,600	A
Metal Panel	10%			2042		* *	5-10	\$55,200	A
Stucco Cement	5%			2035		* *	5	\$10,000	A
	-	n Progress, n : Through	Extent : Light, Ared out	a Affecte	d : 66%				
Windows									
Aluminum	95%			2038		* *	5	\$21,400	A
Metal Louvers	5%			2031		* *	10	\$7,000	A
Parapets									
Masonry: Brick	60%			LIFE		* *	5	\$4,200	A
	-	n Progress, n : Through	Extent : Light, Area out	a Affecte	d : 66%				
Metal Cornice	10%			2050		* *	10	\$2,200	A
	-	n Progress, n : Through	Extent : Light, Ared out	ı Affecte	d : 66%				
Metal Rail	5%			2027		* *	5-10	\$6,300	A
	Repairs in		Extent : Light, Area		d : 66%			, 2,200	
Pre-Cast Concrete	25%			LIFE		* *	5	\$10,900	A
	Repairs in		Extent : Light, Ared out		d : 66%		-	, -,,	

Asset #: 4372

Architecture	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Exterior								
Roof IRMA/Protected Membrane	10%	Now	\$11,300	2027	* *			A
		_	iings, Extent : Mod Over 6th Floor At S					
Metal Panel	50%			2035	* *	10	\$55,800	A
Modified Bitumen	Location	: Courtyai	Extent : Moderate, A rd Is Covered With So			10	\$12,200	A
Modified Bitumen	20%		\$8,800	$\frac{3009}{2027}$	* *			A
Modified Bitalien	Miss/Dam Location Water Per	aged Flash : Through petration, E	ings, Extent : Mode out xtent : Moderate, A	erate, Ar				71
T .	Location	: Over 6th	Floor					
Interior Floors								
Carpet	1%			2021	\$8,600	3	\$2,900	C
Cast in Place Concrete	5%	0-2	\$11,100	LIFE	**	5	\$16,000	C
east in Flace Concrete	Cracking/		Extent : Light, Are		ed : 10%	3	Ψ10,000	C
Ceramic Tile	5%			2031	* *	5	\$7,300	С
Granite Panels		0-2 Crumbling, a : Through	\$8,100 Extent : Light, Are out	LIFE ea Affecte	* * ed : 10%	5	\$5,500	С
Sheet Vinyl/Rubber		0-2 r/Impact D : Through	\$9,100 amage, Extent : Lig out	2027 ght, Area	* * Affected : 10%	5	\$4,400	С
Vinyl Tile	Location Broken/M Location Other Obs	Failure, Ex : Through issing Elem : Through ervation, E : Through	nents, Extent : Mode out Extent : Severe, Are out	erate, Ar	ea Affected : 20%	3	\$44,000	С
	Explana	tion : Defe	ctive Substrate					
Interior Walls Concrete Masonry Unit	_	2-4 Crumbling, a: Through	\$16,200 Extent : Light, Are	LIFE ea Affecte	* * ed : 10%	5	\$3,400	C
Glass: Single Pane	5%			LIFE	* *	5	\$6,500	С
Gypsum Board	75%			LIFE	* *	5	\$77,500	C
Masonry: Brick	10%			LIFE	* *	3	Ψ11,500	C
must y. Dilek	10/0							$\sim$

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

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

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Interior								
Ceilings								
AcousTileSusp.Lay-In	70%			2035	* *	5	\$102,600	В
Exposed Struc: Steel	10%			LIFE	* *			В
Gypsum Board	15%			LIFE	* *	5	\$27,500	В
Masonry: Infill Arch	5%			LIFE	* *			В

Electrical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2048	* *	5	\$500	В
	Other Observation, Extent : Moderate,	Area Affe	ected : 100%			
	Location : Electrical Room					
	Explanation: 2- Electrical Services R	ated @ 4	000 Amps And 300	00 Amps		
Switchgear / Switchboard						
Fused Disc Sw	100%	2048	* *	5	\$500	В
Raceway						
Conduit	100%	2048	* *	1		В
Panelboards						
Fused Disc Sw	10%	2044	* *	5	\$200	В
Molded Case Bkrs	90%	2044	* *	5	\$2,500	В
Wiring						
Thermoplastic	100%	2048	* *	1		В
Motor Controllers						
Locally Mounted	100%	2039	* *	5	\$700	В
Ground						
Grounding Devices						
Not Accessible	100%					D
Stand-by Power						
Transfer Switches						
Automatic	100%	2039	* *	1	\$31,800	В
Generators						
Diesel	100%	2035	* *	1	\$39,900	В
	Other Observation, Extent : Moderate,	Area Affe	ected : 100%			
	Location: Penthouse					
	Explanation : 500 Kva Onan Diesel C	Generator				
Batteries						
Nickel Cadmium	100%	2017	\$600	5	\$23,000	В

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

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

Asset #: 4372

Electrical	Current Repair	Future I	Replacement	M					
System Component Type	% of Fail Date Estima Total (Years)	nted Cost Year F FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code			
Stand-by Power									
Fuel Storage									
Day Tank	30%	2044	* *	5	\$5,500	В			
	Other Observation, Extent : M	Moderate, Area Affecto	ed : 100%						
	Location : Penthouse								
	Explanation: 100 Gallons								
Main Tank	70%	2057	* *	5	\$2,000	В			
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location: Basement								
	Explanation: 2000 Gallons	1							
Lighting									
Interior Lighting									
Fluorescent	98%	2030	* *	10	\$88,000	В			
	Other Observation, Extent : N		ed : 100%						
	Location : Throughout The	•							
	Explanation: T-8 And T-12	Lamps							
HID	2%	2030	* *	10	\$100	В			
Egress Lighting									
Exit, Service	100%	2030	* *	1		В			
Exterior Lighting									
HID	100%	2027	* *	10	\$300	В			
Lightning Protection									
Arresters/Cabling									
Generic	100%	2057	* *	5	\$600	В			
Alarm									
Fire/Smoke Detection									
No Component	70%					D			
Generic	30%	2030	* *	1-3	\$19,700	В			

Mechanical	Current Repair	Future R	Replacement	Ma	aintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year E	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating						
Energy Source						
Utility Steam	100%	2042	* *	1		В
Conversion Equipment						
Heat Exchanger	90%	2031	* *	1	\$43,700	В
(	Other Observation, Extent : Light, Ard	ea Affected : I	100%			
	Location: Basement					
	Explanation: 2 Units					
Pres. Reducing Valve/LP	10%	2031	* *	5	\$600	В
Steam						
Distribution						
Hot Wtr Piping/Pump	100%	2038	* *	4	\$4,800	В

 $<sup>\</sup>label{lem:maintenance} \textit{Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

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

Asset #: 4372

Mechanical	Current Repair		Futur	e Replacement	Maintenance			
System Component Type		Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Heating	•			•				•
Terminal Devices								
Air Handler	30%			2027	* *	1	\$18,200	В
Convector/Radiator	10%			2035	* *	1	\$3,200	В
Fan Coil Unit/Heat	60%			2027	* *	1	\$19,000	В
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		В
Conversion Equipment								
Centrifugal, Elec Chiller	100%			2031	* *	1	\$106,100	В
	R-22 Refrig	erant, Exi	ent : Light, Area A	ffected :	100%			
	Location:	Chiller						
	Other Obse	rvation, E	xtent : Light, Area	Affected	: 100%			
	Location:	Basemen	t					
	Explanation	on : 2 Mu	lti Stack Chillers					
Distribution								
Chilled Wtr Pipe/Pump	100%			2042	* *	4	\$4,800	В
Terminal Devices								
Air Handler/Cool/Ht	30%			2027	* *	1	\$18,200	В
Fan Coil - Cool/Heat	70%			2027	* *	1	\$22,200	В
Heat Rejection								
Water Cool Tower	100%			2023	\$318,900	2	\$98,600	В
		rvation, E	xtent : Light, Area	Affected			, ,	
	Location :		-					
		_	enser Water Filtra	tion Syste	em Is Needed			
Ventilation	1							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$54,600	В
Exhaust Fans							70 1,000	
Interior	90%			2027	* *	2	\$2,700	В
Roof	10%			2027	* *	2	\$300	В
Plumbing	1070						4200	
H/C Water Piping								
Brass/Copper	100%			2042	* *	1		В
HW Heat Exchanger	10070			2012				
Low Temp	100%			2042	* *	4	\$9,700	В
Sanitary Piping	10070			2012			Ψ>,700	
Cast Iron	100%			LIFE	* *	1		В
Storm Drain Piping	100/0			LILL	·	1		ע
Cast Iron	100%			LIFE	* *	1		В
	100%			LIFE		1		ט
Sump Pump(s)	100%			2027	* *	4	¢2 000	В
Rigid Piping	100%			2027		4	\$2,000	Д
Sewage Ejector(s)	1000/			2027	* *	4	Φ2 000	D
Electric	100%			2027	* *	4	\$2,000	В
Backflow Preventer	1000			2020	do do	_	A = 4.00	ъ
Generic	100%			2030	* *	1	\$6,100	В

 $<sup>\</sup>label{lem:maintenance} \textit{Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

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

Mechanical	Current Repair	Future Rep	lacement	M	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Estin	nated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Plumbing						
Fixtures						
Generic	100%					В
	Obsolete Fixtures, Extent : M	oderate, Area Affected : :	5%			
	Location: Toilet Rooms					
Vertical Transport						
Elevators						
Geared Traction	80%	LIFE	* *			C
	Other Observation, Extent : L	ight, Area Affected : 100	%			
	Location: B-6					
	Explanation : 4 Passenger U	Inits				
Hydraulic	20%	LIFE	* *			С
•	Other Observation, Extent : L	ight, Area Affected : 20%	ó			
	Location: B-1st Floor	0 . 00				
	Explanation : 1 Freight					
Fire Suppression						
Standpipe						
Generic	100%	2042	* *	1-5	\$51,300	В
Sprinkler						
Generic	100%	2042	* *	1-2	\$27,500	В
Fire Pump						
Generic	100%	2031	* *	1	\$18,300	В

Print Date: 05-Sep-2013 ADMIN. FOR CHILDREN'S SERVICES - FY 2014

Asset Name : RICHMOND EARLY LEARNING CENTER

Address : 159 BROADWAY

Borough : STATEN ISLAND Agency's Number : N/A

Area Sq Ft : 6,500 Project Type : CHILDREN'S SERVICES

Date of Survey : 22-Jun-2010 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 174 Lot : 6 BIN : 5004830

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Mechanical		\$41,100
Total		\$41,100
Priority B		\$41,100
Total		\$41,100

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$1,900	\$3,700		
Interior Architecture	\$200	\$1,000		
Electrical	\$300	\$300	\$400	\$400
Mechanical	\$400	\$500	\$800	\$1,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$6,800	\$9,400	\$5,200	\$5,500
Priority A	\$1,900	\$3,700		
Priority B	\$4,700	\$4,800	\$5,200	\$5,500
Priority C	\$200	\$1,000		
Total	\$6,800	\$9,400	\$5,200	\$5,500



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

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

# ADMIN. FOR CHILDREN'S SERVICES - 068 RICHMOND EARLY LEARNING CENTER

Asset #: 13414

Architecture	Current Re	pair	Future	e Replacement	M	aintenance	
System Component Type	% of Fail Date I Total (Years)	Estimated Cost	Year FY	Estimated Cos	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Exterior							
Exterior Walls	20/		LIDE	* >		¢.coo	
Cast in Place Concrete	3% Recent Repair Evident,	Extent : Light, A	LIFE rea Affec		5	\$600	A
	Location: Throughou	_					
Concrete Masonry Unit	30% Now	\$1,900	LIFE	* :	• 5	\$700	A
	Water Penetration, Ext		Affected .	: 5%			
	Location : Throughou	ıt					
Masonry: Brick	67%		LIFE	* *	5	\$2,500	A
	Recent Replace Eviden Location: Throughou	_	Area Affe	ected : 100%			
Windows	Locuiton . Throughou	ii					
Aluminum	100%		2046	* >	5	\$900	Α
	Recent Replace Eviden	_	Area Affe	ected : 100%			
	Location : Throughou	ıt					
Parapets	1000/		2041	* *		ф <b>7.7</b> 00	
Metal: Cage/Fence	100% Recent Replace Eviden	t Frient · Light	2041 Area Affe		5-10	\$7,700	A
	Location: Throughou	_	irea rijje	. 100/0			
Roof							
Modified Bitumen	100%		2031	* >	10	\$7,200	A
	Recent Replace Eviden Location : Throughou	_	Area Affe	ected : 100%			
nterior							
Floors Ceramic Tile	5%		2030	* >	• 5	\$400	С
Vinyl Tile	95%		2030	* >		\$2,900	C
,	Recent Replace Evident, Extent: Light, Area Affected: 100%						
	Location : Throughou	ıt					
Interior Walls	1000						
Concrete Masonry Unit	10%		LIFE	* * * * * * * * * * * * * * * * * * * *	5	\$300	C
Gypsum Board	90% Recent Installation, Ex	tent · Light Area	LIFE Affected		5	\$3,900	С
	Location: Throughou		11,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	. 100/0			
Ceilings							
AcousTileSusp.Lay-In	100%		2034	* >	5	\$8,200	В

Electrical		Current Re	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2021	\$29,600	5		В
Raceway								
Conduit	30%			2021	\$2,800	1		В
Conduit	70%			2047	* *	1		В

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

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

# ADMIN. FOR CHILDREN'S SERVICES - 068 RICHMOND EARLY LEARNING CENTER

Asset #: 13414

Electrical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority Code
Under 600 Volts				
Panelboards				
Fused Disc Sw	5%	2043 **	5	В
Molded Case Bkrs	10%	2020 \$1,700		В
Molded Case Bkrs	85%	2043 **	5 \$100	В
Wiring				
Thermoplastic	90%	2047 **	1	В
Thermoplastic	10%	2021 \$1,000	1	В
Motor Controllers				
Locally Mounted	100%	2038 **	5	В
Ground				
Grounding Devices				_
Generic	100%	LIFE **	5 \$100	В
Lighting				
Interior Lighting			4.0	_
Fluorescent	5%	2029 **	10 \$300	В
	Other Observation, Extent: Moder	ate, Area Affected : 100%		
	Location: Lobby And Stairway			
	Explanation: Using T-5 Lamps			
Fluorescent	95%	2029 **	10 \$4,800	В
	Other Observation, Extent : Moder	ate, Area Affected : 100%		
	Location: Throughout			
	Explanation: Using T-8 Lamps			
Egress Lighting	<b>5</b> 00/	2020 **	4.0	-
Emergency, Battery	50%	2029	10 \$700	В
Exit, Service	50%	2029 **	1	В
Exterior Lighting	1000/	2020 **	10	D
HID	100%	2029 **	10	В
Alarm				
Security System	000/			Ъ
No Component	80%	2020 **	1 0400	D
Generic	20% Other Observation, Extent : Moder	2029	1 \$400	В
		ате, Агеа Ајјества : 100%		
	Location: Front Exterior  Explanation: One Camera			
Fire/Smoke Detection	Explanation : One Camera			
No Component	10%			D
Generic	90%	2029 **	1-3 \$3,000	Б В
Generic	90%	2029	1-3 \$5,000	О

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority Code
Heating				
Energy Source				
Electricity	50%	2041 **	1	В
Natural Gas	50%	2041 **	1	В

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

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

# ADMIN. FOR CHILDREN'S SERVICES - 068 RICHMOND EARLY LEARNING CENTER

Asset #: 13414

Mechanical	Current Repair	Futur	Future Replacement Maintenance				
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority Code	
Heating		•					
Conversion Equipment							
Furnace	50%	2026	* *	1	\$1,400	В	
	Other Observation, Extent: Light, Are	ea Affected	: 50%				
	Location: Roof						
D 11	Explanation: 2 Units	2026	de de		ф1.200		
Radiant Heater	50%	2026	* *	2	\$1,300	В	
Air Conditioning							
Energy Source	1000/	2027	* *	1		D	
Electricity	100%	2037		1		В	
Conversion Equipment	1000/	2021	¢41 100	2	\$200	D	
Ext Pkg Unit - Heating/Cooling	100%	2021	\$41,100	2	\$300	В	
Heating/Cooming	Other Observation, Extent : Light, Are	oa Affactad	. 100%				
	Location: Roof	еи Ајјестеи	. 100/0				
	Explanation: 2 Units						
Ventilation	Explanation . 2 Ontis						
Distribution							
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$3,100	В	
Exhaust Fans	100/0	- En E			Ψ3,100		
Roof	80%	2026	* *	2	\$100	В	
No Component	20%				7-33	D	
Plumbing							
H/C Water Piping							
Brass/Copper	100%	2041	* *	1		В	
Water Heater							
Electric	100%	2020	\$1,000	4		В	
Sanitary Piping							
Cast Iron	100%	LIFE	* *	1		В	
Storm Drain Piping							
Cast Iron	100%	LIFE	* *	1		В	
Sewage Ejector(s)							
Electric	100%	2026	* *	4	\$1,300	В	
Fixtures							
Generic	100%					В	
Vertical Transport							
Elevators							
Hydraulic	100%	LIFE	* *			C	
	Other Observation, Extent : Light, Are	ea Affected	: 100%				
	Location: B-2						
	Explanation: 1 Unit						
Fire Suppression							
Sprinkler	1000				A. W.	-	
Generic	100%	2041	* *	1-2	\$1,500	В	

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

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