

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BOR. OF MANHATTAN COMM. COLLEGE BMCC AUDITORIUM
Address : 199 CHAMBERS STREET
Borough : MANHATTAN **Agency's Number** : 2-25002
Program / Asset # : CUN0005.020 / 2098 **Yr Built/Renovated** : 1982 /
Area Sq Ft : 23,337 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 22-Jan-2010 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 16 **Lot** : 215 **BIN** : 1084587

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$145,300	\$290,700
Interior Architecture		\$264,000
Electrical		\$111,200
Mechanical		\$141,100
Total	\$145,300	\$807,000
Priority A	\$145,300	\$290,700
Priority B		\$252,300
Priority C		\$264,000
Total	\$145,300	\$807,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$28,900		\$8,300	\$3,400
Interior Architecture	\$16,600	\$600		\$11,700
Electrical	\$2,400	\$1,800	\$2,000	\$2,200
Mechanical	\$22,000	\$2,600	\$5,600	\$3,200
Total	\$69,900	\$5,100	\$15,900	\$20,400
Priority A	\$28,900		\$8,300	\$3,400
Priority B	\$31,900	\$4,500	\$7,700	\$5,400
Priority C	\$9,100	\$600		\$11,700
Total	\$69,900	\$5,100	\$15,900	\$20,400



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE BMCC AUDITORIUM

Asset # : 2098

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$28,900	LIFE	**	5	\$17,600	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : East Facade</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : North Facade</i>								
Metal Panel	10%			2041	**	5-10	\$15,100	A
Window Wall	10%			2041	**	5	\$8,300	A
Windows								
Aluminum	100%			2037	**	5	\$6,900	A
Parapets								
Masonry: Brick	95%			LIFE	**	5	\$1,200	A
Pre-Cast Concrete	5%			LIFE	**	5	\$400	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Coping</i>								
Roof								
IRMA/Protected Membrane	100%	Now	\$145,300	2021	\$290,700			A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Auditorium</i>								
Interior								
Floors								
Carpet	60%			2020	\$81,900	3	\$28,400	C
Ceramic Tile	5%			2030	**	5	\$1,200	C
Vinyl Tile	30%			2026	**	3	\$3,500	C
Wood	5%			2049	**	5	\$2,200	C
Interior Walls								
Fabric on Framing	50%			2022	\$264,000	5	\$7,400	C
Gypsum Board	15%			LIFE	**	5	\$2,700	C
Masonry: Brick	10%			LIFE	**			C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Various</i>								
<i>Explanation : 12x12x4 Brick</i>								
Metal Panel	5%			LIFE	**			C
Wood	20%			LIFE	**	5	\$23,600	C
Ceilings								
Exposed Struc: Steel	60%			LIFE	**			B
Gypsum Board	20%			LIFE	**	5	\$5,900	B
Metal Panel	20%	Now	\$7,500	LIFE	**	5	\$5,900	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Lobbies</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Lobbies</i>								

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

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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE BMCC AUDITORIUM

Asset # : 2098

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2031	**	1		B
Panelboards								
Molded Case Bkrs	100%			2029	**	5	\$500	B
Wiring								
Thermoplastic	100%			2031	**	1		B
Motor Controllers								
Motor Control Center	100%			2026	**	5	\$500	B
Lighting								
Interior Lighting								
Fluorescent	15%			2021	\$20,900	10	\$2,200	B
HID	5%			2021	\$3,200	10		B
Incandescent	80%			2021	\$111,200	2	\$300	B
Egress Lighting								
Emergency, Service	20%			2021	\$500	1		B
Emergency, Battery	30%			2021	\$1,900	10	\$1,100	B
Exit, Service	50%			2021	\$1,300	1		B
Exterior Lighting								
HID	100%			2021	\$7,800	10	\$100	B
Alarm								
Security System								
Generic	100%			2026	**	1	\$7,100	B
Fire/Smoke Detection								
Generic	100%			2026	**	1-3	\$12,100	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	30%			2037	**	4	\$200	B
Steam Piping/Pump	70%			2031	**	4	\$800	B
Terminal Devices								
Air Handler	70%			2021	\$66,400	1	\$6,900	B
Fan Coil Unit/Heat	30%			2026	**	1	\$1,500	B
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%			2041	**	4	\$800	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2021	\$74,700	1	\$9,800	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$8,800	B

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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE BMCC AUDITORIUM

Asset # : 2098

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Exhaust Fans								
Interior	100%	2-4	\$19,400	2031	* *	2	\$400	B
	<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2041	* *	1		B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
<hr/>								
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : 1-7</i>							
	<i>Explanation : 2 Units</i>							
<hr/>								
Fire Suppression								
Standpipe								
Generic	100%			2041	* *	1-5	\$8,300	B
Sprinkler								
No Component	60%							D
Generic	40%			2031	* *	1-2	\$1,800	B
	<i>Other Observation, Extent : Light, Area Affected : 40%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Fire Pump Is In Main Building</i>							

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)
Address : 199 CHAMBERS STREET
Borough : MANHATTAN **Agency's Number** : 1-25001
Program / Asset # : CUN0005.010 / 2097 **Yr Built/Renovated** : 1983 / 2005
Area Sq Ft : 662,615 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 22-Jan-2010 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2,3,4,7,PH
Block : 16 **Lot** : 215 **BIN** : 1066406

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$3,503,200	\$2,145,900
Interior Architecture	\$615,900	\$1,185,900
Electrical	\$353,300	\$5,716,200
Mechanical	\$793,000	\$6,468,200
Total	\$5,265,400	\$15,516,200
Priority A	\$3,503,200	\$2,145,900
Priority B	\$1,662,200	\$12,660,700
Priority C	\$100,000	\$709,600
Total	\$5,265,400	\$15,516,200

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$18,900			
Interior Architecture	\$88,200	\$50,100		\$88,200
Electrical	\$114,500	\$112,800	\$94,000	\$99,400
Mechanical	\$224,600	\$202,600	\$290,900	\$157,400
Elevators/Escalators	\$83,000	\$83,000	\$83,000	\$83,000
Total	\$529,200	\$448,500	\$468,000	\$428,000
Priority A	\$18,900			
Priority B	\$422,100	\$398,400	\$468,000	\$339,800
Priority C	\$88,200	\$50,100		\$88,200
Total	\$529,200	\$448,500	\$468,000	\$428,000



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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)

Asset # : 2097

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$171,200	LIFE	**	5	\$271,600	A
<i>Cracking/Crumbling, Extent : Light, Area Affected : 15%</i>								
<i>Location : Columns At West And South Facades</i>								
<i>Repairs in Progress, Extent : Light, Area Affected : 20%</i>								
<i>Location : Columns</i>								
Masonry: Brick	60%			LIFE	**	5	\$651,900	A
Metal Panel	15%			2041	**	5-10	\$1,120,500	A
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Harrison Street</i>								
Window Wall	20%			2041	**	5	\$814,900	A
Windows								
Aluminum	95%	Now	\$259,000	2037	**	5	\$13,800	A
<i>Repairs in Progress, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Aluminum	5%	Now	\$31,400	2029	**	5	\$700	A
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Gymnasium, Swimming Pool</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Gymnasium, Swimming Pool</i>								
Parapets								
Masonry: Brick	80%	Now	\$17,100	LIFE	**	5	\$13,100	A
<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
<i>Recent Repair Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : Parapet Wall</i>								
Metal Rail	5%	Now	\$1,700	2026	**	5	\$5,800	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Gymnasium</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Gymnasium</i>								
Pre-Cast Concrete	15%			LIFE	**	5	\$15,500	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Copings Throughout</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)

Asset # : 2097

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	10%	Now	\$151,000	2031	**			A
<i>Blisters, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Gymnasium</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Gymnasium</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Gymnasium</i>								
IRMA/Protected Membrane	50%	Now	\$1,300,100	2031	**			A
<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over 7th Floor</i>								
<i>Insul Miss/Displaced, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over 7th Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Room N720 And Various Others</i>								
IRMA/Protected Membrane	27%	Now	\$877,500	2031	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Second Floor</i>								
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Over Second Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Locker Rooms</i>								
IRMA/Protected Membrane	5%			2029	**	10	\$14,300	A
IRMA/Protected Membrane	3%			2029	**	10	\$8,600	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Child Care Center</i>								
Single Ply Membrane	5%			2029	**	10	\$14,300	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Gymnasium Central Roof</i>								
Interior								
Floors								
Carpet	10%			2020	\$452,500	3	\$156,800	C
Cast in Place Concrete	15%			LIFE	**	5	\$257,300	C
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : First Floor Mechanical Rooms</i>								
Ceramic Tile	8%			2030	**	5	\$62,700	C
Quarry Tile	7%			2034	**	5	\$82,300	C
Sheet Vinyl/Rubber	10%			2029	**	5	\$117,600	C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Gymnasium, Child Care Center</i>								
<i>Explanation : Recent Installation</i>								
Vinyl Tile	50%			2026	**	3	\$196,100	C

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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)

Asset # : 2097

Architecture		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
Interior								
Interior Walls								
Ceramic Tile	5%			2030	**	5	\$37,500	C
Concrete Masonry Unit	10%			LIFE	**	5	\$30,000	C
		<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>						
		<i>Location : Carpentry Shop, Electrical Room</i>						
Glass: Single Pane	3%			LIFE	**	5	\$16,900	C
Gypsum Board	65%			LIFE	**	5	\$292,400	C
Masonry: Brick	15%			LIFE	**			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : 12 X 12 X 4 Brick</i>						
Wood	2%			LIFE	**	5	\$60,000	C
Ceilings								
AcousTileConcealSpLn	25%	Now	\$151,000	2026	**	5	\$125,300	B
		<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>						
		<i>Location : Corridors, Outside Gymnasium</i>						
		<i>Patching Evident, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Various</i>						
AcousTileSusp.Lay-In	50%	Now	\$130,800	2026	**	5	\$200,500	B
		<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 15%</i>						
		<i>Location : First Floor B+g Areas</i>						
		<i>Water Penetration, Extent : Light, Area Affected : 15%</i>						
		<i>Location : Various 7th Floor Rooms</i>						
Exposed Struc: Steel	7%			LIFE	**			B
Exposed Struc: Steel	3%	Now	\$106,900	LIFE	**			B
		<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>						
		<i>Location : First Floor Mechanical Spaces</i>						
		<i>Water Penetration, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Gymnasium</i>						
		<i>Other Observation, Extent : Severe, Area Affected : 25%</i>						
		<i>Location : First Floor Mechanical Spaces</i>						
		<i>Explanation : Fire Protection Missing / Crumbling</i>						
Gypsum Board	10%			LIFE	**	5	\$100,300	B
Metal Panel	5%	Now	\$127,300	LIFE	**	5	\$50,100	B
		<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 35%</i>						
		<i>Location : Throughout</i>						
		<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>						
		<i>Location : Various</i>						
		<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : Various</i>						

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

Under 600 Volts

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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)

Asset # : 2097

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Under 600 Volts								
Service Equipment								
Air Circuit Breaker	100%			2021	\$119,300	5	\$2,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Four 4000 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2019	\$13,600	5	\$2,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Various Sizes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2021	\$509,100	5	\$2,400	B
Raceway								
Conduit	50%			2031	**	1		B
Conduit	50%			2021	\$338,900	1		B
Panelboards								
Molded Case Bkrs	90%			2029	**	5	\$13,000	B
Molded Case Bkrs	10%			2037	**	5	\$1,400	B
Wiring								
Thermoplastic	20%			2041	**	1		B
Thermoplastic	80%			2031	**	1		B
Motor Controllers								
Locally Mounted	10%			2019	\$11,200	5	\$400	B
Motor Control Center	50%			2019	\$730,000	5	\$7,400	B
Motor Control Center	40%			2026	**	5	\$5,900	B
Ground								
Grounding Devices								
Generic	50%			LIFE	**	5	\$4,000	B
Generic	50%			LIFE	**	5	\$4,000	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2019	\$22,500	1	\$167,400	B
Generators								
Diesel	100%			2017	\$111,800	1	\$210,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 750 Kva</i>								
Batteries								
Nickel Cadmium	100%			2014	\$600	5	\$120,900	B

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BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)

Asset # : 2097

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Fuel Storage								
Day Tank	50%			2020	\$21,200	5	\$48,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 50 Gals</i>								
Main Tank	50%			2024	**	5	\$7,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 5000 Gals</i>								
Lighting								
Interior Lighting								
Fluorescent	74%			2021	\$3,412,700	10	\$355,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T8 Lamps</i>								
Fluorescent	1%			2016	\$46,100	10	\$4,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Using T12 Lamps</i>								
Fluorescent	20%			2026	**	10	\$96,100	B
HID	3%			2021	\$64,100	10	\$500	B
Incandescent	2%			2021	\$92,200	2	\$200	B
Egress Lighting								
Emergency, Service	40%			2021	\$33,900	1		B
Emergency, Service	10%			2026	**	1		B
Exit, Service	40%			2016	\$33,900	1		B
Exit, Service	10%			2026	**	1		B
Alarm								
Security System								
Generic	100%			2026	**	1	\$202,900	B
Fire/Smoke Detection								
Generic	100%			2026	**	1-3	\$344,800	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Utility Steam	100%			2041	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor Utility Room</i>								
<i>Explanation : Steam Provided By Con Ed</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)

Asset # : 2097

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Heat Exchanger	30%			2030	**	1	\$77,900	B
	<i>Other Observation, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Serves Perimeter & Reheat Coils</i>							
Pres. Reducing Valve/LP Steam	70%			2030	**	5	\$21,800	B
Distribution								
Hot Wtr Piping/Pump	30%			2029	**	4	\$7,800	B
Steam Piping/Pump	70%			2031	**	4	\$27,200	B
	<i>Repairs In Progress, Extent : Light, Area Affected : 10%</i>							
	<i>Location : 1st Floor M E R</i>							
Terminal Devices								
Air Handler	70%			2021	\$2,201,500	1	\$227,100	B
Convactor/Radiator	30%			2034	**	1	\$50,900	B
Air Conditioning								
Energy Source								
Campus Steam	95%			2041	**	1		B
Electricity	5%			2037	**	1		B
Conversion Equipment								
Absorption Chiller/Steam/HW	95%			2030	**	1	\$539,200	B
	<i>Repairs In Progress, Extent : Light, Area Affected : 30%</i>							
	<i>Location : 1st Floor M E R</i>							
Reciprocating Compr/Chiller	5%			2029	**	1	\$12,200	B
	<i>R-134a Refrigerant, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Roof</i>							
Distribution								
Chilled Wtr Pipe/Pump	100%			2031	**	4	\$38,800	B
	<i>Repairs In Progress, Extent : Light, Area Affected : 30%</i>							
	<i>Location : 1st Floor M E R</i>							
Terminal Devices								
Air Handler/Cool/Ht	100%			2021	\$2,477,500	1	\$324,500	B
Heat Rejection								
Air Condenser Unit	5%			2026	**	2	\$18,300	B
Water Cool Tower	95%	2-4	\$79,500	2019	\$1,590,600	2	\$400,800	B
	<i>Corroded, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Roof</i>							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$292,200	B
Exhaust Fans								
Interior	100%	0-2	\$644,800	2031	**	2	\$12,900	B
	<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout - Except For Carpentry Shop, Graphics Repro Room</i>							

Plumbing

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

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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)

Asset # : 2097

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
H/C Water Piping Brass/Copper	100%			2041	* *	1		B
HW Heat Exchanger Low Temp	100%			2031	* *	4	\$77,900	B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Pool Filter/Treatment Sand	100%			2038	* *	4	\$194,700	B
Sewage Ejector(s) Electric	100%	Now	\$3,000	2029	* *	4	\$1,300	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Various</i>						
		<i>Explanation : 5 Duplex Units</i>						
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : (1) C-8, (1) C-7</i>						
		<i>Explanation : 2 Units</i>						
Escalators								
Under 20' Rise	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Multiple Levels</i>						
		<i>Explanation : 20 Units</i>						
Fire Suppression								
Standpipe								
Generic	100%			2041	* *	1-5	\$274,500	B
Sprinkler								
No Component	95%							D
Generic	5%			2031	* *	1-2	\$7,400	B
Fire Pump								
Generic	100%			2030	* *	1	\$98,000	B

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Estimates are rounded to the nearest hundred dollars.*

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE
Address : 2205 SEDGWICK AVENUE
Borough : BRONX **Agency's Number** : 21056
Program / Asset # : CUN0007.560 / 2070 **Yr Built/Renovated** : 1925 / 2003
Area Sq Ft : 7,548 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 22-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3232 **Lot** : 78 **BIN** : 2015058

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$53,400	
Interior Architecture		\$45,700
Mechanical		\$59,600
Total	\$53,400	\$105,300
Priority A	\$53,400	
Priority B		\$59,600
Priority C		\$45,700
Total	\$53,400	\$105,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$30,400			\$600
Interior Architecture	\$5,700	\$900	\$800	\$1,300
Electrical	\$300	\$500	\$400	\$6,600
Mechanical	\$17,400	\$11,400	\$500	\$1,600
Total	\$53,800	\$12,800	\$1,700	\$10,000
Priority A	\$30,400			\$600
Priority B	\$23,500	\$11,900	\$900	\$8,100
Priority C		\$900	\$800	\$1,300
Total	\$53,800	\$12,800	\$1,700	\$10,000



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE

Asset # : 2070

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	5%	Now	\$16,700	LIFE	**	5	\$500	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Low Wall Near Entrance</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Low Wall Near Entrance</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Low Wall Near Entrance</i>								
Masonry: Brick	55%	Now	\$36,700	LIFE	**	5	\$5,600	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
Masonry: Fieldstone	10%	Now	\$9,900	LIFE	**	5	\$800	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Open Joints, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>								
<i>Location : South Side</i>								
<i>Explanation : Loose Units</i>								
Metal Panel	20%	Now	\$4,700	2042	**	5	\$3,800	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : West Facade</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
Stucco Cement	5%			2027	**	5	\$1,300	A
Wood	5%	Now	\$3,100	2027	**	5	\$1,300	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE

Asset # : 2070

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Windows								
Aluminum	75%			2038	**	5	\$200	A
Steel	25%	Now	\$4,000	2047	**	5	\$400	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : West Facade</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : West Facade</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
<hr/>								
Parapets								
Metal: Cage/Fence	20%	Now	\$100	2027	**	5	\$300	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
No Component	80%							D
<hr/>								
Roof								
Asphalt Shingle	75%	Now	\$2,200	2031	**			A
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Various</i>								
Single Ply Membrane	25%	Now	\$6,400	2032	**			A
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Multipurpose Room</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Multipurpose Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Multipurpose Room</i>								
<hr/>								
Interior								
Floors								
Carpet	20%			2018		3	\$2,700	C
Ceramic Tile	5%			2031	**	5	\$400	C
Terrazzo	5%			LIFE	**	5	\$300	C
Vinyl Tile	55%			2022		3	\$1,800	C
Wood	15%			2037	**	5	\$2,500	C

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE**

Asset # : 2070

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$200	C
Gypsum Board	20%			LIFE	**	5	\$1,000	C
Plaster	75%			LIFE	**	5	\$1,900	C
<i>Patching Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Teddy Bears Room</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Uneven Surface</i>								
Ceilings								
Gypsum Board	25%			LIFE	**	5	\$2,900	B
Plaster	75%	Now	\$5,700	LIFE	**	5	\$4,300	B
<i>Patching Evident, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Various</i>								
Electrical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
Raceway								
Conduit	30%			2042	**	1		B
Conduit	70%			2022	\$6,500	1		B
Panelboards								
Molded Case Bkrs	50%			2030	**	5	\$100	B
Molded Case Bkrs	50%			2021	\$8,300	5	\$100	B
Wiring								
Thermoplastic	50%			2022	\$4,700	1		B
Thermoplastic	40%			2032	**	1		B
Thermoplastic	10%			2042	**	1		B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$100	B
Lighting								
Interior Lighting								
Fluorescent	100%			2027	**	10	\$5,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								

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

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE**

Asset # : 2070

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

Lighting

Egress Lighting								
Emergency, Battery	50%			2027	**	10	\$700	B
Exit, Service	50%			2027	**	1		B
Exterior Lighting								
HID	100%			2027	**	10		B

Alarm

Fire/Smoke Detection								
Generic	100%			2027	**	1-3	\$3,800	B

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

Heating

Energy Source								
Fuel Oil No 2	100%			2032	**	5	\$1,900	B

Conversion Equipment								
Hot Water Boiler	100%	0-2	\$14,900	2042	**	1	\$2,700	B

Corroded, Extent : Moderate, Area Affected : 20%

Location : Boiler, Basement

Obsolete Equipment, Extent : Severe, Area Affected : 100%

Location : Boiler, Basement

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

Location : Basement

Explanation : One Unit

Distribution								
Hot Wtr Piping/Pump	100%			2021	\$33,400	4	\$300	B

Terminal Devices								
Convector/Radiator	95%			2020	\$59,600	1	\$1,800	B
Fan Coil Unit/Heat	5%			2027	**	1	\$100	B

Air Conditioning

Energy Source								
Electricity	100%			2038	**	1		B

Conversion Equipment								
Window/Wall Unit	80%			2015	\$10,900	1		B
No Component	20%							D

Plumbing

H/C Water Piping								
Brass/Copper	40%			2032	**	1		B
Galv Iron/Steel	60%	0-2	\$1,200	2020	\$11,900	1		B

Corroded, Extent : Moderate, Area Affected : 20%

Location : Throughout

Water Heater								
Electric	100%	Now	\$1,000	2022	\$1,000	4		B

Malfunctioning, Extent : Severe, Area Affected : 100%

Location : Basement

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE**

Asset # : 2070

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE ALUMNI GYMNASIUM
Address : 2053 UNIVERSITY AVENUE
Borough : BRONX **Agency's Number** : 21023
Program / Asset # : CUN0007.230 / 2080 **Yr Built/Renovated** : 1931 /
Area Sq Ft : 70,616 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 18-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 3222 **Lot** : 40 **BIN** : 2097306

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$1,436,900	\$255,200
Interior Architecture	\$155,400	\$82,000
Electrical		\$1,541,300
Mechanical	\$317,800	\$3,639,200
Total	\$1,910,200	\$5,517,800
Priority A	\$1,436,900	\$255,200
Priority B	\$317,800	\$5,180,600
Priority C	\$155,400	\$82,000
Total	\$1,910,200	\$5,517,800

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$41,200	\$14,500		
Interior Architecture	\$101,600	\$27,100		\$2,500
Electrical	\$40,000	\$5,500	\$6,600	\$29,500
Mechanical	\$16,600	\$8,500	\$23,900	\$50,600
Total	\$199,400	\$55,700	\$30,500	\$82,500
Priority A	\$41,200	\$14,500		
Priority B	\$75,200	\$14,000	\$30,500	\$81,200
Priority C	\$83,000	\$27,100		\$1,300
Total	\$199,400	\$55,700	\$30,500	\$82,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALUMNI GYMNASIUM

Asset # : 2080

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$365,400	LIFE	**	5	\$58,000	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Entry Bridge At North Side</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Entry Bridge At North Side</i>								
Masonry: Brick	85%	Now	\$646,800	LIFE	**	5	\$197,200	A
<i>Paint Peeling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : East And West Facades</i>								
<i>Painted Surfaces, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : East And West Facades</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Lintels At North And East Facades</i>								
Masonry: Limestone	5%	Now	\$142,200	LIFE	**	5	\$8,700	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Cornice</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Cornice</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cornice</i>								
Stucco Cement	5%			2035	**	5	\$29,000	A
Windows								
Aluminum	100%	Now	\$5,500	2038	**	5	\$600	A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North And West Windows</i>								
Parapets								
Masonry: Brick	90%	Now	\$218,600	LIFE	**	5	\$16,800	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
<i>Spalling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
Masonry: Limestone	10%	Now	\$21,800	LIFE	**	5	\$2,300	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Coping</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALUMNI GYMNASIUM

Asset # : 2080

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	95%	Now	\$63,800	2027	**			A
	<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Over Gymnasium</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : 4th Floor</i>							
Roll Roofing	5%	Now	\$13,900	2024	**	5	\$2,700	A
	<i>Seams Open/Split, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Stairs</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Bulkheads</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Bulkheads</i>							
Interior								
Floors								
Cast in Place Concrete	35%	Now	\$55,800	LIFE	**	5	\$82,000	C
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Ladies And Locker Rooms Corridors, Stair To Basement</i>							
Ceramic Tile	15%	Now	\$34,700	2031	**	5	\$8,000	C
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Womens Showers</i>							
Vinyl Tile	15%			2027	**	3	\$6,000	C
Vinyl Tile	10%	0-2	\$99,700	2032	**	3	\$4,000	C
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Pool Area</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Pool Area</i>							
Wood	25%			2050	**	5	\$50,200	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALUMNI GYMNASIUM

Asset # : 2080

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Interior Walls								
Cast in Place Concrete	5%	Now	\$17,600	LIFE	**			C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Pool Wall</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Pool Wall</i>								
Ceramic Tile	10%	Now	\$15,900	2031	**	5	\$2,800	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Womens Showers</i>								
Concrete Masonry Unit	60%			LIFE	**	5	\$13,200	C
Masonry: Brick	5%			LIFE	**			C
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Bulkheads</i>								
Plaster	15%	Now	\$14,800	LIFE	**	5	\$2,500	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Third Floor Administrative Offices</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Side Administrative Offices And Windows</i>								
SGFT/Glazed Masonry	5%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	10%	Now	\$10,100	2027	**	5	\$2,800	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Locker Rooms</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Locker Rooms</i>								
AcousTileSusp.Lay-In	5%			2027	**	5	\$2,200	B
Exposed Concrete	5%	Now	\$8,500	LIFE	**	5	\$400	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Male Locker Room</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Male Locker Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Male Locker Room</i>								
Exposed Concrete	45%			LIFE	**	5	\$3,200	B
Exposed Struc: Steel	25%			LIFE	**			B
Plaster	10%			LIFE	**	5	\$2,800	B

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

Under 600 Volts

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALUMNI GYMNASIUM

Asset # : 2080

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	**	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Main Service Switch Rated @ 800 Amperes</i>							
<hr/>								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 2-75 Kva And 2-45 Kva</i>							
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	30%			2032	**	5	\$100	B
Molded Case Bkrs	70%			2022	\$61,100	5	\$1,100	B
<hr/>								
Raceway								
Conduit	80%			2022	\$66,600	1		B
Conduit	20%			2032	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	10%			2030	**	5	\$100	B
Molded Case Bkrs	20%			2030	**	5	\$300	B
Molded Case Bkrs	65%			2021	\$64,500	5	\$1,000	B
Molded Case Bkrs	5%			2038	**	5	\$100	B
<hr/>								
Wiring								
Braided Cloth	40%	2-4	\$35,000	2047	**	1		B
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Thermoplastic	55%			2022	\$48,100	1		B
Thermoplastic	5%			2042	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2020	\$20,700	5	\$400	B
<hr/>								
Ground								
Grounding Devices								
Not Accessible	100%							D
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$17,800	B
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	85%			2022	\$535,400	10	\$55,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-8 Lamps</i>							
HID	15%			2022	\$43,700	10	\$300	B
<hr/>								
Egress Lighting								
Emergency, Service	20%			2022	\$2,300	1		B
Exit, Service	80%			2022	\$9,300	1		B
<hr/>								
Exterior Lighting								
HID	100%			2017	\$23,500	10	\$200	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALUMNI GYMNASIUM

Asset # : 2080

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Alarm								
Fire/Smoke Detection Generic	100%			2022	\$666,100	1-3	\$35,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Bells, Smoke Detectors And Manual Pull Station</i>								
<hr/>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2032	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Supplied From Adjacent Building</i>								
<hr/>								
Conversion Equipment Heat Exchanger	100%			2025	**	1	\$35,500	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 2 Units</i>								
<hr/>								
Distribution Steam Piping/Pump	100%	0-2	\$55,600	2032	**	4	\$3,500	B
<i>Corroded, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<hr/>								
Terminal Devices Air Handler	40%			2017	\$171,800	1	\$17,700	B
Convector/Radiator	60%			2020	\$451,500	1	\$13,900	B
Air Conditioning								
Energy Source Electricity	100%			2030	**	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	10%			2026	**	2	\$400	B
No Component	90%							D
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	**	2-5	\$39,900	B
Exhaust Fans								
Interior	25%			2017	\$22,000	2	\$600	B
Wall Unit	75%			2017	\$90,400	2	\$1,700	B
Plumbing								
H/C Water Piping Brass/Copper	50%	Now	\$5,900	2032	**	1		B
<i>Not Insulated, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Basement</i>								
Galv Iron/Steel	50%			2027	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALUMNI GYMNASIUM

Asset # : 2080

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Water Heater								
Electric	100%	Now	\$2,500	2020	\$12,400	4	\$400	B
		<i>Corroded, Extent : Severe, Area Affected : 30%</i>						
		<i>Location : The Hot Water Tank - Basement</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2017	\$10,100	4	\$1,300	B
Pool Filter/Treatment								
Diatomaceous Earth	100%			2020	\$2,903,400	4	\$17,700	B
Fixtures								
Generic	100%							B
Fire Suppression								
Standpipe								
Generic	100%			2022	\$284,300	1-5	\$36,200	B

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Estimates are rounded to the nearest hundred dollars.

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE BEGRISCH HALL
Address : 2016 SEDGEWICK AVE
Borough : BRONX **Agency's Number** : 21008
Program / Asset # : CUN0007.080 / 2093 **Yr Built/Renovated** : 1961 /
Area Sq Ft : 7,602 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 21-Mar-2011 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 3222 **Lot** : 62 **BIN** : 2100241

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$60,800	\$100,900
Interior Architecture		\$18,100
Mechanical		\$39,100
Total	\$60,800	\$158,100
Priority A	\$60,800	\$100,900
Priority B		\$39,100
Priority C		\$18,100
Total	\$60,800	\$158,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$12,700			
Interior Architecture	\$67,700		\$500	\$400
Electrical	\$300	\$500	\$300	\$6,400
Mechanical	\$2,900	\$700	\$1,200	\$700
Total	\$83,600	\$1,300	\$2,000	\$7,500
Priority A	\$12,700			
Priority B	\$28,300	\$1,300	\$1,600	\$7,100
Priority C	\$42,600		\$500	\$400
Total	\$83,600	\$1,300	\$2,000	\$7,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BEGRISCH HALL

Asset # : 2093

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	100%	Now	\$60,800	LIFE	**	5	\$44,600	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Base, Around Windows, Various Others</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<hr/>								
Windows								
Aluminum	100%	Now	\$12,700	2047	**	5	\$100	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<hr/>								
Roof								
Built-Up (BUR)	100%			2022	\$56,300	10	\$9,900	A
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : On Extended Life</i>								
<hr/>								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$2,000	C
Ceramic Tile	5%			2031	**	5	\$500	C
Terrazzo	30%			LIFE	**	5	\$2,100	C
Vinyl Tile	35%	Now	\$31,700	2032	**	3	\$1,200	C
<i>Adhesion Failure, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Corridors, Classrooms</i>								
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Basement, Corridors</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Corridors, Classrooms</i>								
Vinyl Tile	20%			2022	\$18,100	3	\$700	C
<hr/>								
Interior Walls								
Cast in Place Concrete	20%			LIFE	**			C
Concrete Masonry Unit	15%			LIFE	**	5	\$500	C
Plaster	65%	Now	\$10,800	LIFE	**	5	\$1,700	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Southwest Corner In Basement, Ground Floor Stair</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Southwest Corner In Basement, Ground Floor Stair</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BEGRISCH HALL**

Asset # : 2093

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTile,Adhered	30%	Now	\$17,600	2042	**	5	\$1,400	B
<i>Adhesion Failure, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Classrooms</i>								
<i>On Extended Life, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
AcousTileConcealSpLn	10%	Now	\$7,500	2042	**	5	\$600	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Classrooms</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classroom(s)</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classroom(s)</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : On Extended Life</i>								
Plaster	60%			LIFE	**	5	\$3,500	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2032	**	1		B
Panelboards								
Fused Disc Sw	5%			2030	**	5		B
Molded Case Bkrs	95%			2030	**	5	\$200	B
Wiring								
Thermoplastic	100%			2032	**	1		B
Motor Controllers								
Locally Mounted	100%			2027	**	5		B
Lighting								
Interior Lighting								
Fluorescent	99%			2027	**	10	\$5,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	1%			2017	\$600	2		B
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2027	**	1		B
Exterior Lighting								
Not Accessible	100%							D
Alarm								
Fire/Smoke Detection								
Generic	100%			2027	**	1-3	\$3,800	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BEGRISCH HALL
Asset # : 2093

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2032	**	1		B
Distribution Steam Piping/Pump	100%	Now	\$1,000	2032	**	4	\$300	B
<i>Leak Evident, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : 2nd Floor @ Air Handler</i>								
Terminal Devices Air Handler	100%			2022	\$39,100	1	\$3,700	B
Air Conditioning								
Energy Source Electricity	100%			2030	**	1		B
Terminal Devices Air Handler/Cool/Ht	100%			2022	\$30,800	1	\$3,700	B
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	**	2-5	\$3,400	B
Exhaust Fans Interior	100%			2022	\$8,000	2	\$200	B
Plumbing								
H/C Water Piping Galv Iron/Steel	100%	0-2	\$1,100	2027	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Sanitary Piping Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping Cast Iron	100%			LIFE	**	1		B
Fixtures Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE BLISS HALL
Address : 145 WEST 180TH STREET
Borough : BRONX **Agency's Number** : 21027
Program / Asset # : CUN0007.270 / 2062 **Yr Built/Renovated** : 1936 /
Area Sq Ft : 29,210 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 17-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 3222 **Lot** : 62 **BIN** : 2100252

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$197,300	
Interior Architecture	\$80,400	\$112,600
Electrical		\$574,500
Mechanical	\$55,900	\$481,700
Total	\$333,500	\$1,168,800
Priority A	\$197,300	
Priority B	\$55,900	\$1,056,200
Priority C	\$80,400	\$112,600
Total	\$333,500	\$1,168,800

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$66,100			
Interior Architecture	\$18,900		\$2,400	\$6,200
Electrical	\$23,300	\$2,300	\$2,700	\$24,300
Mechanical	\$51,300	\$21,900	\$1,000	\$11,500
Total	\$159,500	\$24,200	\$6,100	\$41,900
Priority A	\$66,100			
Priority B	\$83,500	\$24,200	\$3,700	\$40,800
Priority C	\$10,000		\$2,400	\$1,100
Total	\$159,500	\$24,200	\$6,100	\$41,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL

Asset # : 2062

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$9,800	A
Masonry: Brick	80%			LIFE	**	5	\$31,500	A
Masonry: Limestone	5%	Now	\$24,100	LIFE	**	5	\$1,500	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Cornices</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Cornices</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cornices</i>								
Metal Coiling Doors	5%	Now	\$35,300	2027	**	5	\$3,100	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : South Facade</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
Stucco Cement	5%	Now	\$12,100	2027	**	5	\$2,500	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : South Facade</i>								
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Windows								
Aluminum	100%	Now	\$2,500	2038	**	5	\$500	A
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Parapets								
Masonry: Brick	95%	Now	\$20,200	LIFE	**	5	\$1,500	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Interior Face</i>								
<i>Spalling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
Masonry: Limestone	5%	Now	\$1,000	LIFE	**	5	\$100	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Coping</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL

Asset # : 2062

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	70%	Now	\$104,900	2032	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Bulkhead</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Paver: Asphalt	20%	0-2	\$57,000	2037	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Boiler Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Boiler Room</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Boiler Room</i>								
Roll Roofing	5%	Now	\$6,200	2024	**	5	\$1,200	A
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Bulkhead</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Bulkhead</i>								
Skylight, Metal/Glass	5%			2032	**	10	\$4,700	A
Interior								
Floors								
Cast in Place Concrete	30%			LIFE	**	5	\$22,700	C
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Boiler Room</i>								
Ceramic Tile	5%			2031	**	5	\$1,700	C
Terrazzo	5%			LIFE	**	5	\$1,400	C
Vinyl Tile	25%			2017	\$80,400	3	\$4,300	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : 9x9 Tiles</i>								
Vinyl Tile	35%			2022	\$112,600	3	\$4,500	C
Interior Walls								
Cast in Place Concrete	15%			LIFE	**			C
Gypsum Board	5%			LIFE	**	5	\$1,000	C
Plaster	75%			LIFE	**	5	\$7,400	C
Plaster	5%	Now	\$8,900	LIFE	**	5	\$500	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Roof Stair</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Roof Stair</i>								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL**

Asset # : 2062

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

Interior

Ceilings

AcousTileConcealSpLn	15%			2027	* *	5	\$6,600	B
AcousTileSusp.Lay-In	10%			2027	* *	5	\$3,500	B
Exposed Concrete	25%			LIFE	* *	5	\$1,400	B
Plaster	45%			LIFE	* *	5	\$9,900	B
Plaster	5%	Now	\$8,900	LIFE	* *	5	\$1,100	B

Cracking/Crumbling, Extent : Moderate, Area Affected : 30%

Location : Roof Stair

Water Penetration, Extent : Severe, Area Affected : 25%

Location : Roof Stair

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2032	* *	5	\$100	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 4- Electrical Services Rated @ 1-4000 Amperes, 1-3000 Amperes And 2-1600 Amperes

Transformers

Dry Type	100%			2027	* *	5	\$100	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : Two Transformers: 75kva, 480/208/120v And 500 Kva, 480/208v

Switchgear / Switchboard

Fused Disc Sw	20%			2032	* *	5		B
Molded Case Bkrs	80%			2022	\$46,500	5	\$500	B

Raceway

Conduit	90%			2022	\$31,700	1		B
Conduit	10%			2032	* *	1		B

Panelboards

Fused Disc Sw	10%			2021	\$5,500	5	\$100	B
Molded Case Bkrs	50%			2021	\$27,600	5	\$300	B
Molded Case Bkrs	40%			2030	* *	5	\$300	B

Wiring

Braided Cloth	60%	2-4	\$20,300	2047	* *	1		B
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Insulation Aged, Extent : Moderate, Area Affected : 100%

Location : Throughout The Building

Thermoplastic	30%			2022	\$10,200	1		B
Thermoplastic	10%			2032	* *	1		B

Motor Controllers

Locally Mounted	100%			2020	\$12,400	5	\$200	B
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Ground

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL**

Asset # : 2062

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices Generic	100%	0-2	\$900	LIFE	**	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Gas Meter Room</i>								
<i>Explanation : Corroded</i>								
Stand-by Power								
Transfer Switches Automatic	100%			2035	**	1	\$7,400	B
Lighting								
Interior Lighting Fluorescent	95%			2022	\$193,100	10	\$20,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-8 Lamps</i>								
HID	5%			2022	\$4,700	10		B
Egress Lighting								
Exit, Service	50%			2017	\$1,900	1		B
Exit, Battery	50%			2017	\$9,400	10	\$800	B
Exterior Lighting								
HID	100%			2017	\$9,700	10	\$100	B
Alarm								
Fire/Smoke Detection Generic	100%			2022	\$275,500	1-3	\$14,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Manual Pull Station, Smoke Detectors, Strobe Lights And Alarm Bells</i>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2022	\$59,300	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : This Building Used To Be Power Plant</i>								
<i>Explanation : Lot Of Obsolete Equipment Needs To Be Removed</i>								
Conversion Equipment								
HTHW/HW Exchanger	100%	0-2	\$7,000	2037	**	2	\$1,100	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Heat Exchangers, Basement</i>								
<i>Leak Evident, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Heat Exchanger</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : This Building Has Two Heat Exchangers. One Feeds New Hall, And One Heat Exchanger Feeds Bliss Hall</i>								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL**

Asset # : 2062

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Distribution								
Steam Piping/Pump	100%	Now	\$18,000	2022	\$179,500	4	\$1,100	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
<i>Leak Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
Terminal Devices								
Convactor/Radiator	100%			2020	\$242,900	1	\$7,500	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Conversion Equipment								
Window/Wall Unit	40%			2015	\$21,100	1		B
No Component	60%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$7,700	2027	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
HW Heat Exchanger								
HTHW/HW	100%			2032	**			B
Sanitary Piping								
Cast Iron	100%	0-2	\$55,900	LIFE	**	1		B
<i>Blockage /Clogged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Storm Drain Piping								
Cast Iron	100%	0-2	\$18,000	LIFE	**	1		B
<i>Blockage /Clogged, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Sump Pump(s)								
Rigid Piping	100%			2017	\$10,100	4	\$1,300	B
Fixtures								
Generic	100%							B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE BUTLER HALL
Address : 2018 SEDGEWICK AVE
Borough : BRONX **Agency's Number** : 21010
Program / Asset # : CUN0007.100 / 2073 **Yr Built/Renovated** : 1859 /
Area Sq Ft : 17,028 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 16-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3222 **Lot** : 62 **BIN** : 2100242

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$42,900	
Interior Architecture	\$143,900	\$55,800
Mechanical	\$51,900	\$140,500
Total	\$238,800	\$196,400
Priority A	\$42,900	
Priority B	\$51,900	\$140,500
Priority C	\$143,900	\$55,800
Total	\$238,800	\$196,400

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$37,600			\$10,100
Interior Architecture	\$46,600		\$1,100	\$2,500
Electrical	\$2,100	\$1,700	\$1,200	\$19,400
Mechanical	\$10,400	\$13,300	\$1,100	\$1,100
Total	\$96,700	\$15,000	\$3,400	\$33,100
Priority A	\$37,600			\$10,100
Priority B	\$55,300	\$15,000	\$2,300	\$21,800
Priority C	\$3,800		\$1,100	\$1,300
Total	\$96,700	\$15,000	\$3,400	\$33,100



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL

Asset # : 2073

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	95%	Now	\$30,900	LIFE	**	5	\$18,800	A
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Brownstone	5%			LIFE	**	5	\$700	A
Windows								
Wood	100%	Now	\$4,800	2030	**	5	\$4,000	A
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Light, Area Affected : 15%</i>								
<i>Location : Various</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : Basement</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
Parapets								
Copper/Terne	10%			2042	**	5	\$800	A
Wood Cornice	90%	Now	\$42,900	2042	**	5	\$8,600	A
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout,Eaves</i>								
<i>Insect/Bird Damage, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Eaves</i>								
<i>Paint Peeling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Eaves</i>								
Roof								
Built-Up (BUR)	70%			2027	**	10	\$9,700	A
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Roll Roofing	5%	Now	\$600	2018	\$3,000	5	\$600	A
<i>Blisters, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Bulkhead</i>								
Slate	25%	Now	\$1,300	LIFE	**			A
<i>Loose Units, Extent : Light, Area Affected : 10%</i>								
<i>Location : South Side</i>								
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL

Asset # : 2073

Architecture	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
Interior								
Floors								
Cast in Place Concrete	12%			LIFE	**	5	\$5,300	C
Ceramic Tile	3%			2031	**	5	\$600	C
Panel/Paver: Cer/Brk	5%			2038	**	5	\$2,300	C
Vinyl Tile	30%			2022	\$55,800	3	\$2,300	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Vinyl Tile	50%	Now	\$93,100	2032	**	3	\$3,800	C
<i>Adhesion Failure, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Corridors, Bathrooms, Classrooms</i>								
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Corridors, Various Other Locations</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Corridors, Various Other Locations</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Concrete Masonry Unit	30%			LIFE	**	5	\$2,300	C
Masonry: Brick	40%	Now	\$50,900	LIFE	**			C
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Basement, Stair</i>								
<i>Paint Peeling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Spalling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Masonry: Fieldstone	10%	Now	\$3,800	LIFE	**			C
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Explanation : Mortar Joints Eroded</i>								
Plaster	20%			LIFE	**	5	\$1,200	C
<i>Deteriorated Finish, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Misaligned/Bulging, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL**

Asset # : 2073

Architecture		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
Interior								
Ceilings								
AcousTile,Adhered	10%	Now	\$11,800	2042	**	5	\$1,000	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
AcousTileConcealSpLn	10%			2027	**	5	\$2,500	B
Exposed Concrete	10%	Now	\$7,500	LIFE	**	5	\$300	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Plaster	70%	Now	\$23,500	LIFE	**	5	\$8,800	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Loose/Delam Surface, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Classrooms</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Classrooms</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2032	**	5	\$400	B
Raceway								
Conduit	100%			2022	\$14,800	1		B
Panelboards								
Molded Case Bkrs	20%			2021	\$4,400	5	\$100	B
Molded Case Bkrs	80%			2030	**	5	\$300	B
Wiring								
Thermoplastic	20%			2022	\$2,500	1		B
Thermoplastic	80%			2032	**	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$100	B

Ground

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL**

Asset # : 2073

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices Generic	100%	0-2	\$900	LIFE	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Corroded</i>								
Stand-by Power								
Transfer Switches Automatic	100%			2035	**	1	\$4,300	B
Lighting								
Interior Lighting Fluorescent	100%			2027	**	10	\$12,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2027	**	1		B
Exterior Lighting								
HID	100%			2017	\$5,700	10		B
Alarm								
Fire/Smoke Detection Generic	100%			2027	**	1-3	\$8,600	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2032	**	1		B
Conversion Equipment								
Heat Exchanger	100%	0-2	\$3,200	2037	**	1	\$6,000	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Heat Exchanger, Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								
Distribution								
Steam Piping/Pump	100%	0-2	\$51,900	2032	**	4	\$700	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Steam Traps Faulty, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Terminal Devices								
Convactor/Radiator	100%			2020	\$140,500	1	\$4,300	B
Air Conditioning								
Energy Source Electricity	100%			2030	**	1		B

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL**

Asset # : 2073

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Conversion Equipment								
Window/Wall Unit	40%			2015	\$12,200	1		B
No Component	60%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$4,400	2027	* *	1		B
<i>Leak Evident, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Bathrooms</i>								
Water Heater								
Electric	100%	Now	\$2,300	2022	\$2,300	4	\$100	B
<i>Unit Inoperable, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
HW Heat Exchanger								
HTHW/HW	100%			2022	\$34,300			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
<i>Obsolete Fixtures, Extent : Moderate, Area Affected : 75%</i>								
<i>Location : Throughout</i>								

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE COLSTON HALL
Address : 2020 SEDGWICK AVENUE
Borough : BRONX **Agency's Number** : 21005
Program / Asset # : CUN0007.050 / 2090 **Yr Built/Renovated** : 1958 / 2002
Area Sq Ft : 112,416 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 16-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,5,6,7,8,PH
Block : 3222 **Lot** : 62 **BIN** : 2100240

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$3,033,700	\$620,700
Interior Architecture	\$775,800	
Electrical	\$198,900	\$234,700
Mechanical		\$1,274,400
Total	\$4,008,400	\$2,129,800
Priority A	\$3,033,700	\$620,700
Priority B	\$487,300	\$1,509,100
Priority C	\$487,400	
Total	\$4,008,400	\$2,129,800

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$15,300	\$17,500		\$17,300
Interior Architecture	\$8,000		\$6,500	\$12,300
Electrical	\$2,800	\$3,600	\$3,900	\$9,300
Mechanical	\$33,000	\$38,900	\$29,300	\$52,200
Elevators/Escalators	\$31,600	\$31,600	\$31,600	\$31,600
Total	\$90,700	\$91,500	\$71,300	\$122,700
Priority A	\$15,300	\$17,500		\$17,300
Priority B	\$75,400	\$74,000	\$64,800	\$93,100
Priority C			\$6,500	\$12,300
Total	\$90,700	\$91,500	\$71,300	\$122,700



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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	15%	Now	\$87,100	LIFE	**	5	\$138,300	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair Towers, Various Facade Locations</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Stair Towers, Various Other Locations</i>								
Masonry: Brick	60%	Now	\$362,800	LIFE	**	5	\$110,600	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout Including Penthouse</i>								
Masonry: Fieldstone	15%			LIFE	**	5	\$20,700	A
Metal Panel	5%			2042	**	5-10	\$63,400	A
Metal Coiling Doors	5%			2035	**	5	\$28,800	A
Windows								
Aluminum	95%	Now	\$2,275,500	2047	**	5	\$24,200	A
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Window Film Cracked And Worn Out</i>								
Steel	5%	Now	\$145,400	2047	**	5	\$15,900	A
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Bulkheads</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Bulkheads</i>								
Parapets								
Cast in Place Concrete	90%	Now	\$15,300	LIFE	**	5	\$25,900	A
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Rail	10%			2035	**	5-10	\$5,000	A
Roof								
Modified Bitumen	95%	Now	\$162,900	2022	\$325,700			A
<i>Alligating, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Blisters, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Single Ply Membrane	5%			2022	\$8,400	10	\$2,400	A
Interior								

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Architecture		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
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$29,100	C
Ceramic Tile	5%			2031	**	5	\$6,700	C
Steel Grating	1%	Now	\$52,700	2052	**	1		C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Mechanical Penthouse</i>								
Terrazzo	10%			LIFE	**	5	\$10,400	C
Vinyl Tile	74%	Now	\$366,400	2027	**	3	\$36,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
<i>Uneven Surface, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 80%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Cast in Place Concrete	10%			LIFE	**			C
Ceramic Tile	5%			2031	**	5	\$6,400	C
Concrete Masonry Unit	3%			LIFE	**	5	\$1,500	C
Gypsum Board	22%			LIFE	**	5	\$16,800	C
Masonry: Brick	5%			LIFE	**			C
Mosaic Tile	5%	Now	\$68,200	LIFE	**			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Stairs</i>								
Plaster	50%			LIFE	**	5	\$19,100	C
Ceilings								
AcousTile,Adhered	10%	Now	\$8,000	2027	**	5	\$6,800	B
<i>Adhesion Failure, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 8th Floor</i>								
<i>Patching Evident, Extent : Severe, Area Affected : 20%</i>								
<i>Location : 8th Floor</i>								
AcousTileSusp.Lay-In	25%	Now	\$221,800	2042	**	5	\$17,000	B
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout Corridors</i>								
<i>Staining/Discoloring, Extent : Severe, Area Affected : 80%</i>								
<i>Location : Throughout Corridors</i>								
Exposed Concrete	65%	Now	\$66,600	LIFE	**	5	\$13,800	B
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Stair Tower</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Stair Tower</i>								

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

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL**

Asset # : 2090

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	60%			2042	**	5	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 4000 Amps, One 2000 Amps And 1600 Amps</i>							
Fused Disc Sw	40%			2042	**	5	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 1600 Amps And One 1200 Amps Main Disconnect Switch For Emergency System</i>							
<hr/>								
Transformers								
Dry Type	100%			2035	**	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 500 Kva 480v-208/120v</i>							
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	20%			2022	\$23,300	5	\$100	B
Fused Disc Sw	80%			2042	**	5	\$300	B
<hr/>								
Raceway								
Conduit	80%			2022	\$112,200	1		B
Conduit	20%			2042	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	5%			2038	**	5	\$100	B
Fused Disc Sw	10%			2021	\$13,200	5	\$200	B
Molded Case Bkrs	75%			2021	\$99,200	5	\$1,800	B
Molded Case Bkrs	10%			2038	**	5	\$200	B
<hr/>								
Wiring								
Braided Cloth	80%	2-4	\$119,800	2047	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Insulation Aged</i>							
Thermoplastic	20%			2042	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	50%			2020	\$16,100	5	\$300	B
Locally Mounted	50%			2035	**	5	\$300	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,400	B
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$28,400	B
<hr/>								
Lighting								

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	97%			2027	**	10	\$79,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	3%			2022	\$10,900	10	\$100	B
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	10%			2027	**	1		B
Exit, Service	40%			2017	\$5,800	1		B
Exterior Lighting								
HID	100%			2027	**	10	\$300	B
Lightning Protection								
Arresters/Cabling Generic	100%			2025	**	5	\$500	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2022	\$228,400	1		B
Conversion Equipment								
Heat Exchanger	100%			2025	**	1	\$44,100	B
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$9,900	2030	**	4	\$4,400	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Recent Repair Evident, Extent : Light, Area Affected : 1%</i>								
<i>Location : Basement, O S & Y Valve</i>								
Terminal Devices								
Convactor/Radiator	20%			2027	**	1	\$5,800	B
No Component	80%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Covered Under A C Terminal Devices</i>								
Air Conditioning								
Energy Source Electricity	100%			2030	**	1		B
Conversion Equipment								
Centrifugal, Elec Chiller	100%			2031	**	1	\$96,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Chillers - 2 Units In Basement</i>								
<i>Explanation : Refrigerant Type R-11</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%			2032	**	4	\$4,400	B

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Terminal Devices								
Fan Coil - Cool/Heat	100%			2022	\$762,000	1	\$28,800	B
Heat Rejection								
Water Cool Tower	100%			2023	\$284,100	2	\$89,500	B
Ventilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$9,900	B
No Component	80%							D
Exhaust Fans								
Interior	20%			2022	\$21,900	2	\$600	B
Roof	20%			2022	\$15,700	2	\$600	B
No Component	60%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2035	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2032	* *	4	\$8,800	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-8</i>								
<i>Explanation : Four Units</i>								
Fire Suppression								
Standpipe								
Generic	100%			2032	* *	1-5	\$46,600	B
Sprinkler								
No Component	90%							D
Generic	10%			2032	* *	1-2	\$2,500	B
Fire Pump								
Generic	100%			2025	* *	1	\$16,600	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE COMMUNITY HALL
Address : 2020 SEDGWICK AVENUE
Borough : BRONX **Agency's Number** : 21006
Program / Asset # : CUN0007.060 / 2091 **Yr Built/Renovated** : 1958 / 2002
Area Sq Ft : 36,404 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 16-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 3222 **Lot** : 62 **BIN** : 2100240

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$194,400	
Interior Architecture	\$81,800	
Electrical		\$35,700
Mechanical	\$545,000	\$253,000
Total	\$821,200	\$288,600
Priority A	\$194,400	
Priority B	\$545,000	\$288,600
Priority C	\$81,800	
Total	\$821,200	\$288,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$17,100	\$8,000		\$26,200
Interior Architecture	\$16,600		\$400	\$19,600
Electrical	\$12,800	\$3,300	\$2,700	\$32,800
Mechanical	\$26,200	\$8,500	\$4,700	\$16,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$76,600	\$23,800	\$11,800	\$99,100
Priority A	\$17,100	\$8,000		\$26,200
Priority B	\$59,500	\$15,800	\$11,400	\$67,600
Priority C			\$400	\$5,300
Total	\$76,600	\$23,800	\$11,800	\$99,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COMMUNITY HALL

Asset # : 2091

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$13,400	LIFE	**	5	\$21,300	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : West Facade Overhang</i>								
Masonry: Brick	25%			LIFE	**	5	\$10,700	A
Masonry: Fieldstone	25%			LIFE	**	5	\$8,000	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
Metal Panel	5%			2042	**	5-10	\$14,700	A
Stucco Cement	5%	Now	\$3,300	2027	**	5	\$2,700	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, West Facade Overhang</i>								
Window Wall	30%	Now	\$137,500	2032	**	5	\$24,000	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Upper Level - Especially West Side</i>								
<i>Glazing Clouded, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various</i>								
<i>Weather Strip Missing, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	100%			2030	**	5	\$1,200	A
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South And West Facades</i>								
Parapets								
Cast in Place Concrete	75%			LIFE	**	5	\$21,000	A
Metal Rail	25%			2035	**	5-10	\$12,200	A
Roof								
Built-Up (BUR)	3%	Now	\$400	2027	**			A
<i>Drains Clogged, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Canopy At South Side</i>								
<i>Ponding, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Canopy At South Side</i>								
Modified Bitumen	47%			2027	**	10	\$22,200	A
Plaza Roof: Stone Panels	50%	Now	\$56,900	2042	**			A
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Mispositioned Drains, Severe Ponding On South Side, Some Cracked Pavers</i>								
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COMMUNITY HALL

Asset # : 2091

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	20%			LIFE	**	5	\$18,800	C
Ceramic Tile	2%			2031	**	5	\$900	C
Quarry Tile	5%			2027	**	5	\$3,200	C
Terrazzo	5%			LIFE	**	5	\$1,700	C
Vinyl Tile	68%	0-2	\$81,800	2027	**	3	\$11,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
Concrete Masonry Unit	5%			LIFE	**	5	\$800	C
Concrete Masonry Unit	5%			LIFE	**	5	\$800	C
Gypsum Board	42%			LIFE	**	5	\$10,400	C
Masonry: Brick	5%			LIFE	**			C
Mosaic Tile	3%			LIFE	**			C
Plaster	25%			LIFE	**	5	\$3,100	C
SGFT/Glazed Masonry	10%			LIFE	**			C
Ceilings								
AcousTile,Adhered	25%			2027	**	5	\$11,000	B
AcousTileSusp.Lay-In	40%			2027	**	5	\$17,600	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	20%	Now	\$16,600	LIFE	**	5	\$1,400	B
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 3%</i>								
<i>Location : South End Of Mechanical Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South End Of Mechanical Room</i>								
Metal Panel	5%			LIFE	**	5	\$2,800	B
Plaster	10%			LIFE	**	5	\$2,800	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2042	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 1600 Amps Main Disconnect Switch</i>								
Fused Disc Sw	30%			2022	\$1,500	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps Main Disconnect Switch</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COMMUNITY HALL

Asset # : 2091

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Transformers								
Dry Type	100%			2035	**	5	\$100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 500 Kva And One 45 Kva 480v-208/120v</i>							
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	60%			2042	**	5	\$100	B
Molded Case Bkrs	40%			2022	\$23,300	5	\$300	B
<hr/>								
Raceway								
Conduit	30%			2042	**	1		B
Conduit	70%			2022	\$24,700	1		B
<hr/>								
Panelboards								
Fused Disc Sw	10%			2021	\$5,500	5	\$100	B
Molded Case Bkrs	20%			2021	\$11,000	5	\$200	B
Molded Case Bkrs	70%			2038	**	5	\$600	B
<hr/>								
Wiring								
Braided Cloth	30%	2-4	\$10,200	2047	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Insulation Aged</i>							
<hr/>								
Thermoplastic	50%			2042	**	1		B
Thermoplastic	20%			2022	\$6,800	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$200	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$400	B
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$9,200	B
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	40%			2027	**	10	\$10,600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : T-5 Lamps</i>							
<hr/>								
Fluorescent	60%			2027	**	10	\$15,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-8 Lamps</i>							
<hr/>								
Egress Lighting								
Emergency, Battery	50%			2027	**	10	\$3,500	B
Exit, Service	50%			2027	**	1		B
<hr/>								
Exterior Lighting								
HID	100%			2027	**	10	\$100	B
<hr/>								
Alarm								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COMMUNITY HALL**

Asset # : 2091

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Alarm								
Fire/Smoke Detection								
Generic	100%			2027	* *	1-3	\$18,400	B
Mechanical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2022	\$74,000	1		B
Conversion Equipment								
Heat Exchanger	100%			2018	\$6,800	1	\$14,300	B
Distribution								
Hot Wtr Piping/Pump	20%			2021	\$32,200	4	\$300	B
		<i>Corroded, Extent : Moderate, Area Affected : 10% Location : Throughout</i>						
Steam Piping/Pump	80%			2022	\$179,000	4	\$1,700	B
		<i>Corroded, Extent : Moderate, Area Affected : 10% Location : Throughout</i>						
Terminal Devices								
Air Handler	80%			2017	\$138,200	1	\$14,300	B
Fan Coil Unit/Heat	20%			2017	\$96,000	1	\$1,900	B
Air Conditioning								
Energy Source								
Electricity	100%			2030	* *	1		B
Terminal Devices								
Fan Coil - Cooling	100%			2017	\$246,700	1	\$9,300	B
Heat Rejection								
Air Condenser Unit	100%			2017	\$64,000	2	\$20,100	B
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$1,600	B
No Component	90%							D
Exhaust Fans								
Interior	10%			2017	\$3,500	2	\$100	B
No Component	90%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$19,100	2027	* *	1		B
		<i>Corroded, Extent : Moderate, Area Affected : 15% Location : Throughout</i>						
HW Heat Exchanger								
Low Temp	100%			2022	\$9,900	4	\$4,300	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COMMUNITY HALL**

Asset # : 2091

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Fixtures								
Generic	100%							B
	<i>Obsolete Fixtures, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE		* *		C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : 1-2</i>							
	<i>Explanation : One Unit</i>							
Fire Suppression								
Standpipe								
Generic	100%			2032		* *	1-5 \$15,100	B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE ENERGY PLANT
Address : 121 WEST 180th STREET
Borough : BRONX **Agency's Number** : 21026
Program / Asset # : CUN0007.260 / 2083 **Yr Built/Renovated** : 1979 /
Area Sq Ft : 25,231 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 17-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 3222 **Lot** : 62 **BIN** : 2100251

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$262,100	
Interior Architecture		\$70,000
Electrical	\$206,200	\$831,700
Mechanical	\$183,100	
Total	\$651,400	\$901,700
Priority A	\$262,100	
Priority B	\$389,300	\$831,700
Priority C		\$70,000
Total	\$651,400	\$901,700

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$12,300			\$7,300
Interior Architecture	\$36,200		\$200	
Electrical	\$47,300	\$4,500	\$3,500	\$18,600
Mechanical	\$13,900	\$3,900	\$5,800	\$11,200
Total	\$109,700	\$8,400	\$9,500	\$37,100
Priority A	\$12,300			\$7,300
Priority B	\$83,100	\$8,400	\$9,300	\$29,800
Priority C	\$14,200		\$200	
Total	\$109,700	\$8,400	\$9,500	\$37,100



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ENERGY PLANT

Asset # : 2083

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$12,300	LIFE	**	5	\$9,800	A
<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : West Facade</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
Masonry: Brick	85%			LIFE	**	5	\$33,300	A
Metal Coiling Doors	5%			2027	**	5	\$6,100	A
Window Wall	5%			2042	**	5	\$7,300	A
Parapets								
Masonry: Brick	95%	Now	\$35,200	LIFE	**	5	\$5,400	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Flashing, Interior Face</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Corners</i>								
Metal Panel	5%			2042	**	5	\$1,100	A
Roof								
Modified Bitumen	100%	Now	\$226,900	2032	**			A
<i>Blisters, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	80%			LIFE	**	5	\$58,900	C
Cast in Place Concrete	15%	Now	\$7,500	LIFE	**	5	\$11,100	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Second Floor</i>								
Vinyl Tile	5%			2022	\$15,700	3	\$600	C
Interior Walls								
Concrete Masonry Unit	85%			LIFE	**	5	\$12,300	C
Concrete Masonry Unit	5%	Now	\$6,700	LIFE	**	5	\$700	C
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Mezzanine</i>								
Glass: Single Pane	5%			LIFE	**	5	\$1,400	C
Metal Panel	5%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	10%	0-2	\$22,000	2042	**	5	\$1,700	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Offices At Mezzanine</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Offices At Mezzanine</i>								
Exposed Struc: Steel	85%			LIFE	**			B
Metal Panel	5%			LIFE	**	5	\$2,100	B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ENERGY PLANT

Asset # : 2083

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Over 600 Volts								
Service Equipment								
Air Circuit Breaker	100%	Now	\$32,800	2052	* *	3	\$100	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<i>Explanation : Abandoned Equipment</i>								
<hr/>								
Transformers								
Dry Type	100%	Now	\$153,200	2042	* *	3	\$100	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<i>Explanation : Abandoned Equipment</i>								
<hr/>								
Feeders								
Cable	100%			2021	\$42,000	1		B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<hr/>								
Raceway								
Conduit	100%			2022	\$27,200	1		B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<hr/>								
Under 600 Volts								
Service Equipment								
Air Circuit Breaker	100%			2022	\$3,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2 - 4000 Amperes Ite Circuit Breaker Mains</i>								
<hr/>								
Transformers								
Dry Type	100%			2020	\$28,500	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 25 Kva And 1-30 Kva</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2042	* *	5		B
Molded Case Bkrs	50%			2022	\$254,100	5	\$300	B
<hr/>								
Raceway								
Conduit	80%			2022	\$358,600	1		B
Conduit	20%			2042	* *	1		B
<hr/>								
Panelboards								
Molded Case Bkrs	80%			2021	\$42,300	5	\$400	B
Molded Case Bkrs	20%			2038	* *	5	\$100	B

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ENERGY PLANT**

Asset # : 2083

Electrical		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
Under 600 Volts								
Wiring								
Braided Cloth	20%	2-4	\$8,200	2047	**	1		B
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Thermoplastic	20%			2032	**	1		B
Thermoplastic	60%			2022	\$24,600	1		B
Motor Controllers								
Locally Mounted	20%			2020	\$1,200	5		B
Motor Control Center	80%			2020	\$22,700	5	\$500	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Water Main Pipe</i>							
	<i>Explanation : Corroded</i>							
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$6,400	B
Generators								
Diesel	25%			2031	**	1	\$2,000	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 750 Kw</i>							
Diesel	25%			2018	\$17,900	1	\$2,000	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 480 Kw</i>							
Steam Driven	50%	Now	\$53,000	2037	**	1	\$3,600	B
	<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 1st Floor</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 1st Floor</i>							
	<i>Explanation : Abandoned Equipment</i>							
Batteries								
Lead/Acid	50%			2016	\$300	5	\$400	B
Nickel Cadmium	50%			2017	\$300	5	\$2,300	B
Fuel Storage								
Day Tank	50%			2030	**	5	\$2,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 275 Gallons Capacity</i>							
Main Tank	50%			2037	**	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 1st Floor</i>							
	<i>Explanation : 25,000 Gallons Capacity</i>							

Lighting

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ENERGY PLANT**

Asset # : 2083

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	50%			2022	\$71,000	10	\$10,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : 2nd Floor</i>						
		<i>Explanation : T-8 Lamps</i>						
HID	50%			2022	\$45,900	10	\$400	B
Egress Lighting Exit, Service	100%			2022	\$3,600	1		B
Lightning Protection								
Arresters/Cabling Generic	100%	Now	\$3,100	2062	**	5	\$200	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : Disconnected</i>						
Alarm								
Security System No Component Generic	80%							D
	20%			2017	\$13,900	1	\$1,500	B
Fire/Smoke Detection Generic	100%			2027	**	1-3	\$12,700	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Manual Pull Station, Alarm Bells Smoke Detector And Heat Detector</i>						
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source Interruptible Gas/Dual Fuel	100%			2032	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Buried Tanks</i>						
		<i>Explanation : 4 Tanks Of 100,000 Gallons Each</i>						
Conversion Equipment Steam Boiler	100%			2027	**	1	\$22,300	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1st Floor</i>						
		<i>Explanation : 3 Units</i>						
Distribution Steam Piping/Pump	100%	Now	\$8,700	2032	**	4	\$1,100	B
		<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>						
		<i>Location : Throughout</i>						
Terminal Devices Air Handler	80%			2017	\$108,000	1	\$11,200	B
Fan Coil Unit/Heat	20%			2017	\$75,000	1	\$1,500	B

Air Conditioning

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ENERGY PLANT

Asset # : 2083

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	5%			2020	\$16,100	2	\$100	B
No Component	95%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$12,600	B
Exhaust Fans								
Interior	40%			2022	\$11,100	2	\$300	B
Roof	60%			2022	\$12,000	2	\$400	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2035	* *	1		B
Water Heater								
Electric	100%			2017	\$3,900	4	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
Fixtures								
Generic	100%							B
Fire Suppression								
Standpipe								
Generic	100%			2032	* *	1-5	\$11,800	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY
Address : 2060 SEDGEWICK AVE
Borough : BRONX **Agency's Number** : 21012
Program / Asset # : CUN0007.120 / 1571 **Yr Built/Renovated** : 1898 / 2003
Area Sq Ft : 54,653 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 15-Mar-2011 **Landmark Status** : INTERIOR & EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 3222 **Lot** : 62 **BIN** : 2100243

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$1,454,200	\$95,500
Interior Architecture	\$402,500	\$61,300
Electrical	\$99,700	\$63,400
Mechanical	\$76,400	\$1,220,500
Total	\$2,032,800	\$1,440,600
Priority A	\$1,454,200	\$95,500
Priority B	\$233,100	\$1,345,100
Priority C	\$345,500	
Total	\$2,032,800	\$1,440,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture				\$19,200
Interior Architecture	\$82,200	\$3,400	\$400	\$22,100
Electrical	\$58,400	\$2,600	\$2,300	\$50,200
Mechanical	\$23,600	\$5,900	\$10,000	\$22,900
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$172,100	\$19,800	\$20,600	\$122,300
Priority A				\$19,200
Priority B	\$131,900	\$16,400	\$20,200	\$81,900
Priority C	\$40,100	\$3,400	\$400	\$21,200
Total	\$172,100	\$19,800	\$20,600	\$122,300



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY

Asset # : 1571

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	2%			LIFE	**	5	\$7,000	A
Masonry: Brick	66%	Now	\$158,800	LIFE	**	5	\$29,400	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Rotunda</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Areaway(s)</i>								
Masonry: Granite	10%			LIFE	**	5	\$3,300	A
Masonry: Limestone	20%	Now	\$65,700	LIFE	**	5	\$6,700	A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Entrance Ceiling</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Entrance Ceiling Panels</i>								
Marble Panels	2%			LIFE	**	5	\$700	A
Windows								
Wood	100%	Now	\$848,800	2047	**	5	\$95,500	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Parapets								
Copper/Terne	25%			2042	**	5	\$4,600	A
Masonry: Limestone	75%			LIFE	**	5	\$3,600	A

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY

Asset # : 1571

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Clay Tile	50%	Now	\$144,500	2032	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : At Dome</i>								
Copper/Terne	30%	Now	\$51,800	2037	**			A
<i>Seams Open/Split, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Dome</i>								
Single Ply Membrane	15%			2027	**	10	\$16,900	A
Skylight, Metal/Glass	5%	Now	\$184,600	2032	**			A
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Dome</i>								
<i>Miss/Damaged Flashings, Extent : Severe, Area Affected : 10%</i>								
<i>Location : At Dome</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Various At Uppermost Level</i>								
Interior								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY

Asset # : 1571

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	10%			2021	\$42,500	3	\$10,200	C
Cast in Place Concrete	10%			LIFE	**	5	\$14,900	C
Glass Block	10%	Now	\$46,600	2037	**	1		C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Upper Level Around Rotunda</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Upper Levels Around Rotunda</i>								
<i>Explanation : Broken/cracked</i>								
Mosaic Tile	25%			2027	**	5	\$42,500	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : In Rotunda</i>								
Panel/Paver: Cer/Brk	3%	Now	\$9,300	2030	**	5	\$2,300	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Mechanical Spaces</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Mechanical Spaces</i>								
Marble Panels	10%			LIFE	**	5	\$5,100	C
Terrazzo	12%			LIFE	**	5	\$6,400	C
Vinyl Tile	5%			2022	\$34,200	3	\$1,300	C
Wood	15%	Now	\$228,500	2062	**	5	\$9,600	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Upper Levels Around Rotunda</i>								
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Upper Levels Around The Rotunda</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 35%</i>								
<i>Location : Upper Levels Around The Rotunda</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 35%</i>								
<i>Location : Upper Levels Around The Rotunda</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY

Asset # : 1571

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Masonry: Brick	10%	Now	\$30,800	LIFE	**			C
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Spalling, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Masonry: Limestone	20%			LIFE	**			C
Marble Panels	20%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 30%</i>								
<i>Location : Rotunda</i>								
<i>Explanation : Includes Columns In Rotunda</i>								
Plaster	25%	Now	\$70,400	LIFE	**	5	\$3,200	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Upper Level Around Rotunda</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Upper Level Walls Around The Rotunda</i>								
Plaster	20%			LIFE	**	5	\$2,600	C
Wood	5%			LIFE	**	5	\$8,600	C
Ceilings								
AcousTileConcealSpLn	2%			2027	**	5	\$1,800	B
Exposed Concrete	20%	Now	\$28,500	LIFE	**	5	\$2,200	B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Basement</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
Exposed Struc: Steel	8%			LIFE	**			B
Masonry: Infill Arch	20%			LIFE	**			B
Plaster	40%	Now	\$57,000	LIFE	**	5	\$17,500	B
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various</i>								
Wood	10%	Now	\$13,500	LIFE	**	5	\$61,300	B
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								

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

Under 600 Volts

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY

Asset # : 1571

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2042	**	5	\$200	B
	<i>Water Present, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room Floor</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 800 Amps, One 600 Amps And 400 Amps Main Disconnect Switch</i>							
<hr/>								
Transformers								
Dry Type	100%			2035	**	5	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 300 Kva 480v-208/120v</i>							
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	70%			2042	**	5	\$100	B
Fused Disc Sw	30%			2022	\$18,900	5	\$100	B
<hr/>								
Raceway								
Conduit	90%			2022	\$33,700	1		B
Conduit	10%			2042	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	10%			2021	\$5,400	5	\$100	B
Fused Toggle Switch	5%	2-4	\$2,700	2047	**	5		B
	<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Hallway 2nd Floor</i>							
<hr/>								
Molded Case Bkrs	20%			2021	\$10,700	5	\$200	B
Molded Case Bkrs	65%			2038	**	5	\$800	B
<hr/>								
Wiring								
Braided Cloth	60%	2-4	\$24,900	2047	**	1		B
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Thermoplastic	30%			2022	\$12,500	1		B
Thermoplastic	10%			2042	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	50%	2-4	\$28,700	2042	**	5	\$100	B
	<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
<hr/>								
Locally Mounted	50%			2035	**	5	\$200	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$700	B
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$13,800	B
<hr/>								
Lighting								

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY

Asset # : 1571

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	55%			2027	* *	10	\$22,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	10%			2017	\$20,000	10	\$100	B
Incandescent	35%			2017	\$99,700	2	\$400	B
Egress Lighting								
Emergency, Service	45%			2027	* *	1		B
Emergency, Battery	5%			2017	\$1,000	10	\$500	B
Exit, LED	10%			2050	* *	1		B
Exit, Service	40%			2017	\$3,200	1		B
Exterior Lighting								
HID	100%			2022	\$19,700	10	\$100	B
Alarm								
Fire/Smoke Detection No Component	70%							D
Generic	30%			2027	* *	1-3	\$8,300	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2022	\$126,300	1		B
Conversion Equipment								
Heat Exchanger	100%	0-2	\$11,700	2037	* *	1	\$20,300	B
<i>Malfunctioning, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Heat Exchanger</i>								
<i>Not Energy Efficient, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Heat Exchanger</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								
Distribution								
Steam Piping/Pump	100%	Now	\$76,400	2032	* *	4	\$2,200	B
<i>Corroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Steam Traps Faulty, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Terminal Devices								
Air Handler	20%			2022	\$59,000	1	\$5,600	B
Convactor/Radiator	80%			2020	\$413,600	1	\$11,800	B
Air Conditioning								
Energy Source Electricity	100%			2038	* *	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY

Asset # : 1571

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Terminal Devices								
Fan Coil - Cool/Heat	40%			2022	\$414,400	1	\$5,900	B
No Component	60%							D
Heat Rejection								
Air Condenser Unit	40%			2022	\$43,700	2	\$12,700	B
No Component	60%							D
Ventilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$5,100	B
No Component	80%							D
Exhaust Fans								
Interior	20%			2022	\$12,100	2	\$300	B
No Component	80%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2020	\$163,500	1		B
Water Heater								
Electric	50%			2020	\$4,200	4	\$100	B
Electric	50%	Now	\$4,200	2022	\$4,200	4	\$100	B
<i>Broken, Extent : Severe, Area Affected : 100%</i>								
<i>Location : One Of The Hot Water Tanks</i>								
HW Heat Exchanger								
HTHW/HW	100%			2042	* *			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2017	\$10,900	4	\$1,300	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-3</i>								
<i>Explanation : Two Units - Not In Service</i>								
Fire Suppression								
Standpipe								
No Component	20%							D
Generic	80%			2032	* *	1-5	\$19,000	B
<i>House Tank: Metal, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement, New Pressure Tank</i>								
Sprinkler								
No Component	20%							D
Generic	80%			2032	* *	1-2	\$10,200	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL
Address : 2151 UNIVERSITY AVENUE
Borough : BRONX **Agency's Number** : 21019
Program / Asset # : CUN0007.190 / 2794 **Yr Built/Renovated** : 1896 /
Area Sq Ft : 41,400 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 18-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,ATC
Block : 3222 **Lot** : 62 **BIN** : 2100248

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$436,800	\$48,200
Interior Architecture	\$197,000	\$294,200
Electrical		\$394,300
Mechanical	\$97,800	\$697,300
Total	\$731,700	\$1,434,000
Priority A	\$436,800	\$48,200
Priority B	\$189,400	\$1,091,600
Priority C	\$105,500	\$294,200
Total	\$731,700	\$1,434,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$32,400	\$10,700		\$3,200
Interior Architecture	\$8,200	\$3,200	\$5,100	\$900
Electrical	\$29,600	\$2,100	\$2,200	\$2,700
Mechanical	\$17,400	\$3,000	\$3,800	\$3,100
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
Total	\$92,400	\$23,900	\$16,000	\$14,900
Priority A	\$32,400	\$10,700		\$3,200
Priority B	\$60,000	\$10,100	\$10,900	\$10,800
Priority C		\$3,200	\$5,100	\$900
Total	\$92,400	\$23,900	\$16,000	\$14,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	87%	Now	\$316,300	LIFE	**	5	\$48,200	A
	<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Foundation</i>							
Masonry: Fieldstone	3%	Now	\$32,400	LIFE	**	5	\$1,200	A
	<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : East Facade Base</i>							
	<i>Open Joints, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : East Facade Base</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Various Rooms In Basement</i>							
	<i>Other Observation, Extent : Severe, Area Affected : 20%</i>							
	<i>Location : East Facade Base</i>							
	<i>Explanation : Cement Boards Are Agravating Water Problem</i>							
Masonry: Granite	5%	Now	\$36,500	LIFE	**	5	\$2,100	A
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Front Steps At Main Entrance</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Buiding Base</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Boiler Room, South Facade</i>							
Masonry: Limestone	5%			LIFE	**	5	\$2,100	A
Windows								
Wood	100%			2030	**	5	\$21,400	A
Parapets								
Copper/Terne	50%			2042	**	5	\$6,500	A
Masonry: Limestone	50%			LIFE	**	5	\$1,700	A
Roof								
Slate	100%	Now	\$84,000	LIFE	**			A
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							

Interior

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Floors								
Carpet	10%			2018	\$28,100	3	\$7,300	C
Cast in Place Concrete	5%			LIFE	**	5	\$5,300	C
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Electrical Room</i>								
Ceramic Tile	3%			2025	**	5	\$1,500	C
Terrazzo	2%			LIFE	**	5	\$800	C
Vinyl Tile	65%			2022	\$294,200	3	\$11,900	C
Vinyl Tile	15%	Now	\$67,900	2032	**	3	\$2,700	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement Corridor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement Corridor</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement Corridor</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Ceramic Tile	5%			2031	**	5	\$2,300	C
Plaster	80%			LIFE	**	5	\$11,200	C
Plaster	15%	Now	\$37,600	LIFE	**	5	\$2,100	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Rooms 107, 108, 109, 110</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Rooms 101,103, 107, 107b, 108, 110</i>								
Ceilings								
AcousTileConcealSpLn	25%	Now	\$91,600	2042	**	5	\$7,600	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
Plaster	65%			LIFE	**	5	\$19,800	B
Plaster	10%	Now	\$8,200	LIFE	**	5	\$3,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Rooms 101,107b, 110</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Rooms 101, 107b, 110</i>								

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

Under 600 Volts

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2042	**	5	\$900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 800 Amperes</i>								
<hr/>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2042	**	5	\$900	B
<hr/>								
Raceway								
Conduit	100%			2022	\$46,600	1		B
<hr/>								
Panelboards								
Molded Case Bkrs	80%			2021	\$61,700	5	\$700	B
Molded Case Bkrs	20%			2030	**	5	\$200	B
<hr/>								
Wiring								
Braided Cloth	60%	2-4	\$27,800	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	40%			2032	**	1		B
<hr/>								
Ground								
Grounding Devices								
Not Accessible	100%							D
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$10,500	B
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$286,000	10	\$29,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
<hr/>								
Egress Lighting								
Exit, Service	100%			2022	\$5,300	1		B
<hr/>								
Exterior Lighting								
HID	100%			2022	\$13,800	10	\$100	B
<hr/>								
Alarm								
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2027	**	1-3	\$8,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : Alarm Bells, Manual Pull Station, Strobe Lights, Smoke Detectors</i>								

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

Heating

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2032	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Supplied From Adjacent Building</i>								
Conversion Equipment Heat Exchanger	100%			2018	\$7,700	1	\$16,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 2 Units</i>								
Distribution								
Hot Wtr Piping/Pump	20%			2021	\$36,300	4	\$300	B
Steam Piping/Pump	80%	Now	\$60,600	2032	* *	4	\$1,300	B
<i>Corroded, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Extensive Rusting Throughout</i>								
<i>Leak Evident, Extent : Severe, Area Affected : 10%</i>								
<i>Location : East Side Of The Building</i>								
Terminal Devices Convactor/Radiator	100%			2020	\$341,700	1	\$10,500	B
Air Conditioning								
Energy Source Electricity	100%			2030	* *	1		B
Conversion Equipment Window/Wall Unit	50%			2017	\$37,200	1		B
No Component	50%							D
Ventilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$3,600	B
No Component	80%							D
Exhaust Fans								
Interior	20%	Now	\$800	2022	\$8,000	2	\$200	B
<i>Not in Service, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Rest Rooms</i>								
No Component	80%							D
Plumbing								
H/C Water Piping Brass/Copper	100%	0-2	\$5,400	2022	\$108,100	1		B
<i>Corroded, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Water Main</i>								
HW Heat Exchanger Low Temp	100%	Now	\$1,100	2022	\$11,200	4	\$3,200	B
<i>Not in Service, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Basement</i>								
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Sump Pump(s)								
Submersible	100%			2014	\$6,100	4	\$2,000	B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	50%							D
Generic	50%			2022	\$211,200	1-2	\$4,600	B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE GUGGENHEIM HALL
Address : 155 WEST 180th ST
Borough : BRONX **Agency's Number** : 21028
Program / Asset # : CUN0007.280 / 2646 **Yr Built/Renovated** : 1926 /
Area Sq Ft : 21,896 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 21-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 3222 **Lot** : 62 **BIN** : 2100253

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$732,900	\$61,800
Interior Architecture	\$71,700	\$174,600
Electrical		\$134,000
Mechanical	\$46,000	\$188,400
Total	\$850,700	\$558,800
Priority A	\$732,900	\$61,800
Priority B	\$46,000	\$322,400
Priority C	\$71,700	\$174,600
Total	\$850,700	\$558,800

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$34,500			
Interior Architecture	\$54,000		\$700	\$2,300
Electrical	\$30,100	\$2,000	\$1,800	\$18,200
Mechanical	\$22,400	\$9,700	\$1,500	\$1,500
Total	\$141,100	\$11,600	\$3,900	\$22,000
Priority A	\$34,500			
Priority B	\$89,100	\$11,600	\$3,200	\$19,600
Priority C	\$17,500		\$700	\$2,300
Total	\$141,100	\$11,600	\$3,900	\$22,000



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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$216,600	LIFE	**	5	\$33,000	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Building Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Various</i>								
<i>Loose Units, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Building Corners</i>								
Masonry: Granite	5%			LIFE	**	5	\$1,500	A
Masonry: Limestone	5%	Now	\$5,300	LIFE	**	5	\$1,500	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North And West Facades</i>								
Stucco Cement	5%	Now	\$3,000	2027	**	5	\$2,400	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Lower Bulkhead</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Lower Bulkhead</i>								
Windows								
Aluminum	95%			2038	**	5	\$4,100	A
Aluminum	5%	Now	\$1,000	2038	**	5	\$100	A
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Stairs</i>								

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Estimates are rounded to the nearest hundred dollars.

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Parapets								
Masonry: Brick	20%	Now	\$35,400	LIFE	**	5	\$1,800	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : North East Corner Of Low Roof</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Low Roof</i>							
	<i>Spalling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Interior Face</i>							
Masonry: Brick	70%	Now	\$413,000	LIFE	**	5	\$6,300	A
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>							
	<i>Location : Upper Roof</i>							
	<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Upper Roof</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Upper Roof</i>							
	<i>Loose Units, Extent : Severe, Area Affected : 5%</i>							
	<i>Location : Upper Roof</i>							
	<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Upper Roof</i>							
	<i>Miss/Damaged Copings, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Upper Roof</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 20%</i>							
	<i>Location : Upper Roof</i>							
Masonry: Limestone	10%	Now	\$21,200	LIFE	**	5	\$1,100	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Decorative Cornice At Northwest Corner And Horizontal Bands</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Coping And Decorative Cornice</i>							
	<i>Loose Units, Extent : Moderate, Area Affected : 2%</i>							
	<i>Location : Upper And Lower Roof Coping Slabs</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Coping And At Decorative Cornice - Northwest Corner</i>							

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	45%	Now	\$55,600	2032	**			A
	<i>Blisters, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Lower Roof</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Lower Roof</i>							
Built-Up (BUR)	50%	Now	\$12,400	2022	\$61,800			A
	<i>Debris on Roof, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Near Parapets From Failing Mortar</i>							
	<i>Grvl/Blst Miss/Disp, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Upper Roof</i>							
	<i>Ponding, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various</i>							
	<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Upper Roof</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 15%</i>							
	<i>Location : Various</i>							
Single Ply Membrane	5%	Now	\$4,100	2032	**			A
	<i>Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Low Roof Bulkhead</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Over Music Practice Rooms</i>							
Interior								
Floors								
Cast in Place Concrete	15%			LIFE	**	5	\$8,800	C
Ceramic Tile	5%			2031	**	5	\$1,300	C
Terrazzo	10%			LIFE	**	5	\$2,100	C
Vinyl Tile	70%	Now	\$17,500	2022	\$174,600	3	\$7,000	C
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various</i>							
	<i>Worn/Eroded, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 80%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : 9x9 Tiles</i>							
Interior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$1,900	C
Marble Panels	5%			LIFE	**			C
Plaster	85%	Now	\$71,700	LIFE	**	5	\$12,000	C
	<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Various</i>							
	<i>Loose/Delam Surface, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Stair Bulkheads, Music Practice Rooms</i>							
	<i>Staining/Discoloring, Extent : Severe, Area Affected : 5%</i>							
	<i>Location : Music Practice Rooms</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Bulkheads, Music Practice Rooms, Various Other Locations</i>							

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileSusp.Lay-In	62%	Now	\$21,700	2035	**	5	\$8,300	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	25%	Now	\$12,600	LIFE	**	5	\$1,000	B
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Main Stairway Bulkhead</i>								
Plaster	10%	Now	\$2,200	LIFE	**	5	\$1,700	B
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Stairways, Music Practice Rooms</i>								
Plaster	3%			LIFE	**	5	\$500	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2042	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 600 Amps Main Disconnect Switch</i>								
Fused Knife Sw	50%	2-4	\$1,500	2052	**	5		B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1200 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$58,200	5	\$100	B
Raceway								
Conduit	90%			2022	\$31,700	1		B
Conduit	10%			2042	**	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$5,500	5		B
Molded Case Bkrs	10%			2038	**	5		B
Molded Case Bkrs	80%			2021	\$44,100	5	\$400	B
Wiring								
Braided Cloth	80%	2-4	\$27,100	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	20%			2042	**	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$100	B

Ground

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$5,500	B
Lighting								
Interior Lighting								
Fluorescent	95%			2027	**	10	\$15,600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : T-8 Lamps</i>						
HID	5%			2022	\$3,700	10		B
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Emergency, Service	30%			2017	\$900	1		B
Exit, LED	20%			2050	**	1		B
Exterior Lighting								
HID	100%			2027	**	10	\$100	B
Alarm								
Fire/Smoke Detection								
Generic	100%			2027	**	1-3	\$11,100	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2032	**	1		B
Conversion Equipment								
Heat Exchanger	100%	0-2	\$4,300	2037	**	1	\$8,000	B
		<i>Damaged, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : One Unit</i>						
Distribution								
Steam Piping/Pump	100%	Now	\$13,900	2032	**	4	\$900	B
		<i>Corroded, Extent : Severe, Area Affected : 25%</i>						
		<i>Location : Throughout</i>						
		<i>Steam Traps Faulty, Extent : Severe, Area Affected : 25%</i>						
		<i>Location : Throughout</i>						
Terminal Devices								
Convactor/Radiator	100%			2020	\$188,400	1	\$5,800	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Window/Wall Unit	20%			2015	\$8,200	1		B
No Component	80%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$3,000	2027	* *	1		B
<i>Leak Evident, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement, Throughout</i>								
HW Heat Exchanger								
HTHW/HW	100%	0-2	\$46,000	2052	* *			B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Needs Replacement</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : No Access</i>								
Fixtures								
Generic	100%							B

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE HALL OF FAME
Address : 2060 SEDGWICK AVENUE AUDITORIUM & COLONADE
Borough : BRONX **Agency's Number** : 21013
Program / Asset # : CUN0007.130 / 2075 **Yr Built/Renovated** : 1898 / 2002
Area Sq Ft : 12,191 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 15-Mar-2011 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1
Block : 3222 **Lot** : 62 **BIN** : 2100243

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$63,700	\$36,900
Interior Architecture	\$47,300	\$64,700
Electrical		\$36,400
Total	\$111,000	\$138,000
Priority A	\$63,700	\$36,900
Priority B		\$101,000
Priority C	\$47,300	
Total	\$111,000	\$138,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$44,400			
Interior Architecture	\$21,600	\$800		
Electrical	\$400	\$400	\$400	\$9,900
Total	\$66,500	\$1,200	\$400	\$9,900
Priority A	\$44,400			
Priority B	\$400	\$400	\$400	\$9,900
Priority C	\$21,600	\$800		
Total	\$66,500	\$1,200	\$400	\$9,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HALL OF FAME

Asset # : 2075

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Granite	10%			LIFE	**	5	\$2,200	A
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : In Colonnade And Areaway</i>								
<i>Explanation : Polished Granite Blocks</i>								
Masonry: Granite	60%			LIFE	**	5	\$13,000	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : West Wall</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Lower Level Under Colonnade</i>								
<i>Explanation : Rusticated Granite Blocks</i>								
Masonry: Limestone	30%	Now	\$63,700	LIFE	**	5	\$6,500	A
<i>Loose Units, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Colonnade Scuppers / Cornice</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Colonnade</i>								
Windows								
Wood	100%	Now	\$8,900	2047	**	5	\$1,300	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Areaway(s)</i>								
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Roof								
Clay Tile	30%	Now	\$28,400	2032	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Colonnade Roof</i>								
Copper/Terne	10%	Now	\$7,100	2037	**			A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Colonnade Gutters</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout Colonnade Gutters</i>								
Panel/Paver: Cer/Brk	60%			2032	**	10	\$36,900	A
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Over Basement And Auditorium</i>								
<i>Explanation : Plaza Roof</i>								

Interior

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HALL OF FAME**

Asset # : 2075

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	90%	Now	\$21,600	LIFE	**	5	\$29,400	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Electrical Room, Basement</i>								
Ceramic Tile	5%			2025	**	5	\$700	C
Terrazzo	5%			LIFE	**	5	\$600	C
Interior Walls								
Ceramic Tile	5%			2025	**	5	\$800	C
Masonry: Brick	20%			LIFE	**			C
Plaster	75%	Now	\$47,300	LIFE	**	5	\$3,700	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
Ceilings								
Exposed Struc: Steel	50%			LIFE	**			B
Masonry: Infill Arch	20%			LIFE	**			B
Wood	30%			LIFE	**	5	\$64,700	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Not Accessible	100%							D
Wiring								
Thermoplastic	100%			2022	\$13,600	1		B
Lighting								
Exterior Lighting								
Incandescent	100%			2017	\$9,500	2		B
Alarm								
Security System								
Generic	100%			2022	\$36,400	1	\$3,700	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Conversion Equipment								
No Component	90%							D
No Component	10%							D

Plumbing

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HALL OF FAME**

Asset # : 2075

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX
Address : 185 WEST 180th STREET
Borough : BRONX **Agency's Number** : 21033
Program / Asset # : CUN0007.330 / 2067 **Yr Built/Renovated** : 1948 / 2002
Area Sq Ft : 6,480 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 16-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 3222 **Lot** : 62 **BIN** : 2100256

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$74,200
Interior Architecture	\$70,800	
Mechanical	\$39,500	\$53,500
Total	\$110,400	\$127,700
Priority A		\$74,200
Priority B	\$39,500	\$53,500
Priority C	\$70,800	
Total	\$110,400	\$127,700

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$22,300			
Interior Architecture	\$4,600			\$1,000
Electrical	\$300	\$400	\$400	\$5,000
Mechanical	\$8,100	\$400	\$800	\$5,000
Total	\$35,300	\$900	\$1,200	\$10,900
Priority A	\$22,300			
Priority B	\$11,800	\$900	\$1,200	\$9,900
Priority C	\$1,200			\$1,000
Total	\$35,300	\$900	\$1,200	\$10,900



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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX

Asset # : 2067

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Limestone	90%			LIFE	**	5	\$2,800	A
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 5%</i>							
	<i>Location : Near Northeast And Southeast Corners</i>							
Slate Panels	5%			LIFE	**	5	\$200	A
	<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Various Areas Of Horizontal Band</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Horizontal Banding</i>							
	<i>Explanation : Painted Surface</i>							
Wood	5%	Now	\$12,900	2042	**	5	\$500	A
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Fascia Trims Below Roof Line</i>							
	<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Fascia</i>							
	<i>Split/Cracked, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Fascia Trims Below Roof Line</i>							
Windows								
Aluminum	100%	Now	\$9,400	2047	**	5	\$100	A
	<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Misaligned/Bulging, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : North Side Windows</i>							
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Around Window Frames</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Around Window Frames</i>							
Roof								
Modified Bitumen	100%			2022		10	\$10,500	A
Interior								
Floors								
Vinyl Tile	100%	Now	\$70,800	2032	**	3	\$2,900	C
	<i>Adhesion Failure, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Room 113</i>							
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various</i>							
	<i>Patching Evident, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : Throughout</i>							
	<i>Uneven Surface, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX

Asset # : 2067

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	15%			LIFE	**			C
Concrete Masonry Unit	50%			LIFE	**	5	\$1,500	C
Gypsum Board	20%			LIFE	**	5	\$900	C
Masonry: Brick	5%	Now	\$1,200	LIFE	**			C
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : West Side</i>								
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>								
<i>Location : West Side Party Wall</i>								
<i>Explanation : Deteriorated Finish</i>								
Plywood/Hardboard	10%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	2%	Now	\$1,000	2042	**	5	\$100	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 80%</i>								
<i>Location : Bathroom</i>								
Exposed Struc: Wood	5%			LIFE	**			B
<i>Paint Peeling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Plaster	93%	Now	\$2,400	LIFE	**	5	\$4,400	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room 113</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2022	\$9,300	1		B
Panelboards								
Fused Disc Sw	3%			2021	\$500	5		B
Molded Case Bkrs	77%			2021	\$12,700	5	\$100	B
Molded Case Bkrs	20%			2038	**	5		B
Wiring								
Thermoplastic	80%			2022	\$7,500	1		B
Thermoplastic	20%			2042	**	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5		B
Lighting								
Interior Lighting								
Fluorescent	100%			2027	**	10	\$4,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2027	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX

Asset # : 2067

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Alarm								
Fire/Smoke Detection								
Generic	100%			2027	**	1-3	\$3,300	B
Mechanical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2022	\$13,100	1		B
Conversion Equipment								
Heat Exchanger	100%	0-2	\$1,200	2037	**	1	\$2,300	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement, Heat Exchanger</i>								
Distribution								
Steam Piping/Pump	100%	0-2	\$39,500	2052	**	4	\$300	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Leak Evident, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Steam Condensate Line</i>								
Terminal Devices								
Convactor/Radiator	100%			2020	\$53,500	1	\$1,700	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Conversion Equipment								
Window/Wall Unit	10%			2020	\$1,200	1		B
No Component	90%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$2,800	B
Exhaust Fans								
Roof	100%			2017	\$4,500	2	\$200	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2020	\$16,900	1		B
HW Heat Exchanger								
HTHW/HW	100%			2022	\$13,100			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Submersible	100%			2014	\$6,100	4	\$2,000	B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE HAVEMEYER LABORATORY
Address : 185 WEST 180th STREET
Borough : BRONX **Agency's Number** : 21032
Program / Asset # : CUN0007.320 / 2066 **Yr Built/Renovated** : 1912 / 1948
Area Sq Ft : 12,768 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 16-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 3222 **Lot** : 62 **BIN** : 2100256

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$158,100	
Interior Architecture			\$139,600
Total		\$158,100	\$139,600
Priority A		\$158,100	
Priority C			\$139,600
Total		\$158,100	\$139,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$48,200			
Interior Architecture	\$90,000		\$1,900	
Electrical	\$600	\$700	\$600	\$9,800
Mechanical	\$28,000	\$700	\$1,700	\$2,200
Total	\$166,700	\$1,400	\$4,200	\$12,000
Priority A	\$48,200			
Priority B	\$81,400	\$1,400	\$2,400	\$12,000
Priority C	\$37,100		\$1,900	
Total	\$166,700	\$1,400	\$4,200	\$12,000



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LABORATORY

Asset # : 2066

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$35,300	LIFE	**	5	\$10,800	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Lintels Throughout</i>							
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Masonry: Limestone	15%	Now	\$25,800	LIFE	**	5	\$1,400	A
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Window Sills, Entrance Stair, Areaway</i>							
	<i>Loose Units, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Stair And Areaway On North Side</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : At Stair And Areaway On North Side</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Balcony</i>							
Windows								
Aluminum	100%			2038	**	5	\$500	A
Parapets								
Copper/Terne	10%	Now	\$4,200	2042	**	5	\$400	A
	<i>Bent/Warped Elements, Extent : Severe, Area Affected : 15%</i>							
	<i>Location : South Side Gutters</i>							
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : South Side Gutters</i>							
	<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : Various</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Various</i>							
Masonry: Limestone	90%	Now	\$52,200	LIFE	**	5	\$1,900	A
	<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Eaves And Cornice</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Eaves And Cornice</i>							

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LABORATORY

Asset # : 2066

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Clay Tile	90%	Now	\$70,600	2042	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Miss/Damaged Flashings, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Surrounding Skylight</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Skylight, Metal/Glass	10%	Now	\$18,200	2032	**			A
<i>Miss/Damaged Flashings, Extent : Severe, Area Affected : 100%</i>								
<i>Location : East Roof Face</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Skylight</i>								
Interior								
Floors								
Vinyl Tile	100%			2022	\$139,600	3	\$5,600	C
<i>Worn/Eroded, Extent : Light, Area Affected : 80%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Gypsum Board	10%			LIFE	**	5	\$900	C
Masonry: Brick	20%	Now	\$19,100	LIFE	**			C
<i>Efflorescence, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Attic</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Attic</i>								
Plaster	70%	Now	\$18,000	LIFE	**	5	\$3,000	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Ceilings								
Exposed Struc: Wood	20%	Now	\$32,800	LIFE	**			B
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Attic</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Attic</i>								
Plaster	80%	Now	\$20,100	LIFE	**	5	\$7,500	B
<i>Loose/Delam Surface, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Near Roof Hatch, Classrooms, Basement</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Near Roof Hatch, Classrooms, Basement</i>								

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

Under 600 Volts

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LABORATORY

Asset # : 2066

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2042	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps Main Disconnect Switch</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2042	**	5		B
<hr/>								
Raceway								
Conduit	90%			2022	\$13,300	1		B
Conduit	10%			2042	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	10%			2021	\$2,200	5		B
Fused Disc Sw	5%			2038	**	5		B
Molded Case Bkrs	55%			2021	\$12,100	5	\$200	B
Molded Case Bkrs	30%			2038	**	5	\$100	B
<hr/>								
Wiring								
Thermoplastic	80%			2022	\$10,100	1		B
Thermoplastic	20%			2042	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$100	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	B
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$3,200	B
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2027	**	10	\$9,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
<hr/>								
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2027	**	1		B
<hr/>								
Exterior Lighting								
HID	100%			2027	**	10		B
<hr/>								
Alarm								
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2027	**	1-3	\$2,600	B

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

Heating

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LABORATORY

Asset # : 2066

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2022	\$25,800	1		B
Distribution								
Steam Piping/Pump	100%	Now	\$7,800	2032	* *	4	\$500	B
			<i>Corroded, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Basement</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Adjacent Bldg</i>					
			<i>Explanation : Steam Supplied From Annex</i>					
Terminal Devices								
Convector/Radiator	100%			2027	* *	1	\$3,200	B
Air Conditioning								
Energy Source								
Electricity	100%			2030	* *	1		B
Conversion Equipment								
Window/Wall Unit	20%			2020	\$4,600	1		B
No Component	80%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,600	B
Exhaust Fans								
Interior	100%	Now	\$12,300	2032	* *	2	\$200	B
			<i>Malfunctioning, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Noisy/Vibrating, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2027	* *	1		B
HW Heat Exchanger								
HTHW/HW	100%			2022	\$25,800			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%			2014	\$6,100	4	\$2,000	B
Fixtures								
Generic	100%							B
Fire Suppression								
Standpipe								
Generic	100%			2032	* *	1-5	\$5,300	B
Sprinkler								
Generic	100%			2032	* *	1-2	\$2,800	B

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE LANGUAGE HALL
Address : 2050 SEDGWICK AVENUE
Borough : BRONX **Agency's Number** : 21011
Program / Asset # : CUN0007.110 / 2074 **Yr Built/Renovated** : 1894 / 2003
Area Sq Ft : 21,413 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 15-Mar-2011 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Floors 1,2,3
Block : 3222 **Lot** : 62 **BIN** : 2096464

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Interior Architecture	\$68,300	\$50,700
Electrical		\$101,300
Mechanical	\$61,100	\$324,500
Total	\$129,400	\$476,600
Priority B	\$61,100	\$425,900
Priority C	\$68,300	\$50,700
Total	\$129,400	\$476,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$21,600			
Interior Architecture	\$10,100	\$4,700	\$1,300	
Electrical	\$22,900	\$1,200	\$1,100	\$41,100
Mechanical	\$7,500	\$13,600	\$1,600	\$1,100
Total	\$62,200	\$19,500	\$4,000	\$42,200
Priority A	\$21,600			
Priority B	\$40,500	\$14,800	\$2,700	\$42,200
Priority C		\$4,700	\$1,300	
Total	\$62,200	\$19,500	\$4,000	\$42,200



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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL**

Asset # : 2074

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	* *	5	\$21,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Masonry: Granite	5%			LIFE	* *	5	\$900	A
Masonry: Limestone	10%	Now	\$7,400	LIFE	* *	5	\$1,900	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Windows								
Aluminum	100%			2038	* *	5	\$1,000	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Parapets								
Copper/Terne	25%	Now	\$7,200	2042	* *	5	\$1,300	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Masonry: Limestone	75%			LIFE	* *	5	\$2,000	A
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Roof								
Clay Tile	100%	Now	\$7,100	2032	* *			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : South Side</i>								
Interior								
Floors								
Carpet	10%			2021	\$15,700	3	\$3,800	C
Ceramic Tile	5%			2031	* *	5	\$1,300	C
Terrazzo	20%			LIFE	* *	5	\$3,900	C
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Second Floor</i>								
Vinyl Tile	35%			2027	* *	3	\$3,300	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 23b</i>								
Vinyl Tile	20%			2022	\$50,700	3	\$1,900	C
Wood	10%			2050	* *	5	\$4,700	C

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL

Asset # : 2074

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$500	C
Gypsum Board	20%			LIFE	**	5	\$2,900	C
Masonry: Fieldstone	2%			LIFE	**			C
Plaster	73%	Now	\$68,300	LIFE	**	5	\$5,300	C
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : West Stair</i>								
Ceilings								
AcousTileSusp.Lay-In	80%			2039	**	5	\$20,100	B
<i>Recent Installation, Extent : Light, Area Affected : 75%</i>								
<i>Location : Throughout</i>								
Plaster	20%			LIFE	**	5	\$3,100	B
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2042	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amps And 800 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2035	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 500 Kva, 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	40%			2022	\$25,200	5		B
Fused Disc Sw	60%			2042	**	5		B
Raceway								
Conduit	90%			2022	\$34,300	1		B
Conduit	10%			2042	**	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$6,000	5		B
Molded Case Bkrs	70%			2021	\$41,800	5	\$300	B
Molded Case Bkrs	20%			2038	**	5	\$100	B

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL**

Asset # : 2074

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Wiring								
Braided Cloth	60%	2-4	\$22,000	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	30%			2022	\$11,000	1		B
Thermoplastic	10%			2042	**	1		B
Motor Controllers								
Locally Mounted	90%			2020	\$12,100	5	\$100	B
Locally Mounted	10%			2035	**	5		B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$5,400	B
Lighting								
Interior Lighting								
Fluorescent	85%			2027	**	10	\$13,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	15%			2017	\$24,000	2	\$100	B
Egress Lighting								
Emergency, Service	50%			2017	\$1,500	1		B
Exit, Service	50%			2017	\$1,500	1		B
Exterior Lighting								
HID	100%			2022	\$7,700	10	\$100	B
Alarm								
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2027	**	1-3	\$4,300	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2048	**	1		B
Conversion Equipment								
HTHW/HW Exchanger	100%	0-2	\$5,500	2037	**	2	\$800	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Heat Exchanger, Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL

Asset # : 2074

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	100%	0-2	\$61,100	2030	* *	4	\$800	B
<i>Corroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Terminal Devices								
Air Handler	5%			2022	\$5,500	1	\$500	B
Convactor/Radiator	85%			2020	\$162,700	1	\$4,600	B
Fan Coil Unit/Heat	10%			2022	\$30,300	1	\$500	B
Air Conditioning								
Energy Source								
Electricity	100%			2030	* *	1		B
Conversion Equipment								
Window/Wall Unit	30%			2015	\$12,500	1		B
No Component	70%							D
Terminal Devices								
Fan Coil - Cool/Heat	100%			2022	\$115,100	1	\$5,400	B
Heat Rejection								
Air Condenser Unit	5%			2022	\$600	2	\$600	B
No Component	95%							D
Ventilation								
Exhaust Fans								
Interior	100%			2022	\$22,400	2	\$500	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2027	* *	1		B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Water Heater								
Electric	100%			2020	\$3,100	4	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 120 Gallons</i>								
HW Heat Exchanger								
HTHW/HW	100%			2022	\$46,800			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,900	4	\$2,000	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Single Unit</i>								
Fixtures								
Generic	100%							B
<i>Obsolete Fixtures, Extent : Light, Area Affected : 100%</i>								
<i>Location : Through Out</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL
Asset # : 2074

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE LOEW ANNEX
Address : 2085 UNIVERSITY AVENUE
Borough : BRONX **Agency's Number** : 21022
Program / Asset # : CUN0007.220 / 2079 **Yr Built/Renovated** : 1920 /
Area Sq Ft : 10,138 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 18-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 3222 **Lot** : 40 **BIN** : 2097307

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$94,400	
Interior Architecture	\$149,700	
Electrical		\$165,700
Mechanical		\$45,600
Total	\$244,100	\$211,300
Priority A	\$94,400	
Priority B	\$77,700	\$211,300
Priority C	\$72,000	
Total	\$244,100	\$211,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$6,000			
Interior Architecture	\$5,100		\$7,000	\$1,000
Electrical	\$5,500	\$1,000	\$1,000	\$4,400
Mechanical	\$32,400	\$500	\$1,400	\$9,900
Total	\$49,000	\$1,400	\$9,400	\$15,200
Priority A	\$6,000			
Priority B	\$37,900	\$1,400	\$2,400	\$14,200
Priority C	\$5,100		\$7,000	\$1,000
Total	\$49,000	\$1,400	\$9,400	\$15,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW ANNEX

Asset # : 2079

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Stucco Cement	95%	Now	\$38,100	2027	**	5	\$7,700	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Wood	5%	Now	\$6,000	2027	**	5	\$800	A
<i>Deteriorated Finish, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Fascias</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Fascias</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Fascias</i>								
Roof								
Built-Up (BUR)	65%	Now	\$56,400	2032	**			A
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Single Ply Membrane	35%			2022	\$20,000	10	\$5,800	A
Interior								
Floors								
Ceramic Tile	5%			2031	**	5	\$600	C
Raised Access Floor	30%			2031	**	5	\$13,400	C
Vinyl Tile	65%			2017	\$72,000	3	\$3,900	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Concrete Masonry Unit	70%			LIFE	**	5	\$3,200	C
Glass: Single Pane	5%			LIFE	**	5	\$400	C
Gypsum Board	10%			LIFE	**	5	\$700	C
Plywood/Hardboard	15%	Now	\$4,100	LIFE	**			C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Receiving Area</i>								
Ceilings								
AcousTileSusp.Lay-In	100%	0-2	\$77,700	2042	**	5	\$6,000	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW ANNEX
Asset # : 2079

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switches Rated @ 2- 400 Amperes</i>								
Transformers								
Dry Type	100%			2027	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 112 Kva, 1-30 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	60%			2032	**	5		B
Molded Case Bkrs	40%			2032	**	5	\$100	B
Raceway								
Conduit	100%			2032	**	1		B
Panelboards								
Fused Disc Sw	1%			2030	**	5		B
Molded Case Bkrs	99%			2030	**	5	\$200	B
Wiring								
Braided Cloth	30%	2-4	\$3,800	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	70%			2032	**	1		B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Corroded</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$2,600	B
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$70,000	10	\$7,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Exit, Service	100%			2022	\$1,300	1		B
Exterior Lighting								
HID	100%			2017	\$3,400	10		B
Alarm								
Security System								
No Component	50%							D
Generic	50%			2022	\$14,000	1	\$1,600	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW ANNEX**

Asset # : 2079

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

Alarm

Fire/Smoke Detection
Generic

100%		2022	\$95,600	1-3	\$5,100	B
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Other Observation, Extent : Moderate, Area Affected : 100%
Location : Throughout
Explanation : Smoke Detector And Strobe Lights

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

Heating

Energy Source

Electricity	30%			2032	**	1		B
HTHW/HW	70%			2032	**	1		B

Conversion Equipment

Radiant Heater	30%			2022	\$11,700	2	\$1,100	B
No Component	70%							D

Other Observation, Extent : Light, Area Affected : 0%
Location : Throughout
Explanation : Supplied From Adjacent Building

Distribution

Hot Wtr Piping/Pump	70%			2021	\$9,300	4	\$300	B
No Component	30%							D

Terminal Devices

Air Handler	70%	Now	\$2,000	2022	\$10,000	1	\$3,100	B
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Not in Service, Extent : Severe, Area Affected : 30%
Location : 1st Floor

Fan Coil Unit/Heat	30%			2022	\$11,900	1	\$800	B
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Air Conditioning

Energy Source

Electricity	100%			2030	**	1		B
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Conversion Equipment

Int Pkg Unit - Cooling	40%	Now	\$13,700	2020	\$45,600	2	\$200	B
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Not in Service, Extent : Severe, Area Affected : 30%
Location : 1st Floor

Ext Pkg Unit - Cooling	40%	Now	\$16,400	2032	**	2	\$200	B
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Unit Inoperable, Extent : Severe, Area Affected : 40%
Location : Roof

Window/Wall Unit	20%			2017	\$3,600	1		B
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Other Observation, Extent : Light, Area Affected : 20%
Location : 1st Floor Office
Explanation : 2 Units

Ventilation

Distribution

Ductwork/Diffusers	100%			LIFE	**	2-5	\$4,400	B
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Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW ANNEX**

Asset # : 2079

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Exhaust Fans								
Interior	20%			2022	\$2,000	2	\$100	B
Roof	80%			2017	\$5,600	2	\$200	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2022	\$26,500	1		B
Water Heater								
Electric	100%			2020	\$1,400	4		B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE LOEW RESIDENCE
Address : 2055 UNIVERSITY AVENUE
Borough : BRONX **Agency's Number** : 21020
Program / Asset # : CUN0007.200 / 2078 **Yr Built/Renovated** : 1954 /
Area Sq Ft : 53,776 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 18-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 3222 **Lot** : 1 **BIN** : 2014898

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$412,800	\$81,900
Interior Architecture	\$580,000	
Electrical		\$903,700
Mechanical	\$87,600	\$330,500
Total	\$1,080,300	\$1,316,100
Priority A	\$412,800	\$81,900
Priority B	\$164,200	\$1,234,200
Priority C	\$503,400	
Total	\$1,080,300	\$1,316,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$1,100	\$15,300		\$1,900
Interior Architecture	\$6,800	\$1,600	\$1,600	\$10,800
Electrical	\$21,000	\$2,800	\$3,500	\$3,100
Mechanical	\$11,700	\$3,500	\$4,900	\$9,600
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
Total	\$45,400	\$28,200	\$14,900	\$30,400
Priority A	\$1,100	\$15,300		\$1,900
Priority B	\$37,600	\$11,300	\$13,300	\$21,700
Priority C	\$6,800	\$1,600	\$1,600	\$6,800
Total	\$45,400	\$28,200	\$14,900	\$30,400



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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW RESIDENCE

Asset # : 2078

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	10%	Now	\$134,300	LIFE	**	5	\$8,200	A
<i>Diagonal Cracks, Extent : Severe, Area Affected : 20%</i>								
<i>Location : North Bulkhead</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Bulkhead</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : North Bulkhead</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Bulkhead</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 25%</i>								
<i>Location : North Bulkhead</i>								
<i>Resting Masonry Supt, Extent : Severe, Area Affected : 50%</i>								
<i>Location : North Bulkhead</i>								
Masonry: Brick	90%			LIFE	**	5	\$73,700	A
Windows								
Aluminum	100%	Now	\$103,800	2047	**	5	\$1,100	A
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Metal Panel	5%			2042	**	5	\$400	A
Metal Rail	70%			2035	**	5-10	\$25,300	A
Metal Rail	25%	Now	\$1,100	2035	**	5	\$3,500	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Lower Roof</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Lower Roof</i>								
Roof								
Built-Up (BUR)	95%	0-2	\$174,700	2032	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Modified Bitumen	5%			2027	**	10	\$1,700	A

Interior

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW RESIDENCE

Asset # : 2078

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	5%			2021	\$18,400	3	\$4,800	C
Cast in Place Concrete	5%			LIFE	**	5	\$7,000	C
Ceramic Tile	5%			2031	**	5	\$3,200	C
Vinyl Tile	85%			2017	\$503,400	3	\$27,000	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Concrete Masonry Unit	95%			LIFE	**	5	\$23,100	C
Wood	5%			LIFE	**	5	\$12,200	C
Ceilings								
AcousTile,Adhered	20%	0-2	\$76,600	2042	**	5	\$6,500	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
AcousTileConcealSpLn	10%			2027	**	5	\$8,100	B
Exposed Concrete	50%			LIFE	**	5	\$5,100	B
Plaster	20%			LIFE	**	5	\$8,100	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 1200 Amperes</i>								
Transformers								
Dry Type	100%			2027	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 300 Kva And 112 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2032	**	5	\$100	B
Molded Case Bkrs	50%			2022	\$43,600	5	\$600	B
Raceway								
Conduit	85%			2022	\$70,700	1		B
Conduit	15%			2032	**	1		B
Panelboards								
Molded Case Bkrs	15%			2030	**	5	\$200	B
Molded Case Bkrs	85%			2021	\$65,600	5	\$1,000	B

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW RESIDENCE

Asset # : 2078

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Wiring								
Braided Cloth	20%	2-4	\$17,500	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	65%			2022	\$56,800	1		B
Thermoplastic	15%			2032	**	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$300	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Corroded</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$13,600	B
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$374,300	10	\$39,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Exit, Service	100%			2022	\$6,900	1		B
Exterior Lighting								
HID	100%			2022	\$17,900	10	\$100	B
Alarm								
Fire/Smoke Detection								
No Component	50%							D
Generic	50%			2022	\$253,600	1-3	\$13,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : Smoke Detectors, Bells, And Manual Pull Station</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2032	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Supplied From Adjacent Building</i>								

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

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW RESIDENCE**

Asset # : 2078

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment								
Heat Exchanger	100%	Now	\$1,000	2018	\$10,100	1	\$19,000	B
			<i>Corroded, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Connection Pipe</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement Steam Room</i>					
			<i>Explanation : 1 Unit</i>					
Distribution								
Steam Piping/Pump	100%			2022	\$330,500	4	\$3,200	B
Terminal Devices								
Convactor/Radiator	100%			2027	**	1	\$13,800	B
Air Conditioning								
Energy Source								
Electricity	100%			2030	**	1		B
Conversion Equipment								
Window/Wall Unit	90%			2017	\$87,600	1		B
No Component	10%							D
Ventilation								
Distribution								
Ductwork/Diffusers	40%			LIFE	**	2-5	\$9,500	B
No Component	60%							D
Exhaust Fans								
Interior	10%			2027	**	2	\$100	B
Roof	30%			2022	\$11,300	2	\$400	B
No Component	60%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2032	**	1		B
			<i>Corroded, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Water Main</i>					
HW Heat Exchanger								
Low Temp	100%			2022	\$14,700	4	\$6,300	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Submersible	100%	0-2	\$6,100	2017	\$6,100	4	\$1,300	B
			<i>Corroded, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
Fixtures								
Generic	100%							B
Vertical Transport								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW RESIDENCE**

Asset # : 2078

Mechanical		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
Vertical Transport Elevators Hydraulic	100%			LIFE		* *		C
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : 1-4 Fl</i> <i>Explanation : 1 Unit</i>								

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE MACCRAKEN HALL
Address : 181 HALL OF FAME TERRACE
Borough : BRONX **Agency's Number** : 21050
Program / Asset # : CUN0007.500 / 2069 **Yr Built/Renovated** : 1895 /
Area Sq Ft : 17,028 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 22-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3223 **Lot** : 50 **BIN** : 2090982

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$268,000	\$21,700
Interior Architecture	\$389,800	
Electrical		\$321,700
Mechanical		\$246,200
Total	\$657,800	\$589,600
Priority A	\$268,000	\$21,700
Priority B	\$190,300	\$568,000
Priority C	\$199,500	
Total	\$657,800	\$589,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$48,300			
Interior Architecture	\$60,500			\$3,700
Electrical	\$4,200	\$800	\$1,200	\$7,100
Mechanical	\$26,600	\$1,800	\$1,800	\$19,300
Total	\$139,600	\$2,600	\$3,000	\$30,000
Priority A	\$48,300			
Priority B	\$30,800	\$2,600	\$3,000	\$28,400
Priority C	\$60,500			\$1,600
Total	\$139,600	\$2,600	\$3,000	\$30,000



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRAKEN HALL

Asset # : 2069

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	3%	Now	\$2,300	LIFE	**	5	\$700	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Around Windows</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Around Windows</i>								
Masonry: Fieldstone	75%	Now	\$83,800	LIFE	**	5	\$12,900	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Stucco Cement	2%	Now	\$2,800	2027	**	5	\$600	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Wood	10%	Now	\$141,700	2042	**	5	\$5,700	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Dormers, Fascia, Eaves, Columns</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Eaves, Porch, Fascia, Columns</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout Porch, Eaves And Dormers</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Wood	10%	Now	\$42,500	2035	**	5	\$5,700	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Fascia, Porch, Eaves</i>								
Windows								
Aluminum	100%			2038	**	5	\$600	A

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRAKEN HALL

Asset # : 2069

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Asphalt Shingle	43%	Now	\$5,600	2025	**			A
	<i>Loose Units, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various</i>							
Roll Roofing	22%	Now	\$15,900	2024	**	5	\$3,000	A
	<i>Seams Open/Split, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Flat Roof</i>							
	<i>Split/Cracked, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Flat Roof</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Flat Roof</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Flat Roof</i>							
Roll Roofing	30%			2018	\$21,700	5	\$8,300	A
Skylight, Metal/Glass	5%	Now	\$21,800	2042	**			A
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Over Stair</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Over Stair</i>							
	<i>Explanation : Dry Rot</i>							

Interior

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRAKEN HALL

Asset # : 2069

Architecture	Current Repair			Future Replacement		Maintenance			Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost		
Interior									
Floors									
Cast in Place Concrete	10%	Now	\$6,000	LIFE	**	5	\$4,400	C	
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 45%</i>									
<i>Location : Basement</i>									
<i>Uneven Surface, Extent : Moderate, Area Affected : 15%</i>									
<i>Location : Basement</i>									
Slate	10%	Now	\$4,100	LIFE	**	5	\$2,100	C	
<i>Uneven Substrate, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Basement Under Porch</i>									
Vinyl Tile	65%	Now	\$121,900	2032	**	3	\$4,900	C	
<i>Deflection Evident, Extent : Severe, Area Affected : 35%</i>									
<i>Location : Throughout</i>									
<i>Poor Subfloor Evident, Extent : Moderate, Area Affected : 50%</i>									
<i>Location : Throughout</i>									
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>									
<i>Location : Various Offices</i>									
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>									
<i>Location : Throughout</i>									
<i>Explanation : 9x9 Tiles</i>									
Wood	15%	Now	\$31,300	2050	**	5	\$2,800	C	
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 35%</i>									
<i>Location : Throughout</i>									
<i>Deflection Evident, Extent : Moderate, Area Affected : 25%</i>									
<i>Location : Stair(s), And Lobby</i>									
<i>Worn/Eroded, Extent : Moderate, Area Affected : 55%</i>									
<i>Location : Throughout</i>									
Interior Walls									
Gypsum Board	5%			LIFE	**	5	\$600	C	
Masonry: Brick	15%	Now	\$19,200	LIFE	**			C	
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 10%</i>									
<i>Location : Columns In Basement</i>									
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Basement</i>									
Plaster	75%	Now	\$77,600	LIFE	**	5	\$4,300	C	
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>									
<i>Location : Third Floor, Basement</i>									
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 35%</i>									
<i>Location : Third Floor, Basement</i>									
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>									
<i>Location : Third Floor, Basement</i>									
Wood	5%			LIFE	**	5	\$3,900	C	

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRAKEN HALL

Asset # : 2069

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

Interior

Ceilings

AcousTile,Adhered	5%			2027	**	5	\$1,000	B
AcousTileSusp.Lay-In	15%			2027	**	5	\$3,100	B
Exposed Struc: Wood	10%	Now	\$45,100	LIFE	**			B

Dry Rot/Decay, Extent : Moderate, Area Affected : 35%

Location : Basement Under Porch

Split/Cracked, Extent : Moderate, Area Affected : 45%

Location : Basement Under Porch

Worn/Eroded, Extent : Moderate, Area Affected : 50%

Location : Basement Under Porch

Plaster	70%	Now	\$145,300	LIFE	**	5	\$9,000	B
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Broken/Missing Elements, Extent : Severe, Area Affected : 10%

Location : Third Floor, Basement, First Floor Office

Cracking/Crumbling, Extent : Moderate, Area Affected : 35%

Location : Third Floor, Basement, First Floor Office

Water Penetration, Extent : Severe, Area Affected : 20%

Location : Third Floor, Basement, First Floor Office

Worn/Eroded, Extent : Moderate, Area Affected : 35%

Location : Throughout

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

Under 600 Volts

Service Equipment

Molded Case Bkrs	100%			2022	\$3,000	5	\$400	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : One 400 Amps Main Disconnect Switch

Switchgear / Switchboard

Molded Case Bkrs	100%			2022	\$48,500	5	\$400	B
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Raceway

Conduit	100%			2022	\$14,800	1		B
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Panelboards

Molded Case Bkrs	100%			2021	\$22,000	5	\$400	B
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Wiring

Braided Cloth	20%	2-4	\$2,500	2047	**	1		B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Throughout

Explanation : Insulation Aged

Thermoplastic	80%			2022	\$10,100	1		B
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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.

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRAKEN HALL**

Asset # : 2069

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices Generic	100%	2-4	\$900	LIFE	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Corroded</i>								
Lighting								
Interior Lighting Fluorescent	95%			2022	\$112,600	10	\$11,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	5%			2017	\$5,900	2		B
Exterior Lighting HID	100%			2022	\$5,700	10		B
Alarm								
Fire/Smoke Detection Generic	100%			2022	\$160,600	1-3	\$8,600	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source Fuel Oil No 2	100%			2032	**	5	\$4,200	B
Conversion Equipment Steam Boiler	100%	0-2	\$14,600	2027	**	1	\$12,000	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Boiler, Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								
Distribution Steam Piping/Pump	100%			2022	\$104,700	4	\$1,000	B
Terminal Devices Convactor/Radiator	100%			2020	\$141,600	1	\$4,400	B
Air Conditioning								
Energy Source Electricity	100%			2038	**	1		B
Conversion Equipment Window/Wall Unit	50%			2017	\$15,400	1		B
No Component	50%							D
Plumbing								
H/C Water Piping Galv Iron/Steel	100%	0-2	\$9,000	2027	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Basement</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRAKEN HALL

Asset # : 2069

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Water Heater Electric	100%	0-2	\$2,300	2022	\$2,300	4	\$100	B
<i>Not Energy Efficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Fixtures Generic	100%							B

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

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

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

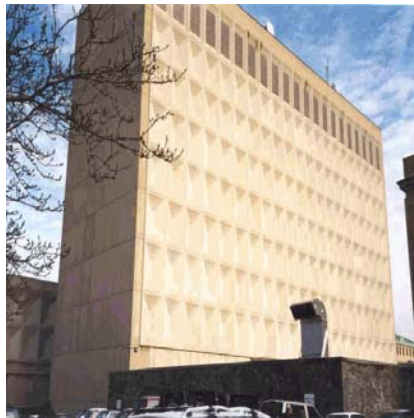
Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)
Address : 161 WEST 180th STREET
Borough : BRONX **Agency's Number** : 21029
Program / Asset # : CUN0007.290 / 2063 **Yr Built/Renovated** : 1967 / 2004
Area Sq Ft : 230,601 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 14-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,4,6,7,8,9
Block : 3222 **Lot** : 62 **BIN** : 2014900

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$1,552,600	\$881,700
Interior Architecture	\$1,849,300	\$223,600
Electrical	\$441,800	\$1,452,500
Mechanical	\$2,297,400	\$574,800
Total	\$6,141,100	\$3,132,700
Priority A	\$1,552,600	\$881,700
Priority B	\$3,640,300	\$2,108,600
Priority C	\$948,200	\$142,400
Total	\$6,141,100	\$3,132,700

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$700			\$900
Interior Architecture	\$185,300	\$10,200	\$13,300	\$37,300
Electrical	\$18,200	\$12,500	\$9,500	\$21,600
Mechanical	\$181,300	\$60,500	\$119,200	\$80,900
Elevators/Escalators	\$35,500	\$35,500	\$35,500	\$35,500
Total	\$421,000	\$118,700	\$177,500	\$176,100
Priority A	\$700			\$900
Priority B	\$264,000	\$108,500	\$164,200	\$138,000
Priority C	\$156,300	\$10,200	\$13,300	\$37,300
Total	\$421,000	\$118,700	\$177,500	\$176,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	25%	Now	\$268,400	LIFE	**	5	\$425,900	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i> <i>Location : North And West Facades, Pilotis</i> <i>Exposed Reinforcement, Extent : Moderate, Area Affected : 2%</i> <i>Location : Northwest Corner Of Base And At Mechanical Roof</i> <i>Spalling, Extent : Moderate, Area Affected : 10%</i> <i>Location : Throughout</i>								
Concrete Masonry Unit	2%			LIFE	**	5	\$4,300	A
Masonry: Brick	20%	Now	\$223,600	LIFE	**	5	\$68,100	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 5%</i> <i>Location : At Horizontal Expansion Joints Throughout Facade</i> <i>Diagonal Cracks, Extent : Severe, Area Affected : 2%</i> <i>Location : East Facade In Parking Area</i> <i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%</i> <i>Location : Horizontal Joints</i> <i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i> <i>Location : Throughout</i> <i>Loose/Delam Surface, Extent : Moderate, Area Affected : 5%</i> <i>Location : Various - Especially At Corners</i>								
Masonry: Fieldstone	13%	Now	\$86,300	LIFE	**	5	\$33,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i> <i>Location : West Facade</i> <i>Open Joints, Extent : Moderate, Area Affected : 15%</i> <i>Location : Throughout</i>								
Pre-Cast Concrete	35%	Now	\$418,200	LIFE	**	5	\$387,600	A
<i>Open Joints, Extent : Severe, Area Affected : 5%</i> <i>Location : Near Parking Area, Various Other Locations</i> <i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i> <i>Location : Throughout</i>								
Window Wall	5%	Now	\$183,000	2032	**	5	\$31,900	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 25%</i> <i>Location : North Facade</i> <i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i> <i>Location : North Facade</i>								
Windows								
Aluminum	97%	Now	\$176,000	2038	**	5	\$6,200	A
<i>Condensation Present, Extent : Moderate, Area Affected : 10%</i> <i>Location : Throughout</i> <i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i> <i>Location : Throughout</i> <i>Water Penetration, Extent : Severe, Area Affected : 5%</i> <i>Location : Stair Towers - All Levels, Various Classrooms</i>								
Metal Louvers	3%			2031	**	10	\$2,400	A

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Parapets								
Cast in Place Concrete	10%			LIFE	**	5	\$9,300	A
	<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Masonry: Brick	15%			LIFE	**	5	\$1,300	A
Masonry: Fieldstone	30%			LIFE	**	5	\$3,400	A
Metal Panel	5%			2042	**	5	\$1,700	A
Pre-Cast Concrete	39%			LIFE	**	5	\$22,000	A
	<i>Vertical Cracks, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Various</i>							
Pre-Cast Concrete	1%	Now	\$700	LIFE	**	5	\$600	A
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%</i>							
	<i>Location : Low Mechanical Roof</i>							
	<i>Open Joints, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Low Mechanical Roof</i>							
Roof								
Built-Up (BUR)	50%	Now	\$197,300	2032	**			A
	<i>Embed. Gravel Surface, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Plaza Roof: Stone Panels	45%			2042	**			A
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Ground Level Plaza</i>							
	<i>Explanation : Recent Replacement</i>							
Skylight, Metal/Glass	5%			2042	**	10	\$12,500	A

Interior

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%	Now	\$156,300	2021	\$312,700	3	\$81,300	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Offices, Library</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Various Offices, Library, Tv Studio</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Offices, Library, Tv Studio</i>								
<i>Explanation : Mold / Mildew</i>								
Cast in Place Concrete	10%			LIFE	**	5	\$59,300	C
Ceramic Tile	5%			2031	**	5	\$13,500	C
Terrazzo	5%			LIFE	**	5	\$10,600	C
Vinyl Tile	30%	2-4	\$756,200	2032	**	3	\$30,500	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Various</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Various</i>								
<i>Explanation : 9x9 Tiles</i>								
Vinyl Tile	30%			2027	**	3	\$30,500	C
Interior Walls								
Cast in Place Concrete	15%			LIFE	**			C
Ceramic Tile	5%			2031	**	5	\$13,000	C
Concrete Masonry Unit	80%	Now	\$191,900	LIFE	**	5	\$83,100	C
<i>Staining/Discoloring, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout Corridors</i>								
<i>Explanation : Dirt Build-up On Textured Surface</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	13%	Now	\$265,200	2042	**	5	\$22,000	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Laboratories And Corridors Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	60%	Now	\$635,900	2035	**	5	\$81,300	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Classroom(s)</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Classroom(s)</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : 8th Floor, Various Other Locations</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classroom(s)</i>								
Exposed Concrete	23%			LIFE	**	5	\$9,700	B
Exposed Concrete	2%	Now	\$20,400	LIFE	**	5	\$800	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Entrance Lobby</i>								
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Entrance Lobby</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Entrance Lobby</i>								
<i>Explanation : Stucco Coating</i>								
Metal Panel	2%	Now	\$8,600	LIFE	**	5	\$6,800	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Observation Penthouse</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2032	**	5	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 2000 Amps Main Disconnect Switch</i>								
Fused Disc Sw	30%			2042	**	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps Main Disconnect Switch</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$700	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room Basement And Penthuose</i>							
	<i>Explanation : One1000 Kva And Two 50 Kva 480v-208/120v</i>							
Switchgear / Switchboard								
Fused Disc Sw	70%			2022	\$203,600	5	\$600	B
Fused Disc Sw	30%			2042	**	5	\$300	B
Raceway								
Conduit	90%			2022	\$349,200	1		B
Conduit	10%			2042	**	1		B
Panelboards								
Fused Disc Sw	5%			2038	**	5	\$200	B
Fused Disc Sw	10%			2021	\$35,300	5	\$400	B
Molded Case Bkrs	10%			2021	\$35,300	5	\$500	B
Molded Case Bkrs	75%			2044	**	5	\$3,800	B
Wiring								
Braided Cloth	70%	2-4	\$275,700	2047	**	1		B
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Thermoplastic	20%			2022	\$78,800	1		B
Thermoplastic	10%			2048	**	1		B
Motor Controllers								
Locally Mounted	10%			2027	**	5	\$100	B
Locally Mounted	10%	2-4	\$6,400	2042	**	5	\$100	B
	<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Motor Control Center	80%			2020	\$673,500	5	\$4,100	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$2,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Water Main</i>							
	<i>Explanation : Corroded</i>							
Stand-by Power								
Transfer Switches								
Automatic	100%			2039	**	1	\$58,200	B
Lighting								
Interior Lighting								
Fluorescent	98%			2027	**	10	\$162,700	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-8 Lamps</i>							
Fluorescent	2%			2027	**	10	\$3,300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby And Various Areas</i>							
	<i>Explanation : T-5 Lamps</i>							

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	40%			2017	\$11,700	1		B
Exit, Service	10%			2027	**	1		B
Exterior Lighting								
HID	100%			2022	\$76,900	10	\$600	B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2027	**	1-3	\$34,900	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2032	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Supplied From Adjacent Building</i>								
Conversion Equipment								
Heat Exchanger	100%			2018	\$43,000	1	\$89,700	B
<i>Corroded, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Sub Basement</i>								
<i>Explanation : 2 Units - Scheduled To Be Replaced In 6 Months</i>								
Distribution								
Hot Wtr Piping/Pump	80%	Now	\$162,000	2030	**	4	\$7,200	B
<i>Corroded, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Extensively Rusted, Inside The Wall, Throughout</i>								
Steam Piping/Pump	20%	0-2	\$28,100	2032	**	4	\$1,800	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Terminal Devices								
Air Handler	60%	0-2	\$32,600	2017	\$651,900	1	\$60,500	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : 9th Floor Mech Room</i>								
<i>Not in Service, Extent : Severe, Area Affected : 10%</i>								
<i>Location : 9th Floor Mech Room</i>								
Convactor/Radiator	30%			2027	**	1	\$17,600	B
Fan Coil Unit/Heat	10%			2022	\$301,700	1	\$5,900	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	100%			2025	* *	1	\$196,100	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : A C Room</i>								
<hr/>								
Distribution								
Chilled Wtr Pipe/Pump	100%	0-2	\$49,200	2042	* *	4	\$8,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Sub Basement</i>								
<i>Explanation : Chiller Water Valve Corroded</i>								
<hr/>								
Terminal Devices								
Air Handler/Cool/Ht	100%			2017	\$855,900	1	\$112,100	B
<hr/>								
Heat Rejection								
Water Cool Tower	100%			2016	\$578,400	2	\$182,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 3 Units</i>								
<hr/>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$101,000	B
<hr/>								
Exhaust Fans								
Interior	40%			2022	\$89,100	2	\$2,200	B
Roof	60%			2022	\$96,100	2	\$3,400	B
<hr/>								
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2032	* *	1		B
<hr/>								
HW Heat Exchanger								
Low Temp	100%			2032	* *	4	\$17,900	B
<hr/>								
Sanitary Piping								
Cast Iron	100%	Now	\$8,800	LIFE	* *	1		B
<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : 9th Floor Mech Room</i>								
<hr/>								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
<hr/>								
Sump Pump(s)								
Rigid Piping	100%	0-2	\$10,100	2032	* *	4	\$1,300	B
<i>Corroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : The Housing Is Extensively Rusted</i>								
<hr/>								
Sewage Ejector(s)								
Electric	100%			2022	\$10,100	4	\$2,000	B
<hr/>								
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : (2) Sb-8, (2) B-8</i>								
<i>Explanation : 4 Units</i>								
<hr/>								
Fire Suppression								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression Standpipe								
Generic	100%			2042	* *	1-5	\$91,400	B
Sprinkler								
No Component	55%							D
Generic	45%			2032	* *	1-2	\$22,900	B
Fire Pump								
Generic	100%	Now	\$14,900	2025	* *	1	\$30,500	B
		<i>Corroded, Extent : Severe, Area Affected : 10%</i>						
		<i>Location : Basement</i>						

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE NEW HALL
Address : 135 WEST 180th ST
Borough : BRONX **Agency's Number** : 21025
Program / Asset # : CUN0007.250 / 2082 **Yr Built/Renovated** : 1965 /
Area Sq Ft : 39,605 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 17-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3222 **Lot** : 62 **BIN** : 2100250

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$297,600	\$125,500
Interior Architecture		\$196,300
Electrical		\$677,900
Mechanical	\$79,400	\$541,100
Total	\$377,000	\$1,540,700
Priority A	\$297,600	\$125,500
Priority B	\$79,400	\$1,219,000
Priority C		\$196,300
Total	\$377,000	\$1,540,700

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$90,400	\$21,800		\$200
Interior Architecture		\$1,200	\$4,900	
Electrical	\$23,400	\$3,200	\$3,900	\$3,100
Mechanical	\$37,400	\$2,200	\$5,300	\$17,700
Total	\$151,200	\$28,500	\$14,100	\$21,000
Priority A	\$90,400	\$21,800		\$200
Priority B	\$60,800	\$5,500	\$9,200	\$20,800
Priority C		\$1,200	\$4,900	
Total	\$151,200	\$28,500	\$14,100	\$21,000



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL

Asset # : 2082

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$33,600	LIFE	**	5	\$13,300	A
<i>Diagonal Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : East Facade, North And East Corners</i>								
Masonry: Brick	85%	Now	\$297,600	LIFE	**	5	\$45,400	A
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : North And East Facades</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Bulkhead</i>								
Metal Panel	5%	Now	\$2,100	2042	**	5	\$5,000	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Window Sills At South Facade</i>								
Metal Coiling Doors	5%			2035	**	5	\$8,300	A
Windows								
Aluminum	95%			2030	**	5	\$1,400	A
Steel	5%	Now	\$4,200	2047	**	5	\$500	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Bulkhead</i>								
Parapets								
Masonry: Brick	25%	Now	\$3,600	LIFE	**	5	\$600	A
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North And East Facades</i>								
Metal Panel	5%			2042	**	5	\$400	A
Metal Rail	70%			2035	**	5-10	\$27,900	A
Roof								
Paver: Asphalt	40%	Now	\$30,900	2025	**			A
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over First Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Paint Shops</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Over First Floor</i>								
<i>Explanation : The Roof Material Is Actually Concrete Pavers</i>								
Single Ply Membrane	60%	Now	\$16,000	2022	\$80,100			A
<i>Blisters, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Third Floor</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Side</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stairs</i>								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL**

Asset # : 2082

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	30%			LIFE	**	5	\$30,800	C
Ceramic Tile	5%			2031	**	5	\$2,300	C
Vinyl Tile	20%			2030	**	3	\$3,500	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : First And Second Floor Corridors</i>								
Vinyl Tile	45%			2022	\$196,300	3	\$7,900	C
Interior Walls								
Ceramic Tile	5%			2031	**	5	\$2,200	C
Concrete Masonry Unit	85%			LIFE	**	5	\$15,200	C
Gypsum Board	10%			LIFE	**	5	\$2,700	C
Ceilings								
Exposed Concrete	70%			LIFE	**	5	\$5,200	B
Plaster	30%			LIFE	**	5	\$9,000	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2032	**	5	\$100	B
Raceway								
Conduit	50%			2022	\$17,600	1		B
Conduit	40%			2032	**	1		B
Conduit	10%			2042	**	1		B
Panelboards								
Fused Disc Sw	5%			2021	\$2,800	5		B
Molded Case Bkrs	45%			2021	\$24,800	5	\$400	B
Molded Case Bkrs	40%			2030	**	5	\$300	B
Molded Case Bkrs	10%			2038	**	5	\$100	B
Wiring								
Braided Cloth	60%	2-4	\$20,300	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	25%			2032	**	1		B
Thermoplastic	10%			2022	\$3,400	1		B
Thermoplastic	5%			2042	**	1		B
Stand-by Power								
Transfer Switches								
Automatic	100%			2027	**	1	\$10,000	B
Lighting								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL**

Asset # : 2082

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	95%			2022	\$261,900	10	\$27,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
HID	5%			2022	\$6,400	10	\$100	B
Egress Lighting Exit, Service	100%			2022	\$5,100	1		B
Exterior Lighting HID	100%			2022	\$13,200	10	\$100	B
Alarm								
Security System No Component	80%							D
Generic	20%			2022	\$21,800	1	\$2,400	B
Fire/Smoke Detection Generic	100%			2022	\$373,600	1-3	\$20,000	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2032	* *	1		B
Distribution Steam Piping/Pump	100%	Now	\$24,300	2032	* *	4	\$1,500	B
		<i>Corroded, Extent : Severe, Area Affected : 20%</i>						
		<i>Location : Basement</i>						
Terminal Devices Air Handler	20%			2017	\$37,600	1	\$3,900	B
Fan Coil Unit/Heat	80%	Now	\$41,800	2022	\$417,600	1	\$7,300	B
		<i>Broken, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Various Locations</i>						
Air Conditioning								
Energy Source Electricity	100%			2038	* *	1		B
Conversion Equipment Window/Wall Unit	60%			2020	\$43,000	1		B
No Component	40%							D
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$17,500	B
Exhaust Fans Interior	20%			2022	\$7,700	2	\$200	B
Roof	80%			2022	\$22,200	2	\$800	B
Plumbing								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL**

Asset # : 2082

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
H/C Water Piping Galv Iron/Steel	100%	Now	\$10,400	2027	* *	1		B
			<i>Corroded, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Throughout</i>					
HW Heat Exchanger HTHW/HW	100%			2022	\$80,500			B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s) Rigid Piping	100%			2017	\$10,100	4	\$1,300	B
Fixtures Generic	100%							B
Fire Suppression								
Standpipe Generic	100%			2032	* *	1-5	\$16,400	B
Sprinkler								
No Component Generic	25%			2032	* *	1-2	\$6,600	D
	75%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE NICHOLS HALL
Address : 125 WEST 180th ST
Borough : BRONX **Agency's Number** : 21024
Program / Asset # : CUN0007.240 / 2081 **Yr Built/Renovated** : 1926 /
Area Sq Ft : 73,344 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 17-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 3222 **Lot** : 62 **BIN** : 2100249

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$590,600	\$196,600
Interior Architecture	\$311,100	\$323,500
Electrical	\$279,500	\$909,600
Mechanical	\$212,000	\$902,300
Total	\$1,393,200	\$2,332,000
Priority A	\$590,600	\$196,600
Priority B	\$683,100	\$1,811,900
Priority C	\$119,500	\$323,500
Total	\$1,393,200	\$2,332,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$6,900	\$3,600		\$200
Interior Architecture	\$55,100	\$4,300	\$5,800	\$4,100
Electrical	\$11,600	\$1,700	\$2,200	\$2,400
Mechanical	\$107,400	\$5,600	\$8,100	\$15,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$184,900	\$19,200	\$20,000	\$26,500
Priority A	\$6,900	\$3,600		\$200
Priority B	\$125,100	\$11,300	\$14,300	\$22,100
Priority C	\$52,800	\$4,300	\$5,800	\$4,100
Total	\$184,900	\$19,200	\$20,000	\$26,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Copper/Terne	5%	Now	\$171,800	2042	**			A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Bulkhead And Dormer At South Facade</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Bulkhead And Dormer At South Facade</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Bulkhead And Dormer At South Facade</i>								
Masonry: Brick	90%	Now	\$157,300	LIFE	**	5	\$95,900	A
<i>Vertical Cracks, Extent : Light, Area Affected : 5%</i>								
<i>Location : North Facade</i>								
Masonry: Limestone	5%	Now	\$72,500	LIFE	**	5	\$4,000	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Building Base</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : At Cornices</i>								
Windows								
Aluminum	100%			2038	**	5	\$2,900	A
Parapets								
Copper/Terne	75%	Now	\$93,700	2042	**	5	\$5,900	A
<i>Bent/Warped Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
<i>Deformed/Dented, Extent : Severe, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
Masonry: Limestone	12%	Now	\$6,900	LIFE	**	5	\$500	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cornices</i>								
Metal Panel	3%			2042	**	5	\$400	A
Metal Rail	10%			2035	**	5-10	\$5,900	A
Roof								
Copper/Terne	75%	Now	\$95,200	2037	**			A
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Side</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Unfinished Attic</i>								
Modified Bitumen	25%			2022		10	\$14,300	A
Interior								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	10%			2021	\$50,100	3	\$13,000	C
Carpet	7%			2023	\$35,100	3	\$12,200	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Auditorium</i>								
Cast in Place Concrete	30%	Now	\$38,700	LIFE	**	5	\$57,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Attic Fourth Floor Corridor</i>								
Ceramic Tile	5%			2031	**	5	\$4,300	C
Terrazzo	5%			LIFE	**	5	\$3,400	C
Vinyl Tile	33%			2022	\$266,500	3	\$10,700	C
Vinyl Tile	10%	0-2	\$80,800	2032	**	3	\$3,300	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Room 312</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Near Elevator On Fourth Floor And Various Locations Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout, Room 312</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Concrete Masonry Unit	30%			LIFE	**	5	\$10,000	C
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Library</i>								
Gypsum Board	5%			LIFE	**	5	\$2,500	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Auditorium</i>								
Masonry: Brick	5%	Now	\$27,500	LIFE	**			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Attic At South Side</i>								
Marble Panels	5%			LIFE	**			C
Plaster	50%			LIFE	**	5	\$12,400	C
Plaster	5%	Now	\$22,300	LIFE	**	5	\$1,200	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Room 312</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Room 312</i>								

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

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL**

Asset # : 2081

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTileSusp.Lay-In	5%			2039	* *	5	\$4,400	B
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Auditorium</i>								
AcousTileSusp.Lay-In	10%	Now	\$57,900	2042	* *	5	\$4,400	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Rooms 101, 102, 103</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Rooms 101, 102, 103</i>								
Exposed Concrete	20%	Now	\$133,700	LIFE	* *	5	\$2,800	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Attic, Fourth Floor</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Attic</i>								
<i>Paint Peeling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Room 312, Computer Laboratories</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Room 312, 313a</i>								
Exposed Concrete	45%			LIFE	* *	5	\$6,200	B
Plaster	20%			LIFE	* *	5	\$11,100	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	* *	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2 High Pressure Contact Switches Rated 1200 Amperes Each</i>								
Transformers								
Dry Type	100%			2027	* *	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1-500 Kva, 1-225 Kva And 1-75 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2032	* *	5	\$300	B
Raceway								
Conduit	85%			2032	* *	1		B
Conduit	15%			2042	* *	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Knife Sw	10%	2-4	\$9,900	2047	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Upper Floor</i>								
<i>Explanation : Obsolete Equipment</i>								
Fused Toggle Switch	60%	2-4	\$59,500	2047	**	5	\$400	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Molded Case Bkrs	30%			2038	**	5	\$500	B
Wiring								
Braided Cloth	70%	2-4	\$61,200	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	30%			2042	**	1		B
Motor Controllers								
Locally Mounted	20%			2027	**	5	\$100	B
Motor Control Center	50%	2-4	\$158,800	2042	**	5	\$400	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Attic</i>								
Motor Control Center	30%			2027	**	5	\$500	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	99%			2022	\$505,400	10	\$52,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	1%			2022	\$5,100	10	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
<i>Explanation : Cfl Lamps</i>								
Egress Lighting								
Exit, Service	100%			2022	\$9,400	1		B
Exterior Lighting								
HID	100%			2022	\$24,400	10	\$200	B
Alarm								
Fire/Smoke Detection								
No Component	50%							D
Generic	50%			2022	\$345,900	1-3	\$18,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : Manual Pull Station, Smoke Detector, Alarm Bells</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%	0-2	\$29,800	2032	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Hthw Supply Line</i>								
<hr/>								
Conversion Equipment								
Heat Exchanger	100%	0-2	\$13,800	2037	**	1	\$25,900	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Heat Exchanger</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								
<hr/>								
Distribution								
Steam Piping/Pump	100%	Now	\$90,200	2022	\$450,800	4	\$2,900	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Leak Evident, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Boiler Room, Condensate Line</i>								
<hr/>								
Terminal Devices								
Air Handler	35%	0-2	\$121,800	2032	**	1	\$11,300	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
Convector/Radiator	55%			2020	\$335,400	1	\$10,300	B
No Component	10%							D
<hr/>								
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
<hr/>								
Conversion Equipment								
Window/Wall Unit	50%			2020	\$66,400	1		B
No Component	50%							D
<hr/>								
Terminal Devices								
Fan Coil - Cool/Heat	20%			2022	\$49,700	1	\$3,800	B
No Component	80%							D
<hr/>								
Heat Rejection								
Air Condenser Unit	20%			2022	\$12,900	2	\$8,100	B
No Component	80%							D
<hr/>								
Ventilation								
Distribution								
Ductwork/Diffusers	15%			LIFE	**	2-5	\$4,900	B
No Component	85%							D
<hr/>								
Exhaust Fans								
Interior	15%	Now	\$10,700	2032	**	2	\$200	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 100%</i>								
<i>Location : In Attic</i>								
No Component	85%							D
<hr/>								
Plumbing								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
H/C Water Piping								
Brass/Copper	50%			2032	**	1		B
Galv Iron/Steel	50%	Now	\$28,900	2027	**	1		B
			<i>Corroded, Extent : Severe, Area Affected : 30%</i>					
			<i>Location : Throughout</i>					
			<i>Not Insulated, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Throughout</i>					
Water Heater								
Electric	100%			2017	\$10,000	4	\$300	B
HW Heat Exchanger								
Low Temp	100%			2022	\$20,000	4	\$8,600	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%	Now	\$18,000	LIFE	**	1		B
			<i>Cracked, Extent : Severe, Area Affected : 25%</i>					
			<i>Location : Basement</i>					
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : B-4 Fl</i>					
			<i>Explanation : 1 Unit</i>					
Fire Suppression								
Sprinkler								
No Component	90%							D
Generic	10%			2032	**	1-2	\$1,600	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE PATTERSON GARAGE
Address : 2195 LORING PLACE NORTH
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : CUN0007.380 / 13563 **Yr Built/Renovated** : 1953 /
Area Sq Ft : 6,184 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 22-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 3223 **Lot** : 50 **BIN** : 2096013

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$74,900
Interior Architecture	\$82,700	
Mechanical		\$123,700
Total	\$82,700	\$198,600
Priority A		\$74,900
Priority B	\$82,700	\$123,700
Total	\$82,700	\$198,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$39,900	\$6,000		
Interior Architecture				
Electrical	\$1,700		\$100	
Mechanical	\$27,700	\$700	\$700	\$1,500
Total	\$69,300	\$6,700	\$700	\$1,500
Priority A	\$39,900	\$6,000		
Priority B	\$29,400	\$700	\$700	\$1,500
Priority C				
Total	\$69,300	\$6,700	\$700	\$1,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PATTERSON GARAGE

Asset # : 13563

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	55%			LIFE	**	5	\$7,100	A
Masonry: Brick	10%	Now	\$12,600	LIFE	**	5	\$1,300	A
<i>Diagonal Cracks, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Over West Entrance</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Over West Entrance</i>								
Metal Coiling Doors	30%			2035	**	5	\$12,000	A
Wood	5%	Now	\$19,800	2035	**	5	\$1,600	A
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Fascia</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Fascia</i>								
Windows								
Aluminum	100%			2030	**	5		A
Roof								
Built-Up (BUR)	100%	Now	\$7,500	2022			\$74,900	A
<i>Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Northwest Side Of Building</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Northwest Corner Of Building</i>								
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	**	5	\$16,600	C
Interior Walls								
Concrete Masonry Unit	100%			LIFE	**	5	\$500	C
Ceilings								
Exposed Struc: Wood	100%	Now	\$82,700	LIFE	**			B
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Northwest Corner Of Garage And In Storage Closet</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Wood Beams Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Northwest Corner Of Garage</i>								
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2022	\$9,300	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PATTERSON GARAGE

Asset # : 13563

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2021	\$800	5		B
Fused Disc Sw	5%	2-4	\$800	2047	**	5		B
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Wall @ Entrance Door</i>								
Molded Case Bkrs	85%			2021	\$14,100	5	\$100	B
Molded Case Bkrs	5%	2-4	\$800	2047	**	5		B
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Wall @ Entrance Door</i>								
Wiring								
Thermoplastic	100%			2022	\$9,400	1		B
Lighting								
Interior Lighting								
Fluorescent	70%			2022	\$31,200	10	\$3,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	30%			2022	\$6,200	10		B
Exterior Lighting								
HID	100%			2022	\$2,100	10		B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Fuel Oil No 2	100%			2032	**	5	\$1,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : This Building Is Unoccupied</i>								
Conversion Equipment								
Steam Boiler	100%	Now	\$27,400	2042	**	1	\$4,500	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Boiler Room</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : First Floor Boiler Room</i>								
<i>Explanation : One Boiler</i>								
Distribution								
Steam Piping/Pump	100%			2022	\$39,300	4	\$400	B
Terminal Devices								
Fan Coil Unit/Heat	100%			2022	\$84,300	1	\$1,600	B
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE PATTERSON HALL
Address : 2185 LORING PLACE NORTH
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : CUN0007.570 / 13558 **Yr Built/Renovated** : 1953 /
Area Sq Ft : 41,000 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 22-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Floors 1
Block : 3223 **Lot** : 50 **BIN** : 2090980

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$513,400	
Interior Architecture	\$200,800	\$134,500
Electrical	\$254,900	\$238,900
Mechanical	\$174,400	
Total	\$1,143,500	\$373,400
Priority A	\$513,400	
Priority B	\$473,300	\$238,900
Priority C	\$156,900	\$134,500
Total	\$1,143,500	\$373,400

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture				\$15,900
Interior Architecture		\$2,400	\$3,000	\$3,900
Electrical	\$900	\$100	\$400	\$67,100
Mechanical	\$17,500	\$19,100	\$7,300	\$9,300
Total	\$18,400	\$21,600	\$10,700	\$96,200
Priority A				\$15,900
Priority B	\$18,400	\$19,200	\$7,700	\$76,400
Priority C		\$2,400	\$3,000	\$3,900
Total	\$18,400	\$21,600	\$10,700	\$96,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PATTERSON HALL

Asset # : 13558

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	75%	Now	\$199,800	LIFE	**	5	\$30,500	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corners</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Resting Masonry Supt, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : At Overhead Doors</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Building Is Slated For Partial Demolition Sometime In 2011</i>								
Metal Coiling Doors	25%			2027	**	5	\$31,700	A
Windows								
Aluminum	100%	Now	\$79,700	2047	**	5	\$800	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Condensation Present, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Roof								
Built-Up (BUR)	100%	Now	\$233,800	2032	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Second Floor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Carpet	10%			2018	\$27,800	3	\$7,200	C
Cast in Place Concrete	20%			LIFE	**	5	\$21,100	C
Quarry Tile	5%			2027	**	5	\$3,600	C
Vinyl Tile	30%			2022	\$134,500	3	\$5,400	C
Vinyl Tile	35%	Now	\$156,900	2032	**	3	\$6,300	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Second Floor</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Second Floor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PATTERSON HALL

Asset # : 13558

Architecture		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
Interior								
Interior Walls								
Ceramic Tile	5%			2031	**	5	\$2,300	C
Concrete Masonry Unit	65%			LIFE	**	5	\$12,000	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Rooms On Second Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Gypsum Board	25%			LIFE	**	5	\$6,900	C
Masonry: Brick	5%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	70%	Now	\$44,000	2027	**	5	\$16,900	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Exposed Struc: Wood	15%			LIFE	**			B
Gypsum Board	15%			LIFE	**	5	\$9,000	B

Electrical		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
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$15,600	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps And 400 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2022	\$72,700	5	\$900	B
Raceway								
Conduit	100%			2022	\$46,600	1		B
Panelboards								
Fused Disc Sw	5%			2021	\$3,900	5		B
Molded Case Bkrs	95%			2021	\$73,300	5	\$800	B
Wiring								
Thermoplastic	100%			2022	\$46,300	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$200	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Corroded</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PATTERSON HALL**

Asset # : 13558

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	90%			2017	\$254,900	10	\$26,600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-12 Lamps</i>						
HID	10%			2017	\$13,100	10	\$100	B
Egress Lighting								
Emergency, Battery	50%			2017	\$6,500	10	\$3,900	B
		<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Exit, Service	50%			2017	\$2,600	1		B
		<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Exterior Lighting								
HID	100%			2017	\$13,700	10	\$100	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source Fuel Oil No 2	100%			2032	**	5	\$10,000	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : This Building Is Unoccupied</i>						
Conversion Equipment Steam Boiler	100%	0-2	\$174,400	2042	**	1	\$28,700	B
		<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : One Unit</i>						
Distribution								
Steam Piping/Pump	100%			2032	**	4	\$1,600	B
Terminal Devices								
Convactor/Radiator	100%			2027	**	1	\$10,400	B
Air Conditioning								
Energy Source Electricity	100%			2030	**	1		B
Conversion Equipment								
Ext Pkg Unit - Cooling	20%	Now	\$3,300	2022	\$33,100	2	\$300	B
		<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Lower Roof</i>						
Window/Wall Unit	20%			2015	\$14,700	1		B
No Component	60%							D

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PATTERSON HALL

Asset # : 13558

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Ductwork/Diffusers	20%			LIFE	**	2	\$8,400	B
No Component	80%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2027	**	1		B
Water Heater								
Oil Fired	100%	Now	\$11,100	2022	\$11,100	1	\$900	B
<i>Unit Inoperable, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%	Now	\$2,000	2022	\$10,100	4	\$1,300	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Fixtures								
Generic	100%							B
<i>Other Observation, Extent : Light, Area Affected : 40%</i>								
<i>Location : Rooms On 2nd Floor</i>								
<i>Explanation : Most Have Been Removed</i>								

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE PHILOSOPHY HALL
Address : 2070 SEDGEWICK AVENUE
Borough : BRONX **Agency's Number** : 21014
Program / Asset # : CUN0007.140 / 2076 **Yr Built/Renovated** : 1912 / 2003
Area Sq Ft : 16,234 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 15-Mar-2011 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3222 **Lot** : 62 **BIN** : 2100244

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$236,100	
Electrical		\$66,300
Mechanical		\$130,600
Total	\$236,100	\$196,900
Priority A	\$236,100	
Priority B		\$196,900
Total	\$236,100	\$196,900

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$28,200			
Interior Architecture	\$56,000	\$3,900	\$300	\$700
Electrical	\$12,600	\$800	\$900	\$31,000
Mechanical	\$29,600	\$19,400	\$1,600	\$500
Total	\$126,400	\$24,100	\$2,900	\$32,200
Priority A	\$28,200			
Priority B	\$42,200	\$21,800	\$2,600	\$31,500
Priority C	\$56,000	\$2,300	\$300	\$700
Total	\$126,400	\$24,100	\$2,900	\$32,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$183,800	LIFE	**	5	\$17,000	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade, South Facade</i>								
Masonry: Granite	5%			LIFE	**	5	\$700	A
Masonry: Limestone	5%	Now	\$7,000	LIFE	**	5	\$700	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Horizontal Bands</i>								
Windows								
Aluminum	100%	Now	\$3,800	2038	**	5	\$400	A
<i>Bent/Warped Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Entry Hall And Various Other</i>								
Parapets								
Copper/Terne	25%	Now	\$10,900	2042	**	5	\$1,000	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	75%			LIFE	**	5	\$1,500	A
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cornice</i>								
Roof								
Clay Tile	97%	Now	\$52,400	2032	**			A
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair And Third Floor Classrooms</i>								
Skylight, Metal/Glass	3%	Now	\$6,500	2042	**			A
<i>Water Penetration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Skylight</i>								

Interior

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	15%			2021	\$17,900	3	\$4,300	C
Cast in Place Concrete	5%			LIFE	**	5	\$2,100	C
Ceramic Tile	3%			2031	**	5	\$600	C
Marble Panels	2%			LIFE	**	5	\$300	C
Terrazzo	15%			LIFE	**	5	\$2,200	C
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
Vinyl Tile	5%	Now	\$9,600	2032	**	3	\$400	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room 34</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Room 34</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Room 34</i>								
<i>Explanation : 9x9 Tile</i>								
Vinyl Tile	25%	0-2	\$2,400	2027	**	3	\$1,800	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Various</i>								
Wood	5%			2050	**	5	\$1,800	C
<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Room 35</i>								
Wood	25%	Now	\$21,400	2037	**	5	\$4,500	C
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Second And Third Floor Classrooms</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Second And Third Floor Classrooms</i>								
Interior Walls								
Cast in Place Concrete	5%	Now	\$3,200	LIFE	**			C
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Room</i>								
Concrete Masonry Unit	5%			LIFE	**	5	\$400	C
Gypsum Board	10%	Now	\$3,500	LIFE	**	5	\$1,100	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Women's Toilet In Basement</i>								
Plaster	15%	Now	\$16,000	LIFE	**	5	\$800	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
Plaster	65%			LIFE	**	5	\$3,600	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTileConcealSpLn	5%			2035	**	5	\$1,200	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : First Floor</i>								
AcousTileSusp.Lay-In	10%			2035	**	5	\$1,900	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Various</i>								
Plaster	85%			LIFE	**	5	\$10,100	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair And Third Floor Rooms</i>								
<hr/>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2032	**	5	\$100	B
<hr/>								
Raceway								
Conduit	90%			2022	\$14,400	1		B
Conduit	10%			2032	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	10%			2021	\$2,400	5		B
Molded Case Bkrs	70%			2021	\$16,700	5	\$200	B
Molded Case Bkrs	20%			2030	**	5	\$100	B
<hr/>								
Wiring								
Braided Cloth	80%	2-4	\$10,900	2047	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Insulation Aged</i>								
Thermoplastic	20%			2032	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2020	\$13,500	5	\$100	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%	2-4	\$1,000	LIFE	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Corroded</i>								
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$4,100	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL
Asset # : 2076

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	95%			2027	* *	10	\$11,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	5%			2017		2		B
Egress Lighting								
Emergency, Service	50%			2017	\$1,100	1		B
Exit, Battery	50%			2017	\$5,600	10	\$400	B
Exterior Lighting								
HID	100%			2017	\$5,900	10		B
Alarm								
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2022	\$66,300	1-3	\$3,300	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2042	* *	1		B
Conversion Equipment								
HTHW/HW Exchanger	100%	0-2	\$4,200	2037	* *	2	\$600	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Heat Exchanger</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit, Converts Hthw To Low Pressure Steam</i>								
Distribution								
Steam Piping/Pump	100%	Now	\$10,700	2032	* *	4	\$600	B
<i>Corroded, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Through Out</i>								
<i>Steam Traps Faulty, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Terminal Devices								
Convactor/Radiator	90%			2020	\$130,600	1	\$3,700	B
No Component	10%							D
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		B
Conversion Equipment								
Window/Wall Unit	60%			2015	\$19,000	1		B
No Component	40%							D

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Ductwork/Diffusers	15%			LIFE	**	2	\$2,500	B
No Component	85%							D
Terminal Devices								
Air Handler/Cool/Ht	15%			2022	\$5,900	1	\$1,200	B
No Component	85%							D
Heat Rejection								
Air Condenser Unit	15%			2022	\$2,800	2	\$1,300	B
No Component	85%							D
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	**	2-5	\$700	B
No Component	90%							D
Exhaust Fans								
Interior	10%			2022	\$1,700	2		B
No Component	90%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	0-2	\$9,200	2027	**	1		B
			<i>Corroded, Extent : Severe, Area Affected : 25%</i>					
			<i>Location : Throughout</i>					
HW Heat Exchanger								
Low Temp	100%	Now	\$4,800	2052	**	4	\$1,300	B
			<i>Corroded, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Basement, Heat Exchanger</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE POLOWCZYK HALL
Address : 2016 SEDGEWICK AVE
Borough : BRONX **Agency's Number** : 21009
Program / Asset # : CUN0007.090 / 2094 **Yr Built/Renovated** : 1959 / 2004
Area Sq Ft : 61,969 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 21-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,PH
Block : 3222 **Lot** : 62 **BIN** : 2100241

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$493,800	\$98,300
Interior Architecture	\$578,500	\$271,000
Electrical	\$104,500	\$718,600
Mechanical	\$591,900	\$1,193,500
Total	\$1,768,800	\$2,281,400
Priority A	\$493,800	\$98,300
Priority B	\$860,900	\$1,912,100
Priority C	\$414,100	\$271,000
Total	\$1,768,800	\$2,281,400

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$21,100	\$4,900		\$7,400
Interior Architecture		\$700	\$5,800	\$24,800
Electrical	\$5,500	\$6,500	\$8,300	\$17,900
Mechanical	\$101,200	\$8,700	\$19,000	\$9,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$131,800	\$24,800	\$37,100	\$63,000
Priority A	\$21,100	\$4,900		\$7,400
Priority B	\$110,700	\$19,100	\$31,300	\$51,200
Priority C		\$700	\$5,800	\$4,400
Total	\$131,800	\$24,800	\$37,100	\$63,000



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$99,100	LIFE	**	5	\$39,300	A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Throughout, Spandrels And Columns</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 5%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Stairs</i>								
Masonry: Brick	75%			LIFE	**	5	\$59,000	A
Masonry: Fieldstone	5%	Now	\$38,300	LIFE	**	5	\$2,900	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
Metal Panel	5%			2042	**	5-10	\$27,000	A
Stucco Cement	5%			2035	**	5	\$9,800	A
Windows								
Aluminum	100%	Now	\$144,400	2047	**	5	\$1,500	A
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Cast in Place Concrete	70%	Now	\$20,600	LIFE	**	5	\$34,800	A
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	20%			LIFE	**	5	\$1,000	A
Metal Rail	10%	Now	\$500	2035	**	5	\$3,400	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Over Penthouse</i>								
Roof								
Built-Up (BUR)	100%	Now	\$212,000	2032	**			A
<i>Drains Inad/Misposn, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Ponding, Extent : Severe, Area Affected : 20%</i>								
<i>Location : West Side</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Side</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

Interior

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	2%			2021	\$8,400	3	\$2,200	C
Cast in Place Concrete	5%			LIFE	**	5	\$8,000	C
Ceramic Tile	3%			2031	**	5	\$2,200	C
Terrazzo	2%			LIFE	**	5	\$1,100	C
Vinyl Tile	40%			2022	\$271,000	3	\$10,900	C
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Corridors</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Uneven Surface, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	10%	Now	\$67,700	2032	**	3	\$2,700	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Basement Corridor</i>								
<i>Loose Units, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Basement Corridor</i>								
Vinyl Tile	38%	Now	\$51,500	2017	\$257,400	3	\$10,400	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 80%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Various</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
Ceramic Tile	3%			2031	**	5	\$2,100	C
Concrete Masonry Unit	70%			LIFE	**	5	\$19,500	C
Gypsum Board	10%			LIFE	**	5	\$4,200	C
Masonry: Brick	2%			LIFE	**			C
Mosaic Tile	10%	Now	\$37,400	LIFE	**			C
<i>Vertical Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : In Stair Near Perforated Concrete Wall</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Near Elevators</i>								
<i>Explanation : Staining / Discolored</i>								
Ceilings								
AcousTileConcealSpLn	30%	Now	\$164,500	2042	**	5	\$13,700	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement, Fourth Floor, Various Other</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Basement, Fourth Floor</i>								
AcousTileConcealSpLn	45%			2027	**	5	\$41,000	B
Exposed Concrete	20%			LIFE	**	5	\$2,300	B
Gypsum Board	5%			LIFE	**	5	\$4,600	B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2042	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps And 1200 Amps Main Disconnect Switch</i>								
Fused Disc Sw	30%			2022	\$8,400	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2035	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 150 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	30%			2042	**	5	\$100	B
Molded Case Bkrs	70%			2022	\$61,100	5	\$900	B
Raceway								
Conduit	80%			2022	\$66,600	1		B
Conduit	20%			2042	**	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$9,900	5	\$100	B
Molded Case Bkrs	80%			2021	\$79,400	5	\$1,100	B
Molded Case Bkrs	10%			2038	**	5	\$100	B
Wiring								
Braided Cloth	70%	2-4	\$61,200	2047	**	1		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Insulation Aged</i>								
Thermoplastic	10%			2042	**	1		B
Thermoplastic	20%			2022	\$17,500	1		B
Motor Controllers								
Locally Mounted	30%			2020	\$6,200	5	\$100	B
Locally Mounted	10%			2035	**	5		B
Motor Control Center	60%			2020	\$102,400	5	\$800	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$700	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$15,700	B
Generators								
Diesel	100%			2031	**	1	\$19,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside The Building</i>								
<i>Explanation : One 750 Kw</i>								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL**

Asset # : 2094

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Stand-by Power								
Batteries								
Lead/Acid	100%			2016	\$600	5	\$1,900	B
Fuel Storage								
Day Tank	50%			2038	* *	5	\$4,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 250 Gals</i>								
Main Tank	50%			2025	* *	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 10,000 Gals</i>								
Lighting								
Interior Lighting								
Fluorescent	97%			2027	* *	10	\$43,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	1%			2022	\$2,000	10		B
Incandescent	2%			2017	\$8,600	2		B
Egress Lighting								
Emergency, Service	50%			2027	* *	1		B
Exit, Service	40%			2017	\$3,200	1		B
Exit, Service	10%			2027	* *	1		B
Exterior Lighting								
HID	100%			2022	\$20,700	10	\$200	B
Alarm								
Fire/Smoke Detection								
No Component	30%							D
Generic	70%			2022	\$409,200	1-3	\$21,900	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2022	\$125,000	1		B
Conversion Equipment								
Heat Exchanger	100%	Now	\$1,200	2025	* *	1	\$21,700	B
<i>Leak Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Heat Exchanger, Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	20%			2021	\$54,400	4	\$500	B
Steam Piping/Pump	80%	Now	\$30,200	2022	\$302,500	4	\$1,900	B
<i>Leak Evident, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Basement And Throughout</i>								
Terminal Devices								
Air Handler	60%	Now	\$8,800	2017	\$175,200	1	\$16,300	B
<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Air Handler Coil, Penthouse</i>								
Convactor/Radiator	40%	Now	\$20,500	2020	\$204,600	1	\$5,700	B
<i>Damaged, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2021	\$153,300	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	20%	Now	\$36,800	2032	**	1	\$4,100	B
<i>Not in Service, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Mechanical Room</i>								
<i>R-22 Refrigerant, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Chillers</i>								
Window/Wall Unit	80%			2020	\$89,100	1		B
Distribution								
Chilled Wtr Pipe/Pump	100%			2022	\$264,700	4	\$3,600	B
<i>Not in Service, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
Terminal Devices								
Air Handler/Cool/Ht	100%	Now	\$46,000	2017	\$230,000	1	\$27,100	B
<i>Not in Service, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Attic</i>								
Heat Rejection								
Evap Condenser	100%	Now	\$44,100	2032	**	2	\$27,100	B
<i>Not in Service, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Roof</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$27,100	B
Exhaust Fans								
Interior	100%			2017	\$59,900	2	\$1,500	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$8,100	2027	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
HW Heat Exchanger Low Temp	100%	0-2	\$16,800	2052	* *	4	\$4,800	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%	Now	\$7,600	LIFE	* *	1		B
<i>Leak Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : 4th Floor</i>								
Sump Pump(s) Submersible	100%			2014	\$6,100	4	\$2,000	B
Backflow Preventer No Component Generic	80%							D
	20%			2022	\$1,100	1	\$600	B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Explanation : For Sprinkler System Only</i>								
Fixtures Generic	100%							B
Vertical Transport								
Elevators Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : B-4</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Sprinkler No Component Generic	95%							D
	5%			2032	* *	1-2	\$700	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Address : 160 HALL OF FAME TERRACE
Borough : BRONX **Agency's Number** : 21017
Program / Asset # : CUN0007.170 / 2077 **Yr Built/Renovated** : 1954 / 2009
Area Sq Ft : 58,794 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 23-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3222 **Lot** : 62 **BIN** : 2100247

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$1,226,700	\$67,300
Interior Architecture		\$155,400
Electrical		\$74,500
Mechanical	\$312,600	\$538,000
Total	\$1,539,300	\$835,300
Priority A	\$1,226,700	\$67,300
Priority B	\$312,600	\$612,600
Priority C		\$155,400
Total	\$1,539,300	\$835,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$83,300	\$3,600		\$4,500
Interior Architecture	\$108,100	\$2,600	\$3,400	\$27,100
Electrical	\$30,300	\$4,300	\$3,700	\$16,500
Mechanical	\$45,100	\$6,500	\$15,200	\$20,400
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$274,800	\$24,900	\$30,300	\$76,300
Priority A	\$83,300	\$3,600		\$4,500
Priority B	\$129,100	\$18,700	\$26,900	\$65,400
Priority C	\$62,400	\$2,600	\$3,400	\$6,400
Total	\$274,800	\$24,900	\$30,300	\$76,300



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$883,700	LIFE	**	5	\$67,300	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various On Annex, Theater And Main Building</i>								
<i>Diagonal Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Throughout Theater, East Side Of Roscoe, Southeast Corner Annex</i>								
<i>Expansion Jnt Failure, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Whole East Facade Of Theater, Various Other Locations</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Throughout - Especially At Corners And Building Transitions</i>								
Masonry: Limestone	10%			LIFE	**	5	\$5,900	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%</i>								
<i>Location : Along First And Second Floor Horizontal Bands</i>								
Metal Panel	3%			2032	**	5-10	\$16,300	A
Granite Panels	2%	Now	\$23,400	LIFE	**	5	\$1,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Main Entrance</i>								
<i>Loose Units, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Main Entrance To Main Building</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Main Entrance</i>								
Windows								
Aluminum	95%	Now	\$19,400	2030	**	5	\$1,000	A
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Annex And Portions Of Main Building</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various Rooms</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2031	**	10	\$700	A

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER

Asset # : 2077

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Parapets								
Masonry: Brick	75%	Now	\$32,000	LIFE	**	5	\$2,500	A
			<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Various On Every Roof</i>					
			<i>Diagonal Cracks, Extent : Severe, Area Affected : 15%</i>					
			<i>Location : Various At Every Roof On Exterior Face</i>					
			<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%</i>					
			<i>Location : Interior Face</i>					
			<i>Spalling, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : Interior Face</i>					
Masonry: Limestone	5%	Now	\$1,900	LIFE	**	5	\$200	A
			<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : Coping</i>					
Metal Rail	10%	Now	\$700	2027	**	5	\$2,300	A
			<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Main Roof</i>					
			<i>Deteriorated Finish, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Main Roof</i>					
Metal Rail	10%			2035	**	5-10	\$5,900	A

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost		
Exterior									
Roof									
Cast in Place Concrete	13%	Now	\$5,800	LIFE		**		A	
	<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>								
	<i>Location : Terraces</i>								
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
	<i>Location : Terrace Over Lobby</i>								
Modified Bitumen	15%	Now	\$60,500	2032		**		A	
	<i>Blisters, Extent : Severe, Area Affected : 25%</i>								
	<i>Location : Annex Roof</i>								
	<i>Seams Open/Split, Extent : Moderate, Area Affected : 10%</i>								
	<i>Location : Annex Roof</i>								
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
	<i>Location : Annex Roof, Throughout</i>								
Modified Bitumen	10%	Now	\$40,400	2032		**		A	
	<i>Blisters, Extent : Severe, Area Affected : 20%</i>								
	<i>Location : Theater Roof</i>								
	<i>Seams Open/Split, Extent : Moderate, Area Affected : 10%</i>								
	<i>Location : Theater Roof</i>								
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
	<i>Location : Theater Roof</i>								
Modified Bitumen	60%	Now	\$242,100	2032		**		A	
	<i>Blisters, Extent : Severe, Area Affected : 75%</i>								
	<i>Location : Main Roof</i>								
	<i>Seams Open/Split, Extent : Moderate, Area Affected : 25%</i>								
	<i>Location : Main Roof, Throughout</i>								
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
	<i>Location : Main Roof, Throughout</i>								
Skylight, Metal/Glass	2%			2042		**	10	\$3,800	A

Interior

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	3%			2024	**	3	\$3,100	C
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Computer Labs</i>								
Cast in Place Concrete	15%	Now	\$3,100	LIFE	**	5	\$22,800	C
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North End Of Mechanical Room</i>								
Ceramic Tile	5%			2031	**	5	\$3,500	C
Quarry Tile	3%			2035	**	5	\$3,100	C
Vinyl Tile	50%			2032	**	3	\$17,400	C
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Theater And Most Of Main Building</i>								
Vinyl Tile	24%	Now	\$31,100	2022	\$155,400	3	\$6,300	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 15%</i>								
<i>Location : South Wing Of Main Building (Roscoe)</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Wing Of Main Building, And Annex</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : South Wing Main Building And Throughout Annex</i>								
Interior Walls								
Ceramic Tile	5%			2031	**	5	\$3,300	C
Concrete Masonry Unit	35%			LIFE	**	5	\$9,300	C
Gypsum Board	15%			LIFE	**	5	\$6,000	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Main Bldg - Bookstore, Lounge, Meeting Rooms</i>								
Masonry: Brick	5%			LIFE	**			C
Plaster	40%	Now	\$23,800	LIFE	**	5	\$8,000	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : South Wing Of Main Building</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : South Wing Of Main Building (roscoe)</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	2%	Now	\$10,700	2042	**	5	\$900	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
AcousTileSusp.Lay-In	58%			2042	**	5	\$41,300	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Main Building And Theater</i>								
Exposed Concrete	15%	Now	\$20,100	LIFE	**	5	\$1,700	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Concrete Beam In Basement Crawl Space Under Main Building</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Basement Crawl Space Beams Under Main Building</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Areas In Basements</i>								
Plaster	25%	Now	\$14,900	LIFE	**	5	\$11,100	B
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Third Floor In Annex And South Wing Of Main Building</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Third Floor In Annex And South Wing Of Main Building</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2048	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps And Two 400 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2039	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 500 Kva And One 15 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2048	**	5	\$200	B
Raceway								
Conduit	50%			2022	\$41,600	1		B
Conduit	50%			2048	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER

Asset # : 2077

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2044	**	5	\$100	B
Fused Disc Sw	10%			2021	\$7,700	5	\$100	B
Molded Case Bkrs	20%			2021	\$15,400	5	\$300	B
Molded Case Bkrs	65%			2044	**	5	\$800	B
Wiring								
Braided Cloth	30%	2-4	\$26,200	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	20%			2022	\$17,500	1		B
Thermoplastic	50%			2048	**	1		B
Motor Controllers								
Locally Mounted	50%			2035	**	5	\$200	B
Locally Mounted	50%			2020	\$6,200	5	\$200	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2039	**	1	\$14,900	B
Lighting								
Interior Lighting								
Fluorescent	20%			2030	**	10	\$8,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-5 Lamps</i>								
Fluorescent	30%			2027	**	10	\$12,800	B
Fluorescent	50%			2030	**	10	\$21,300	B
Egress Lighting								
Emergency, Service	50%			2030	**	1		B
Exit, Service	50%			2030	**	1		B
Exterior Lighting								
HID	100%			2027	**	10	\$200	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2030	**	1	\$1,800	B
Fire/Smoke Detection								
No Component	30%							D
Generic	70%			2030	**	1-3	\$20,800	B

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

Heating

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2022	\$119,500	1		B
Conversion Equipment								
Heat Exchanger	100%	0-2	\$11,000	2037	* *	1	\$20,700	B
			<i>Corroded, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : 3 Units</i>					
Distribution								
Steam Piping/Pump	100%	Now	\$36,100	2022	\$361,400	4	\$2,300	B
			<i>Leak Evident, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Throughout</i>					
			<i>Steam Traps Faulty, Extent : Severe, Area Affected : 25%</i>					
			<i>Location : Throughout</i>					
Terminal Devices								
Air Handler	80%			2017	\$223,200	1	\$23,000	B
Convactor/Radiator	20%			2027	* *	1	\$3,000	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	30%			2027	* *	2	\$900	B
Window/Wall Unit	50%			2017	\$53,200	1		B
No Component	20%							D
Distribution								
Ductwork/Diffusers	30%			LIFE	* *	2	\$18,100	B
No Component	70%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$25,900	B
Exhaust Fans								
Interior	100%	Now	\$2,900	2022	\$57,200	2	\$1,100	B
			<i>Broken, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Penthouse</i>					
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$15,500	2027	* *	1		B
			<i>Corroded, Extent : Severe, Area Affected : 25%</i>					
			<i>Location : Throughout</i>					
Water Heater								
Electric	100%	Now	\$8,000	2022	\$8,000	4	\$300	B
			<i>Damaged, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER

Asset # : 2077

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	65%			2017	\$6,500	4	\$900	B
Submersible	35%			2014	\$2,100	4	\$700	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-3 Fl, 1-4 Fl</i>						
		<i>Explanation : 2 Units - 1 Freight And 1 Passenger</i>						
Fire Suppression								
Standpipe								
Generic	100%			2032	* *	1-5	\$24,400	B
Sprinkler								
No Component	40%							D
Generic	60%			2032	* *	1-2	\$7,800	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE SAGE HALL
Address : 175 WEST 180th ST
Borough : BRONX **Agency's Number** : 21030
Program / Asset # : CUN0007.300 / 2064 **Yr Built/Renovated** : 1920 / 2005
Area Sq Ft : 27,328 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 14-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Sub Basement, Roof, Floors 1,2
Block : 3222 **Lot** : 62 **BIN** : 2100254

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$40,000	
Electrical		\$322,800
Mechanical		\$392,300
Total	\$40,000	\$715,100
Priority A	\$40,000	
Priority B		\$715,100
Total	\$40,000	\$715,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$27,300			\$400
Interior Architecture	\$31,100	\$3,800		
Electrical	\$1,200	\$1,400	\$1,400	\$1,300
Mechanical	\$4,500	\$1,800	\$2,400	\$31,200
Total	\$64,000	\$7,000	\$3,800	\$32,900
Priority A	\$27,300			\$400
Priority B	\$27,300	\$3,100	\$3,800	\$32,500
Priority C	\$9,500	\$3,800		
Total	\$64,000	\$7,000	\$3,800	\$32,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SAGE HALL

Asset # : 2064

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$8,500	LIFE	**	5	\$6,800	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Masonry: Brick	90%	Now	\$40,000	LIFE	**	5	\$24,400	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Loose Units, Extent : Severe, Area Affected : 5%</i>								
<i>Location : East Facade At Doorway</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Facade</i>								
Masonry: Limestone	5%	Now	\$8,300	LIFE	**	5	\$1,000	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Third Floor Horizontal Band</i>								
Windows								
Aluminum	100%			2038	**	5	\$1,100	A
Parapets								
Copper/Terne	5%			2057	**	5	\$900	A
Masonry: Brick	90%			LIFE	**	5	\$3,200	A
Pre-Cast Concrete	5%			LIFE	**	5	\$1,100	A
Roof								
Modified Bitumen	100%	Now	\$10,400	2027	**			A
<i>Blisters, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	15%	Now	\$3,600	LIFE	**	5	\$10,500	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Steps In Sub Basement</i>								
Ceramic Tile	5%			2025	**	5	\$1,600	C
Terrazzo	5%			LIFE	**	5	\$1,300	C
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor</i>								
Vinyl Tile	75%			2030	**	3	\$9,000	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SAGE HALL**

Asset # : 2064

Architecture		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
Interior								
Interior Walls								
Cast in Place Concrete	15%	Now	\$5,900	LIFE	**			C
<i>Paint Peeling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Mechanical Area - Basement</i>								
Concrete Masonry Unit	20%			LIFE	**	5	\$2,500	C
Gypsum Board	10%			LIFE	**	5	\$1,800	C
Masonry: Brick	10%			LIFE	**			C
Plaster	45%			LIFE	**	5	\$4,200	C
Ceilings								
AcousTileSusp.Lay-In	60%	Now	\$12,600	2035	**	5	\$9,600	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
Exposed Concrete	15%	Now	\$9,100	LIFE	**	5	\$800	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Beams In Basement</i>								
Plaster	25%			LIFE	**	5	\$5,000	B

Electrical		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
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$3,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 30 Kva 408v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$58,200	5	\$100	B
Raceway								
Conduit	90%			2022	\$31,700	1		B
Conduit	10%			2042	**	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$5,500	5	\$100	B
Molded Case Bkrs	10%			2038	**	5	\$100	B
Molded Case Bkrs	80%			2021	\$44,100	5	\$500	B

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SAGE HALL**

Asset # : 2064

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Wiring								
Thermoplastic	90%			2022	\$30,500	1		B
Thermoplastic	10%			2042	* *	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$300	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	* *	1	\$6,900	B
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$188,800	10	\$19,700	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
			<i>Explanation : T-8 Lamps</i>					
Egress Lighting								
Emergency, Service	50%			2022	\$1,700	1		B
Exit, Service	50%			2022	\$1,700	1		B
Exterior Lighting								
HID	100%			2022	\$9,100	10	\$100	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2022	\$7,500	1	\$800	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2027	* *	1-3	\$4,100	B

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2032	* *	1		B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Supplied From Adjacent Building</i>					
Conversion Equipment								
Heat Exchanger	100%			2018	\$5,100	1	\$10,600	B
			<i>Corroded, Extent : Severe, Area Affected : 40%</i>					
			<i>Location : Valve And Connection Pipes</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : 1 Unit - Scheduled To Be Replaced In 6 Months</i>					

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SAGE HALL**

Asset # : 2064

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Distribution								
Steam Piping/Pump	100%			2022	\$166,700	4	\$1,600	B
Terminal Devices								
Convactor/Radiator	100%			2020	\$225,600	1	\$6,900	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		B
Conversion Equipment								
Ext Pkg Unit - Cooling	30%			2022	\$33,100	2	\$400	B
Window/Wall Unit	60%			2017	\$29,500	1		B
No Component	10%							D
Ventilation								
Distribution								
Ductwork/Diffusers	30%			LIFE	* *	2-5	\$3,600	B
No Component	70%							D
Exhaust Fans								
Roof	30%			2022	\$5,700	2	\$200	B
No Component	70%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$1,400	2032	* *	1		B
		<i>Corroded, Extent : Severe, Area Affected : 10%</i>						
		<i>Location : Street Supply Line</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
Fixtures								
Generic	100%							B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE SNOW HALL
Address : 135 HALL OF FAME TERRACE
Borough : BRONX **Agency's Number** : 21048
Program / Asset # : CUN0007.480 / 2068 **Yr Built/Renovated** : 1962 /
Area Sq Ft : 9,775 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 22-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3224 **Lot** : 1 **BIN** : 2014903

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$120,200	\$37,100
Interior Architecture	\$64,600	
Mechanical		\$81,300
Total	\$184,800	\$118,400
Priority A	\$120,200	\$37,100
Priority B		\$81,300
Priority C	\$64,600	
Total	\$184,800	\$118,400

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$14,700			
Interior Architecture	\$49,100	\$1,700		\$900
Electrical	\$11,200		\$100	\$3,200
Mechanical	\$1,200	\$700	\$700	\$16,000
Total	\$76,300	\$2,400	\$800	\$20,100
Priority A	\$14,700			
Priority B	\$24,600	\$700	\$800	\$19,300
Priority C	\$36,900	\$1,700		\$900
Total	\$76,300	\$2,400	\$800	\$20,100



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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SNOW HALL**

Asset # : 2068

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$38,900	LIFE	**	5	\$11,900	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various</i>								
<i>Loose Units, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Chimney And Southeast Corner</i>								
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Wood	10%	Now	\$81,300	2042	**	5	\$3,300	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Facia</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Fascia</i>								
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Facia And Bay Window</i>								
Windows								
Wood	100%	Now	\$11,000	2047	**	5	\$1,800	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Roof								
Asphalt Shingle	100%	Now	\$3,700	2018	\$37,100			A
<i>Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

Interior

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SNOW HALL**

Asset # : 2068

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Floors								
Carpet	30%			2018	\$20,000	3	\$5,200	C
	<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Offices</i>							
Cast in Place Concrete	5%			LIFE	**	5	\$1,300	C
Ceramic Tile	5%	Now	\$1,300	2031	**	5	\$300	C
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 15%</i>							
	<i>Location : Bathrooms</i>							
Vinyl Tile	60%	Now	\$64,600	2032	**	3	\$2,600	C
	<i>Adhesion Failure, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various</i>							
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various</i>							
	<i>Poor Subfloor Evident, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Various</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$200	C
Gypsum Board	10%	Now	\$2,000	LIFE	**	5	\$700	C
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various</i>							
Plaster	85%	Now	\$33,700	LIFE	**	5	\$2,800	C
	<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Paint Peeling, Extent : Severe, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Basement, Stair, Offices</i>							
Ceilings								
AcousTile,Adhered	30%	Now	\$10,400	2027	**	5	\$1,800	B
	<i>Adhesion Failure, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : On Extended Life</i>							
Exposed Concrete	20%	Now	\$1,800	LIFE	**	5	\$400	B
	<i>Paint Peeling, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Stair</i>							
Plaster	50%			LIFE	**	5	\$3,700	B

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SNOW HALL**

Asset # : 2068

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$900	5		B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 400 Amps Main Disconnect Switch</i>							
Raceway								
Conduit	100%			2022	\$21,100	1		B
Panelboards								
Fused Disc Sw	5%			2021	\$600	5		B
Molded Case Bkrs	95%			2021	\$10,500	5	\$200	B
Wiring								
Braided Cloth	70%	2-4	\$10,300	2047	* *	1		B
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Thermoplastic	30%			2022	\$4,400	1		B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	* *	5	\$100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Corroded</i>							
Lighting								
Interior Lighting								
Fluorescent	95%			2022	\$15,900	10	\$6,700	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-8 Lamps</i>							
Incandescent	5%			2017	\$800	2		B
Egress Lighting								
Emergency, Battery	50%			2022	\$1,600	10	\$900	B
Exit, Service	50%			2017	\$600	1		B
Exterior Lighting								
Incandescent	100%			2017	\$1,700	2		B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Fuel Oil No 2	100%			2032	* *	5	\$2,400	B
Conversion Equipment								
Hot Water Boiler	100%			2035	* *	1	\$3,800	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : One Unit</i>							

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SNOW HALL

Asset # : 2068

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	100%			2030	* *	4	\$600	B
Terminal Devices								
Convactor/Radiator	100%			2020	\$81,300	1	\$2,500	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		B
Conversion Equipment								
Window/Wall Unit	80%			2017	\$14,200	1		B
No Component	20%							D
Plumbing								
H/C Water Piping								
Brass/Copper	10%			2032	* *	1		B
Galv Iron/Steel	90%			2027	* *	1		B
HW Heat Exchanger								
Low Temp	100%	Now	\$300	2032	* *	4	\$800	B
<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Basement, Heat Exchanger</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Backflow Preventer								
No Component	50%							D
Generic	50%			2022	\$400	1	\$200	B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	75%							D
Generic	25%			2032	* *	1-2	\$500	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE SOUTH HALL
Address : 187 WEST 180th STREET
Borough : BRONX **Agency's Number** : 21031
Program / Asset # : CUN0007.310 / 2065 **Yr Built/Renovated** : 1857 / 2011
Area Sq Ft : 18,978 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 15-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 3222 **Lot** : 62 **BIN** : 2100255

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$203,600	
Interior Architecture	\$259,700	\$41,800
Electrical	\$53,700	
Mechanical		\$314,400
Total	\$517,100	\$356,200
Priority A	\$203,600	
Priority B	\$177,100	\$314,400
Priority C	\$136,400	\$41,800
Total	\$517,100	\$356,200

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$77,700			
Interior Architecture	\$126,200	\$5,600	\$600	\$300
Electrical	\$3,300	\$800	\$800	\$15,100
Mechanical	\$9,600	\$31,600	\$1,800	\$26,900
Total	\$216,800	\$38,000	\$3,200	\$42,200
Priority A	\$77,700			
Priority B	\$15,700	\$32,400	\$2,600	\$41,900
Priority C	\$123,500	\$5,600	\$600	\$300
Total	\$216,800	\$38,000	\$3,200	\$42,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL

Asset # : 2065

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$142,600	LIFE	**	5	\$21,700	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various</i>								
<i>Sidewalk Shed in Use, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Repairs In Progress</i>								
Masonry: Brownstone	5%	Now	\$13,600	LIFE	**	5	\$1,000	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Window Trims</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Window Trims</i>								
Masonry: Fieldstone	10%	Now	\$28,600	LIFE	**	5	\$1,900	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : South Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Areas On East Side</i>								
<i>Explanation : Loose Units</i>								
Windows								
Aluminum	95%			2038	**	5	\$700	A
Steel	5%	Now	\$2,000	2047	**	5	\$200	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
Parapets								
Wood Cornice	100%	Now	\$61,000	2052	**	5	\$6,100	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Eaves And Fascia</i>								
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Eaves And Fascia</i>								
Roof								
Plaza Roof: Stone Panels	15%	Now	\$33,400	2048	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Basement</i>								
Under Construction	85%							D

Interior

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL

Asset # : 2065

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior Floors								
Carpet	50%			2018	\$64,800	3	\$16,800	C
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Cast in Place Concrete	10%	Now	\$6,700	LIFE	**	5	\$4,900	C
	<i>Uneven Surface, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Basement</i>							
Ceramic Tile	5%	Now	\$12,100	2031	**	5	\$600	C
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Men's Restroom</i>							
	<i>Poor Subfloor Evident, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Men's Restroom</i>							
Vinyl Tile	10%	Now	\$20,900	2032	**	3	\$800	C
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 75%</i>							
	<i>Location : Third Floor</i>							
	<i>Poor Subfloor Evident, Extent : Severe, Area Affected : 75%</i>							
	<i>Location : Third Floor</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Third Floor</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Third Floor</i>							
	<i>Explanation : 9x9 Tile</i>							
Vinyl Tile	20%			2022	\$41,800	3	\$1,700	C
Wood	5%	Now	\$23,200	2062	**	5	\$1,100	C
	<i>Loose Units, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Uneven Surface, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Basement</i>							

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL

Asset # : 2065

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Gypsum Board	10%	Now	\$38,300	LIFE	**	5	\$1,300	C
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Explanation : Mold / Mildew</i>								
Masonry: Brick	10%	Now	\$28,500	LIFE	**			C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Basement</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Spalling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Basement</i>								
Masonry: Fieldstone	5%	Now	\$32,000	LIFE	**			C
<i>Other Observation, Extent : Moderate, Area Affected : 75%</i>								
<i>Location : Basement</i>								
<i>Explanation : Water Penetration And Missing Mortar Joints</i>								
Plaster	20%	Now	\$76,900	LIFE	**	5	\$1,300	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Basement, Men's Toilet, Various</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Basement</i>								
Plaster	55%	Now	\$21,200	LIFE	**	5	\$3,500	C
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Patching Evident, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Ceilings								
AcousTile,Adhered	20%	Now	\$2,700	2035	**	5	\$2,300	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room 202 And Other Areas</i>								
Plaster	20%	Now	\$77,100	LIFE	**	5	\$2,900	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Basement, Men's Toilet</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Basement, Men's Toilet</i>								
Plaster	60%	Now	\$46,300	LIFE	**	5	\$8,600	B
<i>Patching Evident, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various</i>								

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL
Asset # : 2065

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2042	**	5	\$400	B
Switchgear / Switchboard								
Molded Case Bkrs	100%			2042	**	5	\$400	B
Raceway								
Conduit	80%			2042	**	1		B
Conduit	20%			2022	\$3,000	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$2,200	5		B
Molded Case Bkrs	20%			2021	\$4,400	5	\$100	B
Molded Case Bkrs	70%			2038	**	5	\$300	B
Wiring								
Braided Cloth	20%	2-4	\$2,500	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Upper Levels</i>								
Thermoplastic	80%			2042	**	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$4,800	B
Lighting								
Interior Lighting								
Fluorescent	100%			2027	**	10	\$13,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2027	**	1		B
Exterior Lighting								
HID	100%			2027	**	10		B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2017	\$53,700	1-3	\$3,000	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2022	\$38,600	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL

Asset # : 2065

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Heat Exchanger	100%	0-2	\$3,600	2037	* *	1	\$6,700	B
	<i>Corroded, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Heat Exchanger, Basement</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : One Unit</i>							
Distribution								
Hot Wtr Piping/Pump	100%			2021	\$83,900	4	\$700	B
Terminal Devices								
Convactor/Radiator	90%			2020	\$142,000	1	\$4,400	B
Fan Coil Unit/Heat	10%			2017	\$25,000	1	\$500	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		B
Conversion Equipment								
Window/Wall Unit	80%			2015	\$27,500	1		B
No Component	20%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$5,000	2020	\$49,900	1		B
	<i>Corroded, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
Water Heater								
Electric	100%			2015	\$2,600	4	\$100	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 50 Gal Tank</i>							
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Not Accessible	100%							D
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
Generic	100%			2032	* *	1-2	\$4,200	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : BRONX COMMUNITY COLLEGE SYSTEMS SCIENCE
Address : 111 WEST 180th STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : CUN0007.370 / 13562 **Yr Built/Renovated** : 1965 /
Area Sq Ft : 1,681 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 18-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 3222 **Lot** : 40 **BIN** : 2097308

CAPITAL

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$2,500			
Interior Architecture	\$17,600			
Electrical	\$12,100	\$100	\$100	\$16,500
Mechanical		\$100		\$6,600
Total	\$32,100	\$200	\$100	\$23,100
Priority A	\$2,500			
Priority B	\$29,600	\$200	\$100	\$23,100
Priority C				
Total	\$32,100	\$200	\$100	\$23,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SYSTEMS SCIENCE

Asset # : 13562

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	95%			LIFE	**	5	\$600	A
Concrete Masonry Unit	5%	Now	\$400	LIFE	**	5		A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Entrance</i>								
Roof								
Asphalt Shingle	100%	Now	\$2,100	2031	**			A
<i>Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	**	5	\$4,300	C
Interior Walls								
Concrete Masonry Unit	100%			LIFE	**	5	\$800	C
Ceilings								
Fiber Board	100%	Now	\$17,600	2032	**			B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2022	\$9,300	1		B
Panelboards								
Molded Case Bkrs	100%			2021	\$16,500	5		B
Wiring								
Thermoplastic	100%			2022	\$9,400	1		B
Lighting								
Interior Lighting								
Fluorescent	100%	0-2	\$11,600	2032	**			B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps, Inadequate Lighting Levels</i>								
Egress Lighting								
Emergency, Battery	50%	Now	\$300	2032	**			B
<i>Not Functioning, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Exit, Service	50%	0-2	\$100	2032	**	1		B
<i>Damaged Fixtures, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SYSTEMS SCIENCE**

Asset # : 13562

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Exterior Lighting HID	100%			2017	\$600	10		B
Alarm								
Fire/Smoke Detection Generic	100%			2017	\$15,900	1-3	\$900	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source Electricity	100%			2022		1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : This Building Is Unoccupied And Scheduled To Be Demolished</i>								
Conversion Equipment Radiant Heater	100%			2017	\$6,500	2	\$600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor</i>								
<i>Explanation : 3 Units</i>								
Plumbing								
Sanitary Piping Cast Iron	100%			LIFE	**	1		B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Address : 475 GRAND CONCOURSE
Borough : BRONX **Agency's Number** : 22002
Program / Asset # : CUN0002.010 / 2120 **Yr Built/Renovated** : 1990 / 2008
Area Sq Ft : 193,661 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 11-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,5
Block : 2346 **Lot** : 29 **BIN** : 2001038

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$341,800	\$129,600
Interior Architecture	\$819,000	\$203,700
Electrical	\$217,000	\$501,100
Mechanical	\$1,503,400	\$859,300
Total	\$2,881,200	\$1,693,700
Priority A	\$341,800	\$129,600
Priority B	\$1,987,800	\$1,434,500
Priority C	\$551,600	\$129,500
Total	\$2,881,200	\$1,693,700

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$8,700	\$44,600		\$51,700
Interior Architecture	\$5,900	\$23,700	\$13,500	\$7,400
Electrical	\$31,500	\$23,500	\$13,900	\$19,000
Mechanical	\$64,900	\$77,100	\$68,100	\$94,200
Elevators/Escalators	\$41,400	\$41,400	\$41,400	\$41,400
Total	\$152,500	\$210,400	\$136,800	\$213,800
Priority A	\$8,700	\$44,600		\$51,700
Priority B	\$143,800	\$142,000	\$123,400	\$154,700
Priority C		\$23,700	\$13,500	\$7,400
Total	\$152,500	\$210,400	\$136,800	\$213,800



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	25%			LIFE	**	5	\$37,900	A
Masonry: Brick	30%			LIFE	**	5	\$45,500	A
Metal Panel	10%	Now	\$5,900	2042	**	5	\$28,400	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Underside Of Connecting Bridge To Building C</i>								
Stucco Cement	10%			2027	**	5	\$37,900	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Wall</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Wall, And Stair At East Side</i>								
<i>Explanation : Corroded Lintel, Broken Flashing</i>								
Stucco Cement	15%			2035	**	5	\$56,800	A
Window Wall	10%			2042	**	5	\$56,800	A
Windows								
Aluminum	57%			2038	**	5	\$23,900	A
Aluminum	40%	Now	\$157,500	2030	**	5	\$8,400	A
<i>Crwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 1925 Wing</i>								
<i>Unit Inoperable, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 1925 Wing</i>								
Metal Louvers	3%			2031	**	10	\$7,900	A
Parapets								
Concrete Masonry Unit	15%			LIFE	**	5	\$1,400	A
Masonry: Brick	15%			LIFE	**	5	\$1,300	A
Masonry: Brick	25%			LIFE	**	5	\$2,100	A
Metal Panel	20%	Now	\$2,900	2042	**	5	\$3,200	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Coping At Penthouse</i>								
Metal Rail	15%			2035	**	5-10	\$22,700	A
Metal: Cage/Fence	5%			2035	**	5-10	\$3,200	A
Stucco Cement	5%			2035	**	5	\$1,100	A

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	40%	Now	\$184,300	2032	**			A
	<i>Blisters, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : 1925 Wing</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : 1925 Wing</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : 1925 Wing</i>							
Modified Bitumen	53%			2030	**	10	\$46,300	A
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : 1990 Wing</i>							
Modified Bitumen	5%			2027	**	10	\$4,400	A
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Childrens Area</i>							
	<i>Explanation : Covered With Rubber Pads</i>							
Skylight, Plastic	2%			2035	**	1		A
Interior								
Floors								
Carpet	10%			2021	\$136,800	3	\$35,600	C
Cast in Place Concrete	5%			LIFE	**	5	\$25,900	C
Ceramic Tile	5%			2031	**	5	\$11,900	C
Terrazzo	15%			LIFE	**	5	\$27,800	C
Vinyl Tile	40%			2027	**	3	\$35,600	C
Vinyl Tile	25%	0-2	\$551,600	2032	**	3	\$22,200	C
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : 1925 Wing</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : 1925 Wing</i>							
Interior Walls								
Ceramic Tile	5%			2031	**	5	\$15,100	C
Concrete Masonry Unit	40%			LIFE	**	5	\$48,200	C
Gypsum Board	45%			LIFE	**	5	\$81,300	C
Plaster	10%			LIFE	**	5	\$9,000	C

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

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

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	50%			2035	**	5	\$148,200	B
AcousTileSusp.Lay-In	25%	2-4	\$193,300	2035	**	5	\$29,600	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 1925 Wing</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : 1925 Wing</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 1925 Wing</i>								
Exposed Concrete	10%			LIFE	**	5	\$3,700	B
Exposed Struc: Steel	5%			LIFE	**			B
Gypsum Board	10%	Now	\$5,900	LIFE	**	5	\$29,600	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Below Stair to Walton Avenue</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Below Exterior Stair To Walton Avenue</i>								
<i>Explanation : Corroded Steel Beam</i>								
<hr/>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$31,800	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 3- Main Service Switches Rated @ 4000 Amperes, 3000 Amperes And 2000 Amperes.</i>								
<hr/>								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1000kva And 700kva, 480/277/208 Volts.</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2032	**	5	\$400	B
Fused Disc Sw	50%			2022	\$72,700	5	\$400	B
<hr/>								
Raceway								
Conduit	90%			2022	\$174,600	1		B
Conduit	10%			2032	**	1		B

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

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2030	**	5	\$200	B
Fused Knife Sw	10%	2-4	\$18,700	2047	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Obsolete Equipment</i>								
Molded Case Bkrs	35%			2030	**	5	\$1,500	B
Molded Case Bkrs	50%			2021	\$93,700	5	\$2,100	B
Wiring								
Braided Cloth	20%	2-4	\$39,400	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement, Upper Floors</i>								
Thermoplastic	80%			2032	**	1		B
Motor Controllers								
Locally Mounted	80%			2020	\$25,800	5	\$900	B
Locally Mounted	20%			2027	**	5	\$200	B
Ground								
Grounding Devices								
Not Accessible	100%							D
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location :</i>								
<i>Explanation : Covered With Insulation</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2027	**	1	\$48,900	B
Generators								
Diesel	50%			2035	**	1	\$30,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : 150 Kw</i>								
Diesel	50%			2025	**	1	\$30,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : 300 Kw</i>								
Batteries								
Lead/Acid	50%			2017	\$300	5	\$2,900	B
Lead/Acid	50%			2015	\$300	5	\$2,900	B
Fuel Storage								
Day Tank	50%			2030	**	5	\$14,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : 275 Gallons Capacity</i>								
Main Tank	50%			2037	**	5	\$2,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 275 Gallons Capacity</i>								
Lighting								

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Estimates are rounded to the nearest hundred dollars.

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Electrical		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
Lighting								
Interior Lighting Fluorescent	95%			2027	**	10	\$138,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T- 8 Lamps</i>							
Fluorescent	5%			2027	**	10	\$7,300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Compact Fluorescent Lamp</i>							
Egress Lighting								
Emergency, Battery	2%			2027	**	10	\$800	B
Exit, Service	98%			2027	**	1		B
Exterior Lighting								
HID	50%			2027	**	10	\$300	B
HID	50%			2017	\$32,300	10	\$300	B
Lighting Protection								
Arresters/Cabling								
No Component	50%							D
Generic	50%			2037	**	5	\$2,300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : New Addition Building Roof</i>							
	<i>Explanation : Copper Lightning Rods</i>							
Alarm								
Security System								
No Component	70%							D
Generic	30%			2022	\$160,100	1	\$17,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Corridors</i>							
	<i>Explanation : Internet Protocol Digital Video Surveillance System</i>							
Fire/Smoke Detection								
Under Construction	100%							D

Mechanical		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
Heating								
Energy Source Interruptible Gas/Dual Fuel	100%			2042	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement Vault</i>							
	<i>Explanation : #4 Fuel Oil</i>							

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment								
Furnace	10%			2027	**	1	\$7,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 1 Gas Fired Roof Top Unit</i>								
Steam Boiler	2%	0-2	\$17,200	2042	**	1	\$2,800	B
<i>Damaged, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Roof, Badly Coroded Boiler Stacks</i>								
Steam Boiler	88%			2035	**	1	\$138,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mechanical Room</i>								
<i>Explanation : 2 - #4 Oil Burning Steam Boilers</i>								
Distribution								
Hot Wtr Piping/Pump	60%			2038	**	4	\$7,000	B
Steam Piping/Pump	40%			2032	**	4	\$3,100	B
Terminal Devices								
Air Handler	30%			2027	**	1	\$29,400	B
Convactor/Radiator	40%			2027	**	1	\$20,500	B
Fan Coil Unit/Heat	30%			2027	**	1	\$15,400	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Conversion Equipment								
Centrifugal,Compressor Turbine	50%			2031	**	1	\$85,800	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mechanical Room</i>								
<i>Explanation : 2 Centrifugal Chillers Refrigerant - 134a</i>								
Int Pkg Unit - Heating/Cooling	35%	Now	\$1,229,700	2027	**	2	\$2,700	B
<i>Damaged, Extent : Severe, Area Affected : 100%</i>								
<i>Location : 2 Units Per Floor Basement Thru 4th Floor, Multiple Mechanical Defects</i>								
Ext Pkg Unit - Heating/Cooling	15%			2022		2	\$1,500	B
Terminal Devices								
Direct Expansion	50%	0-2	\$273,700	2032	**	1		B
<i>Damaged, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Multiple Mechanical Defects</i>								
Fan Coil - Cool/Heat	50%			2027	**	1	\$25,600	B
Heat Rejection								
Water Cool Tower	100%			2023		2	\$159,500	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Roof</i>								
<i>Explanation : 2 Cooling Towers</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$88,400	B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Ventilation								
Exhaust Fans								
Interior	30%			2027	* *	2	\$1,500	B
Roof	70%			2022	\$98,200	2	\$3,400	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2035	* *	1		B
Water Heater								
Gas Fired	100%			2020	\$41,100	2	\$2,400	B
HW Heat Exchanger								
Low Temp	100%			2032	* *	4	\$15,700	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2027	* *	4	\$2,000	B
Backflow Preventer								
Generic	100%			2027	* *	1	\$9,800	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
				<i>Other Observation, Extent : Light, Area Affected : 100%</i>				
				<i>Location : 1 Unit 1-6, 1 Units 1 - 5, 2 Units B - 5 And 1 Unit Serves Library 2 - 3</i>				
				<i>Explanation : Six Units</i>				
Fire Suppression								
Standpipe								
Generic	100%			2042	* *	1-5	\$80,000	B
Sprinkler								
Generic	100%			2042	* *	1-2	\$44,500	B
Fire Pump								
No Component	40%							D
Generic	60%			2031	* *	1	\$17,800	B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : HOSTOS COMMUNITY COLLEGE B BUILDING (22001)
Address : 500 GRAND CONCOURSE
Borough : BRONX **Agency's Number** : 22001
Program / Asset # : CUN0002.020 / 2121 **Yr Built/Renovated** : 1965 / 2011
Area Sq Ft : 124,892 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 10-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,5,ph
Block : 2343 **Lot** : 32 **BIN** : 2001019

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$746,200	\$417,000
Interior Architecture	\$49,100	\$736,800
Electrical		\$1,784,100
Total	\$795,300	\$2,937,900
Priority A	\$746,200	\$417,000
Priority B	\$49,100	\$1,833,300
Priority C		\$687,700
Total	\$795,300	\$2,937,900

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$37,300	\$4,200		\$2,500
Interior Architecture	\$16,400	\$11,800	\$12,900	
Electrical	\$31,100	\$2,800	\$2,100	\$1,600
Mechanical	\$50,200	\$15,500	\$24,700	\$21,000
Elevators/Escalators	\$14,800	\$14,800	\$14,800	\$14,800
Total	\$149,800	\$49,200	\$54,500	\$40,000
Priority A	\$37,300	\$4,200		\$2,500
Priority B	\$99,800	\$33,100	\$41,600	\$37,400
Priority C	\$12,700	\$11,800	\$12,900	
Total	\$149,800	\$49,200	\$54,500	\$40,000



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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	8%	Now	\$99,800	LIFE	**	5	\$15,200	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Penthouse</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Penthouse</i>								
Masonry: Brick	30%			LIFE	**	5	\$57,100	A
Pre-Cast Concrete	40%			LIFE	**	5	\$247,300	A
Pre-Cast Concrete	10%	Now	\$66,700	LIFE	**	5	\$61,800	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Northeast Corner</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Facade</i>								
<i>Explanation : Sidewalk Shed</i>								
Stucco Cement	2%	Now	\$117,000	2042	**	5	\$4,800	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Interior Face Of Penthouse</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Interior Face Of Penthouse</i>								
Window Wall	10%			2042	**	5	\$71,300	A
Windows								
Aluminum	90%			2038	**	5	\$4,600	A
Metal Louvers	5%			2031	**	10	\$1,600	A
Steel	5%	Now	\$14,600	2047	**	5	\$1,600	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Stairs, Penthouse</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Stairs, Penthouse</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Stairs, Penthouse</i>								
Parapets								
Masonry: Brick	25%	Now	\$22,700	LIFE	**	5	\$1,200	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Stairs, Penthouse And Interior Face</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
Metal Rail	5%			2027	**	5-10	\$4,200	A
Metal: Cage/Fence	20%			2035	**	5-10	\$7,200	A
Pre-Cast Concrete	50%			LIFE	**	5	\$14,600	A

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**CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)**

Asset # : 2121

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	100%	Now	\$427,000	2032	**			A
<i>Blisters, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Penthouse</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<hr/>								
Interior								
Floors								
Carpet	10%			2021	\$85,300	3	\$22,200	C
Cast in Place Concrete	10%			LIFE	**	5	\$32,300	C
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Boiler Room</i>								
Ceramic Tile	5%			2031	**	5	\$7,400	C
Panel/Paver: Cer/Brk	5%			2038	**	5	\$16,600	C
Terrazzo	5%			LIFE	**	5	\$5,800	C
Vinyl Tile	50%			2022	\$687,700	3	\$27,700	C
Vinyl Tile	5%			2030	**	3	\$2,800	C
Under Construction	10%							D
<hr/>								
Interior Walls								
Ceramic Tile	5%			2025	**	5	\$7,100	C
Concrete Masonry Unit	10%			LIFE	**	5	\$5,700	C
Gypsum Board	27%			LIFE	**	5	\$22,900	C
Gypsum Board	5%			LIFE	**	5	\$4,200	C
Marble Panels	5%			LIFE	**			C
Plaster	5%	Now	\$12,700	LIFE	**	5	\$2,100	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Mechanical Penthouse</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Penthouse</i>								
Plaster	35%			LIFE	**	5	\$14,800	C
Under Construction	8%							D
<hr/>								
Ceilings								
AcousTileSusp.Lay-In	65%			2027	**	5	\$98,300	B
AcousTileSusp.Lay-In	5%			2039	**	5	\$7,600	B
Exposed Concrete	10%			LIFE	**	5	\$2,400	B
Plaster	10%			LIFE	**	5	\$9,400	B
Under Construction	10%							D

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

Under 600 Volts

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$31,800	5	\$500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Main Service Disconnect Switch Rated @ 2500 Amperes</i>							
<hr/>								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 2-400 Kva, 480/277v</i>							
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$116,400	5	\$500	B
<hr/>								
Raceway								
Conduit	80%			2022	\$112,200	1		B
Conduit	10%			2032	* *	1		B
Under Construction	10%							D
<hr/>								
Panelboards								
Fused Disc Sw	10%			2021	\$16,500	5	\$200	B
Molded Case Bkrs	60%			2021	\$99,200	5	\$1,600	B
Molded Case Bkrs	20%			2030	* *	5	\$500	B
Under Construction	10%							D
<hr/>								
Wiring								
Braided Cloth	20%	2-4	\$29,900	2047	* *	1		B
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Limited Areas</i>							
<hr/>								
Thermoplastic	60%			2022	\$89,800	1		B
Thermoplastic	10%			2032	* *	1		B
Under Construction	10%							D
<hr/>								
Motor Controllers								
Locally Mounted	10%			2020	\$3,200	5	\$100	B
Locally Mounted	5%			2035	* *	5		B
Motor Control Center	85%			2020	\$357,800	5	\$2,400	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$1,500	B
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	80%			2022	\$695,400	10	\$72,500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-12 Lamps</i>							
<hr/>								
Fluorescent	10%			2022	\$86,900	10	\$9,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Staff Room And Basement</i>							
	<i>Explanation : T-8 Lamps</i>							
<hr/>								
Under Construction	10%							D

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Egress Lighting								
Emergency, Battery	50%			2022	\$20,000	10	\$11,900	B
Exit, Service	50%			2022	\$8,000	1		B
Exterior Lighting								
HID	100%			2022	\$41,600	10	\$300	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2022	\$103,300	1	\$11,500	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Corridors And Outside</i>					
			<i>Explanation : Internet Protocol Digital Video Surveillance System</i>					
Fire/Smoke Detection								
Under Construction	100%							D
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
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	10%			2042	**	1		B
No Component	90%							D
			<i>Other Observation, Extent : Light, Area Affected : 0%</i>					
			<i>Location :</i>					
			<i>Explanation : Hot And Chilled Water Sourced From Building #3</i>					
Conversion Equipment								
Steam Boiler	10%			2035	**	1	\$9,800	B
No Component	90%							D
			<i>Other Observation, Extent : Light, Area Affected : 0%</i>					
			<i>Location :</i>					
			<i>Explanation : Hot And Chilled Water Sourced From Building #3</i>					
Distribution								
Hot Wtr Piping/Pump	90%			2038	**	4	\$6,600	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : From East Complex</i>					
			<i>Explanation : Heating Hot Water From East Complex</i>					
Steam Piping/Pump	10%			2042	**	4	\$700	B
Terminal Devices								
Air Handler	60%			2027	**	1	\$36,700	B
Convactor/Radiator	30%			2035	**	1	\$9,600	B
Fan Coil Unit/Heat	10%			2027	**	1	\$3,200	B
Air Conditioning								
Energy Source								
Electricity	10%			2038	**	1		B
No Component	90%							D

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%			2032	**	4	\$4,900	B
<i>On Extended Life, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Of Building #1</i>								
Terminal Devices								
Air Handler/Cool/Ht	95%			2027	**	1	\$58,100	B
Air Handler/Cool/Ht	5%	Now	\$23,300	2032	**	1	\$2,800	B
<i>Damaged, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement Built-up Air Handling Unit, Defective Dampers And Damper Actuator</i>								
Heat Rejection								
No Component	90%							D
No Component	10%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$55,100	B
Exhaust Fans								
Interior	90%			2027	**	2	\$2,700	B
Roof	10%			2027	**	2	\$300	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2042	**	1		B
Water Heater								
Gas Fired	100%			2020		2	\$1,500	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%	Now	\$10,100	2032	**	4	\$1,300	B
<i>Malfunctioning, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Sub Basement, Multiple Mechanical Defects</i>								
Backflow Preventer								
Generic	100%			2027	**	1	\$6,100	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2 Unit Sub-basement - 5th Floor, 1 Unit Basement - 5th Floor</i>								
<i>Explanation : 3 Units</i>								
Fire Suppression								
Standpipe								
No Component	50%							D
Generic	50%			2042	**	1-5	\$24,900	B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression								
Sprinkler								
No Component	80%							D
Generic	20%			2042	* *	1-2	\$5,600	B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Address : 450 GRAND CONCOURSE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : CUN0002.040 / 4130 **Yr Built/Renovated** : 1994 / 2007
Area Sq Ft : 269,002 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 10-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,4,3,5
Block : 2343 **Lot** : 1 **BIN** : 2820268

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$296,400	\$218,300
Interior Architecture	\$166,700	\$568,400
Electrical		\$4,297,400
Mechanical	\$501,800	\$1,380,300
Total	\$964,800	\$6,464,500
Priority A	\$296,400	\$218,300
Priority B	\$592,800	\$5,852,500
Priority C	\$75,700	\$393,700
Total	\$964,800	\$6,464,500

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$22,600	\$8,200		\$20,400
Interior Architecture	\$23,800	\$56,600	\$8,200	
Electrical	\$27,300	\$65,400	\$30,200	\$34,900
Mechanical	\$140,900	\$139,400	\$87,700	\$136,800
Elevators/Escalators	\$41,400	\$41,400	\$41,400	\$41,400
Total	\$256,000	\$311,000	\$167,600	\$233,700
Priority A	\$22,600	\$8,200		\$20,400
Priority B	\$233,400	\$246,200	\$159,300	\$213,200
Priority C		\$56,600	\$8,200	
Total	\$256,000	\$311,000	\$167,600	\$233,700



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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%			LIFE	**	5	\$84,000	A
Masonry: Brick	5%	Now	\$17,200	LIFE	**	5	\$5,200	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : North Wall At Plaza</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Wall At Plaza</i>								
Metal Coiling Doors	5%			2035	**	5	\$16,400	A
Window Wall	10%			2042	**	5	\$39,400	A
Windows								
Aluminum	93%	Now	\$208,400	2038	**	5	\$22,200	A
<i>Hardware Missing, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Unit Inoperable, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Glass Block	2%	Now	\$5,400	LIFE	**	5	\$600	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : North Wall At Plaza</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Wall At Plaza</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Wall At Plaza</i>								
Metal Louvers	5%			2031	**	10	\$14,900	A
Parapets								
Masonry: Brick	95%			LIFE	**	5	\$7,400	A
Metal Panel	5%			2042	**	5	\$1,500	A
Roof								
Modified Bitumen	90%	0-2	\$87,900	2030	**			A
<i>Blisters, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Near Cooling Tower</i>								
Skylight, Plastic	3%			2035	**	1		A
Sloped Glazing	7%			LIFE	**	5	\$129,100	A
Interior								
Floors								
Carpet	15%			2021	\$285,100	3	\$74,100	C
Cast in Place Concrete	10%			LIFE	**	5	\$72,100	C
Ceramic Tile	5%			2031	**	5	\$16,500	C
Terrazzo	25%			LIFE	**	5	\$64,300	C
Vinyl Tile	40%			2027	**	3	\$49,400	C
Wood	5%			2050	**	5	\$30,900	C
Interior Walls								
Ceramic Tile	30%			2031	**	5	\$151,400	C
Concrete Masonry Unit	10%			LIFE	**	5	\$20,200	C
Gypsum Board	60%			LIFE	**	5	\$181,600	C

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileSusp.Lay-In	68%			2035	**	5	\$182,000	B
Exposed Struc: Steel	2%	4+	\$23,800	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Steel Beam In Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Below Main Entrance</i>								
Gypsum Board	25%			LIFE	**	5	\$83,700	B
Metal Panel	5%			LIFE	**	5	\$16,700	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	**	5	\$1,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 3 - Bolted Pressure Contact Switches Rated @ 4000 Amperes Each</i>								
Transformers								
Dry Type	100%			2027	**	5	\$800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 225 Kva And 150 Kva, 460/277/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	90%			2032	**	5	\$900	B
Molded Case Bkrs	10%			2032	**	5	\$600	B
Raceway								
Conduit	100%			2032	**	1		B
Panelboards								
Fused Disc Sw	50%			2030	**	5	\$2,600	B
Molded Case Bkrs	50%			2030	**	5	\$2,900	B
Wiring								
Thermoplastic	100%			2032	**	1		B
Motor Controllers								
Locally Mounted	10%			2027	**	5	\$100	B
Motor Control Center	90%			2027	**	5	\$5,400	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$3,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Fire Pump Room</i>								
<i>Explanation : Connected To Metal Water Pipe</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2027	**	1	\$67,900	B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Stand-by Power								
Generators								
Diesel	100%			2025	* *	1	\$85,200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Generator Room</i>							
	<i>Explanation : 700 Kw, Detroit Diesel Generator</i>							
Batteries								
Nickel Cadmium	100%			2015		5	\$49,100	B
Fuel Storage								
Day Tank	50%			2030	* *	5	\$20,400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Generator Room</i>							
	<i>Explanation : 275 Gallons Capacity</i>							
Underground Storage	50%			LIFE	* *	5	\$6,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Outside</i>							
	<i>Explanation : 2500 Gallons Capacity</i>							
Lighting								
Interior Lighting								
Fluorescent	95%			2022	\$1,840,300	10	\$191,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-8 Lamps</i>							
Fluorescent	3%			2022	\$58,100	10	\$6,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Incandescent	2%			2022	\$38,700	2	\$100	B
Egress Lighting								
Exit, LED	25%			2037	* *	1		B
Exit, Service	75%			2022	\$26,700	1		B
Exterior Lighting								
HID	100%			2022	\$89,700	10	\$700	B
Lightning Protection								
Arresters/Cabling								
Generic	100%			2037	* *	5	\$6,500	B
Alarm								
Security System								
No Component	60%							D
Generic	40%			2022	\$296,500	1	\$32,900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Corridors And Outside</i>							
	<i>Explanation : Internet Protocol Digital Video Surveillance System</i>							
Fire/Smoke Detection								
No Component	30%							D
Generic	70%			2022	\$1,776,300	1-3	\$95,100	B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Interruptible Gas/Dual Fuel	100%			2042	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Under Ground Tanks</i>							
	<i>Explanation : 1 - 20,000 Gallon Tank</i>							
Conversion Equipment								
Hot Water Boiler	100%			2035	**	1	\$109,100	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 2 - Hot Water Boilers</i>							
Distribution								
Hot Wtr Piping/Pump	1%	Now	\$12,300	2047	**	4	\$100	B
	<i>Broken, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Isolation Valve Not Holding</i>							
Hot Wtr Piping/Pump	99%			2038	**	4	\$16,100	B
Terminal Devices								
Air Handler	60%			2027	**	1	\$81,800	B
Convactor/Radiator	10%	Now	\$46,300	2027	**	1	\$6,400	B
	<i>Damaged, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Fins Are Severly Damaged On Perimeter Radiators</i>							
Fan Coil Unit/Heat	30%			2027	**	1	\$21,400	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Conversion Equipment								
Centrifugal, Elec Chiller	2%	Now	\$13,200	2037	**	1	\$4,300	B
	<i>Damaged, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Penthouse Mechanical Equipment Room, Defective Compressor</i>							
Centrifugal, Elec Chiller	58%			2031	**	1	\$138,300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Penthouse Mechanical Equipment Room</i>							
	<i>Explanation : Refrigeration R11</i>							
Int Pkg Unit - Heating/Cooling	5%	Now	\$244,000	2027	**	2	\$500	B
	<i>Broken, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : All Floors, Multiple Mechanical Defects</i>							
Ext Pkg Unit - Heating/Cooling	35%			2022	**	2	\$4,800	B
Distribution								
Chilled Wtr Pipe/Pump	100%			2042	**	4	\$16,300	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Dual Temp Loop</i>							
Terminal Devices								
Air Handler/Cool/Ht	100%			2027	**	1	\$136,300	B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Heat Rejection								
Water Cool Tower	100%			2023	\$703,300	2	\$221,500	B
<i>Damaged, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Penthouse Roof, Deteriorating Cells</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%	Now	\$211,500	LIFE	**	2-5	\$122,700	B
<i>Malfunctioning, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Heating Duct In East Stairway Never Made Operational</i>								
Exhaust Fans								
Interior	10%			2027	**	2	\$700	B
Roof	90%	Now	\$8,800	2027	**	2	\$4,900	B
<i>Damaged, Extent : Light, Area Affected : 5%</i>								
<i>Location : Roof Fan Covers Missing</i>								
Plumbing								
H/C Water Piping								
Brass/Copper	100%	0-2	\$14,600	2042	**	1		B
<i>Damaged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 3 Of 3 Defective Pump Impellers</i>								
<i>Pump(s) Malfunctioning, Extent : Moderate, Area Affected : 33%</i>								
<i>Location : Defective Controls On 1 Of 3 Booster Pumps</i>								
Water Heater								
Gas Fired	100%			2020	\$57,000	2	\$3,300	B
HW Heat Exchanger								
Low Temp	100%			2042	**	4	\$32,700	B
Sanitary Piping								
Cast Iron	2%	Now	\$2,100	LIFE	**	1		B
<i>Leak Evident, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement, Leaky House Trap</i>								
Cast Iron	98%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Pool Filter/Treatment								
Sand	100%			2035	**	4	\$81,800	B
<i>Damaged, Extent : Light, Area Affected : 100%</i>								
<i>Location : Pool Equipment Room, Valves Need To Be Replaced, Defective Chemical Controller</i>								
<i>Other Observation, Extent : Light, Area Affected : 80%</i>								
<i>Location : Pool Mechanical Room</i>								
<i>Explanation : Plastic Piping</i>								
Backflow Preventer								
Generic	100%			2027	**	1	\$13,600	B
Fixtures								
Generic	100%							B
Vertical Transport								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Vertical Transport Elevators Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : (1) B-5, (2) B-4</i> <i>Explanation : Two Passenger, One Freight</i>								
Fire Suppression Standpipe Generic	100%			2042	* *	1-5	\$111,200	B
Sprinkler Generic	100%			2042	* *	1-2	\$61,800	B
<i>No Backflow Preventer, Extent : Moderate, Area Affected : 100%</i> <i>Location : Basement</i>								
Fire Pump Generic	100%			2031	* *	1	\$41,200	B

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D
Address : 120 EAST 149TH ST.
Borough : BRONX **Agency's Number** : 220-05
Program / Asset # : CUN0002.050 / 13556 **Yr Built/Renovated** : 1995 /
Area Sq Ft : 43,078 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 11-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 2350 **Lot** : 39 **BIN** : 2001091

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$374,500	
Electrical			\$741,800
Total		\$374,500	\$741,800
Priority A		\$374,500	
Priority B			\$741,800
Total		\$374,500	\$741,800

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$9,600	\$21,600		\$1,900
Interior Architecture		\$35,900	\$1,700	
Electrical	\$4,800	\$6,600	\$5,500	\$5,100
Mechanical	\$16,900	\$4,600	\$8,100	\$4,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$35,300	\$72,600	\$19,300	\$15,500
Priority A	\$9,600	\$21,600		\$1,900
Priority B	\$25,700	\$39,300	\$17,600	\$13,600
Priority C		\$11,700	\$1,700	
Total	\$35,300	\$72,600	\$19,300	\$15,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D

Asset # : 13556

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	65%			LIFE	**	5	\$32,800	A
Metal Coiling Doors	5%			2035	**	5	\$7,900	A
Stucco Cement	28%			2035	**	5	\$35,400	A
Window Wall	2%			2042	**	5	\$3,800	A
Windows								
Aluminum	93%	Now	\$6,200	2038	**	5	\$700	A
	<i>Unit Inoperable, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
Fiberglass Panel	5%			2038	**	5	\$300	A
Glass Block	2%			LIFE	**	5		A
Parapets								
Masonry: Brick	7%			LIFE	**	5	\$200	A
	<i>Efflorescence, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : East Facade</i>							
Metal Rail	90%	4+	\$3,000	2035	**	5	\$20,500	A
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Pre-Cast Concrete	3%	Now	\$400	LIFE	**	5	\$600	A
	<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Coping At East Parapet</i>							
Roof								
Modified Bitumen	95%	Now	\$374,500	2032	**			A
	<i>Blisters, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Vegetation Growth, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : At Drains</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Over Multipurpose Room</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Skylight, Plastic	5%			2035	**	1		A
Interior								
Floors								
Carpet	30%			2021	\$88,300	3	\$22,900	C
Cast in Place Concrete	5%			LIFE	**	5	\$5,600	C
Ceramic Tile	2%			2031	**	5	\$1,000	C
Vinyl Tile	63%			2027	**	3	\$12,000	C
Interior Walls								
Ceramic Tile	5%			2031	**	5	\$2,400	C
Gypsum Board	93%			LIFE	**	5	\$27,200	C
Masonry: Brick	2%			LIFE	**			C

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D**

Asset # : 13556

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

Interior

Ceilings

AcousTileSusp.Lay-In	93%			2035	**	5	\$48,500	B
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Staining/Discoloring, Extent : Light, Area Affected : 5%

Location : Multipurpose Room

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

Location : Multipurpose Room

Exposed Struc: Steel	2%			LIFE	**			B
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Gypsum Board	5%			LIFE	**	5	\$3,300	B
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Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2032	**	5	\$200	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : Bolted Pressure Contact Switch Rated @ 2500 Amperes

Switchgear / Switchboard

Fused Disc Sw	100%			2032	**	5	\$200	B
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Raceway

Conduit	100%			2032	**	1		B
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Panelboards

Fused Disc Sw	10%			2030	**	5	\$100	B
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Molded Case Bkrs	90%			2030	**	5	\$800	B
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Wiring

Thermoplastic	100%			2032	**	1		B
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Motor Controllers

Locally Mounted	100%			2027	**	5	\$200	B
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Ground

Grounding Devices

Not Accessible	100%							D
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Stand-by Power

Transfer Switches

Automatic	100%			2027	**	1	\$10,900	B
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Generators

Natural Gas	100%			2025	**	1	\$13,700	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Roof

Explanation : 65 Kw Katolight Generator

Batteries

Lead/Acid	100%			2015		5	\$1,300	B
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Lighting

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D**

Asset # : 13556

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	90%			2022	\$269,800	10	\$28,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-8 Lamps</i>							
Fluorescent	10%			2022	\$30,000	10	\$3,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Egress Lighting Exit, Service	100%			2022	\$5,500	1		B
Alarm								
Security System No Component Generic	70%							D
	30%			2022	\$35,600	1	\$4,000	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Corridors</i>							
	<i>Explanation : Internet Protocol Digital Video Surveillance System</i>							
Fire/Smoke Detection Generic	100%			2022	\$406,400	1-3	\$21,800	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source Natural Gas	100%			2042	**	1		B
Conversion Equipment Hot Water Boiler	100%			2035	**	1	\$16,900	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Boiler Room</i>							
	<i>Explanation : 2 Triple Stage Sectional Hot Water Boilers</i>							
Distribution Hot Wtr Piping/Pump	100%			2038	**	4	\$2,500	B
Terminal Devices Air Handler	70%			2027	**	1	\$14,800	B
Convector/Radiator	30%			2035	**	1	\$3,300	B
Air Conditioning								
Energy Source Electricity	100%			2038	**	1		B
Conversion Equipment Ext Pkg Unit - Cooling	100%	0-2	\$8,800	2027	**	2	\$1,700	B
	<i>Malfunctioning, Extent : Moderate, Area Affected : 80%</i>							
	<i>Location : Roof, 3 Of 4 Units Have Multiple Mechanical Defects</i>							
Ventilation								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D

Asset # : 13556

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$19,000	B
Exhaust Fans								
Interior	60%			2027	**	2	\$600	B
Roof	40%			2027	**	2	\$400	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$2,300	2035	**	1		B
<i>Booster Pump w/Tank, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement - Defective Pump Impeller, Defective Booster Pump Controls</i>								
Water Heater								
Gas Fired	100%			2020		2	\$500	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Backflow Preventer								
Generic	100%			2030	**	1	\$2,100	B
<i>Other Observation, Extent : Light, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Explanation : Fire Main Only</i>								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-3</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Sprinkler								
Generic	100%			2042	**	1-2	\$9,600	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE
Address : 1915 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : KG117-097
Program / Asset # : CUN0003.050 / 13594 **Yr Built/Renovated** : 2003 /
Area Sq Ft : 50,435 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 06-Jun-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2,ph
Block : 8760 **Lot** : 60 **BIN** : 3326936

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$43,100	\$92,400
Interior Architecture	\$95,900	\$52,300
Electrical		\$37,900
Total	\$139,000	\$182,500
Priority A	\$43,100	\$92,400
Priority B		\$37,900
Priority C	\$95,900	\$52,300
Total	\$139,000	\$182,500

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$68,100		\$36,300	
Interior Architecture	\$34,700	\$7,700	\$37,100	
Electrical	\$3,600	\$2,400	\$2,900	\$2,400
Mechanical	\$20,600	\$9,200	\$11,100	\$7,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$130,900	\$23,300	\$91,400	\$13,700
Priority A	\$68,100		\$36,300	
Priority B	\$50,100	\$15,600	\$48,200	\$13,700
Priority C	\$12,700	\$7,700	\$6,900	
Total	\$130,900	\$23,300	\$91,400	\$13,700



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Asset # : 13594

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

Exterior

Exterior Walls

Masonry: Brick	70%			LIFE	**	5	\$86,200	A
Metal Panel	10%			2049	**	5-10	\$42,300	A
Pre-Cast Concrete	5%			LIFE	**	5	\$20,000	A
Stucco Cement	10%			2036	**	5	\$15,400	A
Window Wall	5%			2049	**	5	\$11,500	A

Windows

Aluminum	95%			2039	**	5	\$9,700	A
Metal Louvers	5%			2032	**	10	\$3,200	A

Parapets

Masonry: Brick	60%			LIFE	**	5-10	\$35,700	A
Metal Rail	30%			2036	**	5-10	\$47,100	A
Pre-Cast Concrete	10%			LIFE	**	5	\$10,900	A

Roof

Copper/Terne	5%			2051	**	10	\$6,500	A
Modified Bitumen	90%			2028	**	10	\$46,700	A
Modified Bitumen	5%			2028	**	10	\$2,600	A

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

Location : Small Roof Section

Explanation : Block Pavers Over Membrane

Interior

Floors

Carpet	25%			2024	**	3	\$23,200	C
Cast in Place Concrete	5%			LIFE	**	5	\$13,500	C
Ceramic Tile	3%			2036	**	5	\$1,900	C
Slate	7%			LIFE	**	5	\$9,200	C
Vinyl Tile	60%			2028	**	3	\$13,900	C

Interior Walls

Ceramic Tile	3%			2036	**	5	\$2,800	C
Glass: Single Pane	2%			LIFE	**	5	\$2,800	C
Gypsum Board	95%			LIFE	**	5-10	\$148,200	C

Ceilings

AcousTileSusp.Lay-In	85%			2036	**	5	\$60,400	B
Exposed Struc: Steel	10%			LIFE	**	10	\$14,200	B
Gypsum Board	5%			LIFE	**	5-10	\$12,200	B

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2043	**	5	\$200	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : One 1600 Amps Main Disconnect Switch

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Asset # : 13594

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Transformers								
Dry Type	100%			2036	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 150 Kva, 480hv/208-120 Lv</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2043	**	5	\$200	B
Raceway								
Conduit	100%			2043	**	1		B
Panelboards								
Fused Disc Sw	5%			2039	**	5		B
Molded Case Bkrs	95%			2039	**	5	\$1,000	B
Wiring								
Thermoplastic	100%			2043	**	1		B
Motor Controllers								
Locally Mounted	100%			2036	**	5	\$300	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,200	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2036	**	1	\$12,700	B
Lighting								
Interior Lighting								
Fluorescent	95%			2028	**	10	\$36,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Fluorescent	5%			2028	**	10	\$1,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Cfl Fixtures</i>								
Egress Lighting								
Emergency, Service	50%			2028	**	1		B
Exit, Service	50%			2028	**	1		B
Exterior Lighting								
Fluorescent	100%			2028	**	10	\$3,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : Cfl Fixtures</i>								
Alarm								
Security System								
No Component	70%							D
Generic	30%			2028	**	1	\$4,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Cameras</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Asset # : 13594

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

Alarm

Fire/Smoke Detection

No Component

70%

Generic

30%

2028

* *

1-3

\$7,600

D

B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Hallways**Explanation : Strobe Lights, Manual Pull Station, Smoke Detectors*

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

Heating

Energy Source

HTHW/HW

100%

2033

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Mech Room**Explanation : Hot Water Provided From Building P*

Conversion Equipment

HTHW/HW Exchanger

100%

2032

* *

2

\$2,600

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : 1st Floor Mech Equip Room**Explanation : 5 Units*

Distribution

Hot Wtr Piping/Pump

100%

2039

* *

4

\$3,100

B

Terminal Devices

Air Handler

80%

2028

* *

1

\$20,400

B

Convactor/Radiator

20%

2036

* *

1

\$2,700

B

Air Conditioning

Energy Source

District C.W.

100%

2043

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Mech Room**Explanation : Chilled Water Provided From Building P*

Distribution

Chilled Wtr Pipe/Pump

100%

2043

* *

4

\$3,100

B

Terminal Devices

Air Handler/Cool/Ht

100%

2028

* *

1

\$25,600

B

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

* *

2-5

\$36,400

B

Exhaust Fans

Interior

90%

2028

* *

2

\$1,100

B

Roof

10%

2028

* *

2

\$100

B

Plumbing

H/C Water Piping

Brass/Copper

100%

2043

* *

1

B

Water Heater

Electric

100%

2021

\$7,100

4

\$200

B

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

Estimates are rounded to the nearest hundred dollars.

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Asset # : 13594

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-2</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Standpipe								
Generic	100%			2043	* *	1-5	\$20,800	B
Sprinkler								
Generic	100%			2043	* *	1-2	\$11,600	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG**
Address : **2001 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **00A-230A**
Program / Asset # : **CUN0003.0A0 / 2795** **Yr Built/Renovated** : **1977 / 2000**
Area Sq Ft : **32,126** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **04-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2**
Block : **8760** **Lot** : **60** **BIN** : **3326937**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$417,900	\$384,900
Interior Architecture	\$52,000	\$198,400
Electrical		\$460,100
Mechanical		\$336,800
Total	\$469,900	\$1,380,300
Priority A	\$417,900	\$384,900
Priority B		\$796,900
Priority C	\$52,000	\$198,400
Total	\$469,900	\$1,380,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$21,500			\$16,000
Interior Architecture	\$76,200			\$16,000
Electrical	\$6,100	\$3,200	\$3,700	\$4,400
Mechanical	\$14,700	\$5,500	\$7,500	\$7,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$122,500	\$12,700	\$15,200	\$31,400
Priority A	\$21,500			\$15,400
Priority B	\$79,500	\$12,700	\$15,200	\$15,400
Priority C	\$21,400			\$16,000
Total	\$122,500	\$12,700	\$15,200	\$31,400



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Asset # : 2795

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$225,600	LIFE	**	5	\$68,800	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Mechanical Room On First Floor</i>							
	<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : At Bridge Connecting G Building</i>							
Window Wall	15%			2043	**	5	\$45,500	A
Windows								
Aluminum	95%	Now	\$143,500	2031	**	5	\$7,600	A
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Offices</i>							
Metal Louvers	5%			2032	**	10	\$5,000	A
Parapets								
Metal Rail	100%	Now	\$21,500	2028	**	5	\$72,400	A
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Roof								
Single Ply Membrane	97%	Now	\$48,700	2018	\$243,700			A
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various Offices And Corridors</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Missing Drain Covers</i>							
Skylight, Plastic	3%			2036	**	1		A
Interior								
Floors								
Carpet	45%			2019	\$123,100	3	\$42,700	C
Cast in Place Concrete	5%	Now	\$3,500	LIFE	**	5	\$5,200	C
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Mechanical Room</i>							
Ceramic Tile	5%			2032	**	5	\$2,400	C
Vinyl Tile	45%			2023	\$198,400	3	\$10,700	C
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$3,000	C
Concrete Masonry Unit	10%			LIFE	**	5	\$4,700	C
Glass: Single Pane	5%			LIFE	**	5	\$4,400	C
Gypsum Board	80%			LIFE	**	5-10	\$80,400	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Asset # : 2795

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileSusp.Lay-In	65%			2028	**	5	\$30,800	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Offices And Corridors</i>								
Exposed Concrete	5%			LIFE	**	5-10	\$3,000	B
Exposed Struc: Steel	5%			LIFE	**	10	\$4,700	B
Gypsum Board	15%			LIFE	**	5-10	\$24,400	B
Gypsum Board	5%	Now	\$29,300	LIFE	**	5	\$3,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Exterior Ceiling At North Side Near Connecting Bridge</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Exterior Ceiling At North Side Near Connecting Bridge</i>								
Plaster	5%			LIFE	**	5-10	\$4,100	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$15,600	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switches Rated @ 1- 3000 Amperes, 1- 2000 Amperes And 2- 1200 Amperes</i>								
Transformers								
Dry Type	100%			2021	\$13,600	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 750 Kva, 480/208/120 Volts</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$72,700	5	\$100	B
Raceway								
Conduit	95%			2023	\$37,800	1		B
Conduit	5%			2033	**	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$2,200	5		B
Molded Case Bkrs	95%			2022	\$41,900	5	\$700	B
Wiring								
Thermoplastic	95%			2023	\$38,900	1		B
Thermoplastic	5%			2033	**	1		B
Motor Controlllers								
Locally Mounted	5%			2021	\$2,700	5		B
Motor Control Center	95%			2021	\$51,300	5	\$700	B

Ground

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Asset # : 2795

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ground								
Grounding Devices								
Generic	100%	Now	\$500	LIFE	**	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Sprinkler Room</i>								
<i>Explanation : Covered With Paint</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$10,300	1	\$8,100	B
Generators								
Diesel	100%			2019	\$66,100	1	\$10,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 205 Kw</i>								
Batteries								
Nickel Cadmium	100%			2015	\$600	5	\$5,900	B
Fuel Storage								
Day Tank	50%			2022	\$1,300	5	\$2,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 50 Gallons Capacity</i>								
Main Tank	50%			2026	**	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 600 Gallons Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent	97%			2023	\$151,300	10	\$28,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Incandescent	3%			2018	\$4,700	2		B
Egress Lighting								
Emergency, Service	50%			2023	\$2,600	1		B
Exit, Service	50%			2023	\$2,600	1		B
Exterior Lighting								
HID	100%			2018	\$10,700	10	\$100	B
Lightning Protection								
Arresters/Cabling								
Generic	100%			2026	**	5	\$800	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2031	**	1	\$3,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Surveillance System</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG

Asset # : 2795

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

Alarm

Fire/Smoke Detection

No Component	70%							D
Generic	30%			2031	**	1-3	\$4,900	B

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

Location : Hallways

Explanation : Strobe Lights, Manual Pull Station And Smoke Detector

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

Heating

Energy Source

HTHW/HW	100%			2033	**	1		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : 1st Floor Mech Room

Explanation : Hot Water Provided From Building P

Distribution

Hot Wtr Piping/Pump	100%			2031	**	4	\$2,300	B
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Terminal Devices

Air Handler	80%			2018	\$152,000	1	\$15,700	B
Convactor/Radiator	20%			2028	**	1	\$2,100	B

Air Conditioning

Energy Source

District C.W.	100%			2033	**	1		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Mech Room

Explanation : Chilled Water Provided From Building P

Distribution

Chilled Wtr Pipe/Pump	100%			2033	**	4	\$1,600	B
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Terminal Devices

Air Handler/Cool/Ht	100%			2018	\$149,700	1	\$19,600	B
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Ventilation

Distribution

Ductwork/Diffusers	100%			LIFE	**	2-5	\$28,000	B
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Exhaust Fans

Interior	90%			2023	\$35,100	2	\$900	B
Roof	10%			2023	\$2,800	2	\$100	B

Plumbing

H/C Water Piping

Brass/Copper	100%			2033	**	1		B
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HW Heat Exchanger

Low Temp	100%			2033	**	4	\$3,100	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Mech Room

Explanation : 2 Units

Sanitary Piping

Cast Iron	100%			LIFE	**	1		B
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Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Asset # : 2795

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Plumbing							
Storm Drain Piping							
Cast Iron	100%			LIFE	* *	1	B
Fixtures							
Generic	100%						B
Vertical Transport							
Elevators							
Hydraulic	100%			LIFE	* *		C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : 1-2</i>					
		<i>Explanation : 1 Unit</i>					
Fire Suppression							
Standpipe							
Generic	100%			2043	* *	1-5	\$16,000 B
Sprinkler							
No Component	80%						D
Generic	20%			2033	* *	1-2	\$1,800 B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S**
Address : **2120 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230S**
Program / Asset # : **CUN0003.OS0 / 2106** **Yr Built/Renovated** : **1976 / 2000**
Area Sq Ft : **105,724** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **06-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2,3**
Block : **8760** **Lot** : **60** **BIN** : **3326934**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$611,400	\$662,400
Interior Architecture	\$626,400	\$657,100
Electrical		\$1,891,200
Mechanical	\$276,000	\$781,400
Total	\$1,513,700	\$3,992,100
Priority A	\$611,400	\$662,400
Priority B	\$313,900	\$3,234,800
Priority C	\$588,400	\$94,800
Total	\$1,513,700	\$3,992,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$45,000			
Interior Architecture	\$108,600			\$41,900
Electrical	\$25,100	\$8,600	\$10,200	\$13,000
Mechanical	\$49,000	\$13,000	\$19,300	\$11,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$231,600	\$25,500	\$33,400	\$70,500
Priority A	\$45,000			
Priority B	\$154,500	\$25,500	\$33,400	\$28,600
Priority C	\$32,100			\$41,900
Total	\$231,600	\$25,500	\$33,400	\$70,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	88%	Now	\$224,100	LIFE	**	5	\$136,600	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Lintels</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Pre-Cast Concrete	2%			LIFE	**	5	\$20,200	A
Window Wall	10%	Now	\$250,100	2043	**	5	\$29,100	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Clearstories</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Classrooms At West Wing</i>								
Windows								
Aluminum	90%	Now	\$19,500	2031	**	5	\$2,100	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Classrooms</i>								
Metal Louvers	10%			2032	**	10	\$2,900	A
Parapets								
Masonry: Brick	95%	Now	\$76,000	LIFE	**	5	\$11,700	A
<i>Vertical Cracks, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : East Parapet</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Pre-Cast Concrete	5%	Now	\$2,400	LIFE	**	5	\$3,900	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Roof								
Copper/Terne	25%			2051	**	10	\$58,500	A
Modified Bitumen	45%			2023	\$297,700	10	\$42,100	A
Single Ply Membrane	20%	Now	\$13,000	2018	\$65,000			A
<i>Ponding, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Wing</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Room 162</i>								
Skylight, Plastic	5%			2036	**	1		A
Sloped Glazing	5%	Now	\$61,300	LIFE	**	5	\$62,400	A
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Greenhouse</i>								

Interior

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Floors								
Carpet	15%	Now	\$21,900	2019	\$109,500	3	\$28,500	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	20%			LIFE	**	5	\$110,700	C
Ceramic Tile	5%			2032	**	5	\$6,300	C
Paver: Asphalt	25%			2032	**	5	\$47,500	C
Vinyl Tile	35%	4+	\$412,100	2033	**	3	\$16,600	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
Interior Walls								
Concrete Masonry Unit	20%	Now	\$48,600	LIFE	**	5	\$10,500	C
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Second Floor Corridor Of Art Wing</i>								
Fiberglass Panel	25%			LIFE	**	10	\$8,200	C
Gypsum Board	50%			LIFE	**	5-10	\$111,800	C
Masonry: Brick	5%			LIFE	**	10	\$2,000	C
Ceilings								
Exposed Concrete	25%			LIFE	**	5-10	\$39,500	B
Exposed Struc: Steel	5%	4+	\$28,100	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room S159</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Studios</i>								
Exposed Struc: Steel	15%			LIFE	**	10	\$38,000	B
Fiber Board	50%			2023	\$562,200			B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Gypsum Board	5%			LIFE	**	5-10	\$21,700	B
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Room 162</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$32,800	3	\$400	B
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								

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

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Transformers								
Dry Type	100%			2021	\$32,700	3	\$500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Outside</i>							
	<i>Explanation : 2000 Kva, 4160/480/277 Volts</i>							
Feeders								
Cable	100%			2022	\$1,000	1		B
Raceway								
Conduit	100%			2023	\$3,500	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$31,800	5	\$400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Three 3000 Amps Main Disconnect Switch</i>							
Transformers								
Dry Type	100%			2021	\$13,600	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical And Mechanical Rooms</i>							
	<i>Explanation : 1- 300 Kva, 1- 112 Kva, 1- 75 Kva</i>							
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$116,400	5	\$400	B
Raceway								
Conduit	100%			2023	\$140,200	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$13,200	5	\$200	B
Molded Case Bkrs	90%			2022	\$119,000	5	\$2,100	B
Wiring								
Thermoplastic	100%			2023	\$149,700	1		B
Motor Controllers								
Locally Mounted	10%			2021	\$3,200	5	\$100	B
Motor Control Center	90%			2021	\$378,800	5	\$2,100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$2,600	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$22,500	1	\$26,700	B
Generators								
Diesel	100%			2019	\$111,800	1	\$33,500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Outside</i>							
	<i>Explanation : Generator Rated @ 150 Kw</i>							
Batteries								
Nickel Cadmium	100%			2015	\$600	5	\$19,300	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Fuel Storage								
Day Tank	50%			2022	\$3,400	5	\$7,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : 8 Gallons Capacity</i>								
Main Tank	50%			2026	**	5	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 600 Gallons Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent	8%			2018	\$59,500	10	\$6,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
<i>Explanation : Using Compact Lamps</i>								
Fluorescent	90%			2023	\$669,700	10	\$69,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Incandescent	2%			2018	\$14,900	2		B
Egress Lighting								
Emergency, Service	50%			2023	\$6,800	1		B
Exit, Service	50%			2023	\$6,800	1		B
Exterior Lighting								
Incandescent	100%			2018	\$76,100	2	\$200	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2031	**	1	\$3,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : CCTV Camera Surveillance</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2031	**	1-3	\$16,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways And Mechanical Rooms</i>								
<i>Explanation : Strobe Lights, Manual Pull Stations, Smoke Detectors And Horns</i>								

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

Heating

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : Hot Water Provided From Building P</i>								
Conversion Equipment HTHW/HW Exchanger	100%			2026	**	2	\$5,200	B
Distribution Hot Wtr Piping/Pump	100%	Now	\$47,300	2031	**	4	\$4,200	B
<i>Corroded, Extent : Severe, Area Affected : 30%</i>								
<i>Location : 2nd Floor Mech Room And Various Other Locations</i>								
Terminal Devices Air Handler	60%	Now	\$182,700	2028	**	1	\$28,300	B
<i>Corroded, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Inside The Rtus On The Roof</i>								
<i>Damaged, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Coils Of Rtus Rotted Out - Rtus Are Exposed To Sea Air</i>								
<i>Leak Evident, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Roof Rtu</i>								
Convector/Radiator	35%			2021		1	\$9,600	B
Fan Coil Unit/Heat	5%			2023		1	\$1,400	B
Air Conditioning								
Energy Source District C.W.	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2nd Floor Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution Chilled Wtr Pipe/Pump	100%	Now	\$46,000	2033	**	4	\$4,200	B
<i>Corroded, Extent : Severe, Area Affected : 40%</i>								
<i>Location : 2nd Floor Mech Room And Various Other Locations</i>								
Terminal Devices Air Handler/Cool/Ht	100%			2018		1	\$52,400	B
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	**	2-5	\$74,700	B
Exhaust Fans Interior	10%			2023		2	\$300	B
Roof	90%	Now	\$6,700	2028	**	2	\$1,900	B
<i>Unit Inoperable, Extent : Light, Area Affected : 60%</i>								
<i>Location : Roof</i>								
Plumbing								
H/C Water Piping Brass/Copper	100%	Now	\$5,600	2033	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : H W Mixing Valve And Head Valve In 2nd Floor Mech Room</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Water Heater Electric	100%			2021	\$14,600	4	\$500	B
HW Heat Exchanger HTHW/HW	100%			2033	* *			B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Fixtures Generic	100%							B
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-3 & Roof</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Standpipe Generic	100%			2033	* *	1-5	\$42,700	B
Sprinkler No Component	90%							D
Generic	10%			2033	* *	1-2	\$2,400	B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P**
Address : **1813 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230P**
Program / Asset # : **CUN0003.OP0 / 2105** **Yr Built/Renovated** : **1976 / 2012**
Area Sq Ft : **78,965** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **04-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2**
Block : **8760** **Lot** : **60** **BIN** : **3326939**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$402,300	\$664,700
Interior Architecture	\$290,500	\$290,100
Electrical		\$1,774,600
Mechanical	\$273,500	\$3,059,200
Total	\$966,300	\$5,788,500
Priority A	\$402,300	\$664,700
Priority B	\$421,100	\$4,833,800
Priority C	\$142,900	\$290,100
Total	\$966,300	\$5,788,500

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$87,500		\$5,700	
Interior Architecture	\$134,300		\$1,600	\$14,200
Electrical	\$13,400	\$6,200	\$7,000	\$10,000
Mechanical	\$68,200	\$17,400	\$34,800	\$16,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$307,300	\$27,600	\$53,000	\$44,500
Priority A	\$87,500		\$5,700	
Priority B	\$85,500	\$27,600	\$45,700	\$30,300
Priority C	\$134,300		\$1,600	\$14,200
Total	\$307,300	\$27,600	\$53,000	\$44,500



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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	2%	Now	\$23,200	LIFE	**	5	\$9,200	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Courtyard Wall, Loading Dock</i>								
<i>Spalling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Courtyard, Loading Dock</i>								
Concrete Masonry Unit	8%			LIFE	**	5	\$9,200	A
Masonry: Brick	75%	Now	\$226,200	LIFE	**	5	\$69,000	A
<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : West Facade</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
Metal Coiling Doors	10%	Now	\$55,000	2028	**	5	\$14,400	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Loading Dock Area</i>								
Stucco Cement	5%			2036	**	5	\$11,500	A
Windows								
Aluminum	85%	Now	\$9,600	2031	**	5	\$1,000	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Offices</i>								
Metal Louvers	15%			2032	**	10	\$2,300	A
Parapets								
Concrete Masonry Unit	15%			LIFE	**	5-10	\$21,900	A
Metal Rail	85%	Now	\$47,800	2028	**	5	\$160,800	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Roof								
Cast in Place Concrete	10%			LIFE	**	10	\$25,100	A
IRMA/Protected Membrane	5%			2018		10	\$7,500	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Small Section Over First Floor</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Small Section Over First Floor</i>								
Modified Bitumen	15%			2028	**	10	\$22,600	A
Single Ply Membrane	70%	Now	\$73,300	2018			\$366,300	A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over Second Floor</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Missing Drain Covers</i>								
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%	Now	\$24,300	2019	\$121,600	3	\$31,600	C
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Offices</i>								
Cast in Place Concrete	62%			LIFE	**	5	\$285,900	C
Ceramic Tile	3%			2026	**	5	\$3,200	C
Vinyl Tile	15%	Now	\$29,400	2023	\$147,100	3	\$5,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corridors</i>								
Interior Walls								
Cast in Place Concrete	7%			LIFE	**	10	\$19,900	C
Ceramic Tile	3%			2032	**	5	\$3,400	C
Concrete Masonry Unit	65%			LIFE	**	5	\$59,000	C
Gypsum Board	25%			LIFE	**	5-10	\$48,200	C
Ceilings								
AcousTileSusp.Lay-In	30%			2028	**	5	\$31,600	B
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Offices And Corridors</i>								
Exposed Struc: Steel	70%			LIFE	**	10	\$147,600	B
Electrical								
System Component Type		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	75%			2023	\$2,200	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switches Rated @ 2- 4000 Amperes And 1- 3000 Amperes</i>								
Fused Disc Sw	25%			2033	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1- 1200 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2021	\$28,500	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room, Chiller Room</i>								
<i>Explanation : 1- 112 kva, 2- 75 kva, 2- 30 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	30%			2033	**	5	\$100	B
Fused Disc Sw	70%			2023	\$355,700	5	\$200	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Raceway								
Conduit	90%			2023	\$403,400	1		B
Conduit	10%			2033	* *	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$5,300	5	\$200	B
Molded Case Bkrs	80%			2022	\$42,300	5	\$1,400	B
Molded Case Bkrs	10%			2031	* *	5	\$200	B
Wiring								
Thermoplastic	90%			2023	\$70,200	1		B
Thermoplastic	10%			2033	* *	1		B
Motor Controllers								
Locally Mounted	10%			2021	\$2,100	5		B
Motor Control Center	20%			2028	* *	5	\$400	B
Motor Control Center	70%			2021	\$119,500	5	\$1,200	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$10,600	1	\$19,900	B
Generators								
Diesel	100%			2019	\$71,600	1	\$25,000	B
					<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>			
					<i>Location : Chiller Room</i>			
					<i>Explanation : Diesel Generator Rated @ 575 Kw</i>			
Batteries								
Nickel Cadmium	100%			2015	\$600	5	\$14,400	B
Fuel Storage								
Day Tank								
	50%			2022	\$2,900	5	\$6,500	B
					<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>			
					<i>Location : Chiller Room</i>			
					<i>Explanation : 50 Gallons Capacity</i>			
Main Tank								
	50%			2026	* *	5	\$1,000	B
					<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>			
					<i>Location : Underground</i>			
					<i>Explanation : 3000 Gallons Capacity</i>			
Lighting								
Interior Lighting								
Fluorescent								
	96%			2023	\$426,400	10	\$62,000	B
					<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>			
					<i>Location : Throughout The Building</i>			
					<i>Explanation : Using T-8 Lamps</i>			
HID								
	2%			2023	\$5,700	10		B
Incandescent								
	2%			2018	\$8,900	2		B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

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

Lighting

Egress Lighting

Emergency, Service	45%			2023	\$5,100	1		B
Emergency, Battery	5%			2023	\$1,400	10	\$900	B
Exit, Service	50%			2023	\$5,700	1		B

Exterior Lighting

HID	100%			2018	\$26,300	10	\$200	B
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Alarm

Fire/Smoke Detection

No Component	70%							D
Generic	30%			2018	\$223,500	1-3	\$12,300	B

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

Location : Hallways

Explanation : Alarm Bells And Manual Pull Station

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

Heating

Energy Source

Interruptible Gas/Dual Fuel	100%			2033	**	1		B
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Conversion Equipment

Under Construction	100%							D
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Other Observation, Extent : Light, Area Affected : 0%

Location : Outside In The Backyard

Explanation : 2 Temp Boilers Being Used

Distribution

Hot Wtr Piping/Pump	100%	Now	\$39,400	2031	**	4	\$3,500	B
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Corroded, Extent : Moderate, Area Affected : 20%

Location : Various Locations

Insul. Deteriorating, Extent : Severe, Area Affected : 30%

Location : Boiler Room Piping

Terminal Devices

Air Handler	80%			2023	\$338,200	1	\$34,900	B
Fan Coil Unit/Heat	20%			2023	\$234,800	1	\$4,600	B

Air Conditioning

Energy Source

Electricity	100%			2031	**	1		B
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Conversion Equipment

Centrifugal, Elec Chiller	100%			2026	**	1	\$76,300	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : A C Room

Explanation : 4 Units - #2 Undergoing Leak Testing - Major A C Source For The Entire Campus - No A C For This Building

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$19,200	2033	* *	4	\$3,500	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various</i>								
Heat Rejection								
Water Cool Tower	100%	Now	\$234,200	2021	\$2,341,500	2	\$56,700	B
<i>Leak Evident, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Roof</i>								
<i>Explanation : Support Columns Corroded</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%	Now	\$33,800	LIFE	* *	2-5	\$39,300	B
<i>Leak Evident, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Air Leaks At Varies Locations</i>								
Exhaust Fans								
Interior	100%			2023	\$86,700	2	\$2,200	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
Water Heater								
Electric	100%			2021	\$12,200	4	\$400	B
HW Heat Exchanger								
Under Construction	100%							D
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Backflow Preventer								
Generic	100%			2023	\$7,600	1	\$4,400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Campus Main Box Is Located Outside Of This Building</i>								
<i>Explanation : Other Buildings Are Equipped With Pressure Regulator Valves</i>								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-2</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$35,600	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Fire Suppression							
Sprinkler							
No Component	60%						D
Generic	40%			2033	* *	1-2	\$7,900 B
Fire Pump							
Generic	100%			2019	\$58,100	1	\$13,200 B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : 1st Floor</i>					
		<i>Explanation : Covers Most Of The Buildings On Campus</i>					

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U**
Address : **1824 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230U**
Program / Asset # : **CUN0003.0U0 / 2108** **Yr Built/Renovated** : **1977 / 2000**
Area Sq Ft : **98,604** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **04-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2**
Block : **8760** **Lot** : **60** **BIN** : **3347727**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$363,900	\$560,000
Interior Architecture	\$162,800	\$87,100
Electrical		\$1,689,600
Mechanical		\$786,700
Total	\$526,700	\$3,123,500
Priority A	\$363,900	\$560,000
Priority B	\$80,600	\$2,518,600
Priority C	\$82,200	\$44,800
Total	\$526,700	\$3,123,500

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$47,400			
Interior Architecture	\$76,200		\$20,200	
Electrical	\$5,500	\$4,800	\$5,900	\$6,200
Mechanical	\$36,500	\$14,700	\$17,200	\$17,100
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$173,500	\$27,400	\$51,200	\$31,200
Priority A	\$47,400			
Priority B	\$82,900	\$27,400	\$30,900	\$31,200
Priority C	\$43,200		\$20,200	
Total	\$173,500	\$27,400	\$51,200	\$31,200



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

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U
Asset # : 2108

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$66,200	LIFE	**	5	\$26,300	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Exterior Stairs On South Facade</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Exterior Stairs On South Facade</i>								
Concrete Masonry Unit	5%			LIFE	**	5	\$6,600	A
Masonry: Brick	75%			LIFE	**	5	\$157,700	A
Window Wall	15%			2043	**	5	\$59,100	A
Windows								
Aluminum	95%	Now	\$11,600	2031	**	5	\$1,200	A
<i>Glazing Clouded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2032	**	10	\$800	A
Parapets								
Metal Rail	100%	Now	\$32,500	2028	**	5	\$109,500	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Roof								
Cast in Place Concrete	15%	Now	\$161,600	LIFE	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Vending Area</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Junction Of West Wall And Terrace</i>								
Copper/Terne	25%			2051	**	10	\$85,800	A
Single Ply Membrane	60%	Now	\$57,200	2018	\$285,900			A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Cafeteria</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Missing Drain Covers</i>								

Interior

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U
Asset # : 2108

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Floors								
Carpet	20%			2022	\$133,000	3	\$34,600	C
Cast in Place Concrete	10%	Now	\$17,100	LIFE	**	5	\$25,200	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mecahanical Room</i>								
Ceramic Tile	5%			2038	**	5	\$5,800	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Restrooms</i>								
Panel/Paver: Cer/Brk	10%			2039	**	5	\$25,900	C
Marble Panels	5%			LIFE	**	5	\$8,600	C
Vinyl Tile	25%			2028	**	3	\$10,800	C
Vinyl Tile	25%			2031	**	3	\$10,800	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Multipurpose Room</i>								
Interior Walls								
Ceramic Tile	3%			2036	**	5	\$3,000	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Restrooms</i>								
Concrete Masonry Unit	13%			LIFE	**	5	\$10,400	C
Glass: Single Pane	2%			LIFE	**	5	\$3,000	C
Gypsum Board	75%			LIFE	**	5-10	\$127,000	C
Masonry: Brick	7%			LIFE	**	10	\$2,100	C
Ceilings								
AcousTileSusp.Lay-In	70%			2036	**	5	\$84,600	B
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Cafeteria</i>								
Exposed Concrete	10%			LIFE	**	5-10	\$15,100	B
Exposed Concrete	5%			LIFE	**	5-10	\$7,600	B
Gypsum Board	5%			LIFE	**	5-10	\$20,800	B
Metal Panel	10%	Now	\$38,300	LIFE	**	5	\$15,100	B
<i>Deformed/Dented, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Near Room U216</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$28,000	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps Main Disconnect Switch</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U
Asset # : 2108

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Under 600 Volts								
Transformers								
Dry Type	100%			2021	\$13,600	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 1- 500 Kva</i>							
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$101,800	5	\$400	B
Raceway								
Conduit	95%			2023	\$110,300	1		B
Conduit	5%			2033	* *	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$6,600	5	\$100	B
Molded Case Bkrs	90%			2022	\$119,000	5	\$1,900	B
Molded Case Bkrs	5%			2031	* *	5	\$100	B
Wiring								
Thermoplastic	95%			2023	\$121,300	1		B
Thermoplastic	5%			2033	* *	1		B
Motor Controllers								
Locally Mounted	25%			2021	\$5,200	5	\$100	B
Motor Control Center	75%			2021	\$128,000	5	\$1,700	B
Ground								
Grounding Devices								
Not Accessible	100%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location : Sprinkler Room</i>							
	<i>Explanation : Connected To Water Pipe. Point Of Contact Not Visible; Covered With Insulation</i>							
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$22,500	1	\$24,900	B
Lighting								
Interior Lighting								
Fluorescent	2%			2023	\$13,600	10	\$1,400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 2%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Compact Fluorescent Fixtures</i>							
Fluorescent	98%			2023	\$664,300	10	\$69,200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Using T-8 Lamps</i>							
Egress Lighting								
Emergency, Service	50%			2023	\$6,200	1		B
Exit, Service	50%			2023	\$6,200	1		B
Exterior Lighting								
HID	100%			2018	\$32,900	10	\$300	B

Alarm

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U
Asset # : 2108

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Alarm								
Security System								
No Component	70%							D
Generic	30%			2023	\$81,500	1	\$9,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Surveillance Sytem</i>								
<hr/>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$279,000	1-3	\$15,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station, Alarm Bells, Smoke Detectors</i>								
<hr/>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor Mech Room</i>								
<i>Explanation : Hot Water Provided From Building P</i>								
<hr/>								
Distribution								
Hot Wtr Piping/Pump	100%			2031	**	4	\$5,700	B
<hr/>								
Terminal Devices								
Air Handler	75%			2018	\$346,700	1	\$35,800	B
Convactor/Radiator	25%			2028	**	1	\$6,200	B
<hr/>								
Air Conditioning								
Energy Source								
District C.W.	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
<hr/>								
Distribution								
Chilled Wtr Pipe/Pump	100%			2033	**	4	\$3,800	B
<hr/>								
Terminal Devices								
Air Handler/Cool/Ht	100%			2018	\$364,200	1	\$47,700	B
<hr/>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$68,000	B
<hr/>								
Exhaust Fans								
Interior	80%			2018	\$75,800	2	\$1,900	B
Roof	20%			2023	\$13,600	2	\$500	B
<hr/>								
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U
Asset # : 2108

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Water Heater Electric	100%			2022	\$13,300	4	\$700	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1st Floor Mech Equip Room</i>						
		<i>Explanation : 2 Units, For Emergency Use Only</i>						
HW Heat Exchanger Low Temp	100%			2033	* *	4	\$7,600	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1st Floor Mech Equip Room</i>						
		<i>Explanation : 2 Units</i>						
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Fixtures Generic	100%							B
Vertical Transport Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-2</i>						
		<i>Explanation : 2 Units</i>						
Fire Suppression Standpipe								
Generic	100%			2033	* *	1-5	\$38,900	B
Sprinkler								
No Component	70%							D
Generic	30%			2033	* *	1-2	\$6,500	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.**
Address : **1925 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230G**
Program / Asset # : **CUN0003.0G0 / 2126** **Yr Built/Renovated** : **1976 / 2000**
Area Sq Ft : **72,282** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **06-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2,3**
Block : **8760** **Lot** : **60** **BIN** : **3347725**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$844,300	\$857,200
Interior Architecture	\$41,400	
Electrical		\$1,348,400
Mechanical	\$70,400	\$400,400
Total	\$956,000	\$2,606,000
Priority A	\$844,300	\$857,200
Priority B	\$111,700	\$1,748,800
Total	\$956,000	\$2,606,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$25,700			
Interior Architecture	\$96,200		\$29,800	\$9,600
Electrical	\$16,700	\$6,500	\$8,200	\$9,900
Mechanical	\$39,600	\$10,100	\$21,900	\$11,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$182,100	\$20,600	\$63,800	\$34,900
Priority A	\$25,700			
Priority B	\$78,900	\$20,600	\$34,000	\$25,200
Priority C	\$77,500		\$29,800	\$9,600
Total	\$182,100	\$20,600	\$63,800	\$34,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.
Asset # : 2126

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$62,300	LIFE	**	5	\$49,500	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Exterior Stairs</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Exterior Stairs</i>								
Masonry: Brick	80%	Now	\$259,700	LIFE	**	5	\$158,300	A
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Facade</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Facade</i>								
Window Wall	15%	Now	\$159,400	2043	**	5	\$55,700	A
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Explanation : Soft Joints Are Deteriorated</i>								
Windows								
Aluminum	95%	Now	\$9,000	2031	**	5	\$500	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, West Facade</i>								
Metal Louvers	5%			2032	**	10	\$300	A
Parapets								
Masonry: Brick	70%			LIFE	**	5-10	\$152,200	A
Metal Rail	25%	Now	\$16,800	2028	**	5	\$56,400	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Pre-Cast Concrete	5%	Now	\$62,300	LIFE	**	5	\$10,000	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Coping</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset # : 2126

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Single Ply Membrane	85%	Now	\$64,000	2018	\$320,200			A
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Gymnasium</i>								
Sloped Glazing	15%	Now	\$106,600	LIFE	**	5	\$217,100	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Pool Area</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Pool Area</i>								
Interior								
Floors								
Carpet	10%			2019	\$63,300	3	\$21,900	C
Cast in Place Concrete	5%	Now	\$8,200	LIFE	**	5	\$12,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Locker Rooms</i>								
Ceramic Tile	5%			2032	**	5	\$5,500	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$37,000	C
Sheet Vinyl/Rubber	10%			2028	**	5	\$16,400	C
Vinyl Tile	30%			2028	**	3	\$12,300	C
Wood	25%			2051	**	5	\$51,400	C
Interior Walls								
Cast in Place Concrete	5%	Now	\$18,000	LIFE	**			C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Pool Wall</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Pool Wall</i>								
Ceramic Tile	5%			2032	**	5	\$2,800	C
Concrete Masonry Unit	65%			LIFE	**	5	\$29,400	C
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Exit</i>								
Glass: Single Pane	5%			LIFE	**	5	\$4,200	C
Gypsum Board	15%			LIFE	**	5-10	\$14,400	C
Metal Panel	5%			LIFE	**	10	\$1,300	C
Ceilings								
AcousTileSusp.Lay-In	20%			2028	**	5	\$9,200	B
Exposed Concrete	20%			LIFE	**	5-10	\$11,500	B
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Corridor Near Room G207</i>								
Exposed Struc: Steel	45%			LIFE	**	10	\$41,400	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Gymnasium</i>								
Metal Panel	15%			LIFE	**	5	\$17,200	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset # : 2126

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$32,800	3	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 4160 V Supplying Marine Development Building</i>							
<hr/>								
Transformers								
Dry Type	100%			2021	\$32,700	3	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 225 Kva, 4160/480/220/120 Volts</i>							
<hr/>								
Feeders								
Cable	100%			2022	\$1,000	1		B
<hr/>								
Raceway								
Conduit	100%			2023	\$3,500	1		B
<hr/>								
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2023	\$19,600	5	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Main Service Switches Rated @ 3000 Amperes And 2000 Amperes</i>							
Fused Disc Sw	30%			2033	**	5	\$100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Main Service Switch Rated @ 4000 Amperes Supplying The High School Building</i>							
<hr/>								
Transformers								
Dry Type	100%			2021	\$13,600	5	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical, Mechanical Rooms</i>							
	<i>Explanation : 45 Kva, 30 Kva</i>							
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$87,300	5	\$300	B
<hr/>								
Raceway								
Conduit	95%			2023	\$79,000	1		B
Conduit	5%			2033	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	5%			2022	\$5,000	5	\$100	B
Molded Case Bkrs	85%			2022	\$84,300	5	\$1,300	B
Molded Case Bkrs	10%			2031	**	5	\$200	B
<hr/>								
Wiring								
Thermoplastic	95%			2023	\$83,100	1		B
Thermoplastic	5%			2033	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	10%			2021	\$2,100	5		B
Motor Control Center	90%			2021	\$153,600	5	\$1,500	B

Ground

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset # : 2126

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Water Main Room</i>							
	<i>Explanation : Corroded</i>							
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$22,500	1	\$18,300	B
Generators								
Diesel	100%			2019	\$111,800	1	\$22,900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Generator Room</i>							
	<i>Explanation : One 130 Kw</i>							
Batteries								
Nickel Cadmium	100%			2015	\$600	5	\$13,200	B
Fuel Storage								
Day Tank	50%			2022	\$3,000	5	\$6,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Generator Room</i>							
	<i>Explanation : One 10 Gallon Tank</i>							
Main Tank	50%			2026	**	5	\$1,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Underground</i>							
	<i>Explanation : One 600 Gallon Tank</i>							
Lighting								
Interior Lighting								
Fluorescent	85%			2023	\$548,000	10	\$57,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Using T-8 Lamps</i>							
Fluorescent	5%			2018	\$32,200	10	\$3,400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Cfl Fixtures</i>							
HID	10%			2023	\$29,900	10	\$200	B
Egress Lighting								
Emergency, Service	50%			2023	\$5,900	1		B
Exit, Service	50%			2023	\$5,900	1		B
Exterior Lighting								
Fluorescent	100%			2023	\$52,000	10	\$5,400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Outside</i>							
	<i>Explanation : Cfl Fixtures</i>							
Lightning Protection								
Arresters/Cabling								
Generic	100%			2026	**	5	\$1,100	B

Alarm

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset # : 2126

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

Alarm

Security System

No Component

70%

Generic

30%

2023

\$59,800

1

\$6,600

D

B

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

Location : Hallways, Gym

Explanation : CCTV Cameras

Fire/Smoke Detection

No Component

70%

Generic

30%

2031

* *

1-3

\$11,000

D

B

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

Location : Hallways

Explanation : Strobe Lights, Manual Pull Station

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

Heating

Energy Source

HTHW/HW

100%

2033

* *

1

B

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

Location : 1st Floor Mech Room

Explanation : Hot Water Provided From Building P

Distribution

Hot Wtr Piping/Pump

100%

2031

* *

4

\$5,400

B

Terminal Devices

Air Handler

80% Now

\$70,400

2018

\$351,800

1

\$32,700

B

Corroded, Extent : Severe, Area Affected : 30%

Location : Inside The Rtus, Roof

Leak Evident, Extent : Severe, Area Affected : 30%

Location : From The Top Of The Units

Convactor/Radiator

20%

2028

* *

1

\$4,700

B

Air Conditioning

Energy Source

District C.W.

95%

2043

* *

1

B

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

Location : 1st Floor Mech Room

Explanation : Chilled Water Provided From Building P

Electricity

5%

2031

* *

1

B

Conversion Equipment

Window/Wall Unit

5%

2018

\$8,400

1

B

No Component

95%

D

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

Location :

Explanation : Building Needs Additional Air Conditioning

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.
Asset # : 2126

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	30%			2033	* *	4	\$1,100	B
No Component	70%							D
Terminal Devices								
Air Handler/Cool/Ht	30%			2018	\$5,200	1	\$13,600	B
No Component	70%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$64,700	B
Exhaust Fans								
Interior	25%			2023	\$22,500	2	\$600	B
Roof	75%			2018	\$48,600	2	\$1,700	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$12,200	2033	* *	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Water Main Corroded, Pump Room</i>								
Water Heater								
Electric	100%			2021	\$12,700	4	\$400	B
HW Heat Exchanger								
Low Temp	100%			2033	* *	4	\$7,300	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Pool Filter/Treatment								
Diatomaceous Earth	100%			2024	* *	4	\$18,100	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-2</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$37,000	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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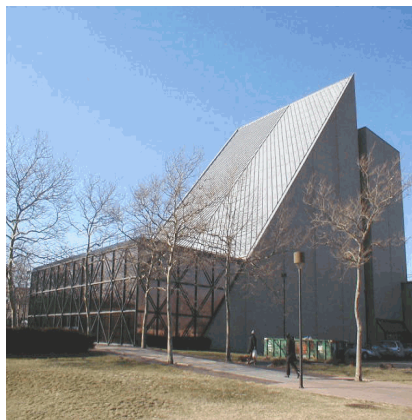
Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR**
Address : **2001 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230T**
Program / Asset # : **CUN0003.0T0 / 2107** **Yr Built/Renovated** : **1977 / 2008**
Area Sq Ft : **46,768** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **04-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2**
Block : **8760** **Lot** : **60** **BIN** : **3326937**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$51,500	\$115,600
Interior Architecture	\$66,300	
Electrical		\$430,900
Mechanical		\$338,800
Total	\$117,800	\$885,300
Priority A	\$51,500	\$115,600
Priority B	\$66,300	\$769,700
Total	\$117,800	\$885,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$8,500			
Interior Architecture	\$58,100		\$16,900	\$1,200
Electrical	\$8,100	\$2,300	\$3,000	\$2,800
Mechanical	\$15,100	\$5,900	\$7,700	\$6,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$93,800	\$12,100	\$31,500	\$13,900
Priority A	\$8,500			
Priority B	\$42,700	\$12,100	\$14,600	\$12,700
Priority C	\$42,600		\$16,900	\$1,200
Total	\$93,800	\$12,100	\$31,500	\$13,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR
Asset # : 2107

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	**	5	\$102,900	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Window Wall	15%			2043	**	5	\$34,100	A
Windows								
Metal Louvers	100%			2032	**	10		A
Parapets								
Metal Rail	100%			2028	**	5-10	\$30,000	A
Roof								
Copper/Terne	60%			2051	**	10	\$64,100	A
Modified Bitumen	20%			2031	**	10	\$8,500	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Over Stage</i>								
Single Ply Membrane	20%			2018		10	\$8,500	A
Interior								
Floors								
Carpet	50%			2022	\$136,700	3	\$35,500	C
Cast in Place Concrete	10%			LIFE	**	5	\$20,700	C
Ceramic Tile	5%			2032	**	5	\$2,400	C
Sheet Vinyl/Rubber	10%			2031	**	5	\$7,100	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Stage</i>								
<i>Explanation : Recent Replacement Evident</i>								
Vinyl Tile	25%			2028	**	3	\$4,400	C
Interior Walls								
Concrete Masonry Unit	70%			LIFE	**	5	\$33,100	C
Folding Partition	10%			2039	**	5	\$14,800	C
Gypsum Board	10%			LIFE	**	5-10	\$10,000	C
Masonry: Brick	10%			LIFE	**	10	\$1,800	C
Ceilings								
AcousTileSusp.Lay-In	15%			2028	**	5	\$7,100	B
Exposed Struc: Steel	70%			LIFE	**	10	\$66,300	B
Gypsum Board	15%			LIFE	**	5-10	\$24,400	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2023	\$46,600	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$3,900	5		B
Molded Case Bkrs	95%			2022	\$73,300	5	\$1,000	B
Wiring								
Thermoplastic	100%			2023	\$46,300	1		B

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR
Asset # : 2107

Electrical		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
Under 600 Volts								
Motor Controllers								
Locally Mounted	100%			2021	\$12,400	5	\$300	B
Lighting								
Interior Lighting								
Fluorescent	20%			2018	\$55,700	10	\$5,800	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Workshops And Offices</i>						
		<i>Explanation : Using T-12 Lamps</i>						
HID	5%			2018	\$6,500	10	\$100	B
Incandescent	75%			2023	\$209,000	2	\$500	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Main Stage</i>						
		<i>Explanation : Stage Lights</i>						
Egress Lighting								
Emergency, Service	50%			2023	\$2,600	1		B
Exit, Service	50%			2023	\$2,600	1		B
Exterior Lighting								
HID	100%			2018	\$15,600	10	\$100	B
Alarm								
Fire/Smoke Detection								
Generic	100%			2031	**	1-3	\$23,600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Stage And Hallways</i>						
		<i>Explanation : Manual Pull Station And Strobe Lights</i>						
Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Mech Room</i>						
		<i>Explanation : Hot Water Provided From Building P</i>						
Distribution								
Hot Wtr Piping/Pump	100%			2031	**	4	\$2,300	B
Terminal Devices								
Air Handler	80%			2018	\$152,000	1	\$15,700	B
Convactor/Radiator	15%			2028	**	1	\$1,500	B
Induction Unit	5%			2026	**	1	\$500	B
Air Conditioning								
Energy Source								
District C.W.	100%			2033	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Mech Room</i>						
		<i>Explanation : Chilled Water Provided From Building P</i>						

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR
Asset # : 2107

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%			2033	* *	4	\$1,600	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2018	\$149,700	1	\$19,600	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$28,000	B
Exhaust Fans								
Interior	95%			2023	\$37,000	2	\$900	B
Roof	5%	Now	\$100	2023	\$1,400	2		B
<i>Not in Service, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Roof</i>								
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
Water Heater								
Electric	100%			2021	\$5,500	4	\$200	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Standpipe								
Generic	100%			2043	* *	1-5	\$16,000	B
Sprinkler								
No Component	50%							D
Generic	50%			2033	* *	1-2	\$4,400	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M**
 Address : **2110 ORIENTAL BLVD.**
 Borough : **BROOKLYN** Agency's Number : **230M**
 Program / Asset # : **CUN0003.0M0 / 4376** Yr Built/Renovated : **1991 / 2007**
 Area Sq Ft : **204,000** Project Type : **CITY UNIVERSITY OF NEW YORK**
 Date of Survey : **05-Jun-2012** Landmark Status : **NONE**
 Areas Surveyed : **Roof, Floors 1,2,3,4,ph**
 Block : **8760** Lot : **60** BIN : **3326935**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$730,300	\$415,700
Interior Architecture	\$458,100	\$314,100
Electrical		\$149,600
Mechanical	\$40,400	\$40,400
Total	\$1,228,900	\$919,900
Priority A	\$730,300	\$415,700
Priority B	\$180,800	\$281,600
Priority C	\$317,800	\$222,600
Total	\$1,228,900	\$919,900

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$10,200		\$56,600	
Interior Architecture	\$59,400	\$15,900	\$58,000	\$6,100
Electrical	\$47,800	\$16,900	\$22,300	\$23,700
Mechanical	\$54,400	\$29,600	\$46,200	\$30,100
Elevators/Escalators	\$15,800	\$15,800	\$15,800	\$15,800
Total	\$187,700	\$78,200	\$198,900	\$75,600
Priority A	\$10,200		\$56,600	
Priority B	\$152,700	\$62,300	\$91,900	\$69,500
Priority C	\$24,700	\$15,900	\$50,400	\$6,100
Total	\$187,700	\$78,200	\$198,900	\$75,600



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

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	10%	Now	\$53,500	LIFE	**	5	\$32,600	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Penthouse</i>								
Masonry: Brick	55%			LIFE	**	5	\$358,600	A
Metal Panel	5%			2043	**	5-10	\$112,100	A
Metal Coiling Doors	5%			2036	**	5	\$50,900	A
Stucco Cement	15%			2036	**	5	\$122,300	A
Window Wall	10%	Now	\$87,500	2043	**	5	\$61,100	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Rotunda</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Rotunda</i>								
Windows								
Aluminum	90%			2039	**	5	\$8,500	A
Metal Louvers	10%			2032	**	10	\$5,900	A
Parapets								
Masonry: Brick	80%			LIFE	**	5-10	\$103,600	A
Metal Rail	15%			2036	**	5-10	\$51,300	A
Pre-Cast Concrete	5%	Now	\$3,700	LIFE	**	5	\$6,000	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Roof								
Cast in Place Concrete	2%	Now	\$2,300	LIFE	**			A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Room 130 C</i>								
IRMA/Protected Membrane	10%			2028	**	10	\$14,500	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lower Terrace</i>								
Modified Bitumen	85%	Now	\$260,400	2028	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Third Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over Room M402</i>								
Skylight, Metal/Glass	3%			2043	**	10	\$14,500	A
Interior								
Floors								
Carpet	25%			2022		3	\$91,600	C
Cast in Place Concrete	10%			LIFE	**	5	\$106,800	C
Ceramic Tile	5%			2032	**	5	\$12,200	C
Panel/Paver: Cer/Brk	20%			2039	**	5	\$109,900	C
Quarry Tile	5%			2036	**	5	\$18,300	C
Vinyl Tile	35%			2028	**	3	\$32,000	C

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	15%			LIFE	**	5	\$30,500	C
Folding Partition	5%			2045	**	5	\$31,700	C
Glass: Single Pane	5%			LIFE	**	5	\$19,000	C
Gypsum Board	75%			LIFE	**	5-10	\$323,600	C
Ceilings								
AcousTileConcealSpLn	5%			2036	**	5	\$15,300	B
AcousTileSusp.Lay-In	5%	Now	\$8,000	2036	**	5	\$6,100	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor Near Room 226</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Corridor Near Room 226</i>								
AcousTileSusp.Lay-In	75%			2036	**	5	\$183,100	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room M402</i>								
Exposed Struc: Steel	10%			LIFE	**	10	\$48,800	B
Gypsum Board	5%			LIFE	**	5-10	\$42,000	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fuel Cell(s)	5%			2032	**	1-5	\$19,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 4th Floor</i>								
<i>Explanation : 6 Kw , For Computer Support System</i>								
Molded Case Bkrs	45%			2043	**	5	\$2,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 1600 Amperes For Emergency Distribution.</i>								
No Component	50%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location :</i>								
<i>Explanation : Fed From Other Building</i>								
Transformers								
Dry Type	100%			2036	**	5	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1-500 Kva, 1-150 Kva</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2043	**	5	\$4,400	B
Raceway								
Conduit	100%			2043	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2039	**	5	\$200	B
Molded Case Bkrs	95%			2039	**	5	\$4,200	B
Wiring								
Thermoplastic	100%			2043	**	1		B
Motor Controllers								
Locally Mounted	10%			2036	**	5	\$100	B
Motor Control Center	90%			2036	**	5	\$4,100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$4,900	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2036	**	1	\$51,500	B
Generators								
Diesel	100%			2032	**	1	\$64,600	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Generator Room</i>				
				<i>Explanation : Generator Rated @ 350 Kw</i>				
Batteries								
Nickel Cadmium	100%			2018	\$600	5	\$37,200	B
Fuel Storage								
Day Tank								
	50%			2039	**	5	\$15,100	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Generator Room</i>				
				<i>Explanation : 60 Gallons Capacity</i>				
Main Tank								
	50%			2051	**	5	\$2,400	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Underground</i>				
				<i>Explanation : 1000 Gallons Capacity</i>				
Lighting								
Interior Lighting								
Fluorescent								
	2%			2028	**	10	\$3,000	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Lobby</i>				
				<i>Explanation : Compact Fluorescent Fixtures</i>				
Fluorescent								
	98%			2028	**	10	\$146,600	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Throughout The Building</i>				
				<i>Explanation : Using T-8 Lamps</i>				
Egress Lighting								
Emergency, Service	50%			2028	**	1		B
Exit, Service	50%			2028	**	1		B
Exterior Lighting								
HID	100%			2028	**	10	\$500	B
Lightning Protection								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lightning Protection								
Arresters/Cabling								
Generic	100%			2051	**	5	\$1,500	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2028	**	1	\$18,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Surveillance System</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2028	**	1-3	\$30,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station, Strobe Lights And Alarm Bells</i>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : Hot Water Provided From Building P</i>								
Conversion Equipment								
HTHW/HW Exchanger	100%			2032	**	2	\$10,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : 4 Units</i>								
Distribution								
Hot Wtr Piping/Pump	100%			2039	**	4	\$12,100	B
Terminal Devices								
Air Handler	80%			2028	**	1	\$80,800	B
Convector/Radiator	20%			2028	**	1	\$10,600	B
Air Conditioning								
Energy Source								
District C.W.	90%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 80%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Electricity	10%			2039	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Reciprocating Compr/Chiller	10%			2028	**	1	\$7,600	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 10%</i>								
<i>Location : 2nd Floor Mech Equip Room - For The Theatre Only</i>								
No Component	90%							D
Distribution								
Chilled Wtr Pipe/Pump	100%			2033	**	4	\$8,100	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2028	**	1	\$101,000	B
Heat Rejection								
Water Cool Tower	10%			2024	**	2	\$16,400	B
No Component	90%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$144,100	B
Exhaust Fans								
Interior	95%			2028	**	2	\$4,800	B
Roof	5%			2023		2	\$300	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2043	**	1		B
Water Heater								
Electric	100%			2021		4	\$1,000	B
HW Heat Exchanger								
Low Temp	100%	Now	\$11,300	2033	**	4	\$16,200	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Mechanical Room</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : (2) 1-4 (2) 1-3</i>								
<i>Explanation : 4 Units</i>								
Fire Suppression								
Standpipe								
Generic	100%			2043	**	1-5	\$82,400	B
Sprinkler								
No Component	60%							D
Generic	40%			2043	**	1-2	\$18,300	B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR**
Address : **2000 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230L**
Program / Asset # : **CUN0003.0L0 / 2116** **Yr Built/Renovated** : **1977 / 2011**
Area Sq Ft : **122,364** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **05-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,3,5,7,8**
Block : **8760** **Lot** : **60** **BIN** : **3348024**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$246,500	\$491,300
Interior Architecture	\$321,100	\$593,300
Electrical		\$1,345,800
Mechanical		\$1,087,400
Total	\$567,600	\$3,517,800
Priority A	\$246,500	\$491,300
Priority B	\$197,200	\$2,511,700
Priority C	\$124,000	\$514,900
Total	\$567,600	\$3,517,800

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$72,500		\$10,300	
Interior Architecture	\$83,000			\$36,100
Electrical	\$26,500	\$11,500	\$14,500	\$16,700
Mechanical	\$48,500	\$19,500	\$23,300	\$22,600
Elevators/Escalators	\$15,800	\$15,800	\$15,800	\$15,800
Total	\$246,300	\$46,800	\$63,900	\$91,300
Priority A	\$72,500		\$10,300	
Priority B	\$90,800	\$46,800	\$53,600	\$55,200
Priority C	\$83,000			\$36,100
Total	\$246,300	\$46,800	\$63,900	\$91,300



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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%			LIFE	**	5	\$199,500	A
	<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Window Wall	20%			2043	**	5	\$93,500	A
	<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Windows								
Aluminum	95%	Now	\$30,500	2031	**	5	\$1,600	A
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : 8th Floor</i>							
Metal Louvers	5%			2032	**	10	\$1,100	A
Parapets								
Masonry: Brick	70%			LIFE	**	5-10	\$17,900	A
	<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Metal Panel	5%			2049	**	5	\$700	A
	<i>Recent Installation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Coping</i>							
Metal Rail	25%			2036	**	5-10	\$16,900	A
Roof								
Cast in Place Concrete	10%	Now	\$26,400	LIFE	**			A
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Terrace Over Concourse</i>							
	<i>Vegetation Growth, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Over Concourse</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Over Concourse</i>							
Copper/terne	35%			2051	**	10	\$98,100	A
Modified Bitumen	45%			2031	**	10	\$50,500	A
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Sloped Glazing	10%	Now	\$146,700	LIFE	**	5	\$149,500	A
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Over Reception Area</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Over Information Area, Ramp</i>							
Interior								
Floors								
Carpet	35%			2019			\$106,500	C
Cast in Place Concrete	15%			LIFE	**	5	\$99,800	C
Ceramic Tile	5%			2032	**	5	\$7,600	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$51,300	C
Vinyl Tile	30%			2023			\$22,800	C

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**	10	\$12,000	C
Concrete Masonry Unit	15%			LIFE	**	5	\$11,500	C
Glass: Single Pane	10%			LIFE	**	5	\$14,400	C
Gypsum Board	70%			LIFE	**	5-10	\$114,400	C
Ceilings								
AcousTileSusp.Lay-In	25%			2028	**	5	\$39,200	B
Exposed Concrete	35%			LIFE	**	5-10	\$68,600	B
		<i>Water Penetration, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Corridor Under Ramp And L130</i>						
Gypsum Board	40%			LIFE	**	5-10	\$215,500	B
		<i>Water Penetration, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Near Reference Desk On First Floor</i>						

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Over 600 Volts								
Service Equipment								
Not Accessible	100%							D
Transformers								
Dry Type	100%			2021	\$32,700	3	\$600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : 2- 2000 Kva, 4160/ 480/ 277 Volts Serving Buildings T5 And Arts And Science Building.</i>						
Feeders								
Busway	100%			2021	\$66,400	1		B
Raceway								
Tray	100%			2021	\$3,500	1		B
Under 600 Volts								
Service Equipment								
Air Circuit Breaker	20%			2023	\$6,000	5	\$100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : 1- 4000 Amps Main Disconnect Switch</i>						
Air Circuit Breaker	60%			2023	\$17,900	5	\$300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : 2- 3000 Amps Mains Service Swicthes Serving T5 Building And Arts And Science Building</i>						
Fused Disc Sw	20%			2023	\$6,000	5	\$100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : 1- 3000 Amps Main Disconnect Switch Serving Mac Building.</i>						

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Transformers								
Dry Type	100%			2021	\$13,600	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1-750 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$87,300	5	\$500	B
Raceway								
Conduit	100%			2023	\$102,400	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$8,800	5	\$200	B
Molded Case Bkrs	90%			2022	\$79,400	5	\$2,400	B
Wiring								
Thermoplastic	90%			2023	\$106,700	1		B
Thermoplastic	10%			2033	* *	1		B
Motor Controllers								
Locally Mounted	20%			2021	\$28,000	5	\$100	B
Motor Control Center	80%			2021	\$112,100	5	\$2,200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$3,000	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$10,600	1	\$30,900	B
Generators								
Diesel	100%			2019	\$71,600	1	\$38,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : Generator Rated @ 285 Kw</i>								
Batteries								
Nickel Cadmium	100%			2015	\$600	5	\$22,300	B
Fuel Storage								
Day Tank								
	50%			2022	\$4,100	5	\$9,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 25 Gallons Capacity</i>								
Main Tank								
	50%			2026	* *	5	\$1,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 600 Gallons Capacity</i>								
Lighting								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Interior Lighting Fluorescent	3%			2018	\$17,700	10	\$2,800	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Lobby</i>						
		<i>Explanation : Compact Fluorescent Fixtures</i>						
Fluorescent	97%			2023	\$571,000	10	\$90,400	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Using T-8 Lamps</i>						
Egress Lighting Emergency, Service	50%			2023	\$8,200	1		B
Exit, Service	50%			2023	\$8,200	1		B
Exterior Lighting HID	100%			2018	\$40,800	10	\$300	B
Lighting Protection								
Arresters/Cabling Generic	100%			2026	**	5	\$1,200	B
Alarm								
Security System No Component Generic	90%							D
	10%			2023	\$33,700	1	\$3,800	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Outside</i>						
		<i>Explanation : CCTV Surveillance Camera</i>						
Fire/Smoke Detection No Component Generic	40%							D
	60%			2031	**	1-3	\$37,100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Hallways, Mechanical Room</i>						
		<i>Explanation : Strobe Lights, Manual Pull Stations</i>						

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2033	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Mech Room</i>						
		<i>Explanation : Hot Water Provided From Building P</i>						
Conversion Equipment HTHW/HW Exchanger	100%			2026	**	2	\$6,300	B
Distribution Hot Wtr Piping/Pump	100%			2031	**	4	\$7,500	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Heating								
Terminal Devices								
Air Handler	80%			2023	\$488,000	1	\$50,400	B
Convactor/Radiator	20%			2028	* *	1	\$6,600	B
Air Conditioning								
Energy Source								
District C.W.	100%			2033	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%			2033	* *	4	\$5,000	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2023	\$480,600	1	\$62,900	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$89,700	B
Exhaust Fans								
Interior	95%			2023	\$118,800	2	\$3,000	B
Roof	5%			2023	\$4,500	2	\$200	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2033	* *	4	\$10,100	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-8</i>								
<i>Explanation : Two Units</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$51,300	B
Sprinkler								
No Component	85%							D
Generic	15%			2033	* *	1-2	\$4,300	B

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)**
Address : **2085 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230T**
Program / Asset # : **CUN0003.1T0 / 2109** **Yr Built/Renovated** : **1967 / 2002**
Area Sq Ft : **19,200** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **08-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1**
Block : **8760** **Lot** : **60** **BIN** : **3852579**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$46,000	\$92,000
Interior Architecture		\$151,100
Electrical		\$239,200
Mechanical		\$320,400
Total	\$46,000	\$802,700
Priority A	\$46,000	\$92,000
Priority B		\$559,700
Priority C		\$151,100
Total	\$46,000	\$802,700

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$400			
Interior Architecture	\$32,900			\$3,800
Electrical	\$2,300	\$300	\$400	\$600
Mechanical	\$28,600	\$1,700	\$4,500	\$1,700
Total	\$64,300	\$2,100	\$4,900	\$6,100
Priority A	\$400			
Priority B	\$31,000	\$2,100	\$4,900	\$2,300
Priority C	\$32,900			\$3,800
Total	\$64,300	\$2,100	\$4,900	\$6,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)

Asset # : 2109

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%			2043	**	5-10	\$126,500	A
Windows								
Aluminum	100%			2039	**	5	\$700	A
Roof								
Single Ply Membrane	100%	Now	\$46,000	2028	**			A
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 20%</i>								
<i>Location : North Side</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Carpet	15%	0-2	\$4,000	2019	\$20,100	3	\$5,200	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	10%			LIFE	**	5	\$10,100	C
Mosaic Tile	5%			2028	**	5	\$2,900	C
Vinyl Tile	70%			2023	\$151,100	3	\$8,100	C
Interior Walls								
Gypsum Board	100%			LIFE	**	5-10	\$33,700	C
Ceilings								
AcousTileSusp.Lay-In	100%			2028	**	5	\$23,200	B
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- Main Service Switches No Ratings Available</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$48,500	5	\$100	B
Raceway								
Conduit	100%			2023	\$14,800	1		B
Panelboards								
Molded Case Bkrs	80%			2022	\$17,600	5	\$300	B
Molded Case Bkrs	20%			2031	**	5	\$100	B
Wiring								
Thermoplastic	80%			2023	\$10,100	1		B
Thermoplastic	20%			2033	**	1		B

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.

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)
Asset # : 2109

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$136,400	10	\$14,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Battery	50%			2018	\$3,100	10	\$1,900	B
Exit, Service	50%			2018	\$1,300	1		B
Exterior Lighting								
HID	100%			2018	\$6,400	10	\$100	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2031	**	1	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Storage Area</i>								
<i>Explanation : CCTV Surveillance Camera</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$54,300	1-3	\$3,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station And Alarm Bells</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
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	100%			2033	**	1		B
Conversion Equipment								
Furnace	100%	2-4	\$21,100	2033	**	1	\$6,900	B
<i>Corroded, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Not Energy Efficient, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : In The Ceiling</i>								
<i>Explanation : 3 Units - With 2 Gas Fired Heaters In Each Unit</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2031	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)

Asset # : 2109

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Conversion Equipment								
Reciprocating Compr/Chiller	70%			2028	* *	1	\$5,000	B
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 70%</i>						
		<i>Location : Various Locations</i>						
Window/Wall Unit	30%		2018	\$10,600		1		B
Terminal Devices								
Fan Coil - Cool/Heat	70%		2018	\$228,600		1	\$3,500	B
No Component	30%							D
Heat Rejection								
Remote Air Cond	70%		2028	* *		2	\$7,600	B
No Component	30%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%		LIFE	* *		2-5	\$13,700	B
Exhaust Fans								
Interior	100%		2018	\$19,100		2	\$500	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%		2023	\$51,500		1		B
Water Heater								
Not Accessible	100%							D
Sanitary Piping								
Cast Iron	100%		LIFE	* *		1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	80%							D
Generic	20%		2023	\$40,300		1-2	\$900	B

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2**
Address : **2065 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **2302T**
Program / Asset # : **CUN0003.2T0 / 2110** **Yr Built/Renovated** : **1967 / 2005**
Area Sq Ft : **36,000** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **08-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1**
Block : **8760** **Lot** : **60** **BIN** : **3852580**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$104,500	\$365,600
Interior Architecture		\$161,300
Electrical		\$386,100
Mechanical	\$39,400	\$948,000
Total	\$143,900	\$1,861,000
Priority A	\$104,500	\$365,600
Priority B	\$39,400	\$1,334,100
Priority C		\$161,300
Total	\$143,900	\$1,861,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$11,900			
Interior Architecture	\$123,000	\$4,300	\$1,100	\$7,900
Electrical	\$2,500	\$2,000	\$2,600	\$2,300
Mechanical	\$13,400	\$7,900	\$6,300	\$7,900
Total	\$150,800	\$14,200	\$10,000	\$18,100
Priority A	\$11,900			
Priority B	\$15,900	\$14,200	\$8,900	\$10,200
Priority C	\$123,000		\$1,100	\$7,900
Total	\$150,800	\$14,200	\$10,000	\$18,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2
Asset # : 2110

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%	Now	\$41,400	2033	**	5	\$50,200	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Deformed/Dented, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Windows								
Aluminum	95%			2039	**	5	\$3,400	A
Steel	5%	Now	\$10,200	2048	**	5	\$1,100	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Connecting Corridor To T1</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Connecting Corridor To T1</i>							
	<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Connecting Corridor To T1</i>							
<hr/>								
Roof								
Single Ply Membrane	100%	Now	\$63,100	2023			\$315,300	A
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Interior								
Floors								
Carpet	25%	0-2	\$62,500	2025	**	3	\$16,300	C
	<i>Loose/MISS Fasteners, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Classrooms</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Classrooms</i>							
	<i>Wrinkling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Classrooms</i>							
Cast in Place Concrete	5%			LIFE	**	5	\$9,500	C
Mosaic Tile	5%			2028	**	5	\$5,400	C
Vinyl Tile	40%			2023			\$161,300	C
Vinyl Tile	5%	Now	\$20,200	2033	**	3	\$800	C
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Connecting Corridor To T1</i>							
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Connecting Corridor To T1</i>							
	<i>Poor Subfloor Evident, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Connecting Corridor To T1</i>							
Vinyl Tile	20%			2031	**	3	\$3,300	C
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Rooms 248, 252 And Various Others</i>							

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2

Asset # : 2110

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	40%			LIFE	**	5	\$13,100	C
Gypsum Board	20%			LIFE	**	5-10	\$13,900	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Rooms 248, 252 And Various Others</i>								
Metal Panel	35%			LIFE	**	10	\$6,500	C
Metal Panel	5%	Now	\$11,400	LIFE	**			C
<i>Deformed/Dented, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Connecting Corridor To T1</i>								
Ceilings								
AcousTileSusp.Lay-In	80%			2028	**	5	\$34,700	B
AcousTileSusp.Lay-In	20%			2040	**	5	\$8,700	B
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Rooms 248, 252 And Various Others</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$5,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$58,200	5	\$100	B
Raceway								
Conduit	90%			2023	\$31,700	1		B
Conduit	10%			2043	**	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$2,800	5		B
Molded Case Bkrs	75%			2022	\$41,300	5	\$600	B
Molded Case Bkrs	20%			2039	**	5	\$200	B
Wiring								
Thermoplastic	90%			2023	\$30,500	1		B
Thermoplastic	10%			2043	**	1		B
Motor Controllers								
Locally Mounted	100%			2021	\$12,400	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$900	B
Lighting								

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2
Asset # : 2110

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	100%			2023	\$254,900	10	\$26,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
<hr/>								
Egress Lighting								
Emergency, Battery	50%			2028	**	10	\$3,500	B
Exit, LED	10%			2051	**	1		B
Exit, Service	40%			2028	**	1		B
<hr/>								
Exterior Lighting								
HID	100%			2023	\$12,000	10	\$100	B
<hr/>								
Alarm								
Security System								
No Component	70%							D
Generic	30%			2031	**	1	\$3,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : New Wing</i>								
<i>Explanation : CCTV Surveillance Camera</i>								
<hr/>								
Fire/Smoke Detection								
Generic	100%			2028	**	1-3	\$18,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Manual Pull Station, Alarm Bells, Strobe Lights And Smoke Detectors</i>								
<hr/>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%	Now	\$1,300	2033	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Incoming Service</i>								
<hr/>								
Conversion Equipment								
Furnace	100%	0-2	\$39,400	2033	**	1	\$12,900	B
<i>Corroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Various Locations In The Ceiling</i>								
<i>Explanation : 8 Old Units - Each Unit Has 2 Gas Fired Heaters</i>								
<hr/>								
Air Conditioning								
Energy Source								
Electricity	100%			2031	**	1		B
<hr/>								
Conversion Equipment								
Reciprocating Compr/Chiller	100%			2023	\$109,400	1	\$13,400	B
<hr/>								
Terminal Devices								
Fan Coil - Cool/Heat	100%			2018	\$610,300	1	\$9,400	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2

Asset # : 2110

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Heat Rejection								
Remote Air Cond	100%			2023	\$192,600	2	\$20,200	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$25,600	B
Exhaust Fans								
Interior	100%			2018	\$35,600	2	\$900	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
Water Heater								
Gas Fired	100%			2018	\$7,500	2	\$400	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	85%							D
Generic	15%			2033	* *	1-2	\$1,200	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T3
Address : 2055 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : 2303T
Program / Asset # : CUN0003.3T0 / 2111 **Yr Built/Renovated** : 1970 / 2000
Area Sq Ft : 10,200 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 08-Jun-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 8760 **Lot** : 60 **BIN** : 3852581

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$104,700	
Interior Architecture		\$78,700
Electrical		\$118,800
Mechanical		\$40,800
Total	\$104,700	\$238,300
Priority A	\$104,700	
Priority B		\$159,600
Priority C		\$78,700
Total	\$104,700	\$238,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$5,500			
Interior Architecture	\$15,500			\$2,000
Electrical	\$300	\$100	\$200	\$300
Mechanical	\$5,600	\$700	\$1,800	\$700
Total	\$26,900	\$800	\$2,000	\$2,900
Priority A	\$5,500			
Priority B	\$5,900	\$800	\$2,000	\$1,000
Priority C	\$15,500			\$2,000
Total	\$26,900	\$800	\$2,000	\$2,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T3

Asset # : 2111

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$900	A
Metal Panel	90%	Now	\$5,000	2043	**	5	\$12,100	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Base</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Corners</i>								
<hr/>								
Windows								
Steel	100%	Now	\$40,800	2048	**	5	\$4,500	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<hr/>								
Roof								
Spray-on Foam	100%	Now	\$63,900	2033	**	5	\$14,700	A
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Classrooms</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<hr/>								
Interior								
Floors								
Carpet	15%			2019	\$10,500	3	\$3,600	C
Cast in Place Concrete	10%			LIFE	**	5	\$5,300	C
Mosaic Tile	5%			2028	**	5	\$1,500	C
Vinyl Tile	70%			2023	\$78,700	3	\$4,200	C
<hr/>								
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$2,600	C
Gypsum Board	60%			LIFE	**	5-10	\$13,500	C
Metal Panel	15%			LIFE	**	10	\$900	C
<hr/>								
Ceilings								
AcousTileSusp.Lay-In	100%			2028	**	5	\$12,000	B
<i>Water Penetration, Extent : Light, Area Affected : 25%</i>								
<i>Location : Various Classrooms</i>								

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

Under 600 Volts

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T3
Asset # : 2111

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,000	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 600 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$48,500	5		B
Raceway								
Conduit	90%			2023	\$13,300	1		B
Conduit	10%			2033	* *	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$1,100	5		B
Molded Case Bkrs	85%			2022	\$18,700	5	\$200	B
Molded Case Bkrs	10%			2031	* *	5		B
Wiring								
Thermoplastic	90%			2023	\$11,300	1		B
Thermoplastic	10%			2033	* *	1		B
Motor Controllers								
Locally Mounted	100%			2021	\$12,400	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$200	B
Lighting								
Interior Lighting								
Fluorescent	99%			2023	\$70,300	10	\$7,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
HID	1%			2023	\$300	10		B
Egress Lighting								
Emergency, Battery	30%			2023	\$1,000	10	\$600	B
Exit, Service	70%			2023	\$900	1		B
Exterior Lighting								
HID	100%			2018	\$3,400	10		B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$28,900	1-3	\$1,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Alarm Bells And Manual Pull Station</i>								

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

Heating

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T3

Asset # : 2111

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2033	* *	1		B
Conversion Equipment								
Furnace	100%	0-2	\$2,200	2018	\$11,000	1	\$3,600	B
			<i>Damaged, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : Mech Room</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : In Mech Room</i>					
			<i>Explanation : 6 Units</i>					
Air Conditioning								
Energy Source								
Electricity	100%			2031	* *	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	40%			2018	\$12,200	1	\$1,500	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 40%</i>					
			<i>Location : Backyard</i>					
Window/Wall Unit	20%			2018	\$3,700	1		B
No Component	40%							D
Terminal Devices								
Fan Coil - Cool/Heat	40%			2018	\$40,800	1	\$1,000	B
No Component	60%							D
Heat Rejection								
Remote Air Cond	40%			2018	\$12,900	2	\$2,300	B
No Component	60%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$7,100	B
Exhaust Fans								
Interior	100%			2018	\$9,900	2	\$300	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$26,800	1		B
Water Heater								
Gas Fired	100%			2021	\$2,100	2	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4**
Address : **2111 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **2304T**
Program / Asset # : **CUN0003.4T0 / 2112** **Yr Built/Renovated** : **1970 / 2000**
Area Sq Ft : **53,718** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **08-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2**
Block : **8760** **Lot** : **60** **BIN** : **3852582**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$499,400	\$123,300
Interior Architecture	\$472,900	\$383,700
Electrical		\$806,900
Mechanical	\$109,700	\$797,700
Total	\$1,082,000	\$2,111,600
Priority A	\$499,400	\$123,300
Priority B	\$514,300	\$1,604,600
Priority C	\$68,300	\$383,700
Total	\$1,082,000	\$2,111,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$48,700			
Interior Architecture	\$127,100			\$14,000
Electrical	\$1,100	\$800	\$900	\$1,500
Mechanical	\$20,900	\$4,300	\$12,000	\$4,300
Total	\$197,900	\$5,200	\$12,900	\$19,800
Priority A	\$48,700			
Priority B	\$22,000	\$5,200	\$12,900	\$5,800
Priority C	\$127,100			\$14,000
Total	\$197,900	\$5,200	\$12,900	\$19,800



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4

Asset # : 2112

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	10%	Now	\$15,900	LIFE	**	5	\$2,900	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair(s)</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
Metal Panel	90%	Now	\$32,700	2043	**	5	\$79,200	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	5%			2039	**	5	\$300	A
Steel	95%	Now	\$307,600	2048	**	5	\$33,700	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Roof								
Spray-on Foam	100%	Now	\$191,800	2033	**	5	\$44,100	A
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Rooms 4210 And 4211</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Carpet	30%	Now	\$107,400	2025	**	3	\$27,900	C
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Wrinkling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	5%			LIFE	**	5	\$13,600	C
Mosaic Tile	5%			2028	**	5	\$7,800	C
Vinyl Tile	60%			2023	\$346,500	3	\$18,600	C
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$16,600	C
Gypsum Board	75%			LIFE	**	5-10	\$105,600	C
Ceilings								
AcousTileSusp.Lay-In	100%	0-2	\$404,600	2043	**	5	\$31,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4
Asset # : 2112

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%			2023	\$15,600	5	\$200 B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
		<i>Location : Electrical Room</i>					
		<i>Explanation : No Available Ratings</i>					
<hr/>							
Switchgear / Switchboard							
Fused Disc Sw	100%			2023	\$87,300	5	\$200 B
<hr/>							
Raceway							
Conduit	90%			2023	\$74,900	1	B
Conduit	10%			2033	**	1	B
<hr/>							
Panelboards							
Fused Disc Sw	10%			2022	\$7,700	5	\$100 B
Molded Case Bkrs	80%			2022	\$61,700	5	\$900 B
Molded Case Bkrs	10%			2031	**	5	\$100 B
<hr/>							
Wiring							
Thermoplastic	90%			2023	\$78,700	1	B
Thermoplastic	10%			2033	**	1	B
<hr/>							
Ground							
Grounding Devices							
Not Accessible	100%						D
<hr/>							
Lighting							
Interior Lighting							
Fluorescent	100%			2023	\$364,900	10	\$38,000 B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
		<i>Location : Throughout The Building</i>					
		<i>Explanation : Using T-8 Lamps</i>					
<hr/>							
Egress Lighting							
Emergency, Battery	50%			2023	\$8,400	10	\$5,000 B
Exit, Service	50%			2023	\$3,400	1	B
<hr/>							
Exterior Lighting							
HID	100%			2018	\$17,900	10	\$100 B
<hr/>							
Alarm							
Security System							
No Component	80%						D
Generic	20%			2031	**	1	\$3,300 B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
		<i>Location : Hallways</i>					
		<i>Explanation : CCTV Surveillance Camera</i>					
<hr/>							
Fire/Smoke Detection							
No Component	80%						D
Generic	20%			2018	\$101,300	1-3	\$5,600 B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
		<i>Location : Hallways</i>					
		<i>Explanation : Manual Pull Station And Alarm Bells</i>					

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4
Asset # : 2112

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2033	* *	1		B
Conversion Equipment								
Furnace	100%			2018	\$56,400	1	\$20,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : In The Ceiling</i>								
<i>Explanation : 4 Units - Each Has 4 Gas Fired Heaters</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2031	* *	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	70%	0-2	\$109,700	2033	* *	1	\$12,100	B
<i>Corroded, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Not Energy Efficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>R-22 Refrigerant, Extent : Light, Area Affected : 70%</i>								
<i>Location : Throughout</i>								
Window/Wall Unit	15%			2018	\$14,200	1		B
No Component	15%							D
Terminal Devices								
Fan Coil - Cool/Heat	70%			2023	\$519,900	1	\$9,400	B
No Component	30%							D
Heat Rejection								
Remote Air Cond	50%			2028	* *	2	\$14,400	B
Remote Air Cond	20%			2018	\$46,900	2	\$5,800	B
No Component	30%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$36,600	B
Exhaust Fans								
Roof	100%			2018	\$36,700	2	\$1,300	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$137,900	1		B
Water Heater								
Gas Fired	100%			2022	\$10,700	2	\$600	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5
Address : 2100 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : 2305T
Program / Asset # : CUN0003.5T0 / 2113 **Yr Built/Renovated** : 1970 / 2000
Area Sq Ft : 17,852 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 08-Jun-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 8760 **Lot** : 60 **BIN** : 3852583

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$224,400	
Interior Architecture	\$135,800	\$164,700
Electrical		\$171,000
Mechanical	\$49,900	\$98,300
Total	\$410,000	\$434,000
Priority A	\$224,400	
Priority B	\$185,700	\$269,300
Priority C		\$164,700
Total	\$410,000	\$434,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$55,500			
Interior Architecture	\$41,200			\$2,200
Electrical	\$2,100	\$100	\$100	\$300
Mechanical	\$23,400	\$1,100	\$3,600	\$1,000
Total	\$122,100	\$1,200	\$3,700	\$3,500
Priority A	\$55,500			
Priority B	\$25,500	\$1,200	\$3,700	\$1,300
Priority C	\$41,200			\$2,200
Total	\$122,100	\$1,200	\$3,700	\$3,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5
Asset # : 2113

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%	Now	\$25,900	2033	**	5	\$31,300	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : At Eaves</i>							
	<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade</i>							
<hr/>								
Windows								
Steel	100%	Now	\$106,800	2048	**	5	\$11,700	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Roof								
Metal, Corrugated	75%	Now	\$117,600	2043	**	1		A
	<i>Corrosion/Rusting, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : This Roof Is Covered With Spray-on Roofing</i>							
Spray-on Foam	25%	Now	\$29,600	2033	**	5	\$6,800	A
	<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 35%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : This Component Is Spray-on Roofing Over Corrugated Metal Panel</i>							
<hr/>								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$9,100	C
Mosaic Tile	5%	Now	\$9,300	2028	**	5	\$1,300	C
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : North Entrnace</i>							
Vinyl Tile	85%			2023		3	\$8,900	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5

Asset # : 2113

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$5,200	C
Gypsum Board	50%			LIFE	**	5-10	\$22,200	C
Gypsum Board	15%	Now	\$7,000	LIFE	**	5	\$2,400	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
Metal Panel	10%			LIFE	**	10	\$1,200	C
Ceilings								
AcousTileSusp.Lay-In	100%	4+	\$135,800	2043	**	5	\$10,400	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<hr/>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 1200 Amperes</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$48,500	5	\$100	B
<hr/>								
Raceway								
Conduit	100%			2023	\$14,800	1		B
<hr/>								
Panelboards								
Molded Case Bkrs	100%			2022	\$22,000	5	\$400	B
<hr/>								
Wiring								
Thermoplastic	100%			2023	\$12,600	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2021	\$12,400	5	\$100	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$400	B
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$122,500	10	\$12,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5
Asset # : 2113

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

Lighting

Egress Lighting								
Emergency, Battery	50%			2018	\$2,800	10	\$1,700	B
Exit, Service	50%			2018	\$1,100	1		B
Exterior Lighting								
HID	100%			2018	\$6,000	10		B

Alarm

Fire/Smoke Detection								
No Component	90%							D
Generic	10%			2018	\$16,800	1-3	\$900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : Alarm Bells And Manual Pull Station</i>								

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
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	100%			2033	**	1		B
Conversion Equipment								
Furnace	100%	0-2	\$18,900	2033	**	1	\$6,200	B
<i>Corroded, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Various Areas</i>								
<i>Not Energy Efficient, Extent : Severe, Area Affected : 70%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2 In Mech Room And 3 In The Ceilings</i>								
<i>Explanation : 5 Old Package Units</i>								

Air Conditioning

Energy Source								
Electricity	100%			2031	**	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	25%			2017	\$49,900	2	\$200	B
Reciprocating	35%			2018	\$18,400	1	\$2,300	B
Compr/Chiller								
Window/Wall Unit	15%			2018	\$4,800	1		B
No Component	25%							D
Distribution								
Chilled Wtr Pipe/Pump	35%			2023	\$19,900	4	\$400	B
No Component	65%							D
Terminal Devices								
Direct Expansion	35%			2018	\$12,600	1		B
No Component	65%							D
Heat Rejection								
Remote Air Cond	75%			2018	\$52,100	2	\$7,300	B
No Component	25%							D

Ventilation

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5

Asset # : 2113

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Distribution								
Ductwork/Diffusers	100%	Now	\$2,700	LIFE	**	2-5	\$7,800	B
		<i>Insul. Deteriorating, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : In The Ceiling</i>						
Exhaust Fans								
Interior	50%			2018	\$8,600	2	\$200	B
Roof	50%			2018	\$6,200	2	\$200	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$46,300	1		B
Water Heater								
Gas Fired	100%			2021	\$3,600	2	\$200	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6**
Address : **2105 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **2306T**
Program / Asset # : **CUN0003.6T0 / 2114** **Yr Built/Renovated** : **1970 / 2000**
Area Sq Ft : **12,070** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **08-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1**
Block : **8760** **Lot** : **60** **BIN** : **3852584**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$123,800	
Interior Architecture		\$126,400
Electrical		\$131,700
Total	\$123,800	\$258,100
Priority A	\$123,800	
Priority B		\$131,700
Priority C		\$126,400
Total	\$123,800	\$258,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$6,600			
Interior Architecture	\$23,500	\$700		\$1,700
Electrical	\$300	\$200	\$200	\$300
Mechanical	\$4,000	\$600	\$1,600	\$700
Total	\$34,300	\$1,500	\$1,800	\$2,700
Priority A	\$6,600			
Priority B	\$12,600	\$1,500	\$1,800	\$1,000
Priority C	\$15,200			\$1,700
Total	\$34,300	\$1,500	\$1,800	\$2,700



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6

Asset # : 2114

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%	Now	\$6,600	2033	**	5	\$16,000	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Base</i>								
<i>Deformed/Dented, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Windows								
Steel	100%	Now	\$48,200	2048	**	5	\$5,300	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Roof								
Spray-on Foam	100%	Now	\$75,600	2033	**	5	\$17,400	A
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Classrooms</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Mosaic Tile	5%			2028	**	5	\$1,800	C
Vinyl Tile	50%			2023		3	\$3,600	C
Vinyl Tile	45%			2023		3	\$3,200	C
Interior Walls								
Concrete Masonry Unit	15%			LIFE	**	5	\$1,900	C
Gypsum Board	65%			LIFE	**	5-10	\$17,200	C
Metal Panel	20%			LIFE	**	10	\$1,400	C
Ceilings								
AcousTileSusp.Lay-In	90%	Now	\$8,400	2028	**	5	\$6,400	B
<i>Water Penetration, Extent : Light, Area Affected : 50%</i>								
<i>Location : Various Classrooms</i>								
AcousTileSusp.Lay-In	10%			2040	**	5	\$1,400	B
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Room 610</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$48,500	5		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6

Asset # : 2114

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Raceway								
Conduit	95%			2023	\$14,100	1		B
Conduit	5%			2033	* *	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$1,100	5		B
Molded Case Bkrs	90%			2022	\$19,800	5	\$200	B
Molded Case Bkrs	5%			2031	* *	5		B
Wiring								
Thermoplastic	95%			2023	\$12,000	1		B
Thermoplastic	5%			2033	* *	1		B
Lighting								
Interior Lighting								
Fluorescent	99%			2023	\$83,200	10	\$8,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
HID	1%			2023	\$400	10		B
Egress Lighting								
Emergency, Service	50%			2023	\$800	1		B
Exit, Service	50%			2023	\$800	1		B
Exterior Lighting								
HID	100%			2018	\$4,000	10		B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$34,200	1-3	\$1,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station And Alarm Bells</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
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	100%			2033	* *	1		B
Conversion Equipment								
Furnace	100%			2018	\$13,000	1	\$4,700	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : In The Ceiling</i>								
<i>Explanation : 3 Units</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2031	* *	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6

Asset # : 2114

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Conversion Equipment								
Reciprocating Compr/Chiller	20%			2023	\$7,200	1	\$900	B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Outside Of The Building</i>							
Window/Wall Unit	80%			2018	\$17,500	1		B
Distribution								
Chilled Wtr Pipe/Pump	20%			2033	**	4	\$100	B
No Component	80%							D
Terminal Devices								
Direct Expansion	20%			2023	\$6,600	1		B
No Component	80%							D
Heat Rejection								
Remote Air Cond	20%			2028	**	2	\$1,300	B
No Component	80%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$8,400	B
Exhaust Fans								
Interior	80%			2023	\$9,400	2	\$200	B
Roof	20%			2023	\$1,700	2	\$100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$31,800	1		B
Water Heater								
Gas Fired	100%			2018	\$2,500	2	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T7**
Address : **2131 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **2307T**
Program / Asset # : **CUN0003.7T0 / 2115** **Yr Built/Renovated** : **1972 / 2000**
Area Sq Ft : **27,072** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **08-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1**
Block : **8760** **Lot** : **60** **BIN** : **3852585**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$148,800
Interior Architecture		\$149,700
Electrical		\$270,500
Mechanical		\$277,100
Total		\$846,000
Priority A		\$148,800
Priority B		\$547,500
Priority C		\$149,700
Total		\$846,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$16,800			
Interior Architecture	\$142,700		\$2,000	\$7,600
Electrical	\$200	\$100	\$200	\$400
Mechanical	\$43,000	\$1,100	\$6,200	\$1,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$206,600	\$5,100	\$12,300	\$13,100
Priority A	\$16,800			
Priority B	\$87,500	\$5,100	\$10,300	\$5,400
Priority C	\$102,400		\$2,000	\$7,600
Total	\$206,600	\$5,100	\$12,300	\$13,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T7
Asset # : 2115

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%			2043	**	5-10	\$148,800	A
Windows								
Aluminum	100%			2039	**	5	\$800	A
Roof								
Built-Up (BUR)	98%	Now	\$16,300	2028	**			A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Ponding, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Drains</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Skylight, Metal/Glass	2%			2033	**	10	\$2,100	A
Interior								
Floors								
Carpet								
	35%	0-2	\$65,000	2025	**	3	\$16,900	C
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classrooms</i>								
<i>Wrinkling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Classrooms</i>								
Cast in Place Concrete	10%			LIFE	**	5	\$14,100	C
Mosaic Tile	5%			2036	**	5	\$4,000	C
Vinyl Tile	45%			2023	\$134,700	3	\$7,200	C
Vinyl Tile	5%			2018	\$15,000	3	\$800	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Sections At Corridors</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Concrete Masonry Unit	50%			LIFE	**	5	\$15,100	C
Gypsum Board	50%			LIFE	**	5-10	\$32,200	C
Ceilings								
AcousTileSusp.Lay-In	10%	Now	\$4,200	2028	**	5	\$1,600	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	80%			LIFE	**	5-10	\$32,200	B
Gypsum Board	10%	Now	\$7,900	LIFE	**	5	\$4,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								

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

Under 600 Volts

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T7

Asset # : 2115

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 600 Amperes</i>								
<hr/>								
Raceway								
Conduit	90%			2023	\$31,700	1		B
Conduit	10%			2033	* *	1		B
<hr/>								
Panelboards								
Molded Case Bkrs	90%			2022	\$49,600	5	\$500	B
Molded Case Bkrs	10%			2031	* *	5	\$100	B
<hr/>								
Wiring								
Thermoplastic	90%			2023	\$30,500	1		B
Thermoplastic	10%			2033	* *	1		B
<hr/>								
Ground								
Grounding Devices								
Not Accessible	100%							D
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$189,200	10	\$19,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
<hr/>								
Egress Lighting								
Emergency, Battery	50%			2023	\$4,400	10	\$2,600	B
Exit, Service	50%			2023	\$1,700	1		B
<hr/>								
Exterior Lighting								
HID	100%			2018	\$9,000	10	\$100	B
<hr/>								
Alarm								
Fire/Smoke Detection								
No Component	90%							D
Generic	10%			2018	\$25,500	1-3	\$1,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Alarm Bells And Manual Pull Station</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2033	* *	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T7
Asset # : 2115

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment Furnace	100%	Now	\$29,200	2033	* *	1	\$9,600	B
<i>Damaged, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Insulation Peeling Off, Roof</i>								
<i>Malfunctioning, Extent : Severe, Area Affected : 75%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 7 Rtu Package Units</i>								
<hr/>								
Air Conditioning								
Energy Source Electricity	100%			2031	* *	1		B
Conversion Equipment Ext Pkg Unit - Heating/Cooling	100%			2018	\$157,800	2	\$1,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 7 Old Roof Top Package Units</i>								
<hr/>								
Heat Rejection								
Air Condenser Unit	100%			2018	\$47,800	2	\$15,000	B
<hr/>								
Ventilation								
Distribution Ductwork/Diffusers	100%	Now	\$10,300	LIFE	* *	2-5	\$12,000	B
<i>Insul. Deteriorating, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Ductwork On Roof Is Damaged And Corroded</i>								
<hr/>								
Exhaust Fans Roof	100%			2018	\$19,000	2	\$700	B
<hr/>								
Plumbing								
H/C Water Piping Brass/Copper	100%			2023	\$71,500	1		B
Water Heater Gas Fired	100%			2018	\$5,600	2	\$300	B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Fixtures Generic	100%							B
<hr/>								
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-2</i>								
<i>Explanation : 1 Unit</i>								

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8
Address : 2101 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : 2308T
Program / Asset # : CUN0003.8T0 / 2095 **Yr Built/Renovated** : 1972 / 2008
Area Sq Ft : 18,187 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 08-Jun-2012 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 8760 **Lot** : 60 **BIN** : 3852586

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$197,700	
Interior Architecture		\$123,900
Electrical		\$230,400
Mechanical		\$108,800
Total	\$197,700	\$463,100
Priority A	\$197,700	
Priority B		\$339,200
Priority C		\$123,900
Total	\$197,700	\$463,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$1,100	\$12,900		
Interior Architecture	\$58,900		\$2,500	\$3,300
Electrical	\$400	\$300	\$300	\$500
Mechanical	\$23,500	\$800	\$2,000	\$800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$87,800	\$17,900	\$8,700	\$8,600
Priority A	\$1,100	\$12,900		
Priority B	\$50,100	\$5,000	\$6,200	\$5,300
Priority C	\$36,700		\$2,500	\$3,300
Total	\$87,800	\$17,900	\$8,700	\$8,600



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8

Asset # : 2095

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	93%	Now	\$103,500	LIFE	**	5	\$9,500	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade, South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Facade</i>								
Pre-Cast Concrete Window Wall	2%			LIFE	**	5	\$2,100	A
	5%			2033	**	5	\$3,100	A
Windows								
Steel	100%	Now	\$94,200	2048	**	5	\$10,300	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Parapets								
Metal Rail	100%			2040	**	5-10	\$32,800	A
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roof								
Modified Bitumen	95%			2031	**	10	\$21,900	A
Skylight, Metal/Glass	5%			2049	**	10	\$3,800	A
Interior								
Floors								
Carpet	15%	0-2	\$19,200	2025	**	3	\$5,000	C
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Wrinkling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
Cast in Place Concrete	10%			LIFE	**	5	\$9,700	C
Quarry Tile	15%			2036	**	5	\$5,000	C
Vinyl Tile	60%			2023	\$123,900	3	\$6,700	C
Interior Walls								
Concrete Masonry Unit	50%			LIFE	**	5	\$5,900	C
Gypsum Board	50%			LIFE	**	5-10	\$12,400	C
Ceilings								
AcousTileSusp.Lay-In	15%			2028	**	5	\$3,200	B
Exposed Concrete	75%			LIFE	**	5-10	\$20,000	B
Gypsum Board	10%			LIFE	**	5-10	\$7,300	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8
Asset # : 2095

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 1200 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$48,500	5	\$100	B
Raceway								
Conduit	100%			2023	\$14,800	1		B
Panelboards								
Molded Case Bkrs	100%			2022	\$22,000	5	\$400	B
Wiring								
Thermoplastic	100%			2023	\$12,600	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$130,500	10	\$13,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Battery	50%			2023	\$3,000	10	\$1,800	B
Exit, Service	50%			2023	\$1,200	1		B
Exterior Lighting								
HID	100%			2018	\$6,100	10		B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$51,500	1-3	\$2,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station And Alarm Bells</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Electricity	25%			2033	**	1		B
Natural Gas	75%			2033	**	1		B

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8
Asset # : 2095

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment								
Furnace	75%			2023	\$15,100	1	\$5,500	B
	<i>Other Observation, Extent : Light, Area Affected : 75%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 1 Rtu - There Are 2 Gas Fired Coils In It</i>							
Radiant Heater	25%	0-2	\$18,200	2033	**	2	\$1,400	B
	<i>Damaged, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Various Areas</i>							
	<i>Other Observation, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : 12 Units</i>							
Air Conditioning								
Energy Source								
Electricity	100%			2031	**	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%			2023	\$108,800	2	\$900	B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 1 Rtu Package Unit - Heating & Cooling</i>							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$13,100	B
Exhaust Fans								
Roof	100%			2023	\$13,100	2	\$500	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	**	1		B
Water Heater								
Not Accessible	100%							D
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : 1-2</i>							
	<i>Explanation : 1 Unit</i>							

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE VEHICLE STORAGE - Z
Address : 1530 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : CUN0003.060 / 13607 **Yr Built/Renovated** : 1992 /
Area Sq Ft : 4,065 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 06-Jun-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 8760 **Lot** : 250 **BIN** : 3349320

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Electrical			\$38,300
Total			\$38,300
Priority B			\$38,300
Total			\$38,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$2,000		\$17,900	
Interior Architecture	\$18,200			
Electrical	\$200	\$200	\$200	\$200
Mechanical	\$400	\$100	\$400	\$100
Total	\$20,800	\$300	\$18,600	\$400
Priority A	\$2,000		\$17,900	
Priority B	\$8,100	\$300	\$600	\$400
Priority C	\$10,700			
Total	\$20,800	\$300	\$18,600	\$400



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE VEHICLE STORAGE - Z
Asset # : 13607

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	80%	Now	\$1,900	2043	**	5	\$1,600	A
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade, North Facade</i>								
Metal Coiling Doors	20%			2036	**	5	\$700	A
Windows								
Aluminum	50%			2039	**	5	\$100	A
Metal Louvers	50%			2032	**	10	\$400	A
Roof								
Metal Panel	100%			2036	**	10	\$17,600	A
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	**	5	\$21,500	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceilings								
Exposed Struc: Steel	35%			LIFE	**	10	\$3,400	B
Metal Panel	65%			LIFE	**	5	\$8,000	B
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Transformers								
Dry Type	100%			2028	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 45 Kva, 480/208/120 Volts</i>								
Raceway								
Conduit	100%			2033	**	1		B
Panelboards								
Fused Disc Sw	10%			2031	**	5		B
Molded Case Bkrs	90%			2031	**	5	\$100	B
Wiring								
Thermoplastic	100%			2033	**	1		B
Motor Controllers								
Locally Mounted	100%			2028	**	5		B
Lighting								
Interior Lighting								
Fluorescent	10%			2023	\$2,900	10	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Cafeteria Room</i>								
<i>Explanation : T-8 Lamps</i>								
HID	90%			2023	\$12,000	10	\$100	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE VEHICLE STORAGE - Z
Asset # : 13607

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

Lighting

Egress Lighting								
Emergency, Battery	50%			2028	**	10	\$400	B
Exit, Service	50%			2028	**	1		B
Exterior Lighting								
HID	100%			2023	\$1,400	10		B

Alarm

Fire/Smoke Detection								
Generic	100%			2023	\$38,300	1-3	\$2,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Open Space Electrical Section</i>								
<i>Explanation : Bells, Manual Pull Station</i>								

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

Heating

Energy Source								
Natural Gas	100%			2043	**	1		B
Conversion Equipment								
Radiant Heater	100%			2028	**	2	\$1,500	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Various Locations</i>								
<i>Explanation : 6 Units</i>								

Ventilation

Exhaust Fans								
Wall Unit	100%			2018	\$5,500	2	\$100	B

Plumbing

H/C Water Piping								
Brass/Copper	100%			2043	**	1		B
Water Heater								
Electric	100%			2018	\$600	4		B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Backflow Preventer								
Generic	100%			2028	**	1	\$200	B

Fire Suppression

Sprinkler								
Generic	100%			2043	**	1-2	\$900	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C**
Address : **1950 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230C**
Program / Asset # : **CUN0003.0C0 / 2122** **Yr Built/Renovated** : **1977 / 2000**
Area Sq Ft : **33,130** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **05-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2,3,ph**
Block : **8760** **Lot** : **60** **BIN** : **3347724**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$247,600	\$79,900
Interior Architecture		\$191,600
Electrical		\$406,200
Mechanical	\$53,800	\$637,300
Total	\$301,300	\$1,315,000
Priority A	\$247,600	\$79,900
Priority B	\$53,800	\$1,104,100
Priority C		\$131,000
Total	\$301,300	\$1,315,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$86,700			
Interior Architecture	\$93,700		\$5,000	\$7,800
Electrical	\$1,500	\$800	\$1,200	\$1,200
Mechanical	\$19,300	\$4,700	\$5,700	\$4,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$205,200	\$9,400	\$15,900	\$17,900
Priority A	\$86,700			
Priority B	\$53,400	\$9,400	\$15,900	\$10,100
Priority C	\$65,100			\$7,800
Total	\$205,200	\$9,400	\$15,900	\$17,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$211,600	LIFE	**	5	\$32,300	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : North Facade</i>								
Metal Panel	5%			2043	**	5-10	\$13,900	A
Window Wall	15%	Now	\$32,500	2043	**	5	\$11,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	95%	Now	\$14,300	2039	**	5	\$800	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$500	A
Parapets								
Masonry: Brick	85%	Now	\$36,000	LIFE	**	5	\$2,800	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : West Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
Metal Panel	5%			2043	**	5	\$600	A
Metal Rail	10%			2028	**	5-10	\$5,900	A
Roof								
IRMA/Protected Membrane	10%	Now	\$6,200	2023			\$30,800	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lower Terrace</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Lower Terrace</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Single Ply Membrane	85%	Now	\$16,000	2023			\$79,900	A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Skylight, Metal/Glass	5%	Now	\$17,800	2043	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Above Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Lobby</i>								

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

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	25%			2019	\$58,000	3	\$20,100	C
Cast in Place Concrete	20%			LIFE	**	5	\$35,200	C
Ceramic Tile	5%			2032	**	5	\$2,000	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$13,600	C
Vinyl Tile	35%			2023	\$131,000	3	\$7,000	C
Interior Walls								
Concrete Masonry Unit	20%			LIFE	**	5	\$6,200	C
Gypsum Board	70%			LIFE	**	5-10	\$45,900	C
Masonry: Brick	10%			LIFE	**	10	\$1,200	C
Ceilings								
AcousTileConcealSpLn	20%			2021	\$60,600	5	\$10,100	B
AcousTileSusp.Lay-In	35%			2028	**	5	\$14,100	B
Exposed Concrete	25%			LIFE	**	5-10	\$12,600	B
Gypsum Board	20%			LIFE	**	5-10	\$27,700	B
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Lobby Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Transformers								
Dry Type	100%			2021	\$13,600	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : 75 Kva</i>								
Raceway								
Conduit	90%			2023	\$31,700	1		B
Conduit	10%			2033	**	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$5,500	5	\$100	B
Molded Case Bkrs	80%			2022	\$44,100	5	\$600	B
Molded Case Bkrs	10%			2031	**	5	\$100	B
Wiring								
Thermoplastic	90%			2023	\$30,500	1		B
Thermoplastic	10%			2033	**	1		B
Motor Controllers								
Motor Control Center	100%			2021	\$900	5	\$700	B
Lighting								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Interior Lighting Fluorescent	2%			2018	\$4,700	10	\$500	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Lobby And Hallways</i>					
			<i>Explanation : Compact Fluorescent Fixtures</i>					
Fluorescent	98%			2023	\$231,900	10	\$24,200	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
			<i>Explanation : Using T-8 Lamps</i>					
Egress Lighting								
Emergency, Service	50%			2023	\$2,200	1		B
Exit, Service	50%			2023	\$2,200	1		B
Exterior Lighting								
HID	100%			2018	\$11,000	10	\$100	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2023	\$27,400	1	\$3,000	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Hallways</i>					
			<i>Explanation : CCTV Surveillance Camera System</i>					
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2023	\$93,800	1-3	\$5,200	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Hallways And Mechanical Room</i>					
			<i>Explanation : Manual Pull Station, Strobe Lights And Smoke Detector</i>					
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2033	**	1		B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Penthouse Mech Room</i>					
			<i>Explanation : Hot Water Provided From Building P</i>					
Distribution								
Hot Wtr Piping/Pump	100%			2031	**	4	\$2,000	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	60%			2018	\$96,800	1	\$10,000	B
Fan Coil Unit/Heat	40%	Now	\$53,800	2023	\$179,200	1	\$3,100	B
<i>On Extended Life, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Various Locations</i>								
<i>Other Observation, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
<i>Explanation : Rusted And Leaking</i>								
Air Conditioning								
Energy Source								
District C.W.	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$7,300	2023	\$146,300	4	\$1,300	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
Terminal Devices								
Air Handler/Cool/Ht	80%			2018	\$101,700	1	\$13,300	B
Fan Coil - Cool/Heat	20%			2018	\$113,300	1	\$1,700	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$23,700	B
Exhaust Fans								
Interior	95%			2018	\$31,400	2	\$800	B
Roof	5%			2023	\$1,200	2		B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	**	1		B
HW Heat Exchanger								
Low Temp	100%			2033	**	4	\$2,700	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Unit Shared With Building F</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-3, Ph</i>								
<i>Explanation : 1 Unit</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$13,600	B
Sprinkler								
No Component	80%							D
Generic	20%			2033	* *	1-2	\$1,500	B

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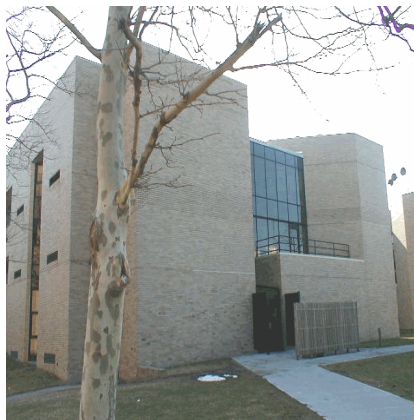
Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D**
Address : **1950 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230D**
Program / Asset # : **CUN0003.0D0 / 2123** **Yr Built/Renovated** : **1977 / 2000**
Area Sq Ft : **35,362** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **05-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2,3,ph**
Block : **8760** **Lot** : **60** **BIN** : **3347724**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$244,900	\$83,900
Interior Architecture		\$187,200
Electrical		\$477,900
Mechanical		\$770,600
Total	\$244,900	\$1,519,600
Priority A	\$244,900	\$83,900
Priority B		\$1,248,600
Priority C		\$187,200
Total	\$244,900	\$1,519,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$87,800			
Interior Architecture	\$84,700			\$7,500
Electrical	\$3,100	\$1,700	\$2,200	\$2,200
Mechanical	\$34,600	\$4,000	\$5,600	\$4,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$214,200	\$9,600	\$11,700	\$18,500
Priority A	\$87,800			
Priority B	\$70,300	\$9,600	\$11,700	\$11,000
Priority C	\$56,100			\$7,500
Total	\$214,200	\$9,600	\$11,700	\$18,500



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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$207,200	LIFE	**	5	\$31,600	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade</i>								
Metal Panel	5%			2043	**	5-10	\$13,600	A
Window Wall	15%	Now	\$31,800	2043	**	5	\$11,100	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Water Penetration, Extent : Light, Area Affected : 30%</i>								
<i>Location : North Facade</i>								
Windows								
Aluminum	95%	Now	\$14,100	2039	**	5	\$700	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$500	A
Parapets								
Masonry: Brick	85%	Now	\$37,800	LIFE	**	5	\$2,900	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
Metal Panel	5%			2043	**	5	\$700	A
Metal Rail	10%			2028	**	5-10	\$6,200	A
Roof								
IRMA/Protected Membrane	10%	Now	\$6,500	2023			\$32,300	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lower Terrace</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Lower Terrace</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : First Floor</i>								
Single Ply Membrane	85%	Now	\$16,800	2023			\$83,900	A
<i>Ponding, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Third Floor</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Over Third Floor</i>								
Skylight, Metal/Glass	5%	Now	\$18,700	2043	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Main Lobby</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%			2019	\$46,400	3	\$16,100	C
Cast in Place Concrete	10%			LIFE	**	5	\$17,600	C
Ceramic Tile	5%			2032	**	5	\$2,000	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$13,600	C
Vinyl Tile	50%			2023	\$187,200	3	\$10,100	C
Interior Walls								
Concrete Masonry Unit	20%			LIFE	**	5	\$6,200	C
Gypsum Board	70%			LIFE	**	5-10	\$45,900	C
Masonry: Brick	10%			LIFE	**	10	\$1,200	C
Ceilings								
AcousTileConcealSpLn	20%			2028	**	5	\$10,100	B
AcousTileSusp.Lay-In	35%			2028	**	5	\$14,100	B
Exposed Concrete	25%			LIFE	**	5-10	\$12,600	B
Gypsum Board	20%			LIFE	**	5-10	\$27,700	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$5,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 2500 Amperes</i>								
Transformers								
Dry Type	100%			2021	\$13,600	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : 75 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$58,200	5	\$100	B
Raceway								
Conduit	95%			2023	\$33,500	1		B
Conduit	5%			2033	**	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$2,800	5		B
Molded Case Bkrs	90%			2022	\$49,600	5	\$700	B
Molded Case Bkrs	5%			2031	**	5		B
Wiring								
Thermoplastic	95%			2023	\$32,200	1		B
Thermoplastic	5%			2033	**	1		B
Motor Controllers								
Motor Control Center	100%			2021	\$900	5	\$800	B

Ground

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$900	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$22,500	1	\$8,900	B
Lighting								
Interior Lighting								
Fluorescent	3%			2018	\$7,100	10	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby And Hallways</i>								
<i>Explanation : Compact Fluorescent Fixtures</i>								
Fluorescent	97%			2023	\$229,500	10	\$23,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2023	\$2,200	1		B
Exit, Service	50%			2023	\$2,200	1		B
Exterior Lighting								
HID	100%			2018	\$11,800	10	\$100	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2023	\$29,200	1	\$3,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Surveillance Camera System</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2023	\$100,100	1-3	\$5,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways And Mechanical Rooms</i>								
<i>Explanation : Manual Pull Station, Strobe Lights, Smoke Detectors</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mech Room</i>								
<i>Explanation : Hot Water Provided From Building P</i>								
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$15,000	2031	**	4	\$1,300	B
<i>Corroded, Extent : Light, Area Affected : 20%</i>								
<i>Location : Mech Room</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	60%			2018	\$96,800	1	\$10,000	B
Fan Coil Unit/Heat	40%			2018	\$179,200	1	\$3,500	B
<i>On Extended Life, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Various Locations</i>								
Air Conditioning								
Energy Source								
District C.W.	100%			2033	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room In Penthouse</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$7,300	2023	\$146,300	4	\$1,300	B
<i>Corroded, Extent : Light, Area Affected : 20%</i>								
<i>Location : Mech Room</i>								
Terminal Devices								
Air Handler/Cool/Ht	70%			2018	\$89,000	1	\$11,700	B
Fan Coil - Cool/Heat	30%			2018	\$170,000	1	\$2,600	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$23,700	B
Exhaust Fans								
Interior	95%			2018	\$31,400	2	\$800	B
Roof	5%			2023	\$1,200	2		B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$89,400	1		B
HW Heat Exchanger								
Low Temp	100%			2033	* *	4	\$2,700	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Unit Shared With Building E</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-3, Ph</i>								
<i>Explanation : 1 Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$13,600	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Fire Suppression Sprinkler							
No Component	80%						D
Generic	20%			2033	* *	1-2	\$1,500 B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E**
Address : **1950 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230E**
Program / Asset # : **CUN0003.0E0 / 2124** **Yr Built/Renovated** : **1977 / 2000**
Area Sq Ft : **35,362** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **05-Jun-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2,3,ph**
Block : **8760** **Lot** : **60** **BIN** : **3347724**

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$103,600	\$83,900
Interior Architecture		\$187,200
Electrical		\$421,500
Mechanical	\$107,500	\$506,100
Total	\$211,100	\$1,198,600
Priority A	\$103,600	\$83,900
Priority B	\$107,500	\$927,600
Priority C		\$187,200
Total	\$211,100	\$1,198,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$115,500			
Interior Architecture	\$84,400			\$9,500
Electrical	\$800	\$600	\$1,000	\$1,100
Mechanical	\$34,300	\$4,000	\$5,600	\$4,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$238,900	\$8,500	\$10,600	\$19,400
Priority A	\$115,500			
Priority B	\$74,300	\$8,500	\$10,600	\$9,900
Priority C	\$49,200			\$9,500
Total	\$238,900	\$8,500	\$10,600	\$19,400



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$103,600	LIFE	**	5	\$31,600	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
Metal Panel	5%	Now	\$15,300	2053	**	5	\$3,700	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : South Facade Of Lobby Wing</i>								
<i>Deformed/Dented, Extent : Severe, Area Affected : 50%</i>								
<i>Location : South Facade Of Lobby Wing</i>								
Window Wall	15%	Now	\$31,800	2043	**	5	\$11,100	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Windows								
Aluminum	95%	Now	\$14,100	2031	**	5	\$700	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$500	A
Parapets								
Masonry: Brick	85%	Now	\$18,900	LIFE	**	5	\$2,900	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, South Facade</i>								
Metal Panel	5%			2043	**	5	\$700	A
Metal Rail	10%			2028	**	5-10	\$6,200	A

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
IRMA/Protected Membrane	10%			2028	**	10	\$2,800	A
		<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i> <i>Location : Lower Terrace</i>						
		<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i> <i>Location : Lower Terrace</i>						
		<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i> <i>Location : Offices</i>						
Single Ply Membrane	85%	Now	\$16,800	2023	\$83,900			A
		<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i> <i>Location : Over Third Floor</i>						
Skylight, Metal/Glass	5%	Now	\$18,700	2043	**			A
		<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 20%</i> <i>Location : Over Main Lounge</i>						
		<i>Water Penetration, Extent : Light, Area Affected : 10%</i> <i>Location : Main Lounge</i>						
Interior								
Floors								
Carpet	25%			2019	\$58,000	3	\$20,100	C
Cast in Place Concrete	5%			LIFE	**	5	\$8,800	C
Ceramic Tile	5%			2032	**	5	\$2,000	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$13,600	C
Vinyl Tile	50%			2023	\$187,200	3	\$10,100	C
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$1,900	C
Concrete Masonry Unit	30%			LIFE	**	5	\$9,300	C
Gypsum Board	5%	Now	\$3,400	LIFE	**	5	\$1,200	C
		<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i> <i>Location : Below Skylight At Corner Of Main Lounge</i>						
		<i>Water Penetration, Extent : Light, Area Affected : 10%</i> <i>Location : Below Skylight At Corner Of Main Lounge</i>						
Gypsum Board	50%			LIFE	**	5-10	\$32,800	C
Masonry: Brick	10%			LIFE	**	10	\$1,200	C
Ceilings								
AcousTileSusp.Lay-In	45%			2028	**	5	\$18,100	B
Exposed Concrete	30%			LIFE	**	5-10	\$15,100	B
Gypsum Board	25%			LIFE	**	5-10	\$34,600	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2023	\$35,200	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2022	\$5,500	5	\$100	B
Molded Case Bkrs	90%			2022	\$49,600	5	\$700	B
Wiring								
Thermoplastic	100%			2023	\$33,900	1		B
Motor Controllers								
Motor Control Center	100%			2021	\$900	5	\$800	B
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$236,600	10	\$24,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2023	\$2,200	1		B
Exit, Service	50%			2023	\$2,200	1		B
Exterior Lighting								
HID	100%			2018	\$11,800	10	\$100	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2023	\$9,700	1	\$1,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : CCTV Surveillance Camera System</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2023	\$100,100	1-3	\$5,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways And Mechanical Room</i>								
<i>Explanation : Strobe Lights, Manual Pull Station And Smoke Detectors</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mech Room</i>								
<i>Explanation : Hot Water Provided From Building P</i>								
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$15,000	2022	\$150,300	4	\$1,300	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Mech Room</i>								

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

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	60%			2018	\$96,800	1	\$10,000	B
Fan Coil Unit/Heat	40%	0-2	\$107,500	2028	**	1	\$3,100	B
<i>On Extended Life, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Various Locations</i>								
Air Conditioning								
Energy Source								
District C.W.	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$7,300	2033	**	4	\$1,300	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Mech Room</i>								
Terminal Devices								
Air Handler/Cool/Ht	70%			2018	\$89,000	1	\$11,700	B
Fan Coil - Cool/Heat	30%			2018	\$170,000	1	\$2,600	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$23,700	B
Exhaust Fans								
Interior	95%			2018	\$31,400	2	\$800	B
Roof	5%			2023	\$1,200	2		B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	**	1		B
HW Heat Exchanger								
Low Temp	100%			2033	**	4	\$2,700	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Unit Shared With Building D</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-3</i>								
<i>Explanation : 1 Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	**	1-5	\$13,600	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression Sprinkler								
No Component	80%							D
Generic	20%			2033	* *	1-2	\$1,500	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F
Address : 1950 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : 230F
Program / Asset # : CUN0003.0F0 / 2125 **Yr Built/Renovated** : 1977 / 2000
Area Sq Ft : 33,130 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 05-Jun-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2,3,ph
Block : 8760 **Lot** : 60 **BIN** : 3347724

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$211,600	\$79,900
Interior Architecture		\$187,200
Electrical		\$409,700
Mechanical	\$107,500	\$520,500
Total	\$319,200	\$1,197,300
Priority A	\$211,600	\$79,900
Priority B	\$107,500	\$930,200
Priority C		\$187,200
Total	\$319,200	\$1,197,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$88,400		\$3,600	
Interior Architecture	\$85,900			\$9,500
Electrical	\$1,000	\$800	\$800	\$1,300
Mechanical	\$20,200	\$5,600	\$5,900	\$3,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$199,400	\$10,300	\$14,100	\$18,400
Priority A	\$88,400		\$3,600	
Priority B	\$60,400	\$10,300	\$10,600	\$8,900
Priority C	\$50,600			\$9,500
Total	\$199,400	\$10,300	\$14,100	\$18,400



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F
Asset # : 2125

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$211,600	LIFE	**	5	\$32,300	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
Metal Panel	5%			2033	**	5-10	\$13,900	A
Window Wall	15%	Now	\$16,200	2043	**	5	\$11,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : South Facade</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Windows								
Aluminum	95%	Now	\$14,300	2031	**	5	\$800	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$500	A
Parapets								
Masonry: Brick	85%	Now	\$18,000	LIFE	**	5	\$2,800	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Metal Panel	5%			2043	**	5	\$600	A
Metal Rail	10%			2036	**	5-10	\$5,900	A
Roof								
IRMA/Protected Membrane	10%	Now	\$6,200	2023			\$30,800	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Lower Terrace</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Offices</i>								
Single Ply Membrane	85%	Now	\$16,000	2023			\$79,900	A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Upper Roof</i>								
<i>Ponding, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Third Floor</i>								
Skylight, Metal/Glass	5%	Now	\$17,800	2043	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Lobby</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F
Asset # : 2125

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	25%			2019	\$58,000	3	\$20,100	C
Cast in Place Concrete	5%			LIFE	**	5	\$8,800	C
Ceramic Tile	5%			2032	**	5	\$2,000	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$13,600	C
Vinyl Tile	50%			2023	\$187,200	3	\$10,100	C
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$1,900	C
Concrete Masonry Unit	20%			LIFE	**	5	\$6,200	C
Gypsum Board	65%			LIFE	**	5-10	\$42,600	C
Masonry: Brick	10%			LIFE	**	10	\$1,200	C
Ceilings								
AcousTileConcealSpLn	15%	Now	\$4,500	2028	**	5	\$3,800	B
<i>Broken/Missing Elements, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	35%			2028	**	5	\$14,100	B
Exposed Concrete	30%			LIFE	**	5-10	\$15,100	B
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Room 327 Below Machine Room</i>								
Gypsum Board	20%			LIFE	**	5-10	\$27,700	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2023	\$35,200	1		B
Panelboards								
Fused Disc Sw	20%			2022	\$11,000	5	\$100	B
Molded Case Bkrs	80%			2022	\$44,100	5	\$600	B
Wiring								
Thermoplastic	100%			2023	\$33,900	1		B
Motor Controllers								
Motor Control Center	100%			2028	**	5	\$700	B
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$236,600	10	\$24,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2023	\$2,200	1		B
Exit, Service	50%			2023	\$2,200	1		B
Exterior Lighting								
HID	100%			2018	\$11,000	10	\$100	B

Alarm

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F
Asset # : 2125

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

Alarm

Security System

No Component
Generic

70%
30%

2023

\$27,400

1

\$3,000

D
B

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

Fire/Smoke Detection

No Component
Generic

70%
30%

2023

\$93,800

1-3

\$5,200

D
B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Hallways**Explanation : Alarm Bells And Manual Pull Stations*

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

Heating

Energy Source

HTHW/HW

100%

2033

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Penthouse Mech Room**Explanation : Hot Water Provided From Building P*

Distribution

Hot Wtr Piping/Pump

100%

2022

\$150,300

4

\$2,000

B

Terminal Devices

Air Handler

60%

2018

\$96,800

1

\$10,000

B

Fan Coil Unit/Heat

40% Now

\$107,500 2028

* *

1

\$3,100

B

*On Extended Life, Extent : Severe, Area Affected : 40%**Location : Various Locations**Other Observation, Extent : Severe, Area Affected : 20%**Location : Various Locations**Explanation : Rusted And Leaking***Air Conditioning**

Energy Source

District C.W.

100%

2033

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Penthouse Mech Room**Explanation : Chilled Water Provided From Building P*

Distribution

Chilled Wtr Pipe/Pump

100% Now

\$7,300 2023

\$146,300

4

\$1,300

B

*Corroded, Extent : Moderate, Area Affected : 10%**Location : Penthouse*

Terminal Devices

Air Handler/Cool/Ht

100%

2018

\$127,100

1

\$16,700

B

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

* *

2-5

\$23,700

B

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F
Asset # : 2125

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Ventilation								
Exhaust Fans								
Interior	95%			2018	\$31,400	2	\$800	B
Roof	5%			2023	\$1,200	2		B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2043	* *	4	\$4,000	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Penthouse</i>						
		<i>Explanation : Unit Shared With Building C</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-3</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$13,600	B
Sprinkler								
No Component	80%							D
Generic	20%			2033	* *	1-2	\$1,500	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING
Address : 29-10 THOMSON AVENUE @SKILLMAN AVE.
Borough : QUEENS **Agency's Number** : N/A
Program / Asset # : CUN0004.030 / 4434 **Yr Built/Renovated** : 1913 / 2008
Area Sq Ft : 892,106 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 24-Jun-2009 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,3,4,6,8,9
Block : 273 **Lot** : 1 **BIN** : 4003516

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$405,900	\$2,817,300
Interior Architecture	\$1,947,800	\$2,178,900
Electrical		\$1,083,500
Mechanical	\$1,754,900	\$9,190,900
Total	\$4,108,600	\$15,270,600
Priority A	\$405,900	\$2,817,300
Priority B	\$2,413,400	\$10,824,400
Priority C	\$1,289,300	\$1,628,900
Total	\$4,108,600	\$15,270,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture		\$22,500	\$1,900	\$10,700
Interior Architecture	\$29,000		\$61,400	\$27,300
Electrical	\$64,900	\$60,400	\$50,800	\$51,800
Mechanical	\$138,800	\$180,200	\$358,200	\$169,500
Elevators/Escalators	\$124,300	\$124,300	\$124,300	\$124,300
Total	\$357,100	\$387,400	\$596,600	\$383,600
Priority A		\$22,500	\$1,900	\$10,700
Priority B	\$328,000	\$365,000	\$533,300	\$372,900
Priority C	\$29,000		\$61,400	
Total	\$357,100	\$387,400	\$596,600	\$383,600



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Architecture	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	77%			LIFE	**	5	\$2,352,900	A
Concrete Masonry Unit	5%			LIFE	**	5	\$12,200	A
Masonry: Brick	10%			LIFE	**	5	\$39,100	A
Metal Panel	3%			2050	**	5-10	\$80,700	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Monitor Area</i>								
Metal Sect. OHD	3%	Now	\$41,200	2025	**	5	\$18,300	A
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Service Area</i>								
<i>Explanation : Broken/missing Elements</i>								
Stucco Cement	2%			2037	**	5	\$19,600	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Elevator Bulkheads</i>								
Windows								
Aluminum	20%			2036	**	5	\$3,700	A
Aluminum	5%			2045	**	5	\$900	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Monitor Area</i>								
Aluminum	10%			2042	**	5	\$1,900	A
Glass Block	3%			LIFE	**	5	\$300	A
Metal Louvers	2%			2029	**	10	\$2,300	A
Steel	5%	Now	\$52,800	2045	**	5	\$5,800	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Service Area</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Service Area</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Service Area</i>								
Wood	55%	Now	\$311,800	2045	**	5	\$50,900	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Parapets								
Cast in Place Concrete	100%			LIFE	**	5	\$124,800	A

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Architecture	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Roof								
Modified Bitumen	97%			2030	**	10	\$190,900	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Skylight, Metal/Glass	3%			2050	**	10	\$19,700	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Over Elevator Bulkheads</i>								
Interior								
Floors								
Carpet	5%			2019	\$315,200	3	\$81,900	C
Cast in Place Concrete	40%			LIFE	**	5	\$955,900	C
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Terrazzo	10%			LIFE	**	5	\$85,300	C
Vinyl Tile	20%			2025	**	3	\$81,900	C
Vinyl Tile	5%			2028	**	3	\$20,500	C
<i>Recent Replace Evident, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 4th Floor</i>								
Wood	20%	Now	\$904,600	2035	**	5	\$204,800	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 9th Floor</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 9th Floor</i>								
Interior Walls								
Cast in Place Concrete	20%			LIFE	**			C
Ceramic Tile	5%			2029	**	5	\$58,000	C
Concrete Masonry Unit	45%			LIFE	**	5	\$208,900	C
Gypsum Board	20%			LIFE	**	5	\$139,200	C
Gypsum Board	5%			LIFE	**	5	\$34,800	C
<i>Recent Replace Evident, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Fourth Floor</i>								
Masonry: Brick	5%	Now	\$384,700	LIFE	**			C
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Service Area</i>								

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileSusp.Lay-In	23%			2033	**	5	\$251,300	B
AcousTileSusp.Lay-In	5%			2037	**	5	\$54,600	B
Exposed Concrete	55%			LIFE	**	5	\$93,900	B
Exposed Struc: Steel	2%	Now	\$485,100	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Service Area</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Service Area</i>								
Gypsum Board	10%			LIFE	**	5	\$136,600	B
Metal Panel	5%	Now	\$173,400	LIFE	**	5	\$68,300	B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Service Area</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Service Area</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2020		5	\$3,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Service Rated At 4000amps</i>								
Transformers								
Dry Type	100%			2018	\$13,600	5	\$2,700	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 600 Kva , 480/277v</i>								
Switchgear / Switchboard								
Fused Disc Sw	80%			2020		5	\$2,600	B
Molded Case Bkrs	20%			2030	**	5	\$3,900	B
Raceway								
Conduit	90%			2030	**	1		B
Conduit	10%			2046	**	1		B
Panelboards								
Fused Disc Sw	20%			2028	**	5	\$3,400	B
Molded Case Bkrs	70%			2028	**	5	\$13,600	B
Molded Case Bkrs	10%			2042	**	5	\$1,900	B
Wiring								
Thermoplastic	90%			2030	**	1		B
Thermoplastic	10%			2046	**	1		B
Motor Controlllers								
Locally Mounted	70%			2025	**	5	\$3,400	B
Motor Control Center	30%			2025	**	5	\$6,000	B

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

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

Ground

Grounding Devices
Not Accessible

100%
Other Observation, Extent : Light, Area Affected : 0%
Location :
Explanation : Covered With Insulation

D

Stand-by Power

Transfer Switches
Automatic

100% 2025 * * 1 \$225,300 B

Generators

Diesel

100% 2023 \$111,800 1 \$282,700 B
Other Observation, Extent : Moderate, Area Affected : 100%
Location : Roof
Explanation : 200kw, 208/120 Caterpillar Genset

Batteries

Lead/Acid

100% 2014 \$600 5 \$27,000 B

Fuel Storage

Day Tank

20% 2028 * * 5 \$27,100 B

Main Tank

80% 2023 \$78,800 5 \$17,300 B

Lighting

Interior Lighting

Fluorescent

98% 2028 * * 10 \$656,100 B

HID

2% 2020 \$59,500 10 \$500 B

Egress Lighting

Exit, LED

70% 2055 * * 1 B

Exit, Battery

30% 2020 \$177,300 10 \$14,800 B

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

Heating

Energy Source

Fuel Oil No 6

100% 2-4 \$800,600 2030 * * 5 \$113,100 B
On Extended Life, Extent : Moderate, Area Affected : 40%
Location : Tanks In Vault

Conversion Equipment

Steam Boiler

100% Now \$791,100 2025 * * 1 \$651,300 B
Leak Evident, Extent : Moderate, Area Affected : 20%
Location : Two Units, 1 Is Out Of Service Due To Leaks

Distribution

Hot Wtr Piping/Pump

40% Now \$163,300 2028 * * 4 \$14,400 B
Corroded, Extent : Severe, Area Affected : 25%
Location : Vacuum Pump, Sub Basement
Leak Evident, Extent : Moderate, Area Affected : 10%
Location : Boiler Room

Steam Piping/Pump

60% 2020 \$3,404,000 4 \$21,600 B

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

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

CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	60%			2020	\$2,628,600	1	\$271,200	B
Convactor/Radiator	35%			2025	**	1	\$82,700	B
Fan Coil Unit/Heat	5%			2025	**	1	\$11,800	B
Air Conditioning								
Energy Source								
Electricity	100%			2036	**	1		B
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	10%			2018	\$1,618,500	2	\$4,500	B
Reciprocating Compr/Chiller	20%			2020	\$551,600	1	\$67,700	B
No Component	70%							D
Distribution								
Chilled Wtr Pipe/Pump	20%			2030	**	4	\$10,800	B
No Component	80%							D
Terminal Devices								
Air Handler/Cool/Ht	80%			2025	**	1	\$361,600	B
Fan Coil - Cool/Heat	20%			2025	**	1	\$47,300	B
Heat Rejection								
Air Condenser Unit	10%			2025	**	2	\$50,900	B
Water Cool Tower	90%	Now	\$31,500	2018	\$629,700	2	\$528,900	B
<i>Leak Evident, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Roof</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$407,100	B
Exhaust Fans								
Interior	60%			2025	**	2	\$13,500	B
Roof	10%			2020	\$64,600	2	\$2,300	B
No Component	30%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2025	**	1		B
HW Heat Exchanger								
Low Temp	50%			2030	**	4	\$54,300	B
No Component	50%							D
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2015	\$10,100	4	\$2,000	B
Sewage Ejector(s)								
Electric	100%			2020	\$10,100	4	\$1,300	B
Fixtures								
Generic	100%							B

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING**

Asset # : 4434

Mechanical		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
Vertical Transport								
Elevators								
Geared Traction	80%			LIFE		* *		C
	<i>Other Observation, Extent : Light, Area Affected : 80%</i>							
	<i>Location : B-9</i>							
	<i>Explanation : 11 Units</i>							
Hydraulic	20%			LIFE		* *		C
	<i>Other Observation, Extent : Light, Area Affected : 20%</i>							
	<i>Location : B-2</i>							
	<i>Explanation : 3 Units</i>							

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : LAGUARDIA COMMUNITY COLLEGE E - E BUILDING
Address : 31-40 THOMSON AVENUE
Borough : QUEENS **Agency's Number** : N/A
Program / Asset # : CUN0004.020 / 2823 **Yr Built/Renovated** : 1991 /
Area Sq Ft : 367,000 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 24-Jun-2009 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,4,5,PH
Block : 279 **Lot** : 1 **BIN** : 4003535

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$303,200	\$2,543,900
Interior Architecture	\$361,200	\$3,231,900
Electrical	\$263,400	\$196,000
Mechanical		\$1,048,900
Total	\$927,900	\$7,020,600
Priority A	\$303,200	\$2,543,900
Priority B	\$418,500	\$1,455,300
Priority C	\$206,200	\$3,021,400
Total	\$927,900	\$7,020,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture		\$3,000	\$18,500	
Interior Architecture	\$61,400		\$277,800	\$38,800
Electrical	\$55,000	\$26,900	\$20,900	\$20,900
Mechanical	\$100,100	\$155,200	\$133,400	\$192,600
Elevators/Escalators	\$24,700	\$24,700	\$24,700	\$24,700
Total	\$241,200	\$209,800	\$475,300	\$276,900
Priority A		\$3,000	\$18,500	
Priority B	\$179,800	\$206,800	\$178,900	\$238,200
Priority C	\$61,400		\$277,800	\$38,800
Total	\$241,200	\$209,800	\$475,300	\$276,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cement-Fiber Panel	70%	Now	\$53,500	2025	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : E365</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Stairs, E365, E507, Throughout</i>								
Glass Block	10%			LIFE	**	5	\$12,100	A
Masonry: Brick	15%			LIFE	**	5	\$29,100	A
Pre-Cast Concrete	5%			LIFE	**	5	\$31,500	A
Windows								
Aluminum	95%			2036	**	5	\$19,400	A
Metal Louvers	5%			2029	**	10	\$6,400	A
Parapets								
Cast in Place Concrete	50%			LIFE	**	5	\$46,600	A
Cement-Fiber Panel	50%			2040	**	3-5	\$32,400	A
Roof								
Fiberglass Panel	5%			2029	**	1		A
IRMA/Protected Membrane	95%	Now	\$249,700	2020	\$2,497,300			A
<i>Insul Miss/Displaced, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Cooling Tower Area</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Near Mer # 6</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room E507, Corridor Near Rooms E238 And E271, Near 5th Floor Elevator</i>								
Interior								
Floors								
Carpet	10%			2016	\$255,700	3	\$66,500	C
Cast in Place Concrete	15%			LIFE	**	5	\$145,400	C
Ceramic Tile	5%			2029	**	5	\$22,200	C
Vinyl Tile	65%			2020	\$2,680,000	3	\$144,000	C
Vinyl Tile	5%	0-2	\$206,200	2030	**	3	\$8,300	C
<i>Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridor Near Room 240</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridor Near Room 240</i>								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Filter Room</i>								
Ceramic Tile	5%			2029	**	5	\$28,700	C
Concrete Masonry Unit	10%			LIFE	**	5	\$22,900	C
Glass: Single Pane	5%			LIFE	**	5	\$21,500	C
Glass: Single Pane	3%			LIFE	**	5	\$12,900	C
Gypsum Board	57%			LIFE	**	5	\$196,000	C
Plaster	15%			LIFE	**	5	\$25,800	C

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileSusp.Lay-In	70%			2025	**	5	\$310,200	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Corridor Near Room E271, Room E238, Near 5th Floor Elevator</i>								
Exposed Concrete	15%			LIFE	**	5	\$10,400	B
Exposed Struc: Steel	5%			LIFE	**			B
Gypsum Board	10%			LIFE	**	5	\$55,400	B
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2030	**	5	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : No Rating Available</i>								
Transformers								
Dry Type	100%			2025	**	5	\$1,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 480/208v</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2030	**	5	\$1,300	B
Raceway								
Conduit	100%			2030	**	1		B
Panelboards								
Fused Disc Sw	15%			2028	**	5	\$1,000	B
Molded Case Bkrs	85%			2028	**	5	\$6,800	B
Wiring								
Thermoplastic	100%			2030	**	1		B
Motor Controllers								
Locally Mounted	100%			2025	**	5	\$2,000	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2025	**	1	\$92,700	B
Generators								
Diesel	100%			2023	\$111,800	1	\$116,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 675kva, 120/208 Kohler Genset</i>								
Batteries								
Nickel Cadmium	100%			2014	\$600	5	\$67,000	B

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Fuel Storage								
Day Tank	30%			2028	**	5	\$16,500	B
Main Tank	70%			2035	**	5	\$6,100	B
Lighting								
Interior Lighting								
Fluorescent	97%			2025	**	10	\$263,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T8 Lamps</i>								
HID	3%			2020		10	\$300	B
Egress Lighting								
Exit, LED	60%			2055	**	1		B
Exit, Service	20%			2020	\$9,600	1		B
Exit, Battery	20%			2020	\$47,900	10	\$4,000	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Interruptible Gas/Dual Fuel	100%			2040	**	1		B
Conversion Equipment								
Steam Boiler	100%			2033	**	1	\$293,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Boiler Room</i>								
<i>Explanation : 2 Units</i>								
Distribution								
Hot Wtr Piping/Pump	20%			2036	**	4	\$2,900	B
Steam Piping/Pump	80%			2040	**	4	\$11,700	B
Terminal Devices								
Air Handler	80%			2025	**	1	\$146,700	B
Convactor/Radiator	15%			2033	**	1	\$14,400	B
Fan Coil Unit/Heat	5%			2025	**	1	\$4,800	B
Air Conditioning								
Energy Source								
Electricity	100%			2036	**	1		B
Conversion Equipment								
Centrifugal, Elec Chiller	95%			2029	**	1	\$304,700	B
Ext Pkg Unit - Cooling	5%	Now	\$3,800	2025	**	2	\$700	B
<i>Malfunctioning, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Controls, Throughout</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%			2040	**	4	\$14,600	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2025	**	1	\$183,300	B

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Heat Rejection								
Remote Air Cond	5%			2025	**	2	\$10,300	B
Water Cool Tower	95%			2021	\$898,800	2	\$283,100	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$165,100	B
Exhaust Fans								
Interior	85%			2025	**	2	\$7,800	B
Roof	15%			2025	**	2	\$1,400	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2033	**	1		B
Water Heater								
Gas Fired	100%			2018	\$76,700	2	\$4,400	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2025	**	4	\$1,300	B
Pool Filter/Treatment								
Sand	100%			2025	**	4	\$73,300	B
Sewage Ejector(s)								
Compressed Air	100%			2030	**	4	\$2,000	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	40%			LIFE	**			C
	<i>Other Observation, Extent : Light, Area Affected : 40%</i>							
	<i>Location : 1-4</i>							
	<i>Explanation : 2 Units</i>							
Hydraulic	60%			LIFE	**			C
	<i>Other Observation, Extent : Light, Area Affected : 60%</i>							
	<i>Location : 1-2</i>							
	<i>Explanation : 3 Units</i>							

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL
Address : 31-10 THOMSON AVE.
Borough : QUEENS **Agency's Number** : 24001
Program / Asset # : CUN0004.010 / 2096 **Yr Built/Renovated** : 1920 / 1971
Area Sq Ft : 261,099 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 24-Jun-2009 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 278 **Lot** : 1 **BIN** : 4003534

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$655,700	\$1,917,400
Interior Architecture	\$561,200	\$2,224,000
Electrical	\$37,600	\$2,123,300
Mechanical	\$419,100	\$4,476,500
Total	\$1,673,500	\$10,741,200
Priority A	\$655,700	\$1,917,400
Priority B	\$1,017,900	\$6,725,900
Priority C		\$2,097,900
Total	\$1,673,500	\$10,741,200

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$7,000	\$16,500	\$6,800	
Interior Architecture	\$76,800	\$19,700	\$98,800	\$33,500
Electrical	\$20,700	\$18,000	\$16,200	\$16,200
Mechanical	\$39,300	\$103,200	\$127,400	\$70,600
Elevators/Escalators	\$15,800	\$15,800	\$15,800	\$15,800
Total	\$159,700	\$173,200	\$264,900	\$136,000
Priority A	\$7,000	\$16,500	\$6,800	
Priority B	\$75,800	\$156,700	\$159,300	\$110,400
Priority C	\$76,800		\$98,800	\$25,600
Total	\$159,700	\$173,200	\$264,900	\$136,000



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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	95%	Now	\$203,900	LIFE	**	5	\$124,300	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Fourth Floor, North And South Facades</i>								
Window Wall	5%			2040	**	5	\$24,500	A
Windows								
Aluminum	97%			2036	**	5	\$13,500	A
Metal Louvers	3%			2029	**	10	\$2,600	A
Parapets								
Masonry: Brick	70%			LIFE	**	5	\$5,400	A
Masonry: Brick	15%	Now	\$3,800	LIFE	**	5	\$1,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Bmer Room</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Bmer Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Bmer Room</i>								
Metal Panel	5%	Now	\$3,300	2040	**	5	\$700	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Rail	5%			2025	**	5-10	\$7,000	A
Pre-Cast Concrete	5%			LIFE	**	5	\$2,400	A
Roof								
IRMA/Protected Membrane	25%			2020		10	\$61,700	A
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over Third Floor</i>								
Single Ply Membrane	50%	Now	\$128,600	2020			\$428,500	A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over 4th Floor</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over Gymnasium, 4th Floor</i>								
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Gymnasium, Room M400, Over Lobby</i>								
Sloped Glazing	20%	Now	\$323,200	LIFE	**	5	\$658,600	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Study Lounges</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Area Near Little Theater, Study Lounges</i>								
Traffic Topping	5%			2020		10	\$20,600	A

Interior

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	5%			2016	\$91,000	3	\$23,600	C
Cast in Place Concrete	10%			LIFE	**	5	\$69,000	C
Ceramic Tile	10%			2029	**	5	\$31,500	C
Terrazzo	5%			LIFE	**	5	\$12,300	C
Vinyl Tile	65%			2020	\$1,906,600	3	\$102,500	C
Wood	5%			2048	**	5	\$29,600	C
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
Ceramic Tile	10%			2029	**	5	\$40,800	C
Concrete Masonry Unit	5%	2-4	\$15,100	LIFE	**	5	\$8,200	C
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Third Floor Fan Room</i>								
Gypsum Board	50%			LIFE	**	5	\$122,300	C
Masonry: Brick	20%			LIFE	**			C
Plaster	10%			LIFE	**	5	\$12,200	C
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Stair B</i>								
Ceilings								
AcousTileConcealSpLn	10%			2025	**	5	\$39,400	B
AcousTileSusp.Lay-In	25%	0-2	\$513,900	2040	**	5	\$39,400	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout, Basement Corridor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout, Basement Corridor</i>								
AcousTileSusp.Lay-In	30%			2025	**	5	\$94,600	B
AcousTileSusp.Lay-In	5%			2037	**	5	\$15,800	B
Exposed Concrete	15%			LIFE	**	5	\$7,400	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Stair C, Third Floor</i>								
Exposed Struc: Steel	5%			LIFE	**			B
Gypsum Board	10%			LIFE	**	5	\$39,400	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Study Lounges</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2030	**	5	\$1,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Service Rated At 4000amps</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2030	**	5	\$1,000	B

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2030	**	1		B
Panelboards								
Fused Disc Sw	15%			2028	**	5	\$700	B
Molded Case Bkrs	85%			2028	**	5	\$4,800	B
Wiring								
Thermoplastic	100%			2030	**	1		B
Motor Controllers								
Locally Mounted	40%			2018	\$25,800	5	\$600	B
Locally Mounted	40%			2025	**	5	\$600	B
Motor Control Center	20%			2025	**	5	\$1,200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$3,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Connected With Main Water Pipe</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2025	**	1	\$65,900	B
Generators								
Diesel	100%			2023	\$111,800	1	\$82,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 94kva, 120/208v, Onan Genset</i>								
Batteries								
Lead/Acid	100%			2014	\$600	5	\$7,900	B
Fuel Storage								
Day Tank	20%			2028	**	5	\$7,800	B
Main Tank	80%			2023	\$22,700	5	\$5,000	B
Lighting								
Interior Lighting								
Fluorescent	97%			2020	\$1,798,300	10	\$187,400	B
HID	3%			2020	\$25,800	10	\$200	B
Egress Lighting								
Exit, LED	80%			2055	**	1		B
Exit, Service	10%			2020	\$3,400	1		B
Exit, Battery	10%			2020	\$17,100	10	\$1,400	B
Lightning Protection								
Arresters/Cablings								
Copper	100%			2015	\$37,600	1	\$13,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Stacks</i>								
<i>Explanation : In The Stacks Only</i>								

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Fuel Oil No 4	100%			2040	* *	5	\$65,300	B
Conversion Equipment								
Steam Boiler	100%			2018	\$1,141,500	1	\$208,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Boiler Room</i>								
<i>Explanation : 3 Old Units, And No Hw Htr So Boilers Have To Run All Summer</i>								
Distribution								
Steam Piping/Pump	100%	Now	\$163,700	2030	* *	4	\$10,400	B
<i>Malfunctioning, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Pneumatic Controls Not In Service</i>								
Terminal Devices								
Air Handler	55%			2020	\$695,400	1	\$71,700	B
Convactor/Radiator	40%			2025	* *	1	\$27,300	B
Fan Coil Unit/Heat	5%			2020	\$175,500	1	\$3,400	B
Air Conditioning								
Energy Source								
Electricity	100%			2036	* *	1		B
Conversion Equipment								
Centrifugal, Elec Chiller	80%	Now	\$151,700	2023	\$505,700	1	\$164,300	B
<i>Unit Inoperable, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : 1 Of 3 Units Is Out Of Service</i>								
Reciprocating Compr/Chiller	20%			2020	\$159,200	1	\$19,600	B
Distribution								
Chilled Wtr Pipe/Pump	100%			2030	* *	4	\$15,600	B
Terminal Devices								
Air Handler/Cool/Ht	100%	Now	\$49,800	2020	\$996,000	1	\$117,400	B
<i>Other Observation, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Book Store Area</i>								
<i>Explanation : No Fresh Air,</i>								
Heat Rejection								
Air Condenser Unit	20%			2025	* *	2	\$29,400	B
Water Cool Tower	80%	Now	\$53,800	2018	\$538,500	2	\$135,700	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Roof</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$117,500	B
Exhaust Fans								
Interior	25%			2025	* *	2	\$1,600	B
Roof	75%			2020	\$139,800	2	\$4,900	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2025	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2020	\$72,800	4	\$20,900	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2020	\$10,100	4	\$1,300	B
Sewage Ejector(s)								
Electric	100%			2020	\$10,100	4	\$1,300	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	50%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 50%</i>							
	<i>Location : B-4</i>							
	<i>Explanation : 2 Units</i>							
Hydraulic	50%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 50%</i>							
	<i>Location : B-1</i>							
	<i>Explanation : 2 Units</i>							

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Address : 222-11 56TH AVENUE
Borough : QUEENS **Agency's Number** : 11-27011
Program / Asset # : CUN0006.110 / 2085 **Yr Built/Renovated** : 1978 / 2010
Area Sq Ft : 72,026 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 12-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,5
Block : 7490 **Lot** : 2 **BIN** : 4862628

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$173,800	\$267,100
Interior Architecture	\$295,500	\$241,900
Electrical	\$93,400	\$247,900
Mechanical		\$63,100
Total	\$562,700	\$820,000
Priority A	\$173,800	\$267,100
Priority B	\$388,800	\$354,600
Priority C		\$198,300
Total	\$562,700	\$820,000

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$71,400	\$9,800		\$10,300
Interior Architecture	\$4,300	\$13,300	\$4,800	\$4,300
Electrical	\$5,400	\$6,300	\$6,000	\$55,800
Mechanical	\$27,900	\$13,200	\$15,200	\$18,900
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$118,900	\$52,500	\$35,800	\$99,200
Priority A	\$71,400	\$9,800		\$10,300
Priority B	\$45,400	\$29,300	\$31,100	\$86,700
Priority C	\$2,100	\$13,300	\$4,800	\$2,100
Total	\$118,900	\$52,500	\$35,800	\$99,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Asset # : 2085

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	2%			LIFE	**	5	\$11,000	A
Masonry: Brick	70%			LIFE	**	5	\$76,800	A
Masonry: Brick	5%	Now	\$18,000	LIFE	**	5	\$5,500	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Bulkheads</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Bulkheads</i>								
Metal Panel	5%			2042	**	5-10	\$37,700	A
Metal Panel	3%			2048	**	5-10	\$22,600	A
<i>Recent Construction, Extent : Light, Area Affected : 100%</i>								
<i>Location : Holocaust Center</i>								
Stucco Cement	5%			2035	**	5	\$13,700	A
Window Wall	5%	Now	\$29,500	2042	**	5	\$10,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices On Fifth Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices On Fifth Floor</i>								
Window Wall	5%			2048	**	5	\$20,600	A
<i>Recent Construction, Extent : Light, Area Affected : 100%</i>								
<i>Location : Holocaust Center</i>								
Windows								
Aluminum	95%	Now	\$173,800	2038	**	5	\$9,200	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2031	**	10	\$6,100	A
Parapets								
Masonry: Brick	85%			LIFE	**	5	\$2,300	A
Metal Rail	10%			2035	**	5-10	\$4,800	A
Pre-Cast Concrete	5%	Now	\$500	LIFE	**	5	\$800	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Coping</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Asset # : 2085

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	55%			2022	\$135,400	10	\$25,700	A
Modified Bitumen	15%			2022	\$49,400	10	\$7,000	A
Paver: Asphalt	25%	Now	\$23,400	2025	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Terrace Over 4th Floor</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Terrace Over 4th Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Fourth And Fifth Floor Offices</i>								
Single Ply Membrane	5%			2030	**	10	\$2,300	A
<i>Recent Construction, Extent : Light, Area Affected : 100%</i>								
<i>Location : New Holocaust Center</i>								
Interior								
Floors								
Carpet	25%			2021	\$123,000	3	\$32,000	C
Carpet	5%			2023	\$24,600	3	\$8,500	C
Cast in Place Concrete	5%			LIFE	**	5	\$9,300	C
Cast in Place Concrete	5%			LIFE	**	5	\$9,300	C
Ceramic Tile	5%			2031	**	5	\$4,300	C
Slate	5%			LIFE	**	5	\$4,500	C
Vinyl Tile	25%			2027	**	3	\$8,000	C
Vinyl Tile	25%			2022	\$198,300	3	\$8,000	C
Interior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$3,300	C
Glass: Single Pane	5%			LIFE	**	5	\$3,100	C
Gypsum Board	40%			LIFE	**	5	\$19,600	C
Gypsum Board	5%			LIFE	**	5	\$2,400	C
Masonry: Brick	25%			LIFE	**			C
Metal Panel	15%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	45%	Now	\$295,500	2042	**	5	\$24,500	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 4th Floor Offices</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	5%			2027	**	5	\$4,400	B
AcousTileSusp.Lay-In	5%			2039	**	5	\$4,400	B
Exposed Concrete	5%			LIFE	**	5	\$700	B
Gypsum Board	40%			LIFE	**	5	\$43,600	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Asset # : 2085

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2022	\$14,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps Main Disconnect Switch</i>								
Fused Disc Sw	50%			2022	\$14,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 600 Amps Main Disconnect Switch For Emergency Service</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$87,300	5	\$300	B
Raceway								
Conduit	90%			2022	\$74,900	1		B
Conduit	10%			2032	**	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$9,900	5	\$100	B
Molded Case Bkrs	30%			2030	**	5	\$500	B
Molded Case Bkrs	60%			2021	\$59,500	5	\$900	B
Wiring								
Braided Cloth	50%	2-4	\$43,700	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	20%			2032	**	1		B
Thermoplastic	30%			2022	\$26,200	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$20,700	5	\$400	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$900	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2042	**	1	\$18,200	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
Generators								
Diesel	100%			2037	**	1	\$22,800	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 125 Kw</i>								
Batteries								
Nickel Cadmium	100%			2018	\$600	5	\$13,100	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG

Asset # : 2085

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Fuel Storage								
Main Tank	100%			2062	**	5	\$1,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 330 Gallons - Recent Installation</i>								
Lighting								
Interior Lighting								
Fluorescent	95%			2027	**	10	\$49,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	5%			2017		2	\$100	B
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2027	**	1		B
Exterior Lighting								
HID	100%			2017		10	\$200	B
Alarm								
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2027	**	1-3	\$14,600	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2042	**	1		B
Conversion Equipment								
Heat Exchanger	100%			2031	**	1	\$28,200	B
Distribution								
Hot Wtr Piping/Pump	100%	0-2	\$6,400	2038	**	4	\$2,800	B
<i>Corroded, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : Throughout</i>								
Terminal Devices								
Air Handler	60%			2027	**	1	\$21,200	B
Convactor/Radiator	40%			2035	**	1	\$7,400	B
Air Conditioning								
Energy Source								
District C.W.	90%			2042	**	1		B
Electricity	10%			2038	**	1		B
Distribution								
Chilled Wtr Pipe/Pump	100%			2042	**	4	\$4,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Entrance Through First Floor</i>								
<i>Explanation : Supplied Form Medical Arts Building</i>								

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Asset # : 2085

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Terminal Devices								
Air Handler/Cool/Ht	95%			2027	**	1	\$33,500	B
Fan Coil - Cooling	5%			2027	**	1	\$900	B
Heat Rejection								
Air Condenser Unit	15%			2027	**	2	\$6,000	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Air Condenser Unit</i>						
		<i>Explanation : Refrigerant R-22</i>						
No Component	85%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$31,800	B
Exhaust Fans								
Interior	90%			2022	\$63,100	2	\$1,600	B
Roof	10%			2022	\$5,000	2	\$200	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$9,500	2027	**	1		B
		<i>Corroded, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : Throughout</i>						
Water Heater								
Electric	100%			2020	\$9,800	4	\$300	B
HW Heat Exchanger								
HTHW/HW	100%			2032	**			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sewage Ejector(s)								
Electric	100%			2027	**	4	\$2,000	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B-5</i>						
		<i>Explanation : Two Units</i>						
Fire Suppression								
Standpipe								
Generic	100%			2042	**	1-5	\$28,800	B
Sprinkler								
No Component	95%							D
Generic	5%			2042	**	1-2	\$800	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING
Address : 222-03 56TH AVENUE
Borough : QUEENS **Agency's Number** : T4-270T4
Program / Asset # : CUN0006.4T0 / 2087 **Yr Built/Renovated** : 1976 / 2006
Area Sq Ft : 20,804 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 12-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 7490 **Lot** : 2 **BIN** : 4439439

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$38,400	\$74,000
Electrical		\$269,200
Total	\$38,400	\$343,200
Priority A	\$38,400	\$74,000
Priority B		\$269,200
Total	\$38,400	\$343,200

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture		\$21,900		
Interior Architecture	\$32,000	\$2,900	\$600	
Electrical	\$1,000	\$1,300	\$1,200	\$8,000
Mechanical	\$3,400	\$1,200	\$10,000	\$5,400
Total	\$36,300	\$27,300	\$11,800	\$13,500
Priority A		\$21,900		
Priority B	\$36,300	\$2,500	\$11,200	\$13,500
Priority C		\$2,900	\$600	
Total	\$36,300	\$27,300	\$11,800	\$13,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset # : 2087

Architecture		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
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$5,000	A
Concrete Masonry Unit	27%	Now	\$18,200	LIFE	**	5	\$3,300	A
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor Near North Exit</i>								
Concrete Masonry Unit	3%	Now	\$20,200	LIFE	**	5	\$400	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Chimney</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Chimney</i>								
Stucco Cement	65%			2035	**	5	\$32,200	A
Windows								
Aluminum	100%			2038	**	5	\$1,900	A
Parapets								
Metal Rail	75%			2035	**	5-10	\$3,700	A
Metal: Cage/Fence	25%			2035	**	5-10	\$500	A
Roof								
Asphalt Shingle	65%			2035	**	10	\$3,200	A
Modified Bitumen	35%			2022	\$74,000	10	\$10,500	A
Interior								
Floors								
Ceramic Tile	5%			2031	**	5	\$1,200	C
Vinyl Tile	95%			2027	**	3	\$8,800	C
Interior Walls								
Concrete Masonry Unit	100%			LIFE	**	5	\$10,800	C
Ceilings								
AcousTileSusp.Lay-In	100%	Now	\$32,000	2027	**	5	\$12,300	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : First Floor</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : First Floor</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$3,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1200 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	80%			2022	\$46,500	5	\$100	B
Fused Disc Sw	20%			2032	**	5		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset # : 2087

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	80%			2022	\$28,200	1		B
Conduit	20%			2032	**	1		B
Panelboards								
Fused Disc Sw	5%			2021	\$2,800	5		B
Molded Case Bkrs	90%			2021	\$49,600	5	\$400	B
Molded Case Bkrs	5%			2030	**	5		B
Wiring								
Thermoplastic	20%			2032	**	1		B
Thermoplastic	80%			2022	\$27,100	1		B
Motor Controllers								
Locally Mounted	60%			2020	\$7,500	5	\$100	B
Locally Mounted	40%			2027	**	5		B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$144,900	10	\$15,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2022	\$1,300	1		B
Exit, Service	50%			2022	\$1,300	1		B
Exterior Lighting								
HID	100%			2017	\$6,900	10	\$100	B
Alarm								
Fire/Smoke Detection								
Generic	100%			2027	**	1-3	\$10,500	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Electricity	5%			2042	**	1		B
Natural Gas	95%			2042	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset # : 2087

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Heating								
Conversion Equipment								
Radiant Heater	5%			2022	\$4,000	2	\$400	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : 20 Units</i>							
No Component	95%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location : Air Handlers</i>							
	<i>Explanation : Gas Furnaces Are Built Into The Air Handlers</i>							
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2	\$21,400	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2027	**	1	\$10,200	B
Heat Rejection								
Air Condenser Unit	100%			2030	**	2	\$11,500	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$9,200	B
Exhaust Fans								
Interior	40%			2027	**	2	\$200	B
Roof	60%			2027	**	2	\$300	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2035	**	1		B
Water Heater								
Gas Fired	100%			2017	\$4,300	2	\$200	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Address : 221-35 56TH AVENUE
Borough : QUEENS **Agency's Number** : 6-27006
Program / Asset # : CUN0006.060 / 2103 **Yr Built/Renovated** : 1970 / 2006
Area Sq Ft : 33,746 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 11-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,M
Block : 7490 **Lot** : 2 **BIN** : 4862627

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$234,700	
Interior Architecture	\$37,200	
Electrical	\$127,300	\$134,000
Mechanical	\$41,100	\$85,300
Total	\$440,400	\$219,300
Priority A	\$234,700	
Priority B	\$168,500	\$219,300
Priority C	\$37,200	
Total	\$440,400	\$219,300

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$45,200	\$8,300		\$12,500
Interior Architecture	\$86,900	\$9,000	\$2,000	\$15,700
Electrical	\$10,000	\$3,500	\$4,500	\$27,900
Mechanical	\$25,700	\$7,200	\$15,200	\$12,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$171,800	\$32,000	\$25,700	\$72,600
Priority A	\$45,200	\$8,300		\$12,500
Priority B	\$80,000	\$14,700	\$23,700	\$55,600
Priority C	\$46,600	\$9,000	\$2,000	\$4,500
Total	\$171,800	\$32,000	\$25,700	\$72,600



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	10%			LIFE	**	5	\$19,800	A
Masonry: Brick	75%	Now	\$194,700	LIFE	**	5	\$29,700	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corners</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Resting Masonry Supt, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Mechanical Equipment Room At North Facade</i>								
Metal Panel	10%	Now	\$6,100	2042	**	5	\$7,400	A
<i>Deformed/Dented, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Underside Of Connecting Bridge To Oakland Building</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade, West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade, West Facade</i>								
Window Wall	5%			2042	**	5	\$7,400	A
Windows								
Aluminum	100%	Now	\$10,400	2038	**	5	\$600	A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
Parapets								
Concrete Masonry Unit	30%			LIFE	**	5	\$800	A
Masonry: Brick	35%			LIFE	**	5	\$900	A
Metal Rail	30%			2035	**	5-10	\$13,600	A
Pre-Cast Concrete	5%			LIFE	**	5	\$800	A
Roof								
Built-Up (BUR)	5%	Now	\$11,500	2032	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Connecting Bridge</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Connecting Bridge</i>								
Cast in Place Concrete	5%	Now	\$17,200	LIFE	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Concrete Steps Over Old Kitchen</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Concrete Steps Over Old Kitchen</i>								
Metal Panel	50%			2035	**	10	\$40,100	A
Modified Bitumen	20%			2027	**	10	\$8,700	A
Paver: Asphalt	20%			2031	**	10	\$13,100	A

Interior

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

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%	Now	\$46,100	2024	**	3	\$12,000	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Mezzanine</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Mezzanine</i>								
<i>Wrinkling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Mezzanine</i>								
Cast in Place Concrete	5%			LIFE	**	5	\$4,400	C
Ceramic Tile	10%			2031	**	5	\$4,000	C
Quarry Tile	25%			2035	**	5	\$15,000	C
Vinyl Tile	30%			2027	**	3	\$4,500	C
Vinyl Tile	10%			2017	\$37,200	3	\$2,000	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Room Adjacent To Bridge</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$3,800	C
Gypsum Board	55%			LIFE	**	5	\$12,600	C
Masonry: Brick	10%			LIFE	**			C
Plaster	10%			LIFE	**	5	\$1,100	C
Ceilings								
AcousTileSusp.Lay-In	55%			2027	**	5	\$22,500	B
AcousTileSusp.Lay-In	10%	Now	\$26,600	2042	**	5	\$2,000	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Game Room, Corridor Near Elevator</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Game Room, Corridor Near Elevator</i>								
Exposed Concrete	5%			LIFE	**	5	\$300	B
Gypsum Board	10%			LIFE	**	5	\$5,100	B
Plaster	20%	Now	\$13,700	LIFE	**	5	\$5,100	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Mezzanine, Stair</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Mezzanine</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Mezzanine</i>								

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

Under 600 Volts

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2022	\$3,500	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 2000 Amps Main Disconnect Switch</i>								
Fused Disc Sw	30%			2042	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$58,200	5	\$100	B
Raceway								
Conduit	90%			2022	\$31,700	1		B
Conduit	10%			2042	**	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$5,500	5	\$100	B
Molded Case Bkrs	80%			2021	\$44,100	5	\$600	B
Molded Case Bkrs	10%			2038	**	5	\$100	B
Wiring								
Braided Cloth	20%	2-4	\$6,800	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	60%			2022	\$20,300	1		B
Thermoplastic	20%			2042	**	1		B
Motor Controllers								
Locally Mounted	30%			2020	\$3,700	5	\$100	B
Motor Control Center	70%			2020	\$600	5	\$500	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$400	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	**	1	\$8,500	B
Generators								
Diesel	100%			2031	**	1	\$10,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside The Building</i>								
<i>Explanation : One 100 Kw</i>								
Batteries								
Lead/Acid	100%			2016	\$600	5	\$1,000	B
Fuel Storage								
Day Tank	50%			2038	**	5	\$2,500	B
Main Tank	50%			2050	**	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : One 275 Gals</i>								

Lighting

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Electrical		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
Lighting								
Interior Lighting Fluorescent	100%			2027	**	10	\$24,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
<hr/>								
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	10%			2022	\$400	1		B
Exit, Service	40%			2027	**	1		B
<hr/>								
Exterior Lighting								
HID	100%			2022	\$11,200	10	\$100	B
<hr/>								
Alarm								
Security System								
No Component	50%							D
Generic	50%			2027	**	1	\$5,200	B
<hr/>								
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2017	\$127,300	1-3	\$7,000	B
<hr/>								
Mechanical		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
Heating								
Energy Source								
HTHW/HW	100%			2042	**	1		B
<hr/>								
Conversion Equipment								
Heat Exchanger	100%	0-2	\$6,300	2037	**	1	\$11,900	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Room</i>								
<hr/>								
Distribution								
Hot Wtr Piping/Pump	100%	0-2	\$7,500	2038	**	4	\$1,300	B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Multiple Locations Throughout</i>								
<hr/>								
Terminal Devices								
Convactor/Radiator	20%			2035	**	1	\$1,700	B
No Component	80%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Covered Under A C System</i>								
<hr/>								
Air Conditioning								
Energy Source								
Steam/HW System	100%			2042	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Absorption Chiller/Steam/HW	100%			2025	**	1	\$28,900	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Mechanical Room</i>							
	<i>Explanation : One Unit - Refrigerant Is Water In Lithium Bromide Cycle</i>							
Distribution								
Chilled Wtr Pipe/Pump	100%			2032	**	4	\$1,300	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2027	**	1	\$16,500	B
Heat Rejection								
Water Cool Tower	100%			2020	\$85,300	2	\$26,900	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$14,900	B
Exhaust Fans								
Interior	100%			2022	\$32,800	2	\$800	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2035	**	1		B
Water Heater								
Electric	50%			2017	\$2,300	4	\$100	B
Gas Fired	50%			2020	\$3,500	2	\$200	B
HW Heat Exchanger								
HTHW/HW	100%	Now	\$41,100	2042	**			B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Mechanical Room</i>							
	<i>Explanation : No Longer In Use</i>							
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : B To 2</i>							
	<i>Explanation : One Unit</i>							
Fire Suppression								
Standpipe								
Generic	100%			2042	**	1-5	\$13,500	B

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression Sprinkler								
No Component	60%							D
Generic	40%			2042	* *	1-2	\$3,000	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Address : 222-25 56TH AVENUE
Borough : QUEENS **Agency's Number** : 30-27030
Program / Asset # : CUN0006.300 / 1570 **Yr Built/Renovated** : 1970 /
Area Sq Ft : 148,066 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 13-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,PH
Block : 7490 **Lot** : 2 **BIN** : 4439431

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$594,200	\$882,300
Interior Architecture	\$674,900	\$113,500
Electrical	\$49,400	\$2,107,100
Mechanical		\$1,309,200
Total	\$1,318,400	\$4,412,100
Priority A	\$594,200	\$882,300
Priority B	\$724,200	\$3,472,300
Priority C		\$57,500
Total	\$1,318,400	\$4,412,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$3,300	\$25,400		\$20,200
Interior Architecture		\$20,800	\$4,400	
Electrical	\$10,500	\$13,800	\$17,200	\$24,100
Mechanical	\$51,600	\$31,100	\$34,600	\$64,800
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$73,300	\$98,900	\$64,000	\$116,900
Priority A	\$3,300	\$25,400		\$20,200
Priority B	\$70,000	\$52,700	\$59,700	\$96,800
Priority C		\$20,800	\$4,400	
Total	\$73,300	\$98,900	\$64,000	\$116,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$53,800	A
Concrete Masonry Unit	5%			LIFE	**	5	\$6,700	A
Masonry: Brick	30%	Now	\$211,700	LIFE	**	5	\$64,500	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Penthouse</i>								
Pre-Cast Concrete	55%	Now	\$207,400	LIFE	**	5	\$384,500	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Classrooms 206, 208, 209</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room 208</i>								
Window Wall	5%			2042	**	5	\$40,300	A
Windows								
Aluminum	95%	Now	\$137,100	2030	**	5	\$14,600	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2031	**	10	\$9,600	A
Parapets								
Cast in Place Concrete	5%	Now	\$2,000	LIFE	**	5	\$3,400	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cooling Tower Area</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cooling Tower Area</i>								
Masonry: Brick	25%			LIFE	**	5	\$1,700	A
Metal Rail	35%			2035	**	5-10	\$41,800	A
Pre-Cast Concrete	30%			LIFE	**	5	\$12,500	A
Pre-Cast Concrete	5%	Now	\$1,300	LIFE	**	5	\$2,100	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Roof								
Cast in Place Concrete	20%			LIFE	**			A
Modified Bitumen	75%	Now	\$37,900	2022	\$379,500			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Southeast Corner</i>								
Skylight, Metal/Glass	5%			2032	**	10	\$11,900	A
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	10%			2021	\$101,100	3	\$26,300	C
Cast in Place Concrete	15%			LIFE	**	5	\$57,500	C
Ceramic Tile	5%			2031	**	5	\$8,800	C
Terrazzo	15%			LIFE	**	5	\$20,500	C
Vinyl Tile	55%			2027	**	3	\$36,100	C
Interior Walls								
Concrete Masonry Unit	35%			LIFE	**	5	\$23,500	C
Masonry: Brick	10%			LIFE	**			C
Plaster	55%			LIFE	**	5	\$27,600	C
Ceilings								
AcousTileConcealSpLn	50%	Now	\$674,900	2042	**	5	\$56,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	40%			LIFE	**	5	\$11,200	B
Gypsum Board	10%			LIFE	**	5	\$22,400	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2022	\$15,900	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps Main Disconnect Switch</i>								
Fused Disc Sw	50%			2022	\$15,900	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch For Emergency Service</i>								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 150 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$130,900	5	\$500	B
Raceway								
Conduit	95%			2022	\$157,900	1		B
Conduit	5%			2048	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	15%			2021	\$24,800	5	\$400	B
Molded Case Bkrs	20%			2030	* *	5	\$600	B
Molded Case Bkrs	65%			2021	\$107,500	5	\$2,100	B
Wiring								
Thermoplastic	95%			2022	\$166,400	1		B
Thermoplastic	5%			2048	* *	1		B
Motor Controllers								
Locally Mounted	10%			2020	\$3,200	5	\$100	B
Motor Control Center	70%			2020	\$294,600	5	\$2,300	B
Motor Control Center	20%			2027	* *	5	\$700	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$1,800	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2020	\$22,500	1	\$37,400	B
Generators								
Diesel	100%			2018	\$111,800	1	\$46,900	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Generator Room</i>				
				<i>Explanation : One 100 Kw</i>				
Batteries								
Lead/Acid	100%			2017	\$600	5	\$4,500	B
Fuel Storage								
Day Tank	50%			2021	\$4,700	5	\$10,900	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Generator Room</i>				
				<i>Explanation : One 30 Gals</i>				
Main Tank	50%			2025	* *	5	\$1,700	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Generator Room</i>				
				<i>Explanation : One 600 Gals</i>				
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$1,030,500	10	\$107,400	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Throughout The Building</i>				
				<i>Explanation : T-8 Lamps</i>				
Egress Lighting								
Emergency, Service	50%			2022	\$9,500	1		B
Exit, Service	50%			2017	\$9,500	1		B
Exterior Lighting								
HID	100%			2017	\$49,400	10	\$400	B
Alarm								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2030	**	1-3	\$22,400	B
Mechanical								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2042	**	1		B
Conversion Equipment								
Heat Exchanger	100%	Now	\$1,400	2025	**	1	\$52,200	B
			<i>Corroded, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Basement</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : 2 Units</i>					
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$32,700	2030	**	4	\$5,800	B
			<i>Corroded, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Basement Level And Risers</i>					
Terminal Devices								
Air Handler	50%			2022	\$351,400	1	\$36,300	B
Convector/Radiator	25%			2027	**	1	\$9,500	B
Fan Coil Unit/Heat	25%			2022	\$487,900	1	\$9,500	B
Air Conditioning								
Energy Source								
District C.W.	70%			2042	**	1		B
Electricity	30%			2038	**	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	30%			2022	\$132,700	1	\$16,300	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 30%</i>					
			<i>Location : Basement, Chiller</i>					
No Component	70%							D
Distribution								
Chilled Wtr Pipe/Pump	100%			2032	**	4	\$5,800	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Chilled Water Also Comes From Medical Art Building</i>					
			<i>Explanation : Reciprocating Comp. - Chillers Used For Back Up Only</i>					
Terminal Devices								
Air Handler/Cool/Ht	80%			2022	\$132,900	1	\$58,000	B
Fan Coil - Cool/Heat	20%			2022	\$60,200	1	\$7,600	B
Heat Rejection								
Water Cool Tower	30%			2023	\$33,700	2	\$35,400	B
No Component	70%							D

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Ventilation							
Distribution							
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$65,300 B
Exhaust Fans							
Interior	100%			2022	\$144,100	2	\$3,600 B
Plumbing							
H/C Water Piping							
Galv Iron/Steel	100%			2027	* *	1	B
Water Heater							
Electric	100%			2017	\$20,200	4	\$700 B
HW Heat Exchanger							
HTHW/HW	100%			2032	* *		B
Sanitary Piping							
Cast Iron	100%			LIFE	* *	1	B
Storm Drain Piping							
Cast Iron	100%			LIFE	* *	1	B
Sewage Ejector(s)							
Electric	100%			2022	\$10,100	4	\$2,000 B
Fixtures							
Generic	100%						B
Vertical Transport							
Elevators							
Hydraulic	100%			LIFE	* *		C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : B-4</i>					
		<i>Explanation : Two Units</i>					
Fire Suppression							
Standpipe							
Generic	100%			2042	* *	1-5	\$59,100 B
Sprinkler							
No Component	95%						D
Generic	5%			2032	* *	1-2	\$1,700 B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Address : 221-05 56TH AVENUE
Borough : QUEENS **Agency's Number** : 5-27005
Program / Asset # : CUN0006.050 / 2102 **Yr Built/Renovated** : 1967 / 2006
Area Sq Ft : 57,776 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 11-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 7490 **Lot** : 2 **BIN** : 4439435

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$947,800	\$530,800
Interior Architecture	\$131,500	
Electrical	\$261,700	\$793,000
Mechanical	\$47,500	\$2,578,800
Total	\$1,388,500	\$3,902,600
Priority A	\$947,800	\$530,800
Priority B	\$309,200	\$3,371,800
Priority C	\$131,500	
Total	\$1,388,500	\$3,902,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$28,300			\$46,400
Interior Architecture	\$56,800	\$36,300	\$10,000	\$500
Electrical	\$3,200	\$3,400	\$3,200	\$24,100
Mechanical	\$22,200	\$18,600	\$25,400	\$18,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$114,500	\$62,300	\$42,500	\$93,400
Priority A	\$28,300			\$46,400
Priority B	\$86,200	\$34,900	\$32,600	\$46,500
Priority C		\$27,400	\$10,000	\$500
Total	\$114,500	\$62,300	\$42,500	\$93,400



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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$224,200	LIFE	**	5	\$89,000	A
	<i>Cracking/Crumbling, Extent : Severe, Area Affected : 15%</i>							
	<i>Location : South Wall Below Terrace</i>							
	<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : East Wall Below Terrace</i>							
	<i>Exposed Reinforcement, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : South Wall Below Terrace</i>							
Masonry: Brick	25%	Now	\$145,900	LIFE	**	5	\$44,500	A
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : North Facade</i>							
Metal Coiling Doors	5%	Now	\$53,300	2035	**	5	\$13,900	A
	<i>Corrosion/Rusting, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Boiler Room</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Boiler Room</i>							
Pre-Cast Concrete	50%	Now	\$311,900	LIFE	**	5	\$289,100	A
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Columns</i>							
Window Wall	10%			2042	**	5	\$66,700	A
Windows								
Aluminum	75%	Now	\$3,200	2030	**	5	\$300	A
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Aluminum	20%			2038	**	5	\$200	A
Metal Louvers	5%			2031	**	10	\$300	A
Parapets								
Masonry: Brick	10%			LIFE	**	5	\$1,900	A
Metal Rail	80%			2035	**	5-10	\$275,400	A
Pre-Cast Concrete	10%			LIFE	**	5	\$12,000	A

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Modified Bitumen	20%			2027	**	10	\$13,000	A
Panel/Paver: Cer/Brk	10%	Now	\$25,100	2042	**			A
<i>Broken Paver Blocks, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Terrace Over Mechanical Room</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Terrace Over Mechanical Room</i>								
<i>Deflection Evident, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Terrace Over Mechanical Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Room Below Terrace</i>								
Single Ply Membrane	20%	Now	\$45,200	2032	**			A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Lobby</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Lobby</i>								
Single Ply Membrane	43%			2030	**	10	\$28,000	A
Skylight, Plastic	7%			2035	**	1		A
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$19,200	C
Ceramic Tile	15%			2031	**	5	\$13,100	C
Terrazzo	10%			LIFE	**	5	\$6,800	C
Vinyl Tile	25%			2027	**	3	\$8,200	C
Vinyl Tile	5%	Now	\$40,800	2032	**	3	\$1,600	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Locker Room Area In Basement</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Locker Room Area In Basement</i>								
Wood	30%			2050	**	5	\$49,300	C
Wood	5%	Now	\$90,700	2062	**	5	\$4,100	C
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Room 303</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Room 303</i>								
<i>Uneven Surface, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Room 303</i>								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Pool Wall</i>								
Ceramic Tile	15%			2031	**	5	\$6,800	C
Concrete Masonry Unit	30%			LIFE	**	5	\$5,400	C
Masonry: Brick	10%			LIFE	**			C
Plaster	15%			LIFE	**	5	\$2,000	C
SGFT/Glazed Masonry	25%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	15%			2035	**	5	\$6,900	B
AcousTileConcealSpLn	10%	Now	\$27,700	2042	**	5	\$2,300	B
<i>Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Gymnasium, Lobby</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Gymnasium, Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Lobby</i>								
AcousTileSusp.Lay-In	30%			2035	**	5	\$11,000	B
Exposed Concrete	5%			LIFE	**	5	\$300	B
Exposed Struc: Steel	15%			LIFE	**			B
Metal Panel	5%	Now	\$29,200	LIFE	**	5	\$2,300	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
Plaster	20%			LIFE	**	5	\$4,600	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2022	\$7,800	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 2500 Amps Main Disconnect Switch</i>								
Fused Disc Sw	50%			2032	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps For Emergency Main Disconnect Switch</i>								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside - Underground</i>								
<i>Explanation : One 500 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	90%			2022	\$78,600	5	\$200	B
Molded Case Bkrs	10%			2032	**	5	\$100	B
Raceway								
Conduit	90%			2022	\$74,900	1		B
Conduit	10%			2032	**	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$7,700	5	\$100	B
Molded Case Bkrs	50%			2021	\$38,600	5	\$600	B
Molded Case Bkrs	40%			2030	**	5	\$500	B
Wiring								
Braided Cloth	50%	2-4	\$43,700	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	30%			2022	\$26,200	1		B
Thermoplastic	20%			2032	**	1		B
Motor Controllers								
Locally Mounted	10%			2020	\$1,200	5		B
Locally Mounted	20%			2027	**	5	\$100	B
Motor Control Center	20%			2020	\$34,100	5	\$300	B
Motor Control Center	50%			2027	**	5	\$600	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$700	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2027	**	1	\$14,600	B
Lighting								
Interior Lighting								
Fluorescent	95%			2022	\$489,600	10	\$51,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	2%			2017	\$4,800	10		B
Incandescent	3%			2017	\$15,500	2		B
Egress Lighting								
Emergency, Battery	50%			2022	\$11,900	10	\$7,100	B
Exit, Service	50%			2022	\$4,700	1		B
Exterior Lighting								
Not Accessible	100%							D

Alarm

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

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

Alarm

Security System

No Component

80%

D

Generic

20%

2022

\$31,800

1

\$3,500

B

Fire/Smoke Detection

No Component

60%

D

Generic

40%

2017

\$218,000

1-3

\$12,000

B

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

Heating

Energy Source

Interruptible Gas/Dual Fuel

100%

2032

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Buried Tanks**Explanation : Oil # 2 - 2 Tanks 30,000 Gals Each*

Conversion Equipment

Hot Water Boiler

100%

2035

* *

1

\$29,000

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Mechanical Room**Explanation : 3 Boilers*

Distribution

Hot Wtr Piping/Pump

100%

2038

* *

4

\$4,300

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Boiler Room**Explanation : Distributes High Temp. Water To All Buildings On Campus*

Terminal Devices

Convactor/Radiator

30%

2035

* *

1

\$5,700

B

Fan Coil Unit/Heat

30%

2027

* *

1

\$5,700

B

No Component

40%

D

*Other Observation, Extent : Light, Area Affected : 0%**Location : Mechanical Room**Explanation : Covered Under A C System***Air Conditioning**

Energy Source

Electricity

100%

2044

* *

1

B

Conversion Equipment

Reciprocating

50%

2027

* *

1

\$13,600

B

Compr/Chiller

*R-22 Refrigerant, Extent : Light, Area Affected : 100%**Location : Side Yard Of Boiler Room**Other Observation, Extent : Light, Area Affected : 50%**Location : Side Yard**Explanation : One Unit*

No Component

50%

D

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	50%			2048	* *	4	\$1,400	B
No Component	50%							D
Terminal Devices								
Air Handler/Cool/Ht	100%			2022	\$138,400	1	\$36,300	B
Heat Rejection								
Remote Air Cond	100%			2030	* *	2	\$40,800	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$32,700	B
Exhaust Fans								
Interior	90%			2022	\$64,900	2	\$1,600	B
Roof	10%			2022	\$5,200	2	\$200	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2035	* *	1		B
Water Heater								
Gas Fired	100%			2020	\$15,200	2	\$900	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Mechanical Room</i>					
			<i>Explanation : 2 Tanks Of 400 Gals Each</i>					
HW Heat Exchanger								
HTHW/HW	100%			2042	* *			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%			2015	\$6,100	4	\$2,000	B
Pool Filter/Treatment								
Diatomaceous Earth	100%	Now	\$47,500	2020	\$2,375,500	4	\$14,500	B
			<i>Other Observation, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Pool Mechanical Room</i>					
			<i>Explanation : Filter Corroded</i>					
Sewage Ejector(s)								
Electric	100%			2022	\$10,100	4	\$2,000	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : B-2</i>					
			<i>Explanation : One Unit</i>					
Fire Suppression								
Standpipe								
Generic	100%			2042	* *	1-5	\$29,600	B

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Estimates are rounded to the nearest hundred dollars.

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM

Asset # : 2102

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Fire Suppression Sprinkler							
No Component	40%						D
Generic	60%			2042	* *	1-2	\$9,900 B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Address : 222-05 56TH AVENUE
Borough : QUEENS **Agency's Number** : 3-27003
Program / Asset # : CUN0006.030 / 2100 **Yr Built/Renovated** : 1967 / 2006
Area Sq Ft : 107,884 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 12-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,PH
Block : 7490 **Lot** : 2 **BIN** : 4444187

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$121,000	\$618,800
Interior Architecture	\$500,900	
Electrical	\$107,100	\$1,061,200
Mechanical	\$138,200	\$662,200
Total	\$867,200	\$2,342,200
Priority A	\$121,000	\$618,800
Priority B	\$621,400	\$1,723,400
Priority C	\$124,800	
Total	\$867,200	\$2,342,200

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$91,200			\$500
Interior Architecture	\$16,900	\$52,400	\$3,400	\$1,700
Electrical	\$23,400	\$9,700	\$12,900	\$8,500
Mechanical	\$107,100	\$28,800	\$48,900	\$38,900
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$248,400	\$100,700	\$75,000	\$59,400
Priority A	\$91,200			\$500
Priority B	\$140,300	\$62,200	\$71,700	\$57,300
Priority C	\$16,900	\$38,600	\$3,400	\$1,700
Total	\$248,400	\$100,700	\$75,000	\$59,400



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	5%	Now	\$17,100	LIFE	**	5	\$3,200	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cooling Tower Area</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cooling Tower Area</i>								
Masonry: Brick	25%	Now	\$82,900	LIFE	**	5	\$25,300	A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Foundation</i>								
Pre-Cast Concrete	70%			LIFE	**	5	\$230,000	A
Windows								
Aluminum	95%	Now	\$25,200	2038	**	5	\$1,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2031	**	10	\$900	A
Parapets								
Concrete Masonry Unit	5%	Now	\$700	LIFE	**	5	\$300	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cooling Tower Area</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Cooling Tower Area</i>								
Metal Panel	5%			2042	**	5	\$1,000	A
Metal Rail	70%			2035	**	5-10	\$62,700	A
Pre-Cast Concrete	20%	Now	\$7,800	LIFE	**	5	\$6,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping Over Cooling Tower Wall</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Coping Over Cooling Tower Wall</i>								
Roof								
Built-Up (BUR)	10%	Now	\$33,900	2032	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Mechanical Penthouse</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Penthouse</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Mechanical Penthouse</i>								
Modified Bitumen	75%			2022	\$340,500	10	\$48,200	A
Paver: Asphalt	10%	Now	\$6,500	2031	**			A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Room B116</i>								
Skylight, Plastic	5%			2035	**	1		A
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	50%			2018	\$386,900	3	\$100,600	C
Ceramic Tile	5%			2031	**	5	\$6,700	C
Terrazzo	5%			LIFE	**	5	\$5,200	C
Vinyl Tile	30%			2027	**	3	\$15,100	C
Vinyl Tile	10%			2017	\$124,800	3	\$6,700	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Glass: Single Pane	5%			LIFE	**	5	\$3,200	C
Gypsum Board	15%			LIFE	**	5	\$7,600	C
Masonry: Brick	25%			LIFE	**			C
Metal Panel	20%			LIFE	**			C
Plaster	5%	Now	\$15,200	LIFE	**	5	\$1,300	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room B-5, B116</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room B-5, B116</i>								
Plaster	30%			LIFE	**	5	\$7,600	C
Ceilings								
AcousTileConcealSpLn	25%	Now	\$260,200	2042	**	5	\$21,600	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
AcousTileSusp.Lay-In	20%			2035	**	5	\$27,600	B
Exposed Concrete	40%			LIFE	**	5	\$8,600	B
Gypsum Board	10%			LIFE	**	5	\$17,300	B
Plaster	5%	Now	\$115,900	LIFE	**	5	\$4,300	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Room B-5</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Room B-5</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$28,000	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 2500 Amps Main Disconnect Switch</i>								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$87,300	5	\$400	B
Raceway								
Conduit	100%			2022	\$102,400	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$8,800	5	\$200	B
Fused Toggle Switch	5%	2-4	\$4,400	2047	**	5	\$100	B
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Molded Case Bkrs	85%			2021	\$75,000	5	\$2,000	B
Wiring								
Braided Cloth	60%	2-4	\$71,200	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	40%			2022	\$47,400	1		B
Motor Controllers								
Locally Mounted	10%			2020	\$10,900	5	\$100	B
Motor Control Center	70%			2020	\$76,300	5	\$1,700	B
Motor Control Center	20%			2027	**	5	\$500	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Corroded</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2020	\$10,600	1	\$27,300	B
Generators								
Diesel	100%			2018	\$71,600	1	\$34,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 62 Kw</i>								
Batteries								
Nickel Cadmium	100%			2014	\$600	5	\$19,700	B
Fuel Storage								
Day Tank								
	50%			2021	\$3,600	5	\$8,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 40 Gals</i>								
Main Tank	50%			2025	**	5	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 600 Gals</i>								
Lighting								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	100%			2022	\$519,000	10	\$82,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
<hr/>								
Egress Lighting Emergency, Service	50%			2022	\$7,300	1		B
Exit, Service	50%			2022	\$7,300	1		B
<hr/>								
Exterior Lighting HID	100%			2017	\$36,000	10	\$300	B
<hr/>								
Alarm								
Fire/Smoke Detection No Component	70%							D
Generic	30%			2030	**	1-3	\$16,300	B
<hr/>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2042	**	1		B
<hr/>								
Conversion Equipment Heat Exchanger	100%			2031	**	1	\$44,400	B
<hr/>								
Distribution Hot Wtr Piping/Pump	100%	Now	\$25,100	2030	**	4	\$4,400	B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various Areas</i>								
<hr/>								
Terminal Devices Air Handler	80%			2022	\$430,300	1	\$44,400	B
Convactor/Radiator	20%			2027	**	1	\$5,800	B
<hr/>								
Air Conditioning								
Energy Source Electricity	10%			2038	**	1		B
Steam/HW System	90%			2048	**	1		B
<hr/>								
Conversion Equipment Absorption Chiller/Steam/HW	90%			2025	**	1	\$87,400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit With Refrigerent Water In Lithium Bromide Cycle</i>								
<hr/>								
No Component	10%							D
<hr/>								
Distribution Chilled Wtr Pipe/Pump	100%			2042	**	4	\$6,600	B
<hr/>								
Terminal Devices Air Handler/Cool/Ht	90%			2027	**	1	\$49,900	B
Fan Coil - Cooling	10%			2017	\$69,100	1	\$2,900	B

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Estimates are rounded to the nearest hundred dollars.

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Heat Rejection								
Air Condenser Unit	10%			2027	**	2	\$6,200	B
Water Cool Tower	90%	0-2	\$23,200	2023	\$231,900	2	\$64,900	B
<i>Corroded, Extent : Light, Area Affected : 5%</i>								
<i>Location : Baffles</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$50,000	B
Exhaust Fans								
Roof	100%			2027	**	2	\$2,800	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	0-2	\$29,800	2035	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Water Heater								
Electric	100%			2020	\$15,500	4	\$500	B
HW Heat Exchanger								
HTHW/HW	100%	0-2	\$69,100	2032	**			B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Obsolete Equipment</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
Sewage Ejector(s)								
Electric	100%			2022	\$10,100	4	\$2,000	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-4</i>								
<i>Explanation : Two Units</i>								
Fire Suppression								
Standpipe								
Generic	100%			2042	**	1-5	\$45,300	B
Sprinkler								
No Component	90%							D
Generic	10%			2042	**	1-2	\$2,500	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Address : 222-01 56TH AVENUE
Borough : QUEENS **Agency's Number** : 12-27012
Program / Asset # : CUN0006.120 / 2086 **Yr Built/Renovated** : 1978 / 2003
Area Sq Ft : 141,324 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 12-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Sub Basement, Roof, Floors 1,2,3,4,5,6,PH
Block : 7490 **Lot** : 2 **BIN** : 4439438

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$768,600	\$245,400
Interior Architecture	\$445,900	\$90,100
Electrical	\$101,500	\$924,700
Mechanical	\$426,100	\$469,500
Total	\$1,742,100	\$1,729,700
Priority A	\$768,600	\$245,400
Priority B	\$920,500	\$1,394,300
Priority C	\$53,000	\$90,100
Total	\$1,742,100	\$1,729,700

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$30,500			\$20,200
Interior Architecture		\$19,900	\$4,200	\$17,100
Electrical	\$10,300	\$16,200	\$17,000	\$10,900
Mechanical	\$47,100	\$36,300	\$63,400	\$77,900
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$97,800	\$82,300	\$94,500	\$135,900
Priority A	\$30,500			\$20,200
Priority B	\$67,300	\$62,400	\$90,300	\$115,800
Priority C		\$19,900	\$4,200	
Total	\$97,800	\$82,300	\$94,500	\$135,900



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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	2%			LIFE	**	5	\$21,500	A
Masonry: Brick	93%	Now	\$328,300	LIFE	**	5	\$200,200	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade, Stair Door To Penthouse</i>							
	<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade</i>							
Window Wall	5%			2042	**	5	\$40,400	A
Windows								
Aluminum	95%	Now	\$100,100	2030	**	5	\$10,600	A
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Metal Louvers	5%			2031	**	10	\$7,000	A
Parapets								
Concrete Masonry Unit	15%			LIFE	**	5	\$900	A
Masonry: Brick	80%	Now	\$27,400	LIFE	**	5	\$4,200	A
	<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Corners</i>							
Pre-Cast Concrete	5%	Now	\$3,100	LIFE	**	5	\$1,700	A
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Coping</i>							
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Coping</i>							
Roof								
Built-Up (BUR)	95%	Now	\$340,200	2032	**			A
	<i>Blisters, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Over Fourth Floor</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various Rooms On Fourth Floor</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Sloped Glazing	5%			LIFE	**	5	\$45,200	A
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Greenhouse</i>							

Interior

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Architecture		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
Interior								
Floors								
Carpet	10%			2018	\$96,500	3	\$25,100	C
Cast in Place Concrete	15%			LIFE	**	5	\$54,900	C
Ceramic Tile	5%			2031	**	5	\$8,400	C
Panel/Paver: Cer/Brk	15%			2038	**	5	\$56,500	C
Vinyl Tile	55%			2027	**	3	\$34,500	C
Interior Walls								
Concrete Masonry Unit	55%			LIFE	**	5	\$35,200	C
Gypsum Board	25%			LIFE	**	5	\$24,000	C
Masonry: Brick	5%	Now	\$53,000	LIFE	**			C
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Lobby Area</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Lobby Area</i>								
<i>Explanation : Expansion Joint Failure</i>								
Plaster	15%			LIFE	**	5	\$7,200	C
Ceilings								
AcousTileConcealSpLn	25%	Now	\$322,100	2042	**	5	\$26,700	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Corridor(s)</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridor(s)</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor(s)</i>								
AcousTileSusp.Lay-In	20%			2027	**	5	\$34,200	B
Exposed Concrete	55%	Now	\$70,800	LIFE	**	5	\$14,700	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Rooms 434, 443 And Various Others</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Rooms 434, 443, 444 And Various Others</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Rooms 434, 443, 444 And Various Others</i>								

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

Under 600 Volts

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Under 600 Volts								
Service Equipment								
Fused Disc Sw	60%			2042	**	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1200 Amps And 2000 Amps Main Disconnect Switch</i>								
Fused Disc Sw	20%			2042	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch For Fire Pump Service</i>								
Fused Disc Sw	20%			2022	\$6,400	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch For Emergency Service</i>								
Transformers								
Dry Type	100%			2035	**	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 750 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2022	\$65,500	5	\$300	B
Fused Disc Sw	50%			2042	**	5	\$300	B
Raceway								
Conduit	10%			2042	**	1		B
Conduit	90%			2022	\$149,600	1		B
Panelboards								
Fused Disc Sw	15%			2021	\$24,800	5	\$400	B
Molded Case Bkrs	85%			2021	\$140,500	5	\$2,600	B
Wiring								
Thermoplastic	90%			2022	\$157,600	1		B
Thermoplastic	10%			2042	**	1		B
Motor Controllers								
Locally Mounted	20%			2020	\$6,400	5	\$200	B
Motor Control Center	60%			2020	\$252,600	5	\$1,900	B
Motor Control Center	20%			2035	**	5	\$600	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,700	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2020	\$22,500	1	\$35,700	B
Generators								
Diesel	100%			2018	\$111,800	1	\$44,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 225 Kw</i>								
Batteries								
Lead/Acid	100%			2015	\$600	5	\$4,300	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Fuel Storage								
Day Tank	50%			2021	\$4,500	5	\$10,400	B
Main Tank	50%			2025	**	5	\$1,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 275 Gals</i>								
Lighting								
Interior Lighting								
Fluorescent	99%			2027	**	10	\$101,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	1%			2027	**	10		B
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2027	**	1		B
Exterior Lighting								
HID	100%			2022	\$47,100	10	\$400	B
Alarm								
Fire/Smoke Detection								
No Component	65%							D
Generic	35%			2027	**	1-3	\$25,000	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2042	**	1		B
Conversion Equipment								
Heat Exchanger	100%			2025	**	1	\$55,400	B
Distribution								
Hot Wtr Piping/Pump	100%	0-2	\$62,500	2030	**	4	\$5,500	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Areas</i>								
Terminal Devices								
Air Handler	70%			2022	\$469,500	1	\$48,400	B
Convactor/Radiator	30%			2035	**	1	\$10,900	B
Air Conditioning								
Energy Source								
Electricity	10%			2038	**	1		B
Steam/HW System	90%			2048	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Conversion Equipment								
Absorption Chiller/Steam/HW	90%			2025	**	1	\$109,000	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement, Two Units</i>								
<i>Explanation : Water Is The Refrigerant In Cycle With Lithium Bromide</i>								
Reciprocating Compr/Chiller	10%			2017	\$42,200	1	\$5,200	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 10%</i>								
<i>Location : Basement, Chiller</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%			2042	**	4	\$8,300	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2027	**	1	\$69,200	B
Heat Rejection								
Air Condenser Unit	10%			2017	\$24,900	2	\$7,800	B
Water Cool Tower	90%	Now	\$321,400	2027	**	2	\$81,000	B
<i>Damaged, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Baffles Completely Rotted</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$62,300	B
Exhaust Fans								
Interior	80%			2027	**	2	\$2,800	B
Roof	20%			2027	**	2	\$700	B
Plumbing								
H/C Water Piping								
Brass/Copper	80%			2032	**	1		B
Galv Iron/Steel	20%	0-2	\$7,400	2027	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Water Heater								
Electric	100%			2020	\$19,300	4	\$700	B
HW Heat Exchanger								
HTHW/HW	100%			2042	**			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
Fixtures								
Generic	100%							B
Vertical Transport								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG

Asset # : 2086

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Vertical Transport Elevators							
Hydraulic	100%			LIFE	* *		C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : Sub Bsmt - 4</i>					
		<i>Explanation : Two Units</i>					
Fire Suppression Standpipe							
Generic	100%			2032	* *	1-5	\$58,500 B
Sprinkler							
No Component	95%						D
Generic	5%			2032	* *	1-2	\$1,600 B
Fire Pump							
Generic	100%			2025	* *	1	\$20,900 B

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG
Address : 221-15 56TH AVENUE
Borough : QUEENS **Agency's Number** : 1-27001
Program / Asset # : CUN0006.010 / 2099 **Yr Built/Renovated** : 1910 / 2006
Area Sq Ft : 23,520 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 12-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 7490 **Lot** : 2 **BIN** : 4439433

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$121,300	
Electrical	\$255,700	\$70,700
Mechanical		\$57,800
Total	\$377,000	\$128,500
Priority A	\$121,300	
Priority B	\$255,700	\$128,500
Total	\$377,000	\$128,500

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$29,100			
Interior Architecture		\$16,600	\$2,000	
Electrical	\$2,000	\$1,800	\$1,700	\$9,200
Mechanical	\$6,600	\$8,800	\$8,600	\$8,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$41,700	\$31,200	\$16,300	\$22,000
Priority A	\$29,100			
Priority B	\$12,600	\$15,300	\$14,300	\$22,000
Priority C		\$15,800	\$2,000	
Total	\$41,700	\$31,200	\$16,300	\$22,000



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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Asset # : 2099

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Fieldstone	70%			LIFE	**	5	\$23,500	A
Masonry: Fieldstone	10%			LIFE	**	5	\$3,400	A
Wood	20%	Now	\$55,200	2027	**	5	\$22,400	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Dormers</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Dormers</i>								
<hr/>								
Windows								
Aluminum	80%			2038	**	5	\$2,800	A
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : These Windows Are Made Out Of Wood On The Interior Side</i>								
Wood	20%	Now	\$29,100	2047	**	5	\$3,600	A
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor</i>								
<i>Split/Cracked, Extent : Light, Area Affected : 25%</i>								
<i>Location : First Floor</i>								
<hr/>								
Roof								
Slate	100%	Now	\$66,100	LIFE	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North And South Sides</i>								
<hr/>								
Interior								
Floors								
Carpet	10%			2021	\$16,600	3	\$4,300	C
Cast in Place Concrete	10%			LIFE	**	5	\$6,300	C
Ceramic Tile	5%			2031	**	5	\$1,400	C
Quarry Tile	15%			2035	**	5	\$6,500	C
Slate	10%			LIFE	**	5	\$3,100	C
Vinyl Tile	10%			2027	**	3	\$1,100	C
Wood	40%			2050	**	5	\$21,600	C
<hr/>								
Interior Walls								
Ceramic Tile	5%			2031	**	5	\$2,600	C
Gypsum Board	70%			LIFE	**	5	\$21,700	C
Masonry: Fieldstone	20%			LIFE	**			C
Wood	5%			LIFE	**	5	\$10,300	C
<hr/>								
Ceilings								
AcousTileSusp.Lay-In	5%			2035	**	5	\$1,500	B
Exposed Struc: Wood	15%			LIFE	**			B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Exhibit Area</i>								
Gypsum Board	80%			LIFE	**	5	\$30,100	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Asset # : 2099

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2022	\$1,500	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps</i>								
Fused Disc Sw	50%			2048	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch For Emergency Service</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$58,200	5	\$100	B
Raceway								
Conduit	75%			2042	**	1		B
Conduit	20%			2022	\$7,000	1		B
Conduit	5%			2048	**	1		B
Panelboards								
Fused Disc Sw	10%			2038	**	5		B
Molded Case Bkrs	80%			2038	**	5	\$400	B
Molded Case Bkrs	10%			2021	\$5,500	5	\$100	B
Wiring								
Thermoplastic	75%			2042	**	1		B
Thermoplastic	20%			2022	\$6,800	1		B
Thermoplastic	5%			2048	**	1		B
Motor Controllers								
Locally Mounted	100%			2035	**	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2039	**	1	\$5,900	B
Lighting								
Interior Lighting								
Fluorescent	40%			2027	**	10	\$7,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Offices</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	40%			2027	**	2	\$200	B
Incandescent	20%			2017	\$33,900	2	\$100	B
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, LED	30%			2057	**	1		B
Exit, Service	20%			2027	**	1		B
Exterior Lighting								
HID	100%			2022	\$7,800	10	\$100	B

Alarm

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Asset # : 2099

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

Alarm

Fire/Smoke Detection
Generic

100% 2017 \$221,900 1-3 \$12,200 B

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

Heating

Energy Source
Interruptible Gas/Dual Fuel

100% 2048 * * 1 B

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

Location : Buried Tank

Explanation : Number 2 Oil, 2000 Gallon Tank

Conversion Equipment
Steam Boiler

100% 2027 * * 1 \$19,100 B

Distribution

Hot Wtr Piping/Pump
Steam Piping/Pump

50% 2030 * * 4 \$700 B
50% 2032 * * 4 \$500 B

Terminal Devices

Air Handler
Air Handler

50% 2027 * * 1 \$6,000 B
50% 2022 \$57,800 1 \$6,000 B

Air Conditioning

Energy Source
Electricity

100% 2038 * * 1 B

Conversion Equipment

Reciprocating
Compr/Chiller

100% 2027 * * 1 \$8,900 B

R-22 Refrigerant, Extent : Light, Area Affected : 100%

Location : Basement, Chiller

Distribution

Chilled Wtr Pipe/Pump

100% 2032 * * 4 \$1,000 B

Terminal Devices

Air Handler/Cool/Ht

100% 2027 * * 1 \$11,900 B

Heat Rejection

Remote Air Cond

100% 2027 * * 2 \$13,400 B

Ventilation

Distribution

Ductwork/Diffusers

100% LIFE * * 2-5 \$10,700 B

Exhaust Fans

Interior

100% 2027 * * 2 \$600 B

Plumbing

H/C Water Piping
Brass/Copper

100% 2042 * * 1 B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Asset # : 2099

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Water Heater								
Electric	100%			2020	\$3,300	4	\$100	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : 2 Tanks</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Backflow Preventer								
Generic	100%			2027	* *	1	\$1,200	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B, 1, 2</i>						
		<i>Explanation : One Unit</i>						
Fire Suppression								
Sprinkler								
Generic	100%			2042	* *	1-2	\$5,400	B
Fire Pump								
Generic	100%			2031	* *	1	\$3,600	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG
Address : 222-15 56TH AVENUE
Borough : QUEENS **Agency's Number** : 4-27004
Program / Asset # : CUN0006.040 / 2101 **Yr Built/Renovated** : 1967 /
Area Sq Ft : 171,204 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 13-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,PH
Block : 7490 **Lot** : 2 **BIN** : 4439434

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$659,800	\$645,000
Interior Architecture	\$705,400	\$44,300
Electrical	\$108,300	\$2,305,000
Mechanical	\$37,900	\$1,622,700
Total	\$1,511,400	\$4,617,100
Priority A	\$659,800	\$645,000
Priority B	\$380,300	\$3,927,700
Priority C	\$471,300	\$44,300
Total	\$1,511,400	\$4,617,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$52,900	\$24,400		\$16,300
Interior Architecture	\$25,900	\$11,400	\$5,100	\$6,300
Electrical	\$15,300	\$15,200	\$20,200	\$12,700
Mechanical	\$28,100	\$24,100	\$39,300	\$44,400
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
Total	\$127,200	\$80,100	\$69,500	\$84,700
Priority A	\$52,900	\$24,400		\$16,300
Priority B	\$74,300	\$44,300	\$64,500	\$62,100
Priority C		\$11,400	\$5,100	\$6,300
Total	\$127,200	\$80,100	\$69,500	\$84,700



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG
Asset # : 2101

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cement-Fiber Panel	2%			2027	**	10	\$16,300	A
Masonry: Brick	48%	Now	\$410,500	LIFE	**	5	\$125,100	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouses</i>								
<i>Misaligned/Bulging, Extent : Light, Area Affected : 5%</i>								
<i>Location : Penthouses</i>								
<i>Vegetation Growth, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Bulkheads</i>								
<i>Weepholes Not Funct, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
Pre-Cast Concrete	50%			LIFE	**	5	\$423,700	A
Windows								
Aluminum	95%	Now	\$31,400	2030	**	5	\$3,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%	Now	\$2,300	2025	**			A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Mechanical Penthouse On East Side</i>								
Parapets								
Masonry: Brick	10%			LIFE	**	5	\$600	A
Metal Rail	35%			2035	**	5-10	\$40,200	A
Pre-Cast Concrete	55%			LIFE	**	5	\$22,000	A
Roof								
Built-Up (BUR)	35%	Now	\$204,900	2032	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : At Penthouse</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Penthouses</i>								
Modified Bitumen	40%			2027	**	10	\$44,400	A
Single Ply Membrane	25%	Now	\$19,200	2022			\$96,200	A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
Interior								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Asset # : 2101

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$44,300	C
Ceramic Tile	5%			2031	**	5	\$10,100	C
Terrazzo	15%			LIFE	**	5	\$23,700	C
Vinyl Tile	25%	Now	\$471,300	2032	**	3	\$19,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Corridors</i>								
Vinyl Tile	45%			2027	**	3	\$34,200	C
Interior Walls								
Concrete Masonry Unit	15%			LIFE	**	5	\$11,600	C
Masonry: Brick	10%			LIFE	**			C
Metal Panel	15%			LIFE	**			C
Plaster	35%			LIFE	**	5	\$20,300	C
SGFT/Glazed Masonry	25%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	15%	Now	\$234,100	2042	**	5	\$19,400	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridor(s)</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : First Floor Corridor And Basement</i>								
AcousTileSusp.Lay-In	25%			2039	**	5	\$51,800	B
Exposed Concrete	50%			LIFE	**	5	\$16,200	B
Exposed Struc: Steel	10%			LIFE	**			B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$31,800	5	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 2500 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$145,500	5	\$600	B
Raceway								
Conduit	95%			2022	\$184,300	1		B
Conduit	5%			2048	**	1		B
Panelboards								
Fused Disc Sw	15%			2021	\$28,100	5	\$500	B
Molded Case Bkrs	85%			2021	\$159,300	5	\$3,200	B

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Asset # : 2101

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Wiring								
Braided Cloth	55%	2-4	\$108,300	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	40%			2022	\$78,800	1		B
Thermoplastic	5%			2048	**	1		B
Motor Controllers								
Locally Mounted	40%			2020	\$12,900	5	\$400	B
Motor Control Center	60%			2020	\$252,600	5	\$2,300	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$2,100	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2039	**	1	\$43,200	B
Generators								
Diesel	100%			2018	\$111,800	1	\$54,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 150 Kw</i>								
Batteries								
Lead/Acid	100%			2014	\$600	5	\$5,200	B
Fuel Storage								
Day Tank								
	50%			2021	\$5,500	5	\$12,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 50 Gals</i>								
Main Tank								
	50%			2025	**	5	\$2,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : One 2000 Gals</i>								
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$1,191,600	10	\$124,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2022	\$11,000	1		B
Exit, Service	50%			2022	\$11,000	1		B
Exterior Lighting								
HID	100%			2022	\$57,100	10	\$400	B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2030	**	1-3	\$25,900	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Asset # : 2101

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2042	**	1		B
Conversion Equipment								
Heat Exchanger	100%			2025	**	1	\$67,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 2 Units</i>								
Distribution								
Hot Wtr Piping/Pump	100%	0-2	\$37,900	2030	**	4	\$6,700	B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various Areas</i>								
Terminal Devices								
Air Handler	50%			2022	\$406,300	1	\$41,900	B
Convactor/Radiator	30%			2027	**	1	\$13,100	B
Fan Coil Unit/Heat	20%			2022	\$451,300	1	\$8,800	B
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Distribution								
Chilled Wtr Pipe/Pump	100%			2032	**	4	\$6,700	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Entrance</i>								
<i>Explanation : Supplied From Chillers In Medical Art Building</i>								
Terminal Devices								
Air Handler/Cool/Ht	100%			2022	\$640,100	1	\$83,800	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$75,500	B
Exhaust Fans								
Interior	75%			2022	\$125,000	2	\$3,100	B
Roof	25%			2022	\$30,000	2	\$1,000	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2027	**	1		B
Water Heater								
Electric	100%			2020	\$23,400	4	\$800	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Undersized For Building's Hot Water Demand</i>								
HW Heat Exchanger								
HTHW/HW	100%			2032	**			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Asset # : 2101

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Sump Pump(s)								
Rigid Piping	100%	Now	\$500	2022	\$10,100	4	\$1,300	B
	<i>Broken, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement, Sump Pump Conduit</i>							
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement : 4th Floor</i>							
	<i>Explanation : One Unit</i>							
Fire Suppression								
Standpipe								
Generic	100%			2032	**	1-5	\$70,900	B
	<i>House Tank: Metal, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Penthouse, 3 Tanks Of 9000 Gal. Capacity Each</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Penthouse</i>							
	<i>Explanation : Gravity And Pressure Tanks Feed Science, Humanities And Library Buildings</i>							
Sprinkler								
No Component	95%							D
Generic	5%			2032	**	1-2	\$1,900	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG
Address : 221-03 56TH AVENUE
Borough : QUEENS **Agency's Number** : 10-27010
Program / Asset # : CUN0006.100 / 2084 **Yr Built/Renovated** : 1976 / 2006
Area Sq Ft : 27,622 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 11-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 7490 **Lot** : 2 **BIN** : 4845889

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$332,400	
Interior Architecture	\$87,200	\$173,400
Electrical	\$104,200	\$204,000
Mechanical	\$104,700	\$91,000
Total	\$628,600	\$468,400
Priority A	\$332,400	
Priority B	\$296,100	\$295,000
Priority C		\$173,400
Total	\$628,600	\$468,400

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$11,900			\$12,600
Interior Architecture		\$4,200	\$2,800	\$2,100
Electrical	\$2,700	\$2,900	\$3,800	\$22,800
Mechanical	\$13,300	\$4,000	\$8,300	\$7,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$31,900	\$15,000	\$18,900	\$48,700
Priority A	\$11,900			\$12,600
Priority B	\$20,000	\$14,200	\$16,100	\$36,100
Priority C		\$800	\$2,800	
Total	\$31,900	\$15,000	\$18,900	\$48,700



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	75%	Now	\$79,700	LIFE	**	5	\$24,300	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i> <i>Location : Corners</i>							
Metal Coiling Doors	25%			2027	**	5	\$25,300	A
Windows								
Aluminum	95%	Now	\$8,100	2038	**	5	\$400	A
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : Throughout</i>							
Metal Louvers	5%			2031	**	10	\$300	A
Parapets								
Concrete Masonry Unit	25%	Now	\$3,000	LIFE	**	5	\$600	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i> <i>Location : Interior Face Of Parapet Over Second Floor</i> <i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i> <i>Location : Interior Face Of Parapet Over Second Floor</i>							
Masonry: Brick	70%			LIFE	**	5	\$1,400	A
Pre-Cast Concrete	5%	Now	\$800	LIFE	**	5	\$600	A
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i> <i>Location : Coping</i> <i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i> <i>Location : Coping</i> <i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i> <i>Location : Coping</i>							
Roof								
Modified Bitumen	100%	0-2	\$252,800	2032	**			A
	<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i> <i>Location : Throughout</i> <i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i> <i>Location : Throughout</i>							
Interior								
Floors								
Carpet	5%			2021	\$9,400	3	\$2,500	C
Cast in Place Concrete	35%			LIFE	**	5	\$25,000	C
	<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i> <i>Location : Basement</i>							
Ceramic Tile	3%			2031	**	5	\$1,000	C
Vinyl Tile	57%			2022	\$173,400	3	\$7,000	C
Interior Walls								
Concrete Masonry Unit	57%			LIFE	**	5	\$7,100	C
	<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i> <i>Location : Electrical Room</i>							
Gypsum Board	40%			LIFE	**	5	\$7,500	C
Wood	3%			LIFE	**	5	\$3,800	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

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

Interior

Ceilings

AcousTileConcealSpLn	10%			2027	**	5	\$4,200	B
AcousTileSusp.Lay-In	40%	0-2	\$87,200	2042	**	5	\$6,700	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor Corridor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor Corridor</i>								
AcousTileSusp.Lay-In	20%			2035	**	5	\$6,700	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Campus Facilities Office</i>								
Exposed Struc: Steel	25%			LIFE	**			B
Plaster	5%			LIFE	**	5	\$1,000	B

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2022	\$3,000	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1200 Amps Main Disconnect Switch And One 400 Amps For Emergency Service Main Disconnect Switch</i>								

Switchgear / Switchboard

Fused Disc Sw	100%			2022	\$58,200	5	\$100	B
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Raceway

Conduit	95%			2022	\$33,500	1		B
Conduit	5%			2048	**	1		B

Panelboards

Fused Disc Sw	10%			2021	\$5,500	5	\$100	B
Fused Disc Sw	5%			2044	**	5		B
Molded Case Bkrs	75%			2021	\$41,300	5	\$500	B
Molded Case Bkrs	10%			2044	**	5	\$100	B

Wiring

Thermoplastic	85%			2022	\$28,800	1		B
Thermoplastic	5%			2048	**	1		B
Thermoplastic	10%			2032	**	1		B

Motor Controllers

Locally Mounted	50%			2027	**	5	\$100	B
Locally Mounted	50%			2020	\$6,200	5	\$100	B

Ground

Grounding Devices

Generic	100%			LIFE	**	5	\$300	B
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Stand-by Power

Transfer Switches

Automatic	100%			2020	\$22,500	1	\$7,000	B
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Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Generators								
Diesel	100%			2018	\$71,000	1	\$8,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 225 Kw</i>								
Batteries								
Lead/Acid	100%			2016	\$600	5	\$800	B
Fuel Storage								
Main Tank	100%			2025	**	5	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 275 Gals</i>								
Lighting								
Interior Lighting								
Fluorescent	100%			2027	**	10	\$20,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2022	\$1,800	1		B
Exterior Lighting								
HID	100%			2022	\$9,200	10	\$100	B
Alarm								
Security System								
No Component	50%							D
Generic	50%			2027	**	1	\$4,200	B
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2017	\$104,200	1-3	\$5,700	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2042	**	1		B
Conversion Equipment								
Heat Exchanger	100%			2031	**	1	\$10,800	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Single Type Shell In Tube</i>								
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$6,100	2030	**	4	\$1,100	B
<i>Corroded, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Various Areas</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Convector/Radiator	25%			2035	**	1	\$1,800	B
Fan Coil Unit/Heat	25%			2022	\$91,000	1	\$1,800	B
No Component	50%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Covered Under A C System</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Terminal Devices								
Air Handler/Cool/Ht	100%			2027	**	1	\$13,500	B
Heat Rejection								
Air Condenser Unit	100%	0-2	\$48,600	2032	**	2	\$12,200	B
<i>Corroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Roof</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$12,200	B
Exhaust Fans								
Roof	100%			2027	**	2	\$700	B
Plumbing								
H/C Water Piping								
Brass/Copper	20%			2032	**	1		B
Galv Iron/Steel	80%	Now	\$2,900	2027	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Basement</i>								
Water Heater								
Electric	100%			2017	\$3,800	4	\$100	B
HW Heat Exchanger								
HTHW/HW	100%	Now	\$56,100	2052	**			B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Obsolete Equipment</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
Sewage Ejector(s)								
Electric	100%			2027	**	4	\$2,000	B
Fixtures								
Generic	100%							B
Vertical Transport								

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

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

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**CITY UNIVERSITY OF NEW YORK - 042
 QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG**

Asset # : 2084

Mechanical		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
Vertical Transport Elevators Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : B-1</i> <i>Explanation : One Unit</i>								
Fire Suppression Sprinkler Generic	100%			2042	* *	1-2	\$6,100	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG
Address : 221-25 56TH AVENUE
Borough : QUEENS **Agency's Number** : 2-27002
Program / Asset # : CUN0006.020 / 2647 **Yr Built/Renovated** : 1963 / 1974
Area Sq Ft : 30,632 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 11-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,PH
Block : 7490 **Lot** : 2 **BIN** : 4439432

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$940,200	\$139,600
Interior Architecture	\$250,600	
Electrical	\$173,400	\$240,300
Mechanical		\$257,500
Total	\$1,364,100	\$637,400
Priority A	\$940,200	\$139,600
Priority B	\$316,000	\$497,800
Priority C	\$107,900	
Total	\$1,364,100	\$637,400

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$63,600	\$2,500		\$5,100
Interior Architecture		\$1,800	\$1,100	\$1,500
Electrical	\$30,000	\$4,100	\$2,900	\$39,500
Mechanical	\$9,800	\$2,600	\$4,200	\$6,100
Total	\$103,300	\$11,000	\$8,200	\$52,300
Priority A	\$63,600	\$2,500		\$5,100
Priority B	\$39,700	\$6,700	\$7,100	\$45,700
Priority C		\$1,800	\$1,100	\$1,500
Total	\$103,300	\$11,000	\$8,200	\$52,300



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG
Asset # : 2647

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$9,000	A
Masonry: Brick	20%	Now	\$23,600	LIFE	**	5	\$7,200	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Facade</i>								
Masonry: Fieldstone	15%			LIFE	**	5	\$4,000	A
Metal/Glass Curt Wall	55%	Now	\$352,400	LIFE	**	5	\$37,000	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Panel	5%			2042	**	5-10	\$12,300	A
Windows								
Aluminum	100%	Now	\$587,800	2047	**	5	\$6,300	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Hardware Missing, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Masonry: Brick	50%	Now	\$14,800	LIFE	**	5	\$1,100	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Southeast Corner</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Southwest Corner</i>								
Metal/Glass Curt Wall	35%			2042	**	5	\$3,100	A
Metal Panel	5%			2042	**	5	\$400	A
Metal Rail	10%			2035	**	5-10	\$4,100	A
Roof								
Modified Bitumen	60%			2022		10	\$14,500	A
Single Ply Membrane	10%			2022		10	\$2,400	A
Single Ply Membrane	30%	Now	\$25,200	2032	**			A
<i>Adhesion Failure, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Temporary Roof Over Penthouses</i>								
<i>Not Insulated, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Temporary Roof Over Penthouses</i>								

Interior

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG
Asset # : 2647

Architecture		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
Interior								
Floors								
Cast in Place Concrete	20%			LIFE	**	5	\$15,900	C
Ceramic Tile	3%			2031	**	5	\$1,100	C
Slate	5%			LIFE	**	5	\$1,900	C
Vinyl Tile	15%			2027	**	3	\$2,000	C
Vinyl Tile	32%	Now	\$107,900	2032	**	3	\$4,400	C
<i>Adhesion Failure, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Vinyl Tile	25%			2027	**	3	\$3,400	C
Interior Walls								
Ceramic Tile	3%			2031	**	5	\$1,000	C
Concrete Masonry Unit	80%			LIFE	**	5	\$11,100	C
Gypsum Board	10%			LIFE	**	5	\$2,100	C
Metal Panel	2%			LIFE	**			C
SGFT/Glazed Masonry	5%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	30%	Now	\$83,800	2042	**	5	\$7,000	B
<i>Broken/Missing Elements, Extent : Light, Area Affected : 25%</i>								
<i>Location : Corridor(s)</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Corridor(s)</i>								
Exposed Concrete	60%			LIFE	**	5	\$3,500	B
Metal Panel	10%	Now	\$58,800	LIFE	**	5	\$4,600	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement Corridor</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement Corridor</i>								

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

Under 600 Volts

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG
Asset # : 2647

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2022	\$2,500	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 2000 Amps Main Disconnect Switch</i>								
Fused Disc Sw	50%			2022	\$2,500	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1500 Amps Main Disconnect Switch For Emergency Service</i>								
Switchgear / Switchboard								
Fused Disc Sw	25%			2022	\$14,500	5		B
Molded Case Bkrs	75%			2022	\$43,600	5	\$500	B
Raceway								
Conduit	100%			2022	\$35,200	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$5,500	5	\$100	B
Molded Case Bkrs	90%			2021	\$49,600	5	\$600	B
Wiring								
Braided Cloth	80%	2-4	\$27,100	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	20%			2022	\$6,800	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$400	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2027	**	1	\$7,700	B
Generators								
Diesel	100%			2018	\$111,800	1	\$9,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 55 Kw</i>								
Batteries								
Lead/Acid	100%			2015	\$600	5	\$900	B
Fuel Storage								
Main Tank	100%			2025	**	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : One 400 Gals</i>								
Lighting								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG

Asset # : 2647

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Interior Lighting Fluorescent	98%			2027	**	10	\$21,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	2%			2017	\$4,300	2		B
Egress Lighting								
Emergency, Service	50%			2027	**	1		B
Exit, Service	50%			2027	**	1		B
Exterior Lighting								
HID	100%			2017	\$10,200	10	\$100	B
Alarm								
Fire/Smoke Detection No Component	40%							D
Generic	60%			2017	\$173,400	1-3	\$9,600	B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2042	**	1		B
Conversion Equipment								
HTHW/HW Exchanger	100%	0-2	\$400	2025	**	2	\$1,200	B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Basement</i>								
Distribution								
Hot Wtr Piping/Pump	100%	0-2	\$6,800	2030	**	4	\$1,200	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Areas</i>								
Terminal Devices								
Convactor/Radiator	30%			2027	**	1	\$2,400	B
Fan Coil Unit/Heat	20%			2022	\$80,800	1	\$1,600	B
No Component	50%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Covered Under A C</i>								
Air Conditioning								
Energy Source District C.W.	100%			2042	**	1		B
Distribution								
Chilled Wtr Pipe/Pump	100%			2042	**	4	\$1,800	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Entrance</i>								
<i>Explanation : Supplied From Medical Arts Building</i>								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG

Asset # : 2647

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Terminal Devices								
Air Handler/Cool/Ht	100%			2022	\$114,500	1	\$15,000	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$13,500	B
Exhaust Fans								
Interior	80%			2022	\$23,800	2	\$600	B
Roof	20%			2022	\$4,300	2	\$200	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2027	* *	1		B
Water Heater								
Electric	100%			2017	\$4,200	4	\$100	B
HW Heat Exchanger								
HTHW/HW	100%			2022	\$62,200			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sewage Ejector(s)								
Electric	100%			2027	* *	4	\$2,000	B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y1
Address : 226-11 56TH AVENUE
Borough : QUEENS **Agency's Number** : Y1-270Y1
Program / Asset # : CUN0006.Y10 / 2088 **Yr Built/Renovated** : 1967 / 1995
Area Sq Ft : 10,540 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 13-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 7490 **Lot** : 2 **BIN** : 4458074

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$99,400
Interior Architecture		\$46,500
Electrical	\$99,400	\$121,900
Mechanical		\$39,400
Total	\$99,400	\$307,200
Priority A		\$99,400
Priority B	\$99,400	\$161,300
Priority C		\$46,500
Total	\$99,400	\$307,200

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture		\$400	\$19,000	\$11,900
Interior Architecture		\$2,700	\$900	\$6,200
Electrical	\$600	\$500	\$600	\$4,200
Mechanical	\$1,700	\$500	\$4,500	\$2,700
Total	\$2,300	\$4,200	\$25,000	\$25,000
Priority A		\$400	\$19,000	\$11,900
Priority B	\$2,300	\$1,100	\$5,100	\$13,100
Priority C		\$2,700	\$900	
Total	\$2,300	\$4,200	\$25,000	\$25,000



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y1

Asset # : 2088

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$1,900	A
Masonry: Brick	10%			LIFE	**	5	\$700	A
Metal Panel	85%			2042	**	5-10	\$43,500	A
Windows								
Aluminum	100%			2030	**	5	\$700	A
Roof								
Roll Roofing	100%			2021	\$99,400	5	\$37,900	A
Interior								
Floors								
Carpet	10%			2021	\$7,200	3	\$1,900	C
Carpet	30%			2018	\$21,600	3	\$5,600	C
Ceramic Tile	5%			2031	**	5	\$600	C
Vinyl Tile	15%			2027	**	3	\$700	C
Vinyl Tile	40%			2022	\$46,500	3	\$1,900	C
Interior Walls								
Gypsum Board	20%			LIFE	**	5	\$1,600	C
Metal Panel	80%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	100%			2027	**	5	\$12,400	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$3,000	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$48,500	5		B
Raceway								
Conduit	100%			2022	\$14,800	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$2,200	5		B
Molded Case Bkrs	90%			2021	\$19,800	5	\$200	B
Wiring								
Thermoplastic	100%			2022	\$12,600	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y1
Asset # : 2088

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	100%			2022	\$73,400	10	\$7,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
<hr/>								
Egress Lighting Emergency, Service	50%			2022	\$700	1		B
Exit, Service	50%			2022	\$700	1		B
<hr/>								
Exterior Lighting HID	100%			2017	\$3,500	10		B
<hr/>								
Alarm								
Fire/Smoke Detection Generic	100%			2017	\$99,400	1-3	\$5,500	B
<hr/>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source Natural Gas	100%			2042	**	1		B
<hr/>								
Air Conditioning								
Energy Source Electricity	100%			2038	**	1		B
<hr/>								
Distribution Ductwork/Diffusers	100%			LIFE	**	2	\$10,900	B
<hr/>								
Terminal Devices Air Handler/Cool/Ht	100%			2022	\$39,400	1	\$5,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Ceiling Mounted</i>								
<i>Explanation : 2 Units With Built In Gas Furnaces</i>								
<hr/>								
Heat Rejection Air Condenser Unit	100%			2022	\$18,500	2	\$5,800	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Air Condenser Unit</i>								
<i>Explanation : R-22 Is Used As Refrigerant</i>								
<hr/>								
Ventilation								
Distribution Ductwork/Diffusers	10%			LIFE	**	2-5	\$500	B
No Component	90%							D
<hr/>								
Exhaust Fans Roof	10%			2022	\$700	2		B
No Component	90%							D
<hr/>								
Plumbing								
H/C Water Piping Galv Iron/Steel	100%			2027	**	1		B
<hr/>								
Water Heater Gas Fired	100%			2017	\$2,200	2	\$100	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y1

Asset # : 2088

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y2
Address : 222-09 56TH AVENUE
Borough : QUEENS **Agency's Number** : Y2-270Y2
Program / Asset # : CUN0006.Y20 / 2089 **Yr Built/Renovated** : 1967 /
Area Sq Ft : 12,840 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 13-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 7490 **Lot** : 2 **BIN** : 4439437

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$109,000
Interior Architecture		\$127,300
Electrical	\$121,100	\$137,900
Mechanical		\$48,000
Total	\$121,100	\$422,100
Priority A		\$109,000
Priority B	\$121,100	\$185,900
Priority C		\$127,300
Total	\$121,100	\$422,100

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$34,300			
Interior Architecture	\$7,100		\$2,100	\$7,900
Electrical	\$900	\$700	\$800	\$5,200
Mechanical	\$2,400	\$2,000	\$700	\$3,800
Total	\$44,700	\$2,700	\$3,600	\$16,900
Priority A	\$34,300			
Priority B	\$3,300	\$2,700	\$1,500	\$16,800
Priority C	\$7,100		\$2,100	\$100
Total	\$44,700	\$2,700	\$3,600	\$16,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y2

Asset # : 2089

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%	Now	\$16,300	2032	**	5	\$19,800	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Building Base</i>								
<i>Deformed/Dented, Extent : Light, Area Affected : 10%</i>								
<i>Location : East Facade</i>								
Windows								
Steel	100%	Now	\$18,000	2047	**	5	\$2,000	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Weather Strip Missing, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roof								
Roll Roofing	100%			2018	\$109,000	5	\$41,600	A
Interior								
Floors								
Ceramic Tile	5%			2031	**	5	\$800	C
Vinyl Tile	90%			2022	\$127,300	3	\$5,100	C
Vinyl Tile	5%	Now	\$7,100	2032	**	3	\$300	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Electrical Room</i>								
Interior Walls								
Concrete Masonry Unit	35%			LIFE	**	5	\$2,000	C
Metal Panel	65%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	100%			2027	**	5	\$15,500	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$3,000	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$48,500	5		B
Raceway								
Conduit	100%			2022	\$14,800	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y2

Asset # : 2089

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2021	\$2,200	5		B
Molded Case Bkrs	90%			2021	\$19,800	5	\$300	B
Wiring								
Thermoplastic	100%			2022	\$12,600	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$12,400	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$89,400	10	\$9,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2022	\$800	1		B
Exit, Service	50%			2022	\$800	1		B
Exterior Lighting								
HID	100%			2017	\$4,300	10		B
Alarm								
Security System								
No Component	80%							D
Generic	20%			2022	\$7,100	1	\$800	B
Fire/Smoke Detection								
Generic	100%			2017	\$121,100	1-3	\$6,700	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
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	100%			2042	**	1		B
Air Conditioning								
Energy Source								
Electricity	100%			2038	**	1		B
Terminal Devices								
Air Handler/Cool/Ht	100%	Now	\$2,400	2022	\$48,000	1	\$5,700	B
<i>Broken, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : One Air Handler Gas Furnace</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Ceiling Air Handlers With Built In Gas Furnaces</i>								
<i>Explanation : 2 Units</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y2

Asset # : 2089

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Heat Rejection								
Air Condenser Unit	100%			2027	**	2	\$7,100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : At Side Of Building</i>						
		<i>Explanation : R-22 Is Used As Refrigerant</i>						
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	**	2-5	\$600	B
No Component	90%							D
Exhaust Fans								
Roof	10%			2022	\$900	2		B
No Component	90%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2042	**	1		B
Water Heater								
Electric	100%			2017	\$1,800	4	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Z
Address : 220-09 56TH AVENUE
Borough : QUEENS **Agency's Number** : Z-2700Z
Program / Asset # : CUN0006.0Z0 / 2104 **Yr Built/Renovated** : 1965 / 2002
Area Sq Ft : 8,660 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 13-Apr-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 7490 **Lot** : 2 **BIN** : 4834375

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$47,000	\$90,300
Interior Architecture		\$62,000
Electrical		\$142,000
Mechanical		\$50,300
Total	\$47,000	\$344,600
Priority A	\$47,000	\$90,300
Priority B		\$192,300
Priority C		\$62,000
Total	\$47,000	\$344,600

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$11,600			
Interior Architecture		\$2,800	\$1,400	\$3,500
Electrical	\$500	\$500	\$600	\$500
Mechanical	\$300	\$100	\$2,600	\$1,900
Total	\$12,400	\$3,500	\$4,600	\$6,000
Priority A	\$11,600			
Priority B	\$800	\$1,900	\$3,300	\$5,500
Priority C		\$1,500	\$1,400	\$500
Total	\$12,400	\$3,500	\$4,600	\$6,000



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Z

Asset # : 2104

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$4,000	A
Metal Panel	95%	Now	\$11,600	2032	**	5	\$28,200	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Building Base</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Building Base</i>								
<hr/>								
Windows								
Steel	100%	Now	\$47,000	2047	**	5	\$5,100	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<hr/>								
Roof								
Roll Roofing	100%			2018		5	\$34,400	A
<hr/>								
Interior								
Floors								
Carpet	15%			2018	\$8,900	3	\$2,300	C
Ceramic Tile	5%			2031	**	5	\$500	C
Quarry Tile	10%			2035	**	5	\$1,500	C
Vinyl Tile	65%			2022	\$62,000	3	\$2,500	C
Wood	5%			2037	**	5	\$1,000	C
<hr/>								
Interior Walls								
Ceramic Tile	5%			2031	**	5	\$600	C
Concrete Masonry Unit	15%			LIFE	**	5	\$700	C
Gypsum Board	15%			LIFE	**	5	\$1,000	C
Metal Panel	10%			LIFE	**			C
Plaster	55%			LIFE	**	5	\$1,800	C
<hr/>								
Ceilings								
AcousTileSusp.Lay-In	60%			2027	**	5	\$6,100	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	25%			2035	**	5	\$2,600	B
Exposed Struc: Steel	10%			LIFE	**			B
Gypsum Board	5%			LIFE	**	5	\$600	B

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

Under 600 Volts

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Z

Asset # : 2104

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$1,600	5		B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : One 400 Amps Main Disconnect Switch</i>						
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$29,100	5		B
Raceway								
Conduit	100%			2022	\$9,300	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$1,700	5		B
Molded Case Bkrs	30%			2030	* *	5	\$100	B
Molded Case Bkrs	60%			2021	\$9,900	5	\$100	B
Wiring								
Thermoplastic	30%			2032	* *	1		B
Thermoplastic	70%			2022	\$6,600	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$10,600	5		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2022	\$60,300	10	\$6,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
Egress Lighting								
Emergency, Battery	50%			2022	\$1,400	10	\$800	B
Exit, Service	50%			2022	\$600	1		B
Exterior Lighting								
HID	100%			2022	\$2,900	10		B
Alarm								
Security System								
No Component	80%							D
Generic	20%			2022	\$4,800	1	\$500	B
Fire/Smoke Detection								
Generic	100%			2022	\$81,700	1-3	\$4,400	B

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
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	100%			2042	* *	1		B
Air Conditioning								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Z

Asset # : 2104

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Energy Source								
Electricity	100%			2038	* *	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%			2022	\$50,300	2	\$400	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i> <i>Location : Package Unit Side Of The Building</i> <i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Side Of Building</i> <i>Explanation : 3 Package Units With Built In Gas Furnaces</i>								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2	\$8,900	B
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$400	B
No Component	90%							D
Exhaust Fans								
Roof	10%			2022	\$600	2		B
No Component	90%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2032	* *	1		B
Water Heater								
Gas Fired	100%			2017	\$1,800	2	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
Generic	100%			2042	* *	1-2	\$1,900	B

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

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

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

Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD**
Address : **NORTH SIDE (SHEEPSHEAD BAY)**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **CUN0003.010 / 13549** **Yr Built/Renovated** :
Linear Ft : **1,127** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **29-Feb-2008** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **8760** **Lot** : **60** **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$982,700	\$144,500
Total	\$982,700	\$144,500
Priority A		\$144,500
Priority B	\$982,700	
Total	\$982,700	\$144,500

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads				\$3,200
Total				\$3,200
Priority A				
Priority B				\$3,200
Priority C				
Total				\$3,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Asset # : 13549

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Concrete	100%			LIFE	**	5	\$900	C
<i>Cracking, Extent : Light, Area Affected : 5%</i>								
<i>Location : Isolated Throughout</i>								
Revetment Stone	5%			LIFE	**	5	\$300	C
No Component	95%							D
Sheet Piles Steel, 10' Water	50%			LIFE	**	5	\$144,500	A
<i>Corrosion, Extent : Light, Area Affected : 10%</i>								
<i>Location : Above Mhw Elevation</i>								
Not Accessible	50%							D
Wales Steel	100%			LIFE	**	5	\$21,800	A
<i>Corrosion, Extent : Light, Area Affected : 35%</i>								
<i>Location : Throughout</i>								
Backfill								
Fill Not Accessible	100%							D
Surface Concrete	60%			2032	**	5	\$6,300	B
<i>Cracking, Extent : Light, Area Affected : 5%</i>								
<i>Location : Isolated Along Walkway</i>								
Topsoil	40%			2018	\$22,100	5	\$1,700	B
Deck Elements								
Railing Steel	100%			2017	\$982,700			B

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Estimates are rounded to the nearest hundred dollars.

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Print Date : 22-Oct-2012

CITY UNIVERSITY OF NEW YORK - FY 2013

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD**
Address : **EAST SIDE (JAMAICA BAY)**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **CUN0003.020 / 13550** **Yr Built/Renovated** :
Linear Ft : **1,895** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **29-Feb-2008** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **8760** **Lot** : **60** **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$154,300	
Total	\$154,300	
Priority A	\$154,300	
Total	\$154,300	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$15,800			\$9,700
Total	\$15,800			\$9,700
Priority A	\$7,900			
Priority B	\$8,000			\$9,700
Priority C				
Total	\$15,800			\$9,700



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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Asset # : 13550

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Concrete	100%			LIFE	**	5	\$1,500	C
			<i>Cracking, Extent : Light, Area Affected : 5%</i>					
			<i>Location : Isolated Throughout</i>					
			<i>Spalling, Extent : Light, Area Affected : 5%</i>					
			<i>Location : Isolated Throughout</i>					
Revetment								
Stone	85%			LIFE	**	5	\$7,900	C
No Component	15%							D
Sheet Piles								
Steel	15%	4+	\$154,300	LIFE	**			A
			<i>Corrosion, Extent : Moderate, Area Affected : 40%</i>					
			<i>Location : Throughout</i>					
No Component	85%							D
Wales								
Timber	12%			LIFE	**	4	\$2,800	A
			<i>Rotting/Splitting, Extent : Light, Area Affected : 20%</i>					
			<i>Location : Throughout</i>					
Timber	3%	4+	\$7,900	LIFE	**	4	\$700	A
			<i>Missing Part, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Station 9+35 To 9+90 (from North)</i>					
No Component	85%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	90%			2034	**	5	\$15,900	B
Topsoil	10%			2017	\$9,300	5	\$700	B

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Asset # : 13551

Bulkheads	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Concrete	80%	4+	\$7,700	LIFE	**	5	\$900	C
<i>Cracking, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stations 1+95 To 3+90,5+30 To 6+80, And 7+50 To 10+30 From East</i>								
<i>Spalling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Isolated Throughout</i>								
No Component	20%							D
Revetment								
Stone	85%			LIFE	**	5	\$6,400	C
No Component	15%							D
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Western End Of Asset</i>								
<i>Explanation : No Revetment At Beach</i>								
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	30%			2028	**	5	\$4,300	B
Concrete	50%			2028	**	5	\$7,200	B
<i>Cracking, Extent : Light, Area Affected : 2%</i>								
<i>Location : Isolated throughout</i>								
No Component	15%							D
Not Accessible	5%							D
Deck Elements								
Railing								
Steel	10%	4+	\$40,200	2017	\$133,800			B
<i>Other Observation, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Stations 4+50 To 5+30 And 6+80 To 7+50 From East</i>								
<i>Explanation : Corrosion</i>								
No Component	90%							D

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CITY UNIVERSITY OF NEW YORK - 042

Project : CITY UNIVERSITY OF NEW YORK

CAPITAL	FY 2014 - 2017		FY 2018 - 2023	
Miscellaneous Buildings	139,100		110,500	
EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Miscellaneous Buildings	28,600	7,500	8,300	8,100

ASSET #	NAME	SQFT	CAPITAL	EXPENSE
1844	BRONX COMMUNITY COLLEGE INFORMATION CENTER	250	0	5,700
1845	BRONX COMMUNITY COLLEGE GUARD HOUSE #1	60	0	1,400
1846	BRONX COMMUNITY COLLEGE GREENHOUSE	300	0	6,800
1847	BRONX COMMUNITY COLLEGE DROP-IN-CENTER	4,032	135,000	13,600
1858	QUEENSBOROUGH COMMUNITY COLLEGE TEMP VEHICLE STORAGE - TEMP 5	2,624	87,800	8,800
2640	KINGSBOROUGH COMMUNITY COLLEGE SECURITY POST - R	1,130	26,700	14,900
13608	BRONX COMMUNITY COLLEGE GUARD HOUSE #2	60	0	1,400

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