

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : 125TH STREET PARKING GARAGE 5 LEVEL GARAGE
Address : 121 WEST 125TH STREET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0028.000 / 4334 **Yr Built/Renovated** : 1972 / 2005
Area Sq Ft : 155,197 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Dec-2010 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,5
Block : 1910 **Lot** : 1 **BIN** : 1081601

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$484,700	\$339,000
Interior Architecture	\$190,900	\$423,700
Electrical	\$417,000	\$321,900
Total	\$1,092,700	\$1,084,600
Priority A	\$484,700	\$339,000
Priority B	\$417,000	\$321,900
Priority C	\$190,900	\$423,700
Total	\$1,092,700	\$1,084,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$3,600	\$23,800	\$23,500	
Interior Architecture	\$33,600		\$11,700	\$500
Electrical	\$4,400	\$54,600	\$2,300	\$2,300
Mechanical	\$9,400	\$22,400	\$17,700	\$3,200
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
Total	\$55,900	\$105,800	\$60,200	\$11,000
Priority A	\$3,600	\$23,800	\$23,500	
Priority B	\$18,700	\$82,000	\$24,900	\$10,500
Priority C	\$33,600		\$11,700	\$500
Total	\$55,900	\$105,800	\$60,200	\$11,000



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.

DEPT. OF SMALL BUSINESS SERV. - 801
125TH STREET PARKING GARAGE 5 LEVEL GARAGE
Asset # : 4334

Architecture		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								
Concrete Masonry Unit	10%			LIFE	**	5	\$19,000	A
Masonry: Brick	55%			LIFE	**	5	\$167,600	A
Metal Panel	20%			2048	**	5-10	\$419,000	A
Metal Coiling Doors	5%			2027	**	5	\$47,600	A
Window Wall	10%			2042	**	5	\$114,300	A
Parapets								
Masonry: Brick	80%			LIFE	**	5	\$5,200	A
Metal Rail	15%	Now	\$2,500	2027	**	5	\$6,900	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 20%							
	Location : North Side							
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : North Side							
Pre-Cast Concrete	5%	Now	\$1,100	LIFE	**	5	\$2,000	A
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
	Location : Coping							
	Caulking Deteriorated, Extent : Moderate, Area Affected : 25%							
	Location : Coping							
Roof								
Cast in Place Concrete	95%	Now	\$122,900	LIFE	**			A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Level 4							
Roll Roofing	5%			2018		5	\$8,300	A
Interior								
Floors								
Cast in Place Concrete	93%	Now	\$190,900	LIFE	**	5	\$423,700	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Panel/Paver: Cer/Brk	5%			2038	**	5	\$23,400	C
Vinyl Tile	2%	0-2	\$33,600	2032	**	3	\$1,600	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
	Location : Office							
	Worn/Eroded, Extent : Moderate, Area Affected : 20%							
	Location : Office							
Interior Walls								
Cast in Place Concrete	25%			LIFE	**			C
Concrete Masonry Unit	70%			LIFE	**	5	\$23,700	C
Gypsum Board	3%			LIFE	**	5	\$1,500	C
Metal Panel	2%			LIFE	**			C
Ceilings								
Exposed Concrete	98%			LIFE	**	5	\$31,900	B
Plaster	2%			LIFE	**	5	\$2,600	B

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DEPT. OF SMALL BUSINESS SERV. - 801
125TH STREET PARKING GARAGE 5 LEVEL GARAGE
Asset # : 4334

Electrical		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	\$29,200	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 800 Amps, One 400 Amps And One 200 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2020	\$14,200	5	\$600	B
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$60,600	5	\$700	B
Raceway								
Conduit	100%			2022	\$79,000	1		B
Panelboards								
Molded Case Bkrs	100%			2021	\$51,600	5	\$4,100	B
Wiring								
Thermoplastic	100%			2022	\$61,800	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$68,900	5	\$1,000	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	5%			2017	\$12,900	10	\$6,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Office Only</i>								
<i>Explanation : Using T-12 Lamps</i>								
HID	95%			2017	\$67,800	10	\$4,300	B
Egress Lighting								
Emergency, Service	50%			2017	\$9,600	1		B
Exit, Service	50%			2017	\$9,600	1		B
Exterior Lighting								
HID	100%			2017	\$7,900	10	\$500	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2017	\$44,500	1	\$5,800	B
Fire/Smoke Detection								
No Component	80%							D
Generic	20%			2017	\$304,700	1-3	\$19,100	B
Mechanical		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								

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DEPT. OF SMALL BUSINESS SERV. - 801
125TH STREET PARKING GARAGE 5 LEVEL GARAGE

Asset # : 4334

Mechanical		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								
Electricity	5%			2042	* *	1		B
No Component	95%							D
Conversion Equipment								
Radiant Heater	5%	Now	\$5,800	2027	* *	2	\$2,600	B
<i>Not in Service, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Fire Suppression Control Room</i>								
No Component	95%							D
Air Conditioning								
Energy Source								
Electricity	5%			2038	* *	1		B
No Component	95%							D
Conversion Equipment								
Window/Wall Unit	5%			2020	\$13,600	1		B
No Component	95%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$77,600	B
Exhaust Fans								
Wall Unit	10%			2027	* *	2	\$400	B
No Component	90%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	10%			2027	* *	1		B
No Component	90%							D
Water Heater								
Electric	5%			2017	\$1,000	4	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Janitors Closet</i>								
<i>Explanation : 1 - 10 Gallon Unit</i>								
No Component	95%							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 : 1-4</i>								
<i>Explanation : One Unit / out of service</i>								
Fire Suppression								
Standpipe								
Generic	100%			2042	* *	1-5	\$70,200	B

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125TH STREET PARKING GARAGE 5 LEVEL GARAGE

Asset # : 4334

Mechanical		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
Fire Suppression									
Sprinkler									
	No Component	80%							D
	Generic	20%			2042	* *	1-2	\$7,800	B
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement Level									
Explanation : Serves Basement Level Only									

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : 23RD ST. MARINA PARKING GARAGE
Address : EAST 23RD ST. & EAST RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP030.000 / 2135 **Yr Built/Renovated** :
Area Sq Ft : 217,800 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 02-Mar-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,3,5,7,8
Block : 991 **Lot** : 50 **BIN** : 1086214

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$402,400	\$345,800
Interior Architecture	\$1,690,200	\$595,500
Electrical	\$547,800	\$308,400
Total	\$2,640,400	\$1,249,700
Priority A	\$402,400	\$345,800
Priority B	\$819,800	\$352,400
Priority C	\$1,418,200	\$551,500
Total	\$2,640,400	\$1,249,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$55,800			
Interior Architecture	\$12,500			\$1,900
Electrical	\$2,200	\$26,500		
Mechanical	\$5,900	\$300	\$900	
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$84,300	\$34,700	\$8,800	\$9,800
Priority A	\$55,800			
Priority B	\$16,000	\$34,700	\$8,800	\$8,000
Priority C	\$12,500			\$1,900
Total	\$84,300	\$34,700	\$8,800	\$9,800



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DEPT. OF SMALL BUSINESS SERV. - 801
23RD ST. MARINA PARKING GARAGE
Asset # : 2135

Architecture		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	15%	Now	\$279,800	LIFE	* *	5	\$65,400	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 40%								
Location : Throughout East Elevation								
Efflorescence, Extent : Light, Area Affected : 40%								
Location : Throughout								
Exposed Reinforcement, Extent : Moderate, Area Affected : 40%								
Location : Throughout East Elevation, Piers Below Garage								
Cast in Place Concrete	20%			LIFE	* *	5	\$87,200	A
Concrete Masonry Unit	10%	Now	\$17,000	LIFE	* *	5	\$5,500	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Concrete Masonry Unit	15%			LIFE	* *	5	\$8,200	A
Masonry: Brick	3%			LIFE	* *	5	\$2,600	A
Metal Panel	35%			2032	* *	5-10	\$209,900	A
Window Wall	2%	Now	\$8,000	2032	* *	5	\$3,300	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Windows								
Steel	10%	2-4	\$26,100	2047	* *	5	\$3,300	A
Corrosion/Rusting, Extent : Moderate, Area Affected : 40%								
Location : Stairs								
Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
Location : Stairs								
No Component	90%							D
Parapets								
Cast in Place Concrete	20%	Now	\$4,700	LIFE	* *	5	\$8,100	A
Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
Location : Inside Face Throughout								
Efflorescence, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Exposed Reinforcement, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Spalling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Cast in Place Concrete	80%			LIFE	* *	5	\$32,400	A
Roof								
Cast in Place Concrete	30%	Now	\$65,400	LIFE	* *			A
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Drains Inad/Misposn, Extent : Moderate, Area Affected : 30%								
Location : Roof At Levels 7 And 8								
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Ceiling Below Levels 7 And 8, Throughout								
Cast in Place Concrete	70%			LIFE	* *			A

Interior

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DEPT. OF SMALL BUSINESS SERV. - 801
23RD ST. MARINA PARKING GARAGE
Asset # : 2135

Architecture		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	40%	Now	\$116,900	LIFE	* *	5	\$259,500	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	45%			LIFE	* *	5	\$291,900	C
Paver: Asphalt	10%	Now	\$1,028,500	2037	* *	5	\$22,200	C
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 80%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	5%	Now	\$119,500	2032	* *	3	\$5,600	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout Office</i>								
Interior Walls								
Cast in Place Concrete	40%			LIFE	* *			C
Cast in Place Concrete	30%	Now	\$153,300	LIFE	* *			C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Concrete Masonry Unit	20%	Now	\$12,000	LIFE	* *	5	\$2,300	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Gypsum Board	5%	Now	\$600	LIFE	* *	5	\$900	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	5%			LIFE	* *			C
Ceilings								
AcousTileSusp.Lay-In	5%	Now	\$113,700	2042	* *	5	\$7,400	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout Offices</i>								
Exposed Concrete	35%	Now	\$158,300	LIFE	* *	5	\$16,200	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Below Levels 7 And 8</i>								
<i>Spalling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Below Levels 7 And 8</i>								
Exposed Concrete	60%			LIFE	* *	5	\$27,800	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

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DEPT. OF SMALL BUSINESS SERV. - 801
23RD ST. MARINA PARKING GARAGE
Asset # : 2135

Electrical		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	50%			2022	\$16,500	5	\$500	B
			<i>Enclosure Damaged, Extent : Severe, Area Affected : 5%</i>					
			<i>Location : Missing Cover - First Floor Corridor</i>					
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : First Floor Corridor</i>					
			<i>Explanation : One 500 Amps Main Disconnect Switch</i>					
Fused Disc Sw	50%			2022	\$16,500	5	\$500	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : First Floor Corridor</i>					
			<i>Explanation : One 200 Amps Main Disconnect Switch</i>					
Raceway								
Conduit	100%			2022	\$158,000	1		B
Panelboards								
Fused Disc Sw	30%			2021	\$31,000	5	\$1,500	B
Molded Case Bkrs	20%			2030	* *	5	\$1,100	B
Molded Case Bkrs	50%			2021	\$51,600	5	\$2,900	B
Wiring								
Thermoplastic	80%			2022	\$98,800	1		B
Thermoplastic	20%			2032	* *	1		B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$3,200	B
Lighting								
Interior Lighting								
Fluorescent	100%			2017	\$366,100	10	\$181,700	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
			<i>Explanation : T-12 Lamps</i>					
Exterior Lighting								
HID	50%			2017	\$5,600	10	\$300	B
Incandescent	50%			2017	\$20,100	2	\$200	B

Mechanical		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								
Electricity	5%			2042	* *	1		B
No Component	95%							D
Conversion Equipment								
Radiant Heater	5%			2022	\$400	2		B
			<i>Other Observation, Extent : Light, Area Affected : 5%</i>					
			<i>Location : Main Office, First Floor</i>					
			<i>Explanation : 4 Units - Small Base Board Type</i>					
No Component	95%							D

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23RD ST. MARINA PARKING GARAGE
Asset # : 2135

Mechanical		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
Ventilation								
Distribution								
Ductwork/Diffusers	5%	Now	\$5,800	LIFE	* *	2-5	\$5,500	B
		<i>Damaged, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : First Floor Bathroom Exhaust</i>						
No Component	95%							D
Exhaust Fans								
Interior	5%			2022	\$10,000	2	\$300	B
No Component	95%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	5%			2027	* *	1		B
No Component	95%							D
Water Heater								
Not Accessible	100%							D
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
No Component	95%							D
Generic	5%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1st : Roof</i>						
		<i>Explanation : One Unit</i>						
Fire Suppression								
Standpipe								
Generic	100%			2032	* *	1-5	\$1,000	B
Sprinkler								
No Component	95%							D
Generic	5%			2032	* *	1-2		B

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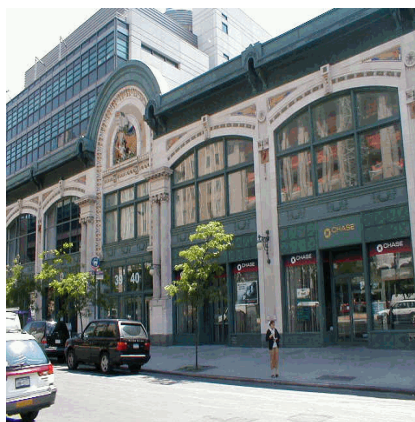
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : AUDUBON BALLROOM BUILDING
Address : 3940 BROADWAY
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0029.000 / 4335 **Yr Built/Renovated** : 1912 / 2010
Area Sq Ft : 16,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 31-May-2011 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 2124 **Lot** : 43 **BIN** : 1062993

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Mechanical		\$89,800
Total		\$89,800
Priority B		\$89,800
Total		\$89,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$13,500	\$16,500	
Interior Architecture	\$400		\$3,700	
Electrical	\$2,300	\$15,800	\$1,700	\$1,400
Mechanical	\$2,200	\$1,400	\$3,400	\$1,400
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$12,800	\$38,700	\$33,200	\$10,700
Priority A		\$13,500	\$16,500	
Priority B	\$12,400	\$25,100	\$13,000	\$10,700
Priority C	\$400		\$3,700	
Total	\$12,800	\$38,700	\$33,200	\$10,700



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DEPT. OF SMALL BUSINESS SERV. - 801
AUDUBON BALLROOM BUILDING
Asset # : 4335

Architecture		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 Stone/Terra Cotta	25%			LIFE	**	5	\$12,400	A
Masonry: Granite	2%			LIFE	**	5	\$100	A
Metal Panel	3%			2042	**	5-10	\$1,300	A
Stucco Cement	45%			2035	**	5	\$7,100	A
Window Wall	25%			2042	**	5	\$5,900	A
Windows								
Steel	25%			2030	**	5	\$13,700	A
Wood	75%			2038	**	5	\$32,900	A
Parapets								
Cast Stone/Terra Cotta	5%			LIFE	**	5	\$1,600	A
Metal Cornice	60%			2050	**	10	\$8,200	A
Stucco Cement	35%			2035	**	5	\$3,800	A
Roof								
Modified Bitumen	5%			2027	**	10	\$700	A
Spray-on Foam	95%			2032	**	5	\$18,900	A
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								
Interior								
Floors								
Carpet	30%			2021	\$86,700	3	\$10,800	C
Cast in Place Concrete	10%			LIFE	**	5	\$5,200	C
Ceramic Tile	3%			2031	**	5	\$700	C
Terrazzo	22%			LIFE	**	5	\$4,100	C
Vinyl Tile	5%			2030	**	3	\$400	C
Wood	30%			2050	**	5	\$13,400	C
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$500	C
Glass: Single Pane	5%			LIFE	**	5	\$900	C
Gypsum Board	65%			LIFE	**	5	\$9,200	C
Marble Panels	5%			LIFE	**			C
Plaster	20%			LIFE	**	5	\$1,400	C
Ceilings								
AcousTileSusp.Lay-In	55%			2035	**	5	\$13,100	B
Gypsum Board	25%			LIFE	**	5	\$7,500	B
Plaster	20%			LIFE	**	5	\$3,000	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%

2042

**

5

\$100

B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Electrical Room**Explanation : One 1200 Amps And One 600 Amps Main Disconnect Switch And 400 Amps**For Emergency Main Service*

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DEPT. OF SMALL BUSINESS SERV. - 801
AUDUBON BALLROOM BUILDING
Asset # : 4335

Electrical		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								
Switchgear / Switchboard								
Fused Disc Sw	100%			2042	* *	5	\$100	B
Raceway								
Conduit	100%			2042	* *	1		B
Panelboards								
Fused Disc Sw	10%			2038	* *	5		B
Molded Case Bkrs	90%			2038	* *	5	\$400	B
Wiring								
Thermoplastic	100%			2042	* *	1		B
Motor Controllers								
Locally Mounted	100%			2035	* *	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$200	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2035	* *	1	\$4,900	B
Generators								
Diesel	100%			2031	* *	1	\$6,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : One 200 Kw</i>								
Batteries								
Lead/Acid	100%			2016	\$600	5	\$600	B
Fuel Storage								
Main Tank	100%			2050	* *	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 300 Gals</i>								
Lighting								
Interior Lighting								
Fluorescent	98%			2027	* *	10	\$14,300	B
Incandescent	2%			2027	* *	2		B
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%			2027	* *	1-3	\$3,000	B

Mechanical		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

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DEPT. OF SMALL BUSINESS SERV. - 801
AUDUBON BALLROOM BUILDING
Asset # : 4335

Mechanical		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								
Electricity	10%			2032	* *	1		B
Natural Gas	90%			2032	* *	1		B
Conversion Equipment								
Furnace	90%			2022	\$16,600	1	\$7,100	B
	Other Observation, Extent : Light, Area Affected : 95%							
	Location : Roof							
	Explanation : 2 Roof Top Package Units							
Radiant Heater	10%			2022	\$6,700	2	\$700	B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Entrance							
	Explanation : 5 Units							
Air Conditioning								
Energy Source								
Electricity	100%			2030	* *	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	10%			2020	\$19,500	2	\$100	B
Ext Pkg Unit - Heating/Cooling	90%			2022	\$89,800	2	\$900	B
	Other Observation, Extent : Light, Area Affected : 90%							
	Location : Roof							
	Explanation : 2 Roof Top Units							
Heat Rejection								
Remote Air Cond	10%			2022	\$9,000	2	\$1,100	B
No Component	90%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$8,900	B
Exhaust Fans								
Roof	100%			2027	* *	2	\$500	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2032	* *	1		B
Water Heater								
Electric	100%			2020	\$2,300	4	\$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								
Hydraulic	100%			LIFE	* *			C
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : B-2							
	Explanation : Two Units							

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DEPT. OF SMALL BUSINESS SERV. - 801
AUDUBON BALLROOM BUILDING
Asset # : 4335

Mechanical		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
Fire Suppression									
	Sprinkler								
	Generic	100%			2032	* *	1-2	\$4,500	B
Fire Pump									
	Generic	100%			2025	\$11,200	1	\$3,000	B

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BATTERY MARITIME BUILDING
Address : 11 SOUTH STREET BTWN: WHITEHALL ST. - BROAD ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DOT0107.000 / 2419 **Yr Built/Renovated** : 1909 / 2006
Area Sq Ft : 117,613 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 29-Jun-2011 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Roof, Floors 1,2,3,4
Block : 2 **Lot** : 1 **BIN** : 1000003

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$764,300	\$194,000
Interior Architecture	\$1,208,200	\$423,600
Electrical	\$554,200	\$524,500
Mechanical	\$4,199,900	
Total	\$6,726,700	\$1,142,100
Priority A	\$764,300	\$194,000
Priority B	\$5,441,000	\$524,500
Priority C	\$521,400	\$423,600
Total	\$6,726,700	\$1,142,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$13,800	\$3,100		
Interior Architecture	\$26,300	\$27,300	\$554,600	\$3,300
Electrical	\$15,000	\$34,100	\$3,600	\$3,600
Mechanical	\$61,600	\$63,300	\$34,200	\$28,100
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$124,500	\$135,700	\$600,300	\$42,900
Priority A	\$13,800	\$3,100		
Priority B	\$84,400	\$132,600	\$45,700	\$39,700
Priority C	\$26,300		\$554,600	\$3,300
Total	\$124,500	\$135,700	\$600,300	\$42,900



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DEPT. OF SMALL BUSINESS SERV. - 801
BATTERY MARITIME BUILDING
Asset # : 2419

Architecture		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 Iron	20%			LIFE	**			A	
Copper/Terne	45%			2057	**	10	\$176,800	A	
Metal, Corrugated	30%			2042	**	1		A	
Granite Panels	5%			LIFE	**	5	\$6,300	A	
Windows									
Steel	20%	Now	\$37,400	2030	**	5	\$37,800	A	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 20%								
	Location : Offices On Upper Floors								
Wood	80%			2038	**	5	\$241,800	A	
Parapets									
Copper/Terne	15%			2057	**	5	\$6,300	A	
Masonry: Brick	50%			LIFE	**	5	\$4,300	A	
Metal Panel	10%	Now	\$13,800	2032	**	5	\$1,700	A	
	Deformed/Dented, Extent : Moderate, Area Affected : 10%								
	Location : Coping Throughout Upper Roof								
Metal Rail	10%			2035	**	5-10	\$15,600	A	
Metal Rail	15%	Now	\$35,800	2042	**	5	\$9,200	A	
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
	Location : Upper Roof And East Balconies								
	Corrosion/Rusting, Extent : Moderate, Area Affected : 100%								
	Location : Upper Roof And East Balconies								
Roof									
Built-Up (BUR)	40%	Now	\$336,800	2032	**			A	
	Air/Water Blisters, Extent : Severe, Area Affected : 10%								
	Location : Throughout								
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Split/Cracked, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Water Penetration, Extent : Severe, Area Affected : 10%								
	Location : Throughout								
	Worn/Eroded, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Cast in Place Concrete	15%			LIFE	**			A	
Copper/Terne	8%			2050	**	10	\$35,300	A	
Modified Bitumen	32%			2027	**	10	\$56,600	A	
Skylight, Metal/Glass	5%			2042	**	10	\$29,500	A	
Interior									
Floors									
Carpet	23%			2018	\$534,400	3	\$60,400	C	
Cast in Place Concrete	50%			LIFE	**	5	\$191,400	C	
Ceramic Tile	5%			2031	**	5	\$8,800	C	
Terrazzo	7%			LIFE	**	5	\$9,600	C	
Vinyl Tile	15%			2022	\$232,200	3	\$13,100	C	

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DEPT. OF SMALL BUSINESS SERV. - 801
BATTERY MARITIME BUILDING
Asset # : 2419

Architecture		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	\$8,400	C
Concrete Masonry Unit	15%			LIFE	**	5	\$10,100	C
Gypsum Board	20%	Now	\$14,500	LIFE	**	5	\$20,100	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Non-public Areas</i>								
Plaster	25%	Now	\$354,500	LIFE	**	5	\$12,600	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Non-public Areas</i>								
Plaster	25%	Now	\$69,900	LIFE	**	5	\$12,600	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Offices, Non-public Areas, Stair</i>								
SGFT/Glazed Masonry	5%			LIFE	**			C
Wood	5%	Now	\$97,000	LIFE	**	5	\$33,500	C
<i>Split/Cracked, Extent : Moderate, Area Affected : 75%</i>								
<i>Location : Ground Level</i>								
Ceilings								
AcousTileConcealSpLn	25%			2027	**	5	\$54,700	B
AcousTileSusp.Lay-In	5%			2035	**	5	\$8,800	B
Exposed Concrete	25%			LIFE	**	5	\$6,800	B
Exposed Struc: Steel	10%	Now	\$383,400	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Skylights And Slip 2</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Skylights And Slip 2</i>								
Metal Panel	10%			LIFE	**	5	\$21,900	B
Plaster	5%	Now	\$35,800	LIFE	**	5	\$5,500	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Stairs And Other Non-public Areas</i>								
Plaster	20%	Now	\$267,600	LIFE	**	5	\$21,900	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Old Waiting Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Old Waiting Room</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	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 3 Electrical Services At 600 Amps Each</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2032	**	5	\$500	B

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DEPT. OF SMALL BUSINESS SERV. - 801
BATTERY MARITIME BUILDING
Asset # : 2419

Electrical		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								
Raceway								
Conduit	90%			2022	\$105,200	1		B
Conduit	10%			2032	* *	1		B
Panelboards								
Fused Knife Sw	5%	2-4	\$5,000	2047	* *	5	\$100	B
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Fused Toggle Switch	5%	2-4	\$5,000	2047	* *	5	\$100	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 : Throughout</i>								
Molded Case Bkrs	80%			2021	\$80,600	5	\$2,500	B
Molded Case Bkrs	10%			2030	* *	5	\$300	B
Wiring								
Braided Cloth	90%	2-4	\$121,900	2047	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	10%			2032	* *	1		B
Motor Controllers								
Locally Mounted	20%			2027	* *	5	\$200	B
Locally Mounted	30%			2020	\$42,700	5	\$200	B
Locally Mounted	50%	0-2	\$71,100	2042	* *	5	\$200	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2020	\$12,100	1	\$36,200	B
Lighting								
Interior Lighting								
Fluorescent	50%	4+	\$316,400	2032	* *			B
<i>Inadequate Ltg Level, 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 : Using T-12 Lamps</i>								
Fluorescent	40%			2022	\$253,100	10	\$42,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Using T-12 Lamps</i>								
HID	5%			2017	\$22,300	10	\$200	B
Incandescent	5%			2022	\$31,600	2	\$100	B

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DEPT. OF SMALL BUSINESS SERV. - 801
BATTERY MARITIME BUILDING
Asset # : 2419

Electrical		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

Egress Lighting								
Emergency, Service	60%			2022	\$10,600	1		B
Exit, Service	40%			2017	\$7,100	1		B
Exterior Lighting								
HID	100%			2017	\$44,700	10	\$400	B

Mechanical		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								
Electricity	10%			2042	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : 1st Fl. North Side</i>								
<i>Explanation : Only Small Portion Of The Building Is Occupied</i>								
Natural Gas	90%			2032	* *	1		B
Conversion Equipment								
Radiant Heater	10%			2027	* *	2	\$5,400	B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : 1st Floor</i>								
<i>Explanation : About 15 Electric Units</i>								
Steam Boiler	90%	Now	\$515,900	2042	* *	1	\$93,800	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 90%</i>								
<i>Location : 3 Units, 1st Floor Boiler Room</i>								
Distribution								
Steam Piping/Pump	100%	Now	\$849,200	2052	* *	4	\$5,800	B
<i>Corroded, Extent : Severe, Area Affected : 70%</i>								
<i>Location : Throughout</i>								
<i>Leak Evident, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : Only 10% Of Building Is Occupied</i>								
Terminal Devices								
Air Handler	10%	Now	\$65,600	2032	* *	1	\$6,500	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 10%</i>								
<i>Location : 1st Floor</i>								
Convactor/Radiator	90%	Now	\$836,500	2042	* *	1	\$30,600	B
<i>Corroded, Extent : Severe, Area Affected : 70%</i>								
<i>Location : Various Areas</i>								
<i>Not in Service, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : Various Areas</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2030	* *	1		B

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DEPT. OF SMALL BUSINESS SERV. - 801
BATTERY MARITIME BUILDING
Asset # : 2419

Mechanical	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
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	30%	Now	\$98,400	2037	* *	1	\$34,200	B
<i>Unit Inoperable, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Obsolete Unit, 1st Fl. A/c Room</i>								
Window/Wall Unit	10%			2017	\$25,000	1		B
No Component	60%							D
Distribution								
Chilled Wtr Pipe/Pump	30%	Now	\$71,300	2052	* *	4	\$1,700	B
<i>Obsolete Equipment, Extent : Light, Area Affected : 30%</i>								
<i>Location : 1st Fl. A/c Room</i>								
No Component	70%							D
Terminal Devices								
Air Handler/Cool/Ht	30%	Now	\$62,000	2032	* *	1	\$19,500	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 30%</i>								
<i>Location : 1st Floor</i>								
No Component	70%							D
Heat Rejection								
Water Cool Tower	30%	Now	\$41,900	2027	* *	2	\$28,200	B
<i>Not in Service, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Lower Roof</i>								
<i>On Extended Life, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Lower Roof</i>								
No Component	70%							D
Ventilation								
Exhaust Fans								
Roof	10%	Now	\$18,200	2032	* *	2	\$300	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Roof</i>								
No Component	90%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$109,000	2032	* *	1		B
<i>Corroded, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Water Heater								
Electric	10%			2020	\$1,900	4	\$100	B
No Component	90%							D
Sanitary Piping								
Cast Iron	100%	Now	\$26,400	LIFE	* *	1		B
<i>Corroded, Extent : Severe, Area Affected : 30%</i>								
<i>Location : 1st Floor</i>								
Storm Drain Piping								
Cast Iron	100%	Now	\$17,000	LIFE	* *	1		B
<i>Corroded, Extent : Severe, Area Affected : 30%</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.

DEPT. OF SMALL BUSINESS SERV. - 801
BATTERY MARITIME BUILDING
Asset # : 2419

Mechanical		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
Plumbing									
	Sewage Ejector(s)								
	Electric	100%			2017	\$11,500	4	\$2,500	B
Fixtures									
	Generic	100%							B
Vertical Transport									
	Elevators								
	Geared Traction	100%			LIFE	* *			C
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1-4							
		Explanation : Two Units, Not In Service							
Fire Suppression									
	Standpipe								
	Generic	100%	Now	\$130,200	2032	* *	1-5	\$41,500	B
		Corroded, Extent : Severe, Area Affected : 70%							
		Location : Throughout							
Sprinkler									
	Generic	100%	Now	\$1,420,100	2052	* *	1-2	\$28,400	B
		Corroded, Extent : Severe, Area Affected : 80%							
		Location : Throughout							
Fire Pump									
	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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **BROOKLYN ARMY TERMINAL BUILDING A**
Address : **140 58TH STREET @ FIRST AVENUE**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBS0034.000 / 13424** **Yr Built/Renovated** : **1919 / 1995**
Area Sq Ft : **400,000** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **06-Aug-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Basement, Roof, Floors 1,2,3,4,5,6,7,8,ph**
Block : **5778** **Lot** : **1** **BIN** : **3257058**

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$2,095,600	\$7,010,600
Interior Architecture	\$258,400	\$1,132,900
Electrical	\$147,400	
Mechanical	\$71,600	
Total	\$2,572,900	\$8,143,500
Priority A	\$2,095,600	\$7,010,600
Priority B	\$401,800	\$84,300
Priority C	\$75,600	\$1,048,700
Total	\$2,572,900	\$8,143,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture			\$29,000	
Interior Architecture	\$59,900	\$15,000		\$30,000
Electrical	\$11,100	\$7,100	\$15,000	\$10,200
Mechanical	\$25,500	\$25,700	\$44,300	\$31,300
Elevators/Escalators	\$35,500	\$35,500	\$35,500	\$35,500
Total	\$132,100	\$83,300	\$123,700	\$107,100
Priority A			\$29,000	
Priority B	\$102,100	\$68,300	\$94,800	\$77,100
Priority C	\$30,000	\$15,000		\$30,000
Total	\$132,100	\$83,300	\$123,700	\$107,100



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING A
Asset # : 13424

Architecture		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	85%			LIFE	* *	5	\$492,400	A
	Metal Coiling Doors	10%			2028	* *	5	\$36,200	A
	Window Wall	5%			2043	* *	5	\$21,700	A
Windows									
	Metal Louvers	10%			2032	* *	10	\$73,300	A
	Steel	85%	Now	\$1,481,800	2022	\$4,939,300	5	\$623,500	A
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Under Construction	5%							D
Parapets									
	Cast in Place Concrete	100%			LIFE	* *	5	\$763,800	A
Roof									
	Cast in Place Concrete	10%			LIFE	* *			A
	Spray-on Foam	90%	0-2	\$613,800	2033	* *	5	\$118,400	A
	Blisters, Extent : Moderate, Area Affected : 10%								
	Location : Main Roof								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
	Location : Main Roof								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
Interior									
Floors									
	Carpet	10%			2022	\$725,000	3	\$119,800	C
	Cast in Place Concrete	80%			LIFE	* *	5	\$1,048,700	C
	Ceramic Tile	5%			2032	* *	5	\$30,000	C
	Terrazzo	5%			LIFE	* *	5	\$23,400	C
Interior Walls									
	Cast in Place Concrete	25%	Now	\$75,600	LIFE	* *			C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Above Windows, Stair 11, Foundation								
	Paint Peeling, Extent : Moderate, Area Affected : 25%								
	Location : Columns,Throughout								
	Cast in Place Concrete	55%			LIFE	* *			C
	Concrete Masonry Unit	10%			LIFE	* *	5	\$1,000	C
	Gypsum Board	10%			LIFE	* *	5	\$1,500	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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING A
Asset # : 13424

Architecture	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

AcousTileSusp.Lay-In	10%			2036	**	5	\$59,900	B
Exposed Concrete	20%	Now	\$182,800	LIFE	**	5	\$18,700	B

Cracking/Crumbling, Extent : Moderate, Area Affected : 10%

Location : North Tunnel Entrance, Throughout

Exposed Reinforcement, Extent : Moderate, Area Affected : 10%

Location : North Tunnel Entrance, Throughout

Paint Peeling, Extent : Moderate, Area Affected : 25%

Location : Throughout

Exposed Concrete	70%			LIFE	**	5	\$65,500	B
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Electrical	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%			2043	**	5	\$1,700	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 3- Main Service Switches Rated @ 2- 4000 Amperes And 1- 3000 Amperes

Transformers

Dry Type	100%			2036	**	5	\$1,500	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 30 Kva, 15 Kva, 480/208/120 Volts

Switchgear / Switchboard

Fused Disc Sw	100%			2043	**	5	\$1,700	B
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Raceway

Busway	5%			2036	**	1		B
Conduit	20%			2043	**	1		B
No Component	75%							D

Panelboards

Fused Disc Sw	5%			2039	**	5	\$500	B
Molded Case Bkrs	20%			2039	**	5	\$2,100	B
No Component	75%							D

Wiring

Busway	5%			2036	**	1		B
Thermoplastic	20%			2043	**	1		B
No Component	75%							D

Motor Controllers

Locally Mounted	100%			2036	**	5	\$2,700	B
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Ground

Grounding Devices

Generic	100%			LIFE	**	5	\$5,900	B
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Lighting

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING A
Asset # : 13424

Electrical		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	10%			2028	* *	10	\$36,700	B
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout						
		Explanation : T-8 Lamps						
Fluorescent	5%			2018	\$37,000	10	\$18,400	B
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout						
		Explanation : T-12 Lamps						
Fluorescent	5%			2028	* *	10	\$18,400	B
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout The Building						
		Explanation : Compact Fluorescent Lamps						
Incandescent	5%			2018	\$37,000	2	\$400	B
No Component	75%							D
Egress Lighting								
Emergency, Battery	5%			2028	* *	10	\$4,800	B
Exit, Service	5%			2028	* *	1		B
No Component	90%							D
Exterior Lighting								
HID	100%			2028	* *	10	\$1,200	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2028	* *	1	\$14,900	B
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Corridor						
		Explanation : C C T V Cameras						
Fire/Smoke Detection								
No Component	75%							D
Generic	25%			2028	* *	1-3	\$63,500	B
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Hallways						
		Explanation : Smoke Detectors, Manual Pull Stations And Horns						

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Natural Gas	35%			2033	* *	1		B
No Component	65%							D
Conversion Equipment								
Hot Water Boiler	35%			2028	* *	1	\$69,300	B
No Component	65%							D

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DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING A
Asset # : 13424

Mechanical		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									
Distribution									
	Hot Wtr Piping/Pump	35%			2039	* *	4	\$6,900	B
	No Component	65%							D
Terminal Devices									
	Air Handler	10%			2018	\$71,600	1	\$24,800	B
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Loading Dock Level								
	Explanation : Service Dock Area								
	Convactor/Radiator	25%			2028	* *	1	\$32,300	B
	Fan Coil Unit/Heat	10%			2028	* *	1	\$12,900	B
	No Component	55%							D
Ventilation									
Distribution									
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$22,300	B
	No Component	90%							D
Exhaust Fans									
	Interior	5%			2028	* *	2	\$600	B
	Roof	5%			2028	* *	2	\$600	B
	No Component	90%							D
Plumbing									
H/C Water Piping									
	Galv Iron/Steel	35%			2036	* *	1		B
	No Component	65%							D
Water Heater									
	Electric	35%			2021	\$20,600	4	\$1,200	B
	No Component	65%							D
Sanitary Piping									
	Cast Iron	35%			LIFE	* *	1		B
	No Component	65%							D
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		B
Backflow Preventer									
	No Component	65%							D
	Generic	35%			2028	* *	1	\$8,600	B
Fixtures									
	Generic	100%							B
Vertical Transport									
Elevators									
	Gearless Traction	35%			LIFE	* *			C
	No Component	65%							D
Fire Suppression									
Standpipe									
	No Component	65%							D
	Generic	35%			2043	* *	1-5	\$73,300	B
Sprinkler									
	No Component	65%							D
	Generic	35%			2043	* *	1-2	\$39,300	B

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

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING A
Asset # : 13424

Mechanical		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
Fire Suppression									
Fire Pump									
	No Component	65%							D
	Generic	35%			2032	* *	1	\$26,200	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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **BROOKLYN ARMY TERMINAL BUILDING B**
Address : **140 58TH STREET @ FIRST AVENUE**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBS0034.010 / 13425** **Yr Built/Renovated** : **1919 / 2012**
Area Sq Ft : **2,211,849** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **01-Aug-2012** **Landmark Status** : **NONE**
Areas Surveyed : **Basement, Roof, Floors 1,2,3,4,5,6,7,8**
Block : **5778** **Lot** : **1** **BIN** : **3257058**

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$7,683,400	\$28,641,800
Interior Architecture	\$500,700	\$6,986,200
Electrical	\$6,227,600	\$800,400
Mechanical	\$614,100	\$7,545,100
Total	\$15,025,800	\$43,973,400
Priority A	\$7,683,400	\$28,641,800
Priority B	\$7,259,700	\$8,976,500
Priority C	\$82,800	\$6,355,100
Total	\$15,025,800	\$43,973,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture			\$1,200	
Interior Architecture	\$82,800	\$93,100		\$82,800
Electrical	\$87,000	\$87,800	\$84,500	\$74,300
Mechanical	\$312,200	\$374,100	\$377,100	\$428,600
Elevators/Escalators	\$239,800	\$239,800	\$239,800	\$239,800
Total	\$721,800	\$794,800	\$702,600	\$825,500
Priority A			\$1,200	
Priority B	\$639,000	\$701,700	\$701,400	\$742,700
Priority C	\$82,800	\$93,100		\$82,800
Total	\$721,800	\$794,800	\$702,600	\$825,500



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING B
Asset # : 13425

Architecture		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	20%	Now	\$524,800	LIFE	* *	5	\$981,600	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Atrium Walls And Balconies								
Exposed Reinforcement, Extent : Moderate, Area Affected : 20%								
Location : Mechanical Penthouses								
Staining/Discoloring, Extent : Moderate, Area Affected : 35%								
Location : Atrium Walls And Balconies								
Vertical Cracks, Extent : Severe, Area Affected : 20%								
Location : Atrium Walls								
Cast in Place Concrete	60%			LIFE	* *	5	\$2,944,900	A
Metal Panel	5%			2033	* *	5-10	\$337,400	A
Metal Coiling Doors	10%			2028	* *	5	\$306,800	A
Window Wall	5%			2043	* *	5	\$184,100	A
Windows								
Metal Louvers	10%			2032	* *	10	\$284,900	A
Steel	90%	Now	\$6,093,100	2022	\$20,310,400	5	\$2,563,700	A
Air Infiltration, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 15%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Parapets								
Cast in Place Concrete	28%	Now	\$100,600	LIFE	* *	5	\$86,200	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : North And South Parapets Above Atrium								
Vertical Cracks, Extent : Moderate, Area Affected : 15%								
Location : North And South Parapets Above Atrium								
Cast in Place Concrete	70%			LIFE	* *	5	\$215,600	A
Metal Panel	2%			2043	* *	5	\$2,300	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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING B
Asset # : 13425

Architecture	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

Roof

Paver: Asphalt	15%	Now	\$211,800	2026	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Basement</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Basement</i>								
Single Ply Membrane	10%			2023	\$265,000	10	\$83,100	A
Spray-on Foam	75%			2028	**	5	\$831,200	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout Atrium</i>								
<i>Explanation : Ballast Over Roofing. There Is An Original Steel Structure Above The Atrium Open To The Sky</i>								

Interior

Floors

Carpet	5%			2022	\$2,002,700	3	\$331,100	C
Cast in Place Concrete	65%			LIFE	**	5	\$672,500	C
Ceramic Tile	5%			2032	**	5	\$165,500	C
Terrazzo	5%			LIFE	**	5	\$129,300	C
Vinyl Tile	20%			2023	\$5,336,000	3	\$248,300	C

Interior Walls

Cast in Place Concrete	70%			LIFE	**			C
Ceramic Tile	2%			2032	**	5	\$20,700	C
Concrete Masonry Unit	10%			LIFE	**	5	\$41,400	C
Glass: Single Pane	3%			LIFE	**	5	\$23,300	C
Gypsum Board	15%			LIFE	**	5	\$93,100	C

Ceilings

AcousTileSusp.Lay-In	10%			2036	**	5	\$331,100	B
Exposed Concrete	85%			LIFE	**	5	\$439,700	B
Exposed Concrete	5%	Now	\$252,400	LIFE	**	5	\$25,900	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Under Ramps</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Ceiling Near Atrium</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								

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

Over 600 Volts

Service Equipment

Not Accessible	100%							D
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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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING B
Asset # : 13425

Electrical		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
Over 600 Volts								
Transformers								
Dry Type	100%			2021	\$34,000	3	\$12,200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room							
	Explanation : 2- 2500 Kva, 27000 Volts / 480 Volts							
Switchgear / Switchboard								
Not Accessible	100%							D
Feeders								
Cable	100%			2022	\$1,000	1		B
Raceway								
Conduit	100%			2023	\$3,600	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2023		5	\$4,700	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room 1							
	Explanation : 2- 4000 Amperes Main Service Switches							
Fused Disc Sw	50%			2033	* *	5	\$4,700	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room 2							
	Explanation : 4- 5000 Amperes Main Service Switches							
Transformers								
Dry Type	100%			2021	\$14,200	5	\$8,100	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Roof							
	Explanation : 3- 118 Kva, 1- 112 Kva, 1- 30 Kva							
Switchgear / Switchboard								
Fused Disc Sw	100%			2023		5	\$9,500	B
Raceway								
Conduit	90%			2023		1		B
Conduit	10%			2033	* *	1		B
Panelboards								
Fused Disc Sw	10%			2022		5	\$5,100	B
Molded Case Bkrs	80%			2022		5	\$46,600	B
Molded Case Bkrs	10%			2031	* *	5	\$5,800	B
Wiring								
Thermoplastic	40%			2033	* *	1		B
Thermoplastic	60%			2023		1		B
Motor Controllers								
Locally Mounted	70%			2021		5	\$10,400	B
Locally Mounted	30%			2028	* *	5	\$4,500	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.*

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING B
Asset # : 13425

Electrical	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

Ground

Grounding Devices

Generic	50%			LIFE	* *	5	\$16,300	B
Generic	50%	2-4	\$500	LIFE	* *	5	\$16,300	B

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

Location : Basement

Explanation : Corroded

Lighting

Interior Lighting

Fluorescent	100%			2018	\$4,086,200	10	\$2,028,600	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Throughout The Building

Explanation : T-12 Lamps

Egress Lighting

Emergency, Battery	50%			2023	\$381,100	10	\$267,000	B
Exit, Service	50%			2023	\$152,400	1		B

Exterior Lighting

HID	100%			2018	\$112,800	10	\$6,800	B
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Alarm

Security System

No Component	70%							D
Generic	30%			2028	* *	1	\$247,800	B

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

Location : Hallways

Explanation : C C T V Cameras

Fire/Smoke Detection

No Component	70%							D
Generic	30%			2028	* *	1-3	\$421,300	B

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

Location : Hallways

Explanation : Strobe Lights, Smoke Detectors, Horns And Manual Pull Station

Mechanical	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

Electricity	10%			2033	* *	1		B
Natural Gas	90%			2033	* *	1		B

Conversion Equipment

Hot Water Boiler	90%			2028	* *	1	\$984,200	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Boilers Rooms

Explanation : 72 Gas Fired Hot Water Boilers

Radiant Heater	10%			2023	\$923,000	2	\$102,600	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Throughout Common Areas

Explanation : Electric Unit Heaters And Base Board Radiant Heaters

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

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DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING B
Asset # : 13425

Mechanical		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									
	Distribution								
	Hot Wtr Piping/Pump	100%			2039	* *	4	\$109,000	B
	Terminal Devices								
	Convactor/Radiator	80%			2028	* *	1	\$571,500	B
	Fan Coil Unit/Heat	20%			2023	\$6,278,100	1	\$142,900	B
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout Tenant Storge Areas								
	Explanation : Hot Water Unit Heaters								
Air Conditioning									
	Energy Source								
	Electricity	100%			2039	* *	1		B
	Conversion Equipment								
	Ext Pkg Unit - Cooling	5%			2033	* *	2	\$6,800	B
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Roof								
	Explanation : Newly Commissioned Split Units,Condensing Unit								
	No Component	95%							D
	Terminal Devices								
	Fan Coil - Cooling	5%			2033	* *	1	\$35,700	B
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Elevator Equipment Rooms								
	Explanation : Newly Commissioned Split Unit, Fan Coil Section								
	No Component	95%							D
Ventilation									
	Distribution								
	Ductwork/Diffusers	10%			LIFE	* *	2-5	\$123,300	B
	No Component	90%							D
	Exhaust Fans								
	Interior	10%			2028	* *	2	\$6,800	B
	No Component	90%							D
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2043	* *	1		B
	Water Heater								
	Electric	100%			2018	\$325,000	4	\$12,900	B
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Near Each Tenant Water Closet								
	Explanation : One Unit Per Tenant Space								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Backflow Preventer								
	Generic	100%			2028	* *	1	\$135,400	B
Vertical Transport									

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DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL BUILDING B
Asset # : 13425

Mechanical		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	100%		LIFE		* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>									
<i>Location : B-8</i>									
<i>Explanation : 9 Pass,18 Freight, Recent Upgrade Observed On 4 of 9 Passenger Elevators</i>									
Fire Suppression									
Standpipe									
	Generic	100%		2033		* *	1-5	\$1,115,200	B
Sprinkler									
	Generic	100%		2033		* *	1-2	\$619,600	B
Fire Pump									
	Generic	100%		2026		* *	1	\$413,000	B

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **BROOKLYN WHSLE MEAT MARKET BLDG A**
Address : **5600 1ST AVENUE**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBS0011.000 / 2431** **Yr Built/Renovated** : **1971 /**
Area Sq Ft : **103,906** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **29-May-2014** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2**
Block : **819** **Lot** : **1** **BIN** : **3255737**

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$517,800	\$50,100
Interior Architecture	\$238,300	\$525,300
Electrical	\$173,700	\$1,716,100
Mechanical	\$109,700	\$1,534,800
Total	\$1,039,500	\$3,826,200
Priority A	\$517,800	\$50,100
Priority B	\$449,900	\$3,327,000
Priority C	\$71,800	\$449,100
Total	\$1,039,500	\$3,826,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$94,200			
Interior Architecture	\$33,400			\$2,000
Electrical	\$16,700	\$11,100	\$11,600	\$12,400
Mechanical	\$18,100	\$23,300	\$21,500	\$14,500
Total	\$162,500	\$34,400	\$33,100	\$28,900
Priority A	\$94,200			
Priority B	\$34,900	\$34,400	\$33,100	\$26,900
Priority C	\$33,400			\$2,000
Total	\$162,500	\$34,400	\$33,100	\$28,900



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG A
Asset # : 2431

Architecture		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	\$50,100	A	
	Exposed Reinforcement, Extent : Light, Area Affected : 1%								
	Location : South Facade								
Cement-Fiber Panel	3%			2025	\$20,200	10	\$9,400	A	
Concrete Masonry Unit	52%			LIFE	**	5	\$65,200	A	
Masonry: Brick	20%	Now	\$28,700	LIFE	**	5	\$20,100	A	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
	Location : At Base Course Throughout Loading Dock								
	Punct/Tear/Impact Damage, Extent : Light, Area Affected : 15%								
	Location : At Base Course Throughout Loading Dock								
Metal Panel	10%			2045	**	5-10	\$68,900	A	
Metal Coiling Doors	10%			2030	**	5	\$31,300	A	
Windows									
Aluminum	100%	Now	\$461,000	2033	**	5	\$19,300	A	
	Thermally Inefficient, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Caulking Deteriorated, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Various Areas								
Roof									
Modified Bitumen	90%	Now	\$56,700	2030	**			A	
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Various Areas								
Spray-on Foam	10%	Now	\$7,900	2030	**	5	\$15,200	A	
	Other Observation, Extent : Moderate, Area Affected : 10%								
	Location : Loading Dock Canopy								
	Explanation : Bird Damage								
Interior									
Floors									
Cast in Place Concrete	90%	Now	\$71,800	LIFE	**	5	\$318,600	C	
	Cracking/Crumbling, Extent : Severe, Area Affected : 5%								
	Location : Loading Dock								
Vinyl Tile	10%			2025	\$130,400	3	\$8,100	C	
Interior Walls									
Concrete Masonry Unit	40%			LIFE	**	5	\$32,400	C	
Fiberglass Panel	60%			LIFE	**	10	\$15,200	C	

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Estimates are rounded to the nearest hundred dollars.

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DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG A
Asset # : 2431

Architecture		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								
AcousTileSusp.Lay-In	25%	Now	\$64,900	2030	* *	5	\$21,200	B
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
Location : Offices								
Staining/Discoloring, Extent : Moderate, Area Affected : 60%								
Location : Offices								
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
AcousTileSusp.Lay-In	45%			2030	* *	5	\$76,200	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Meat Packing Areas								
Explanation : Special Laminated Lay-in Tiles For Food Service Cold Rooms								
Exposed Struc: Steel	30%			LIFE	* *	10	\$101,600	B
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : Electrical Room Over Main Panel								

Electrical		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%			2025	\$16,200	5	\$400	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
		Explanation : No Available Nameplate Ratings							
	Transformers								
	Dry Type	100%			2023	\$14,200	5	\$400	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Boiler Room							
		Explanation : 75 Kva, 480/208/120 Volts							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2025	\$50,500	5	\$400	B
	Raceway								
	Conduit	100%			2025	\$58,200	1		B
	Panelboards								
	Fused Disc Sw	20%			2024	\$8,000	5	\$500	B
	Molded Case Bkrs	80%			2024	\$32,100	5	\$2,200	B
	Wiring								
	Thermoplastic	100%			2025	\$44,800	1		B
	Motor Controllers								
	Locally Mounted	80%			2023	\$44,800	5	\$600	B
	Locally Mounted	20%			2030	* *	5	\$100	B
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5	\$3,100	B

Stand-by Power

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DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG A
Asset # : 2431

Electrical		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
Stand-by Power								
Transfer Switches Automatic	100%	Now	\$11,000	2045	* *	1	\$28,800	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 2nd Floor Refrigeration Room</i>								
Generators Diesel	100%	Now	\$74,500	2040	* *	1	\$36,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 2nd Floor Refrigeration Room</i>								
<i>Explanation : 2- 565 Kw, Not In Service Abandoned Equipment</i>								
Lighting								
Interior Lighting Fluorescent	100%			2020	\$199,800	10	\$99,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-12 Lamps</i>								
Exterior Lighting HID	100%			2020	\$5,300	10	\$300	B
Alarm								
Security System Generic	100%			2025	\$298,000	1	\$38,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : C C T V Surveillance Cameras</i>								
Fire/Smoke Detection Generic, Analog	100%			2025	\$1,020,000			B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Strobe Lights, Manual Pull Stations And Smoke Detectors</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 Interruptible Gas/Dual Fuel	100%			2025	\$105,300	1		B
Conversion Equipment Hot Water Boiler	100%			2023	\$230,600	1	\$53,500	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : 2 Units</i>								
Distribution Hot Wtr Piping/Pump	100%			2033	* *	4	\$8,000	B

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DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG A
Asset # : 2431

Mechanical		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								
Terminal Devices								
Air Handler	50%	Now	\$82,900	2020	\$276,300	1	\$30,100	B
<i>Not in Service, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
Fan Coil Unit/Heat	50%			2025	\$767,300	1	\$17,500	B
Air Conditioning								
Conversion Equipment								
Window/Wall Unit	35%			2020	\$73,700	1		B
No Component	65%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Throughout</i>								
<i>Explanation : All Systems Used For Refrigeration</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$95,500	B
Exhaust Fans								
Roof	100%			2020	\$81,500	2	\$3,300	B
Plumbing								
H/C Water Piping								
Brass/Copper	70%			2035	* *	1		B
<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Galv Iron/Steel	30%			2030	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2025	\$31,800	4	\$16,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : 2 Units</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2025	\$10,500	4	\$2,500	B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
Generic	100%			2035	* *	1-2	\$30,300	B

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **BROOKLYN WHSLE MEAT MARKET BLDG B**
Address : **5600 1ST AVENUE**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBS0011.010 / 2432** **Yr Built/Renovated** : **1971 /**
Area Sq Ft : **78,304** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **29-May-2014** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2**
Block : **819** **Lot** : **1** **BIN** : **3378176**

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$637,700	\$159,500
Interior Architecture	\$420,300	\$279,200
Electrical	\$65,600	\$565,700
Mechanical		\$1,800,200
Total	\$1,123,600	\$2,804,600
Priority A	\$637,700	\$159,500
Priority B	\$186,300	\$2,365,900
Priority C	\$299,600	\$279,200
Total	\$1,123,600	\$2,804,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$17,900			
Interior Architecture	\$131,100			\$7,000
Electrical	\$1,100	\$900	\$1,300	\$1,900
Mechanical	\$52,800	\$11,100	\$14,000	\$12,900
Total	\$203,000	\$12,000	\$15,300	\$21,800
Priority A	\$17,900			
Priority B	\$53,900	\$12,000	\$15,300	\$14,800
Priority C	\$131,100			\$7,000
Total	\$203,000	\$12,000	\$15,300	\$21,800



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.

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DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG B
Asset # : 2432

Architecture		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	\$35,900	A
Cement-Fiber Panel	3%			2025	\$14,500	10	\$6,700	A
Concrete Masonry Unit	27%	Now	\$151,300	LIFE	* *	5	\$12,100	A
Cracking/Crumbling, Extent : Severe, Area Affected : 5%								
Location : East And West Facades								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : West Facade								
Vertical Cracks, Extent : Severe, Area Affected : 15%								
Location : East Facade								
Masonry: Brick	60%	Now	\$61,600	LIFE	* *	5	\$43,100	A
Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
Location : Typical Throughout Loading Dock Along Base And At Building Corners								
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%								
Location : Typical Throughout Loading Dock Along Base And At Building Corners								
Metal Coiling Doors	5%	Now	\$38,600	2030	* *	5	\$5,600	A
Bent/Warped Elements, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Corrosion/Rusting, Extent : Severe, Area Affected : 25%								
Location : Various Roll Down Doors								
Deformed/Dented, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Windows								
Aluminum	95%	Now	\$386,300	2033	* *	5	\$16,200	A
Thermally Inefficient, Extent : Severe, Area Affected : 100%								
Location : Offices								
Caulking Deteriorated, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Various Areas								
Metal Louvers	5%			2034	* *	10	\$10,700	A
Roof								
Modified Bitumen	90%			2030	* *	10	\$116,500	A
Spray-on Foam	10%			2030	* *	5	\$17,300	A
Other Observation, Extent : Moderate, Area Affected : 10%								
Location : Loading Dock Canopy								
Explanation : Bird Damage - Holes In Surface								

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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG B
Asset # : 2432

Architecture		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%	Now	\$129,500	2027	* *	3	\$16,100	C
		Staining/Discoloring, Extent : Severe, Area Affected : 100%							
		Location : Offices							
		Wrinkling, Extent : Severe, Area Affected : 20%							
		Location : Offices							
	Cast in Place Concrete	75%	Now	\$79,100	LIFE	* *	5	\$175,600	C
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout Loading Dock							
	Steel Plate	3%	Now	\$83,300	LIFE	* *	1		C
		Broken/Missing Elements, Extent : Moderate, Area Affected : 40%							
		Location : Steel Stairs							
	Vinyl Tile	12%			2025	\$103,500	3	\$6,400	C
Interior Walls									
	Concrete Masonry Unit	100%	Now	\$137,100	LIFE	* *	5	\$26,000	C
		Loose/Miss Fasteners, Extent : Moderate, Area Affected : 15%							
		Location : Interior							
		Misaligned/Bulging, Extent : Moderate, Area Affected : 15%							
		Location : Interior							
Ceilings									
	AcousTileSusp.Lay-In	25%	Now	\$47,100	2038	* *	5	\$15,300	B
		Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
		Location : Offices							
		Staining/Discoloring, Extent : Moderate, Area Affected : 50%							
		Location : Offices							
	AcousTileSusp.Lay-In	45%			2030	* *	5	\$55,200	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Meat Packing Areas							
		Explanation : Special Laminate Tiles Made For Food Service Cold Rooms							
	Exposed Struc: Steel	30%			LIFE	* *	10	\$73,700	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%			2025	\$29,200	5	\$300	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : 2nd Floor Electrical Room									
Explanation : Main Service Switch Rated @ 2000 Amperes									
Transformers									
	Dry Type	100%			2023	\$14,200	5	\$300	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Boiler Room									
Explanation : 3- 45 Kva, 480/208/120 Volts									

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG B
Asset # : 2432

Electrical		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								
Switchgear / Switchboard								
Fused Disc Sw	100%			2025	\$106,000	5	\$300	B
Raceway								
Conduit	100%			2025	\$33,700	1		B
Panelboards								
Fused Disc Sw	5%			2024	\$3,700	5	\$100	B
Molded Case Bkrs	95%			2024	\$70,800	5	\$2,000	B
Wiring								
Thermoplastic	70%			2025	\$21,200	1		B
Thermoplastic	30%			2035	* *	1		B
Motor Controllers								
Locally Mounted	95%			2023	\$20,500	5	\$500	B
Locally Mounted	5%			2038	* *	5		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2020	\$90,900	10	\$65,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Exterior Lighting								
HID	100%			2020	\$13,000	10	\$200	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2025	\$67,400	1	\$8,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : C C T V Surveillance Cameras</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic, Digital	30%			2025	\$230,600			B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Strobe Lights, Manual Pull Stations, Alarm Bells</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								
Interruptible Gas/Dual Fuel	100%			2025	\$69,700	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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG B
Asset # : 2432

Mechanical		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									
Conversion Equipment									
Hot Water Boiler	100%			2023	\$152,500	1	\$35,400	B	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Mechanical Room								
	Explanation : 2 Units								
Distribution									
Hot Wtr Piping/Pump	100%			2033	* *	4	\$5,300	B	
Terminal Devices									
Air Handler	20%	Now	\$21,900	2020	\$73,100	1	\$8,000	B	
	Not in Service, Extent : Severe, Area Affected : 100%								
	Location : Mechanical Room								
Fan Coil Unit/Heat	80%			2025	\$812,000	1	\$18,500	B	
Air Conditioning									
Energy Source									
Electricity	100%			2024	\$192,000	1		B	
Conversion Equipment									
Ext Pkg Unit - Heating/Cooling	100%			2020	\$447,100	2	\$4,400	B	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : All Systems Are Used For Refrigeration								
Ventilation									
Distribution									
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$63,100	B	
Exhaust Fans									
Roof	100%			2025	\$53,900	2	\$2,200	B	
Plumbing									
H/C Water Piping									
Brass/Copper	70%			2035	* *	1		B	
	Leak Evident, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
Galv Iron/Steel	30%			2030	* *	1		B	
HW Heat Exchanger									
Low Temp	100%			2035	* *	4	\$7,100	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Mechanical Room								
	Explanation : 2 Units								
Sanitary Piping									
Cast Iron	100%			LIFE	* *	1		B	
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1		B	
Fixtures									
Generic	100%							B	
Fire Suppression									
Sprinkler									
Generic	100%			2035	* *	1-2	\$20,000	B	

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **BROOKLYN WHSLE MEAT MARKET BLDG D - FDNY FIRE INVESTIGATION**
Address : **5600 1ST AVENUE**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBS0011.030 / 162** **Yr Built/Renovated** : **1971 /**
Area Sq Ft : **9,920** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **29-May-2014** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1,2**
Block : **819** **Lot** : **1** **BIN** : **3378177**

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$97,800	\$211,900
Electrical		\$82,700
Mechanical	\$56,500	
Total	\$154,300	\$294,600
Priority A	\$97,800	\$211,900
Priority B	\$56,500	\$82,700
Total	\$154,300	\$294,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$61,200			
Interior Architecture	\$38,600			\$1,400
Electrical	\$7,200	\$100	\$100	\$200
Mechanical	\$4,500	\$1,600	\$1,500	\$800
Total	\$111,500	\$1,700	\$1,600	\$2,500
Priority A	\$61,200			
Priority B	\$27,300	\$1,700	\$1,600	\$1,000
Priority C	\$23,000			\$1,400
Total	\$111,500	\$1,700	\$1,600	\$2,500



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG D - FDNY FIRE INVESTIGATION
Asset # : 162

Architecture		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								
Cement-Fiber Panel	40%	Now	\$18,300	2025	\$61,100			A
	Broken/Missing Elements, Extent : Severe, Area Affected : 30%							
	Location : South Facade							
	Cracking/Crumbling, Extent : Severe, Area Affected : 30%							
	Location : South Facade							
Stucco Cement	60%	Now	\$37,500	2030	* *	5	\$17,100	A
	Cracking/Crumbling, Extent : Light, Area Affected : 15%							
	Location : Throughout							
Windows								
Aluminum	100%	Now	\$16,800	2033	* *	5	\$1,100	A
	Air Infiltration, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
Parapets								
Masonry: Brick	100%	Now	\$26,100	LIFE	* *	5	\$4,800	A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
	Water Penetration, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Roof								
Modified Bitumen	100%	Now	\$60,300	2025	\$150,800			A
	Blisters, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Broken/Missing Elements, Extent : Light, Area Affected : 20%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 15%							
	Location : Throughout							
Interior								
Floors								
Cast in Place Concrete	10%	Now	\$300	LIFE	* *	5	\$3,000	C
	Cracking/Crumbling, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Panel/Paver: Cer/Brk	5%			2041	* *	5	\$1,500	C
Vinyl Tile	85%	Now	\$18,500	2030	* *	3	\$4,300	C
	Cracking/Crumbling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 15%							
	Location : 2nd Floor, Stair(s)							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG D - FDNY FIRE INVESTIGATION
Asset # : 162

Architecture		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

Concrete Masonry Unit	25%			LIFE	**	5	\$900	C
Gypsum Board	40%			LIFE	**	5-10	\$3,100	C
Metal Panel	5%			LIFE	**	10	\$100	C
Plaster	25%	Now	\$900	LIFE	**	5	\$300	C

Cracking/Crumbling, Extent : Light, Area Affected : 10%

Location : Throughout

Plywood/Hardboard	5%			LIFE	**	10		C
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Ceilings

AcousTileSusp.Lay-In	50%	Now	\$15,600	2038	**	5	\$3,400	B
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Cracking/Crumbling, Extent : Moderate, Area Affected : 30%

Location : Throughout

AcousTileSusp.Lay-In	50%			2030	**	5	\$6,800	B
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Electrical		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%			2025	\$1,600	5		B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : 2nd Floor Electrical Room

Explanation : Main Service Switch Rated @ 400 Amperes

Transformers

Dry Type	100%			2023	\$14,200	5		B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : 1st Floor

Explanation : No Available Nameplate Ratings

Switchgear / Switchboard

Fused Disc Sw	100%			2025	\$50,500	5		B
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Raceway

Conduit	100%			2025	\$9,700	1		B
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Panelboards

Fused Disc Sw	10%			2024	\$1,100	5		B
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Molded Case Bkrs	90%			2024	\$10,300	5	\$200	B
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Wiring

Thermoplastic	100%			2025	\$9,600	1		B
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Motor Controllers

Locally Mounted	100%			2030	**	5	\$100	B
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Ground

Grounding Devices

Not Accessible	100%							D
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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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG D - FDNY FIRE INVESTIGATION
Asset # : 162

Electrical		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	85%			2020	\$32,300	10	\$7,100	B
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout The Building Explanation : T-12 Lamps							
	Fluorescent	15%			2030	* *	10	\$1,200	B
		T-8 Lamps, Extent : Moderate, Area Affected : 100% Location : 2nd Floor							
Egress Lighting									
	Emergency, Service	50%			2025	\$600	1		B
	Exit, Service	50%			2025	\$600	1		B
Exterior Lighting									
	HID	100%			2025	\$3,400	10		B
Alarm									
	Security System								
	No Component	70%							D
	Generic	30%			2025	\$8,500	1	\$1,100	B
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Outside Explanation : C C T V Surveillance Cameras							
Fire/Smoke Detection									
	No Component	70%							D
	Generic, Analog	30%			2020	\$29,200			B
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Hallways Explanation : Manual Pull Stations, Alarm Bells							
Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Natural Gas	100%			2035	* *	1		B
	Conversion Equipment								
	Furnace	100%			2025	\$10,500	1	\$4,500	B
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Roof Mounted Explanation : Gas Furnace Is Included With A C Unit							
Air Conditioning									
	Energy Source								
	Electricity	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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHSLE MEAT MARKET BLDG D - FDNY FIRE INVESTIGATION
Asset # : 162

Mechanical		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
Air Conditioning									
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	100%	0-2	\$56,500	2035	* *	2	\$400	B
		Malfunctioning, Extent : Moderate, Area Affected : 70%							
		Location : Roof							
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Roof							
		Explanation : 2 Roof Top Units With Built In Gas Furnace							
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$8,000	B
	Exhaust Fans								
	Interior	10%	Now	\$900	2035	* *	2		B
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Ceiling Mounted Units - Bathrooms							
	No Component	90%							D
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Roof Top Units							
		Explanation : Ventilation Is Part Of AC System							
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2030	* *	1		B
	Water Heater								
	Gas Fired	100%			2020	\$2,000	2	\$100	B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Sewage Ejector(s)								
	Electric	100%			2025	\$10,500	4	\$2,500	B
	Fixtures								
	Generic	100%							B
		Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Fire Suppression									
	Sprinkler								
	Generic	100%			2035	* *	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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.050 / 2153 **Yr Built/Renovated** : 1910 / 2013
Area Sq Ft : 10,323 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 725 **Lot** : 1 **BIN** : 3345660

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$97,800	
Electrical		\$28,200	\$15,200
Total		\$125,900	\$15,200
Priority A		\$97,800	
Priority B		\$28,200	\$15,200
Total		\$125,900	\$15,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$86,400			
Interior Architecture	\$58,900	\$1,000		\$3,000
Electrical	\$18,600		\$100	\$10,000
Mechanical	\$4,800	\$100	\$300	\$7,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$172,700	\$5,100	\$4,300	\$24,500
Priority A	\$86,400			
Priority B	\$41,000	\$4,100	\$4,300	\$22,100
Priority C	\$45,300	\$1,000		\$2,400
Total	\$172,700	\$5,100	\$4,300	\$24,500



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.

**DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES**

Asset # : 2153

Architecture		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								
Masonry: Brick	95%	Now	\$97,800	LIFE	* *	5	\$17,100	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, South Facade, Bulkheads</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Masonry: Granite	5%	Now	\$10,100	LIFE	* *	5	\$700	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Building Base</i>								
Windows								
Aluminum	100%	Now	\$29,700	2040	* *	5	\$1,900	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Parapets								
Masonry: Brick	10%	Now	\$2,900	LIFE	* *	5	\$300	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face - East Side</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Interior Face - East Side</i>								
Metal Cornice	90%	Now	\$22,800	2039	* *			A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Corners</i>								
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Corners</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES

Asset # : 2153

Architecture		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									
Roof									
	Asphalt Shingle	90%	Now	\$6,300	2037	**			A
Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Sloped Roof									
Explanation : This Component Is Actually Rubber Shingles Imitating Slate Shingles.									
	Skylight, Metal/Glass	3%	Now	\$13,600	2034	**			A
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%									
Location : Over Stair									
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 30%									
Location : Over Stair									
Water Penetration, Extent : Moderate, Area Affected : 10%									
Location : Over Stair									
	Spray-on Foam	7%	Now	\$1,000	2029	**	5	\$500	A
Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%									
Location : Over Stair									
Water Penetration, Extent : Severe, Area Affected : 25%									
Location : Over Stair									
Interior									
Floors									
	Carpet	20%	Now	\$2,800	2023	\$27,800	3	\$3,400	C
Staining/Discoloring, Extent : Moderate, Area Affected : 25%									
Location : Third Floor									
	Carpet	20%	Now	\$27,800	2026	**	3	\$3,400	C
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 50%									
Location : First Floor									
Worn/Eroded, Extent : Severe, Area Affected : 50%									
Location : First Floor									
	Cast in Place Concrete	5%			LIFE	**	5	\$1,300	C
	Terrazzo	5%			LIFE	**	5	\$400	C
	Vinyl Tile	10%	Now	\$9,300	2034	**	3	\$400	C
Broken/Missing Elements, Extent : Severe, Area Affected : 50%									
Location : First Floor									
Water Penetration, Extent : Severe, Area Affected : 50%									
Location : First Floor									
	Vinyl Tile	35%			2029	**	3	\$1,500	C
	Wood	5%			2027	**	5	\$1,100	C

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**DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES**

Asset # : 2153

Architecture		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								
Gypsum Board	15%	Now	\$500	LIFE	**	5	\$400	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Stair</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Stair</i>								
Plaster	80%	Now	\$4,900	LIFE	**	5	\$1,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Third Floor Entrance</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Third Floor</i>								
Wood	5%			LIFE	**	5	\$800	C
Ceilings								
AcousTileSusp.Lay-In	10%			2029	**	5	\$1,200	B
Embossed Metal	30%			LIFE	**	5	\$1,600	B
Gypsum Board	20%	Now	\$2,200	LIFE	**	5	\$2,900	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Office Area</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Office Area</i>								
Plaster	40%	Now	\$11,400	LIFE	**	5	\$2,900	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Third Floor Office Area, First Floor</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Third 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								
Molded Case Bkrs	100%			2024	\$3,100	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 200 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2034	**	5		B
Molded Case Bkrs	50%			2024	\$30,300	5	\$100	B
Raceway								
Conduit	100%			2024	\$19,400	1		B
Panelboards								
Fused Disc Sw	25%			2023	\$5,700	5	\$100	B
Molded Case Bkrs	50%			2023	\$11,500	5	\$100	B
Molded Case Bkrs	25%			2032	**	5	\$100	B

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**DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES**

Asset # : 2153

Electrical		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	70%	2-4	\$17,200	2049	* *	1		B
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Thermoplastic	30%			2034	* *	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	30%			2024	\$13,000	10	\$2,800	B
	<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 3rd Floor</i>							
Fluorescent	5%			2024	\$2,200	10	\$500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Staircase</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Fluorescent	65%			2019	\$28,200	10	\$6,200	B
	<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 1st And 2nd Floors</i>							
Egress Lighting								
Exit, Service	100%	Now	\$1,400	2034	* *	1		B
	<i>Not Functioning, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Exterior Lighting								
HID	100%			2019	\$3,600	10		B
Alarm								
Security System								
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								
Natural Gas	100%			2034	* *	1		B
Conversion Equipment								
Furnace	30%			2024	\$2,700	1	\$1,100	B
	<i>Other Observation, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Tenant Owns, Operates And Maintains Equipment On 1st And 2nd Floor</i>							
	<i>Explanation : 1 Unit</i>							
Not Accessible	70%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location : 1st And 2nd Floors</i>							
	<i>Explanation : Tenant Owns, Operates And Maintains Equipment On 1st And 2nd Floor</i>							

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Estimates are rounded to the nearest hundred dollars.

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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES

Asset # : 2153

Mechanical		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									
	Distribution								
	Ductwork/Diffusers	30%			LIFE	* *	2-5	\$1,300	B
	No Component	70%							D
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : Throughout								
	Explanation : 1st And 2nd Floors								
Air Conditioning									
	Energy Source								
	Electricity	100%			2040	* *	1		B
	Conversion Equipment								
	Window/Wall Unit	50%			2019	\$7,500	1		B
	No Component	50%							D
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%	0-2	\$4,300	2029	* *	1		B
	Corroded, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Water Heater								
	Electric	30%	Now	\$300	2024	\$300	4		B
	Malfunctioning, Extent : Severe, Area Affected : 100%								
	Location : 3rd Floor Rest Room, Defective Electric Hot Water Heater.								
	Not Accessible	70%							D
	Other Observation, Extent : Light, Area Affected : 0%								
	Location :								
	Explanation : Tenant Is Responsible For 1st & 2 Floors								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	50%			LIFE	* *	1		B
	No Component	50%							D
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : Perimeter Of Building								
	Explanation : Leaders And Gutters								
	Fixtures								
	Generic	100%							B
Vertical Transport									
	Elevators								
	Geared Traction	100%			LIFE	* *			C
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 1-3								
	Explanation : Defective Unit, Flood Damaged During Hurricane Sandy								

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS BUILDING #39/40 - WAREHOUSE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.040 / 2430 **Yr Built/Renovated** : 1910 / 2013
Area Sq Ft : 15,275 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 725 **Lot** : 1 **BIN** : 3345656

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$740,700	
Interior Architecture	\$438,900	\$38,200
Mechanical	\$90,300	\$301,000
Total	\$1,269,900	\$339,200
Priority A	\$740,700	
Priority B	\$422,200	\$301,000
Priority C	\$107,000	\$38,200
Total	\$1,269,900	\$339,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$35,700			\$28,600
Interior Architecture		\$200		\$11,900
Electrical	\$7,700	\$100	\$200	\$52,400
Mechanical	\$800	\$1,100	\$1,500	\$13,300
Total	\$44,200	\$1,400	\$1,700	\$106,200
Priority A	\$35,700			\$28,600
Priority B	\$8,500	\$1,200	\$1,700	\$65,700
Priority C		\$200		\$11,900
Total	\$44,200	\$1,400	\$1,700	\$106,200



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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #39/40 - WAREHOUSE

Asset # : 2430

Architecture		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								
Masonry: Brick	80%	Now	\$301,300	LIFE	* *	5	\$26,300	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Vertical Cracks, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
Metal Coiling Doors	10%	Now	\$88,600	2037	* *	5	\$5,100	A
	Deformed/Dented, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
Stucco Cement	10%	Now	\$54,200	2037	* *	5	\$4,100	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
	Location : West Facade							
	Cracking/Crumbling, Extent : Severe, Area Affected : 50%							
	Location : West Facade							
Windows								
Aluminum	5%			2040	* *	5		A
Steel	95%	Now	\$33,800	2049	* *	5	\$4,300	A
	Air Infiltration, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Thermally Inefficient, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Parapets								
Masonry: Brick	95%	Now	\$296,500	LIFE	* *	5	\$5,400	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Misaligned/Bulging, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
Pre-Cast Concrete	5%	Now	\$1,900	LIFE	* *	5	\$1,800	A
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 100%							
	Location : Coping							
	Caulking Deteriorated, Extent : Severe, Area Affected : 50%							
	Location : Coping							
Roof								
Spray-on Foam	100%			2029	* *	5	\$57,200	A

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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #39/40 - WAREHOUSE

Asset # : 2430

Architecture		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	55%	Now	\$68,800	LIFE	**	5	\$38,200	C
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Broken/Missing Elements, Extent : Severe, Area Affected : 25%

Location : First Floor

Uneven Substrate, Extent : Severe, Area Affected : 35%

Location : First Floor

Vinyl Tile	5%			2029	**	3	\$600	C
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Wood	40%			2039	**	5	\$23,800	C
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Interior Walls

Concrete Masonry Unit	10%			LIFE	**	5	\$200	C
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Gypsum Board	10%			LIFE	**	5	\$300	C
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Masonry: Brick	80%	Now	\$38,200	LIFE	**			C
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Cracking/Crumbling, Extent : Severe, Area Affected : 25%

Location : Throughout

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

Location : Throughout

Ceilings

Exposed Concrete	75%	Now	\$209,400	LIFE	**	5	\$5,400	B
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Cracking/Crumbling, Extent : Severe, Area Affected : 25%

Location : First Floor

Exposed Struc: Wood	15%	Now	\$122,600	LIFE	**			B
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Dry Rot/Decay, Extent : Severe, Area Affected : 50%

Location : First Floor

Split/Cracked, Extent : Severe, Area Affected : 25%

Location : First Floor

Gypsum Board	10%			LIFE	**	5	\$5,700	B
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Electrical		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	

Over 600 Volts

Service Equipment

Under Construction	100%								D
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Transformers

Under Construction	100%								D
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Switchgear / Switchboard

Under Construction	100%								D
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Feeders

Under Construction	100%								D
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Raceway

Under Construction	100%								D
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Under 600 Volts

Service Equipment

Under Construction	100%								D
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Switchgear / Switchboard

Under Construction	100%								D
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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #39/40 - WAREHOUSE

Asset # : 2430

Electrical		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								
Raceway								
Conduit	100%			2024	\$22,000	1		B
Panelboards								
Fused Disc Sw	20%			2023	\$2,300	5	\$100	B
Molded Case Bkrs	80%			2023	\$9,200	5	\$300	B
Wiring								
Braided Cloth	50%	2-4	\$7,700	2049	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	50%			2024	\$7,700	1		B
Motor Controllers								
Locally Mounted	100%			2022	\$8,600	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	10%			2019	\$3,900	10	\$1,900	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	75%			2019	\$29,400	10	\$14,600	B
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
HID	15%			2019	\$1,600	10	\$100	B
Exterior Lighting								
HID	100%			2019	\$800	10		B

Mechanical		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								
Electricity	100%			2034	* *	1		B
Terminal Devices								
Fan Coil Unit/Heat	100%	Now	\$90,300	2024	\$301,000	1	\$6,200	B
<i>On Extended Life, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Ceiling Mounted</i>								
Ventilation								
Exhaust Fans								
Wall Unit	40%			2019	\$12,200	2	\$300	B
No Component	60%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2029	* *	1		B
Water Heater								
Not Accessible	100%							D

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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #39/40 - WAREHOUSE

Asset # : 2430

Mechanical		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
Plumbing									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Sprinkler								
	Generic	100%			2034	* *	1-2	\$5,900	B

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS BUILDING #45 - GARAGE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.030 / 2429 **Yr Built/Renovated** : 1910 / 2013
Area Sq Ft : 13,720 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 725 **Lot** : 1 **BIN** : 3345661

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$435,400	\$113,500
Interior Architecture	\$257,900	\$43,200
Mechanical		\$249,500
Total	\$693,300	\$406,200
Priority A	\$435,400	\$113,500
Priority B	\$219,000	\$249,500
Priority C	\$38,900	\$43,200
Total	\$693,300	\$406,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$85,100			\$7,000
Interior Architecture			\$700	
Electrical	\$200	\$200	\$200	\$37,400
Mechanical	\$9,300	\$800	\$1,000	\$9,200
Total	\$94,600	\$1,000	\$1,900	\$53,600
Priority A	\$85,100			\$7,000
Priority B	\$9,500	\$1,000	\$1,200	\$46,600
Priority C			\$700	
Total	\$94,600	\$1,000	\$1,900	\$53,600



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #45 - GARAGE
Asset # : 2429

Architecture		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								
Concrete Masonry Unit	75%	Now	\$435,400	LIFE	* *	5	\$17,400	A
	Caulking Deteriorated, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Vegetation Growth, Extent : Severe, Area Affected : 75%							
	Location : Throughout							
Masonry: Brick	10%	Now	\$21,300	LIFE	* *	5	\$3,700	A
	Caulking Deteriorated, Extent : Moderate, Area Affected : 25%							
	Location : West Facade							
	Worn/Eroded, Extent : Severe, Area Affected : 25%							
	Location : West Facade							
Metal Panel	10%			2034	* *	5-10	\$25,600	A
Metal Coiling Doors	5%	Now	\$20,000	2029	* *	5	\$2,900	A
	Corrosion/Rusting, Extent : Severe, Area Affected : 25%							
	Location : West Facade							
	Deformed/Dented, Extent : Moderate, Area Affected : 25%							
	Location : West Facde							
Windows								
Steel	100%	Now	\$29,600	2049	* *	5	\$3,700	A
	Air Infiltration, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Thermally Inefficient, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Roof								
Modified Bitumen	50%			2024	\$113,500	10	\$20,600	A
Spray-on Foam	50%	Now	\$14,200	2029	* *	5	\$13,700	A
	Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%							
	Location : Over First Floor							
Interior								
Floors								
Cast in Place Concrete	90%	Now	\$38,900	LIFE	* *	5	\$43,200	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : First Floor							
Ceramic Tile	5%			2033	* *	5	\$1,100	C
Vinyl Tile	5%			2024	\$8,800	3	\$400	C
Interior Walls								
Concrete Masonry Unit	95%			LIFE	* *	5	\$1,400	C
Gypsum Board	5%			LIFE	* *	5	\$100	C

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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #45 - GARAGE

Asset # : 2429

Architecture	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

Exposed Concrete	40%			LIFE	* *	5	\$1,400	B
Exposed Struc: Steel	50%	Now	\$219,000	LIFE	* *			B

Corrosion/Rusting, Extent : Moderate, Area Affected : 25%

Location : First Floor

Gypsum Board	10%			LIFE	* *	5	\$2,700	B
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Electrical	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

Over 600 Volts

Transformers

Under Construction	100%							D
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Switchgear / Switchboard

Under Construction	100%							D
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Feeders

Under Construction	100%							D
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Raceway

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

Under 600 Volts

Service Equipment

Under Construction	100%							D
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Switchgear / Switchboard

Fused Disc Sw	100%			2044	* *	5	\$100	B
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Raceway

Conduit	50%			2044	* *	1		B
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Under Construction	50%							D
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Panelboards

Fused Disc Sw	10%			2032	* *	5		B
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Molded Case Bkrs	40%			2032	* *	5	\$100	B
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Under Construction	50%							D
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Wiring

Thermoplastic	60%			2034	* *	1		B
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Under Construction	40%							D
--------------------	-----	--	--	--	--	--	--	---

Ground

Grounding Devices

Not Accessible	100%							D
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Lighting

Interior Lighting

Fluorescent	90%			2019	\$24,400	10	\$12,100	B
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T-12 Lamps, Extent : Moderate, Area Affected : 100%

Location : Throughout The Building

Fluorescent	10%			2024	\$2,700	10	\$1,300	B
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T-8 Lamps, Extent : Moderate, Area Affected : 100%

Location : Throughout The Building

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #45 - GARAGE

Asset # : 2429

Electrical	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

Exterior Lighting

HID

100%

2019

\$700

10

B

Alarm

Security System

No Component

70%

Generic

30%

2024

\$11,800

1

\$1,500

D

B

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

Location : Outside

Explanation : C C T V Surveillance Cameras

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

Heating

Energy Source

Electricity

100%

2034

* *

1

B

Terminal Devices

Fan Coil Unit/Heat

100%

2024

\$208,000

1

\$4,700

B

Ventilation

Exhaust Fans

Wall Unit

40%

2019

\$8,400

2

\$200

B

No Component

60%

D

Plumbing

H/C Water Piping

Galv Iron/Steel

100%

0-2

\$8,300

2022

\$41,500

1

B

Corroded, Extent : Moderate, Area Affected : 20%

Location : 1st Floor

Sanitary Piping

Cast Iron

100%

LIFE

* *

1

B

Storm Drain Piping

Cast Iron

100%

LIFE

* *

1

B

Sewage Ejector(s)

Not Accessible

100%

D

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

Location : Located In A Pit

Explanation : Not Accessible

Fixtures

Generic

100%

B

Fire Suppression

Sprinkler

Generic

100%

2044

* *

1-2

\$4,100

B

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS BUILDING #57 - WAREHOUSE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.010 / 2449 **Yr Built/Renovated** : 1910 /
Area Sq Ft : 157,500 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,3,5,6
Block : 725 **Lot** : 1 **BIN** : 3378183

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,811,900	\$1,174,000
Interior Architecture	\$306,100	\$525,400
Electrical	\$397,000	\$209,700
Mechanical		\$394,700
Total	\$2,515,000	\$2,303,800
Priority A	\$1,811,900	\$1,174,000
Priority B	\$397,000	\$639,500
Priority C	\$306,100	\$490,300
Total	\$2,515,000	\$2,303,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$12,400			
Interior Architecture	\$11,900			
Electrical	\$53,300	\$1,800	\$2,700	\$31,000
Mechanical	\$15,500	\$10,100	\$14,700	\$2,900
Elevators/Escalators	\$17,800	\$17,800	\$17,800	\$17,800
Total	\$110,900	\$29,700	\$35,200	\$51,700
Priority A	\$12,400			
Priority B	\$86,600	\$29,700	\$35,200	\$51,700
Priority C	\$11,900			
Total	\$110,900	\$29,700	\$35,200	\$51,700



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #57 - WAREHOUSE
Asset # : 2449

Architecture		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	95%			LIFE	**	5	\$206,300	A
Masonry: Brick	5%	Now	\$12,400	LIFE	**	5	\$2,200	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Stair Bulkhead</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : At Stair Bulkhead</i>								
Windows								
Aluminum	90%	Now	\$1,573,200	2049	**	5	\$19,800	A
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Glass Block	10%	Now	\$41,600	LIFE	**	5	\$2,800	A
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Parapets								
Cast in Place Concrete	100%	Now	\$125,400	LIFE	**	5	\$429,700	A
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, West Facade</i>								
Roof								
Skylight, Metal/Glass	3%			2024	\$466,200	10	\$11,100	A
Spray-on Foam	97%			2029	**	5	\$143,500	A
Interior								
Floors								
Cast in Place Concrete	95%			LIFE	**	5	\$490,300	C
Steel Plate	5%	Now	\$306,100	LIFE	**	1		C
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Stair Landings Throughout</i>								
Interior Walls								
Cast in Place Concrete	20%	Now	\$11,900	LIFE	**			C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Fifth Floor</i>								
Concrete Masonry Unit	15%			LIFE	**	5	\$600	C
Gypsum Board	5%			LIFE	**	5	\$300	C
Masonry: Brick	60%			LIFE	**			C
Ceilings								
Exposed Concrete	95%			LIFE	**	5	\$35,000	B
Gypsum Board	5%			LIFE	**	5	\$14,700	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

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

Estimates are rounded to the nearest hundred dollars.

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #57 - WAREHOUSE

Asset # : 2449

Electrical		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								
Raceway								
Conduit	100%			2024	\$79,000	1		B
Panelboards								
Fused Disc Sw	20%			2023	\$10,300	5	\$700	B
Fused Knife Sw	50%	2-4	\$25,800	2049	* *	5	\$900	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 : Throughout The Building</i>								
Molded Case Bkrs	30%			2023	\$15,500	5	\$1,200	B
Wiring								
Braided Cloth	70%	2-4	\$25,700	2049	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	30%			2024	\$18,500	1		B
Lighting								
Interior Lighting								
Fluorescent	60%			2019	\$174,700	10	\$86,800	B
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	30%			2024	\$87,400	10	\$43,400	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Incandescent	10%			2019	\$29,100	2	\$400	B
Egress Lighting								
Emergency, Battery	50%			2024	\$27,200	10	\$19,000	B
Exit, Service	50%			2024	\$10,900	1		B
Exterior Lighting								
HID	100%			2024	\$8,000	10	\$500	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2019	\$135,500	1	\$17,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : C C T V Surveillance Cameras</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								
Natural Gas	100%			2044	* *	1		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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #57 - WAREHOUSE
Asset # : 2449

Mechanical		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								
Conversion Equipment								
Radiant Heater	60%			2024	\$394,700	2	\$43,900	B
	<i>Other Observation, Extent : Light, Area Affected : 60%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Heating Equipment Is Installed And Maintained By Tenants</i>							
No Component	40%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2029	* *	1		B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%			2017	\$6,300	4	\$2,500	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Located Outside The Building In A Pit</i>							
	<i>Explanation : Sump Pump Is Not Accessible</i>							
Sewage Ejector(s)								
Electric	100%			2024	\$10,500	4	\$2,500	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Is Located Outside The Building In A Pit</i>							
	<i>Explanation : Ejector Is Not Accessible</i>							
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : 1-6</i>							
	<i>Explanation : 3 Units</i>							
Fire Suppression								
Sprinkler								
Generic	100%			2034	* *	1-2	\$44,200	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS BUILDING #58 - WAREHOUSE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.000 / 2448 **Yr Built/Renovated** : 1927 / 2013
Area Sq Ft : 142,560 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,5,6
Block : 725 **Lot** : 1 **BIN** : 3378184

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$2,491,900	\$1,171,600
Interior Architecture	\$421,100	\$467,200
Electrical	\$276,100	\$200,800
Mechanical	\$40,400	
Total	\$3,229,500	\$1,839,500
Priority A	\$2,491,900	\$1,171,600
Priority B	\$316,500	\$200,800
Priority C	\$421,100	\$467,200
Total	\$3,229,500	\$1,839,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$32,300			
Interior Architecture	\$6,600			
Electrical	\$500	\$1,800		\$1,200
Mechanical	\$5,400	\$12,700	\$12,600	\$11,900
Elevators/Escalators	\$17,800	\$17,800	\$17,800	\$17,800
Total	\$62,600	\$32,300	\$30,300	\$30,900
Priority A	\$32,300			
Priority B	\$23,700	\$32,300	\$30,300	\$30,900
Priority C	\$6,600			
Total	\$62,600	\$32,300	\$30,300	\$30,900



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #58 - WAREHOUSE
Asset # : 2448

Architecture		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%	Now	\$21,000	LIFE	* *	5	\$9,800	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location : Stair Bulkhead, Loading Docks								
Exposed Reinforcement, Extent : Moderate, Area Affected : 15%								
Location : Stair Bulkhead, Loading Docks								
Cast in Place Concrete	90%			LIFE	* *	5	\$177,000	A
Masonry: Brick	5%	Now	\$11,200	LIFE	* *	5	\$2,000	A
Diagonal Cracks, Extent : Severe, Area Affected : 15%								
Location : Elevator Shaft								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
Location : Elevator Shaft								
Windows								
Steel	100%	Now	\$1,972,400	2049	* *	5	\$249,000	A
Air Infiltration, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Broken/Missing Elements, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Parapets								
Cast in Place Concrete	100%	Now	\$453,900	LIFE	* *	5	\$388,900	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : North Side								
Exposed Reinforcement, Extent : Moderate, Area Affected : 20%								
Location : North Side								
Roof								
Skylight, Metal/Glass	2%			2024	\$281,300	10	\$6,700	A
Spray-on Foam	98%			2029	* *	5	\$131,300	A
Interior								
Floors								
Cast in Place Concrete	100%	Now	\$421,100	LIFE	* *	5	\$467,200	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Interior Walls								
Cast in Place Concrete	15%			LIFE	* *			C
Concrete Masonry Unit	15%			LIFE	* *	5	\$500	C
Gypsum Board	5%			LIFE	* *	5	\$300	C
Masonry: Brick	10%	Now	\$6,600	LIFE	* *			C
Diagonal Cracks, Extent : Moderate, Area Affected : 15%								
Location : East Stair								
Masonry: Brick	55%			LIFE	* *			C
Ceilings								
Exposed Concrete	100%			LIFE	* *	5	\$33,400	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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #58 - WAREHOUSE
Asset # : 2448

Electrical		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
Over 600 Volts								
Service Equipment								
Under Construction	100%							D
Transformers								
Under Construction	100%							D
Switchgear / Switchboard								
Under Construction	100%							D
Feeders								
Under Construction	100%							D
Raceway								
Under Construction	100%							D
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2054	* *	5	\$600	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : Recently Installed, Main Service Switch Rated @ 3000 Amperes								
Switchgear / Switchboard								
Molded Case Bkrs	50%			2054	* *	5	\$1,900	B
Recent Installation, Extent : Light, Area Affected : 100%								
Location : Electrical Room								
Under Construction	50%							D
Raceway								
Conduit	80%			2024	\$46,600	1		B
Conduit	20%			2054	* *	1		B
Recent Installation, Extent : Light, Area Affected : 100%								
Location : 1st Floor								
Panelboards								
Fused Disc Sw	20%			2032	* *	5	\$700	B
Molded Case Bkrs	80%			2032	* *	5	\$3,000	B
Wiring								
Thermoplastic	80%			2024	\$35,800	1		B
Thermoplastic	20%			2054	* *	1		B
Recent Installation, Extent : Light, Area Affected : 100%								
Location : 1st Floor								
Motor Controllers								
Locally Mounted	100%			2041	* *	5	\$1,000	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	70%			2019	\$184,500	10	\$91,600	B
T-12 Lamps, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								
Fluorescent	30%			2024	\$79,100	10	\$39,300	B
T-8 Lamps, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #58 - WAREHOUSE

Asset # : 2448

Electrical	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

Egress Lighting								
Emergency, Battery	50%			2024	\$24,600	10	\$17,200	B
Exit, Service	50%			2024	\$9,800	1		B
Exterior Lighting								
HID	100%			2024	\$7,300	10	\$400	B

Alarm

Security System								
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								
Natural Gas	100%			2044	* *	1		B
Conversion Equipment								
Radiant Heater	70%			2029	* *	2	\$46,300	B
<i>Other Observation, Extent : Light, Area Affected : 70%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Heating Equipment Is Installed And Maintained By Tenants</i>								
No Component	30%							D
Terminal Devices								
No Component	70%							D
No Component	30%							D

Ventilation

Exhaust Fans								
Wall Unit	10%			2024	\$20,500	2	\$400	B
No Component	90%							D

Plumbing

H/C Water Piping								
Galv Iron/Steel	100%	0-2	\$40,400	2029	* *	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</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)								
Submersible	100%			2018	\$6,300	4	\$1,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Pit In The Street</i>								
<i>Explanation : Not Accessible</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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS BUILDING #58 - WAREHOUSE

Asset # : 2448

Mechanical		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
Plumbing									
	Sewage Ejector(s)								
	Electric	100%			2029	* *	4	\$2,500	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Street Pit							
		Explanation : Not Accessible							
Fixtures									
	Generic	100%							B
Vertical Transport									
	Elevators								
	Geared Traction	100%			LIFE	* *			C
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1-6							
		Explanation : 3 Units							
Fire Suppression									
	Sprinkler								
	Generic	100%			2044	* *	1-2	\$40,000	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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.060 / 2283 **Yr Built/Renovated** : 1920 /
Area Sq Ft : 4,351 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 715 **Lot** : 1 **BIN** : 3345662

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$320,900	
Interior Architecture		\$104,700	
Electrical		\$42,700	\$74,500
Total		\$468,400	\$74,500
Priority A		\$320,900	
Priority B		\$147,500	\$74,500
Total		\$468,400	\$74,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$4,000		\$7,900
Interior Architecture	\$40,900	\$1,100		
Electrical	\$42,200	\$700	\$600	\$15,400
Mechanical	\$11,900	\$200	\$400	\$800
Total	\$95,000	\$6,000	\$1,000	\$24,100
Priority A		\$4,000		\$7,900
Priority B	\$68,400	\$900	\$1,000	\$16,200
Priority C	\$26,600	\$1,100		
Total	\$95,000	\$6,000	\$1,000	\$24,100



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP

Asset # : 2283

Architecture		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								
Concrete Masonry Unit	5%			LIFE	**	5	\$300	A
Masonry: Brick	90%	Now	\$101,200	LIFE	**	5	\$8,800	A
Diagonal Cracks, Extent : Severe, Area Affected : 30%								
Location : South Facade								
Misaligned/Bulging, Extent : Severe, Area Affected : 50%								
Location : South Facade								
Worn/Eroded, Extent : Severe, Area Affected : 50%								
Location : South Facade								
Metal Coiling Doors	5%			2029	**	5	\$1,500	A
Windows								
Metal Louvers	15%			2027	**	10	\$4,000	A
Wood	85%	Now	\$95,300	2049	**	5	\$17,900	A
Air Infiltration, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Split/Cracked, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Unit Inoperable, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Parapets								
Masonry: Brick	100%	Now	\$78,200	LIFE	**	5	\$4,800	A
Diagonal Cracks, Extent : Moderate, Area Affected : 25%								
Location : Corners								
Worn/Eroded, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Roof								
Skylight, Metal/Glass	3%	Now	\$46,200	2054	**			A
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Over First Floor								
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : Over First Floor								
Spray-on Foam	97%			2029	**	5	\$14,200	A
Interior								
Floors								
Cast in Place Concrete	85%			LIFE	**	5	\$10,900	C
Panel/Paver: Cer/Brk	15%			2032	**	5	\$2,000	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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP

Asset # : 2283

Architecture		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

10%

2027

* *

5

\$300

C

Masonry: Brick

70%

Now

\$24,200

LIFE

* *

C

Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%

Location : Throughout

Worn/Eroded, Extent : Severe, Area Affected : 25%

Location : Throughout

Plaster

20%

Now

\$2,400

LIFE

* *

5

\$200

C

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

Location : Pump Room

Water Penetration, Extent : Severe, Area Affected : 50%

Location : Pump Room

Ceilings

Exposed Concrete

40%

Now

\$14,300

LIFE

* *

5

\$400

B

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

Location : Throughout

Exposed Struc: Wood

60%

Now

\$104,700

LIFE

* *

B

Dry Rot/Decay, Extent : Severe, Area Affected : 50%

Location : Throughout

Split/Cracked, Extent : Severe, Area Affected : 50%

Location : Throughout

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

Over 600 Volts

Transformers

Liquid Filled

100%

2-4

\$34,000

2044

* *

3

B

On Extended Life, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Switchgear / Switchboard

Air Circuit Breaker

100%

2-4

\$3,700

2054

* *

3

B

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

Location : Electrical Room

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

Location : Electrical Room

Explanation : Obsolete Equipment

Feeders

Cable

100%

2023

\$1,000

1

B

Raceway

Conduit

100%

2024

\$3,600

1

B

Under 600 Volts

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP

Asset # : 2283

Electrical		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								
	Molded Case Bkrs	100%			2024	\$1,000	5	\$100	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : No Available Nameplate Rating Capacity							
	Raceway								
	Conduit	30%			2034	* *	1		B
	Conduit	70%			2024	\$15,400	1		B
	Panelboards								
	Molded Case Bkrs	50%			2032	* *	5	\$100	B
	Molded Case Bkrs	50%			2023	\$5,700	5	\$100	B
	Wiring								
	Braided Cloth	20%	2-4	\$3,100	2049	* *	1		B
		Insulation Aged, Extent : Moderate, Area Affected : 100%							
		Location : Shop And Electrical Room							
	Thermoplastic	50%			2034	* *	1		B
	Thermoplastic	30%			2024	\$4,600	1		B
	Motor Controllers								
	Locally Mounted	100%			2029	* *	5		B
Ground									
	Grounding Devices								
	Not Accessible	100%							D
Stand-by Power									
	Transfer Switches								
	Automatic	100%			2022	\$11,000	1	\$1,300	B
	Generators								
	Diesel	100%			2020	\$74,500	1	\$1,700	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Fire Pump Room							
		Explanation : 2- 119 Kw Diesel Generators							
	Batteries								
	Lead/Acid	100%			2016	\$600	5	\$200	B
	Fuel Storage								
	Main Tank	100%			2027	* *	5	\$100	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Pump House							
		Explanation : 2- Main Tanks, No Available Nameplate Rating Capacity							
Lighting									
	Interior Lighting								
	Fluorescent	100%			2019	\$7,200	10	\$3,600	B
		T-12 Lamps, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
Alarm									

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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP

Asset # : 2283

Electrical		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	

Alarm

Security System

No Component

70%

Generic

30%

2019

\$3,700

1

\$500

D

B

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

Location : Pump House

Explanation : Intrusion Alarm Only

Fire/Smoke Detection

Generic

100%

2019

\$42,700

1-3

\$2,800

B

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

Location : Throughout The Building

Explanation : Horns And Bells

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

Heating

Energy Source

Electricity

20%

2034

* *

1

B

Natural Gas

80%

2034

* *

1

B

Conversion Equipment

Radiant Heater

20%

2024

\$3,300

2

\$400

B

Other Observation, Extent : Light, Area Affected : 20%

Location : Pump House

Explanation : Electrical Unit Heater In Pump House Only

No Component

80%

D

Terminal Devices

Fan Coil Unit/Heat

80%

Now

\$8,900

2034

* *

1

\$900

B

Unit Inoperable, Extent : Severe, Area Affected : 80%

Location : Obsolete Gas Fired Fan Coil Unit Heaters In The Shop

No Component

20%

D

Ventilation

Exhaust Fans

Wall Unit

30%

2024

\$1,700

2

B

No Component

70%

D

Plumbing

H/C Water Piping

Galv Iron/Steel

100%

2029

* *

1

B

Water Heater

Electric

100%

2019

\$600

4

B

Sanitary Piping

Cast Iron

100%

LIFE

* *

1

B

Storm Drain Piping

Cast Iron

100%

LIFE

* *

1

B

Fixtures

Generic

100%

B

Fire Suppression

*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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP

Asset # : 2283

Mechanical		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
Fire Suppression	Sprinkler								
	Generic	100%			2034	* *	1-2	\$1,100	B
Fire Pump	Generic	100%	Now	\$2,800	2039	* *	1	\$700	B
Damaged, Extent : Severe, Area Affected : 100%									
Location : First Floor, Damaged By Sandy									

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS RESTAURANT
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.070 / 2154 **Yr Built/Renovated** : 1920 /
Area Sq Ft : 7,360 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 725 **Lot** : 1 **BIN** : 3345657

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$695,600	
Interior Architecture		\$57,400	\$94,000
Total		\$753,000	\$94,000
Priority A		\$695,600	
Priority B		\$57,400	\$94,000
Total		\$753,000	\$94,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$29,500			
Interior Architecture	\$36,500	\$15,100		
Total	\$66,000	\$15,100		
Priority A	\$29,500			
Priority B	\$33,400			
Priority C	\$3,100	\$15,100		
Total	\$66,000	\$15,100		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS RESTAURANT
Asset # : 2154

Architecture		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								
Masonry: Brick	100%	Now	\$163,600	LIFE	**	5	\$19,100	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
Location : North Facade, Throughout								
Rusting Masonry Supt, Extent : Moderate, Area Affected : 25%								
Location : Basement Entrance								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Windows								
Wood	100%	Now	\$39,800	2049	**	5	\$7,500	A
Air Infiltration, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Split/Cracked, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Parapets								
Metal Cornice	100%	Now	\$29,500	2039	**			A
Corrosion/Rusting, Extent : Moderate, Area Affected : 15%								
Location : Throughout								
Deteriorated Finish, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Roof								
Slate	75%	Now	\$492,200	LIFE	**			A
Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
Location : Over Kitchen								
Cracking/Crumbling, Extent : Severe, Area Affected : 20%								
Location : Throughout								
Water Penetration, Extent : Severe, Area Affected : 35%								
Location : Over Kitchen								
Not Accessible	25%							D
Interior								
Floors								
Panel/Paver: Cer/Brk	100%			2032	**	5	\$30,200	C
Interior Walls								
Gypsum Board	30%			LIFE	**	5	\$700	C
Plaster	50%	Now	\$3,100	LIFE	**	5	\$600	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Kitchen								
Water Penetration, Extent : Severe, Area Affected : 25%								
Location : Throughout								
SGFT/Glazed Masonry	20%			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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS RESTAURANT
Asset # : 2154

Architecture	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

Plaster

20% Now \$33,400 LIFE * * 5 \$1,700 B
Broken/Missing Elements, Extent : Severe, Area Affected : 50%
Location : Kitchen
Water Penetration, Extent : Severe, Area Affected : 50%
Location : Kitchen

Wood

80% Now \$57,400 LIFE * * 5 \$94,000 B
Broken/Missing Elements, Extent : Severe, Area Affected : 25%
Location : Throughout

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

Under 600 Volts

Service Equipment
Not Accessible

100% D
Other Observation, Extent : Light, Area Affected : 0%
Location : Throughout
Explanation : Building Has Been Closed For Years And Is Not Accessible

Switchgear / Switchboard

Not Accessible

100% D

Raceway

Not Accessible

100% D

Panelboards

Not Accessible

100% D

Wiring

Not Accessible

100% D

Motor Controllers

Not Accessible

100% D

Ground

Grounding Devices

Not Accessible

100% D

Lighting

Interior Lighting

Not Accessible

100% D

Egress Lighting

Not Accessible

100% D

Alarm

Fire/Smoke Detection

Not Accessible

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

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS RESTAURANT
Asset # : 2154

Mechanical		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								
	Not Accessible	100%							D
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Throughout							
		Explanation : Building Has Been Closed For Many Years - No Access							
	Conversion Equipment								
	Not Accessible	100%							D
	Distribution								
	Not Accessible	100%							D
	Terminal Devices								
	Not Accessible	100%							D
Air Conditioning									
	Energy Source								
	Not Accessible	100%							D
	Conversion Equipment								
	Not Accessible	100%							D
	Distribution								
	Not Accessible	100%							D
	Terminal Devices								
	Not Accessible	100%							D
	Heat Rejection								
	Not Accessible	100%							D
Ventilation									
	Distribution								
	Not Accessible	100%							D
	Exhaust Fans								
	Not Accessible	100%							D
Plumbing									
	H/C Water Piping								
	Not Accessible	100%							D
	Water Heater								
	Not Accessible	100%							D
	HW Heat Exchanger								
	Not Accessible	100%							D
	Sanitary Piping								
	Not Accessible	100%							D
	Storm Drain Piping								
	Not Accessible	100%							D
	Sump Pump(s)								
	Not Accessible	100%							D
	Sewage Ejector(s)								
	Not Accessible	100%							D
	Backflow Preventer								
	Not Accessible	100%							D
	Fixtures								
	Not Accessible	100%							D

Fire Suppression

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS RESTAURANT
Asset # : 2154

Mechanical		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
Fire Suppression									
	Standpipe								
	Not Accessible	100%							D
Fire Pump									
	Not Accessible	100%							D
Chemical System									
	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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS UNIT C - WAREHOUSE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.080 / 2155 **Yr Built/Renovated** : 1910 / 2013
Area Sq Ft : 162,409 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2,3,4
Block : 715 **Lot** : 1 **BIN** : 3345581

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,859,100	\$1,060,200
Interior Architecture	\$1,424,500	\$438,600
Electrical	\$392,300	\$284,500
Mechanical	\$45,300	\$60,300
Total	\$3,721,200	\$1,843,500
Priority A	\$1,859,100	\$1,060,200
Priority B	\$667,200	\$494,500
Priority C	\$1,194,900	\$288,900
Total	\$3,721,200	\$1,843,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$20,600		
Interior Architecture			\$2,400	\$6,000
Electrical	\$72,200	\$900	\$1,700	\$28,600
Mechanical	\$8,000	\$6,400	\$14,200	\$30,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$84,200	\$31,900	\$22,300	\$69,000
Priority A		\$20,600		
Priority B	\$84,200	\$11,300	\$19,900	\$69,000
Priority C			\$2,400	
Total	\$84,200	\$31,900	\$22,300	\$69,000



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT C - WAREHOUSE

Asset # : 2155

Architecture		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								
Masonry: Brick	90%	Now	\$546,400	LIFE	* *	5	\$95,500	A
	Horizontal Cracks, Extent : Moderate, Area Affected : 20%							
	Location : Bulkheads							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 40%							
	Location : Throughout							
Metal Coiling Doors	10%	Now	\$228,400	2029	* *	5	\$16,600	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : West Facade							
	Deformed/Dented, Extent : Moderate, Area Affected : 25%							
	Location : West Facade							
	Unit Inoperable, Extent : Moderate, Area Affected : 25%							
	Location : West Facade							
Windows								
Steel	100%	Now	\$911,000	2049	* *	5	\$115,000	A
	Air Infiltration, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Thermally Inefficient, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Parapets								
Masonry: Brick	95%	Now	\$109,800	LIFE	* *	5	\$10,000	A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Masonry: Limestone	5%			LIFE	* *	5	\$700	A
Roof								
Metal Panel	10%			2037	* *	10	\$20,600	A
Skylight, Metal/Glass	5%			2024	\$786,000	10	\$18,700	A
Spray-on Foam	85%			2029	* *	5	\$127,200	A
Interior								
Floors								
Cast in Place Concrete	23%			LIFE	* *	5	\$120,500	C
Ceramic Tile	2%			2033	* *	5	\$4,800	C
Wood	75%	Now	\$1,123,000	2039	* *	5	\$168,400	C
	Deteriorated Finish, Extent : Severe, Area Affected : 50%							
	Location : Fourth Floor							
	Split/Cracked, Extent : Severe, Area Affected : 25%							
	Location : Fourth Floor							
	Worn/Eroded, Extent : Moderate, Area Affected : 50%							
	Location : Fourth Floor							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT C - WAREHOUSE

Asset # : 2155

Architecture		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

Concrete Masonry Unit	5%				LIFE	**	5	\$800	C
Gypsum Board	10%				LIFE	**	5	\$2,300	C
Masonry: Brick	50%				LIFE	**			C
Masonry: Brick	25%	Now		\$71,900	LIFE	**			C

Worn/Eroded, Extent : Severe, Area Affected : 25%

Location : First And Fourth Floors

Plaster	10%				LIFE	**	5	\$1,200	C
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Ceilings

AcousTileSusp.Lay-In	5%				2029	**	5	\$12,000	B
Exposed Struc: Wood	25%				LIFE	**			B
Gypsum Board	10%	Now		\$229,600	LIFE	**	5	\$29,900	B

Broken/Missing Elements, Extent : Severe, Area Affected : 30%

Location : First Floor

Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 35%

Location : First Floor

Gypsum Board	40%				LIFE	**	5	\$119,700	B
Plaster	20%				LIFE	**	5	\$29,900	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	

Over 600 Volts

Service Equipment

Under Construction	100%								D
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Transformers

Liquid Filled	50%	2-4		\$17,000	2044	**	3	\$700	B
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On Extended Life, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

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

Location : Electrical Room

Explanation : Six 300 Kva 4160v-480v/277v

Under Construction	50%								D
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Feeders

Busway	100%				2022		\$69,100	1	B
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Raceway

Tray	100%				2022		\$3,600	1	B
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Under 600 Volts

Service Equipment

Fused Knife Sw	100%	0-2		\$29,200	2054	**	5	\$300	B
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Obsolete Equipment, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

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

Location : Electrical Room

Explanation : Obsolete Equipment

*Note : 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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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT C - WAREHOUSE

Asset # : 2155

Electrical		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								
Switchgear / Switchboard								
Fused Knife Sw	100%	0-2	\$60,600	2054	* *	5	\$300	B
			<i>Obsolete Equipment, 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 : Obsolete Equipment</i>					
Raceway								
Conduit	100%			2024	\$79,000	1		B
Panelboards								
Fused Disc Sw	20%			2023	\$10,300	5	\$700	B
Molded Case Bkrs	30%			2032	* *	5	\$1,300	B
Molded Case Bkrs	50%			2023	\$25,800	5	\$2,100	B
Wiring								
Braided Cloth	70%	2-4	\$25,700	2049	* *	1		B
			<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
Thermoplastic	30%			2024	\$18,500	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	70%			2019	\$206,900	10	\$102,700	B
			<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
Fluorescent	25%			2024	\$73,900	10	\$36,700	B
			<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
Fluorescent	5%			2019	\$14,800	10	\$7,300	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : 1st Floor</i>					
			<i>Explanation : Compact Fluorescent Light Fixtures</i>					
Egress Lighting								
Emergency, Battery	50%			2029	* *	10	\$19,300	B
Exit, Service	50%			2029	* *	1		B
Exterior Lighting								
HID	100%			2019	\$8,300	10	\$500	B
Alarm								
Security System								
No Component	95%							D
Generic	5%			2024	\$23,300	1	\$3,000	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : 2nd Floor</i>					
			<i>Explanation : C C T V Surveillance Camera</i>					

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT C - WAREHOUSE

Asset # : 2155

Mechanical		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								
Natural Gas	100%			2034	* *	1		B
Conversion Equipment								
Furnace	20%			2029	* *	1	\$15,800	B
	Other Observation, Extent : Light, Area Affected : 50%							
	Location : Roof							
	Explanation : 2 Gas Fired Packaged Rooftop Air Conditioning Units Serving The 4th Floor Only							
Radiant Heater	10%			2029	* *	2	\$7,400	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 4th Floor In Tenant Spaces And Corridors							
	Explanation : Gas Fired Reznors Furnaces							
No Component	70%							D
Air Conditioning								
Energy Source								
Electricity	100%			2040	* *	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	20%			2029	* *	2	\$2,000	B
No Component	80%							D
Ventilation								
Distribution								
Ductwork/Diffusers	50%			LIFE	* *	2-5	\$44,600	B
No Component	50%							D
Exhaust Fans								
Roof	50%			2024	\$60,300	2	\$2,500	B
No Component	50%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	0-2	\$45,300	2029	* *	1		B
	Corroded, Extent : Moderate, Area Affected : 15%							
	Location : 1st Floor							
Water Heater								
Electric	100%			2019	\$23,500	4	\$900	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
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 1-4							
	Explanation : One Freight Elevator							

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT C - WAREHOUSE**

Asset # : 2155

Mechanical		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
Fire Suppression	Sprinkler								
	Generic	100%			2034	* *	1-2	\$44,800	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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS UNIT D - WAREHOUSE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.090 / 2156 **Yr Built/Renovated** : 1910 / 2008
Area Sq Ft : 36,768 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 715 **Lot** : 1 **BIN** : 3378186

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,383,300	\$211,500
Interior Architecture	\$675,500	\$189,900
Electrical	\$53,600	\$53,600
Mechanical		\$41,600
Total	\$2,112,300	\$496,600
Priority A	\$1,383,300	\$211,500
Priority B	\$311,900	\$95,200
Priority C	\$417,100	\$189,900
Total	\$2,112,300	\$496,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				
Electrical	\$25,200	\$700	\$500	\$29,000
Mechanical	\$26,400	\$6,500	\$2,300	\$15,200
Total	\$51,700	\$7,100	\$2,800	\$44,200
Priority A				
Priority B	\$51,700	\$7,100	\$2,800	\$44,200
Total	\$51,700	\$7,100	\$2,800	\$44,200



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.

**DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT D - WAREHOUSE**

Asset # : 2156

Architecture		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								
Masonry: Brick	90%	Now	\$369,800	LIFE	**	5	\$43,100	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Spalling, Extent : Moderate, Area Affected : 15%								
Location : East Facade, West Facade								
Vertical Cracks, Extent : Severe, Area Affected : 10%								
Location : West Facade								
Worn/Eroded, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Metal Coiling Doors	10%	Now	\$257,600	2044	**	5	\$7,500	A
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : East Facade, West Facade								
Deformed/Dented, Extent : Moderate, Area Affected : 25%								
Location : East Facade, West Facade								
Windows								
Steel	100%	Now	\$474,500	2049	**	5	\$59,900	A
Air Infiltration, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Corrosion/Rusting, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Parapets								
Cast Stone/Terra Cotta	5%			LIFE	**	5	\$6,300	A
Masonry: Brick	95%	Now	\$168,800	LIFE	**	5	\$15,400	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
Location : East Facade, North Facade								
Misaligned/Bulging, Extent : Moderate, Area Affected : 10%								
Location : South Facade								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Roof								
Spray-on Foam	100%	Now	\$112,500	2029	**	5	\$108,500	A
Drains Inad/Misposn, Extent : Moderate, Area Affected : 50%								
Location : West Side								
Ponding, Extent : Severe, Area Affected : 25%								
Location : West Side								
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Storage At West Side								
Other Observation, Extent : Severe, Area Affected : 25%								
Location : West Side								
Explanation : Section Of Roof Collapsed								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT D - WAREHOUSE

Asset # : 2156

Architecture		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	100%	Now	\$256,700	LIFE	* *	5	\$189,900	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 15%</i>								
<i>Location : First Floor</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>								
<i>Location : First Floor</i>								

Interior Walls

Masonry: Brick	100%	Now	\$160,400	LIFE	* *			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								

Ceilings

Exposed Struc: Wood	75%			LIFE	* *			B
Exposed Struc: Wood	25%	Now	\$258,300	LIFE	* *			B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : West Side</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 25%</i>								
<i>Location : West Side</i>								
<i>Other Observation, Extent : Severe, Area Affected : 25%</i>								
<i>Location : West Side</i>								
<i>Explanation : Section Of Ceiling Collapsed</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

Raceway

Conduit	100%				2024	\$22,000	1		B
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Panelboards

Fused Disc Sw	50%			2032	* *	5	\$400	B
Fused Knife Sw	30%	0-2	\$24,800	2049	* *	5	\$100	B
On Extended Life, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								

Molded Case Bkrs	10%				2023	\$1,700	5	\$100	B
Molded Case Bkrs	10%				2032	* *	5	\$100	B

Wiring

Thermoplastic	100%				2024	\$15,400	1		B
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Lighting

*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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT D - WAREHOUSE

Asset # : 2156

Electrical		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	50%			2024	\$53,600	10	\$26,600	B
		T-8 Lamps, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	50%			2019	\$53,600	10	\$26,600	B
		T-12 Lamps, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Exterior Lighting								
	HID	100%			2019	\$1,900	10	\$100	B
Alarm									
	Security System								
	No Component	70%							D
	Generic	30%			2024	\$31,600	1	\$4,100	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : C C T V Surveillance Cameras							
Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Natural Gas	100%			2044	* *	1		B
	Conversion Equipment								
	Radiant Heater	100%			2029	* *	2	\$26,900	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : 10 Units							
Ventilation									
	Exhaust Fans								
	Wall Unit	50%			2024	\$41,600	2	\$900	B
	No Component	50%							D
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%	0-2	\$16,400	2029	* *	1		B
		Corroded, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Leak Evident, Extent : Moderate, Area Affected : 5%							
		Location : Water Main Connection Pipe							
	Water Heater								
	Electric	100%			2019	\$8,500	4	\$300	B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B

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

**DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT D - WAREHOUSE**

Asset # : 2156

Mechanical		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
Plumbing									
	Storm Drain Piping								
	Cast Iron	100%	Now	\$7,700	LIFE	* *	1		B
			Corroded, Extent : Moderate, Area Affected : 10%						
			Location : Various Locations						
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Sprinkler								
	Generic	100%			2034	* *	1-2	\$16,200	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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-MASTAS UNIT G - WAREHOUSE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0016.020 / 2428 **Yr Built/Renovated** : 1902 /
Area Sq Ft : 316,940 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,5,7
Block : 725 **Lot** : 1 **BIN** : 3378185

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$2,466,200	\$351,700
Interior Architecture	\$945,500	\$1,059,900
Mechanical	\$179,400	\$67,500
Total	\$3,591,200	\$1,479,100
Priority A	\$2,466,200	\$351,700
Priority B	\$902,800	\$141,600
Priority C	\$222,100	\$985,800
Total	\$3,591,200	\$1,479,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$20,800			
Interior Architecture		\$3,000		
Mechanical	\$9,000	\$5,400	\$1,000	\$5,400
Elevators/Escalators	\$6,900	\$6,900	\$6,900	\$6,900
Total	\$36,700	\$15,300	\$7,900	\$12,300
Priority A	\$20,800			
Priority B	\$15,900	\$12,300	\$7,900	\$12,300
Priority C		\$3,000		
Total	\$36,700	\$15,300	\$7,900	\$12,300



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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT G - WAREHOUSE

Asset # : 2428

Architecture		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									
Concrete Masonry Unit	5%			LIFE	**	5	\$7,400	A	
Masonry: Brick	10%	Now	\$203,800	LIFE	**	5	\$23,800	A	
Diagonal Cracks, Extent : Severe, Area Affected : 50%									
Location : At Elevator Shaft									
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%									
Location : At Elevator Shaft									
Worn/Eroded, Extent : Severe, Area Affected : 25%									
Location : West Facade									
Masonry: Brick	70%			LIFE	**	5	\$166,300	A	
Metal Coiling Doors	15%	Now	\$383,200	2029	**	5	\$55,700	A	
Broken/Missing Elements, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Deformed/Dented, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Windows									
Aluminum	10%			2040	**	5	\$1,900	A	
Steel	90%	Now	\$839,800	2049	**	5	\$106,000	A	
Air Infiltration, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Corrosion/Rusting, Extent : Severe, Area Affected : 25%									
Location : Throughout									
Thermally Inefficient, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Unit Inoperable, Extent : Severe, Area Affected : 25%									
Location : Various Locations									
Parapets									
Cast Stone/Terra Cotta	5%	Now	\$20,800	LIFE	**	5	\$4,500	A	
Broken/Missing Elements, Extent : Severe, Area Affected : 25%									
Location : Coping									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Coping									
Masonry: Brick	95%	Now	\$179,400	LIFE	**	5	\$10,900	A	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Throughout									

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT G - WAREHOUSE

Asset # : 2428

Architecture		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								
Roof								
Modified Bitumen	98%	Now	\$712,600	2034	* *			A
<i>Ponding, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Skylight, Metal/Glass	2%	Now	\$147,600	2034	* *			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Over Elevator Shaft</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Over Elevator Shaft</i>								
Interior								
Floors								
Cast in Place Concrete	95%	Now	\$222,100	LIFE	* *	5	\$985,800	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor</i>								
Vinyl Tile	5%			2029	* *	3	\$8,900	C
Interior Walls								
Concrete Masonry Unit	5%			LIFE	* *	5	\$3,100	C
Masonry: Brick	95%			LIFE	* *			C
Ceilings								
Exposed Concrete	100%	Now	\$723,400	LIFE	* *	5	\$74,100	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Around Beams</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
Over 600 Volts								
Service Equipment								
Not Accessible	100%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location :</i>								
<i>Explanation : Abandoned Building</i>								
Transformers								
Not Accessible	100%							D
Switchgear / Switchboard								
Not Accessible	100%							D
Feeders								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT G - WAREHOUSE

Asset # : 2428

Electrical		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								
Not Accessible	100%							D
Transformers								
Not Accessible	100%							D
Switchgear / Switchboard								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Panelboards								
Not Accessible	100%							D
Wiring								
Not Accessible	100%							D
Motor Controllers								
Not Accessible	100%							D
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Not Accessible	100%							D
Egress Lighting								
Not Accessible	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								
Natural Gas	15%			2044	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 15%</i> <i>Location : Throughout</i> <i>Explanation : Only 1st Floor Is Currently Occupied - 2nd Thru 7th Floors Are Vacant And Not Accessible</i>								
No Component	85%							D
Conversion Equipment								
Radiant Heater	15%			2029	* *	2	\$22,100	B
<i>Other Observation, Extent : Light, Area Affected : 15%</i> <i>Location : First Floor</i> <i>Explanation : Heating Equipment Is Installed And Maintained By Tenants</i>								
No Component	85%							D
Terminal Devices								
Fan Coil Unit/Heat	10%			2024	\$67,500	1	\$10,200	B
No Component	90%							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.

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-MASTAS UNIT G - WAREHOUSE

Asset # : 2428

Mechanical		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
Plumbing								
H/C Water Piping Galv Iron/Steel	100%	Now	\$179,400	2029	* *	1		B
Corroded, Extent : Moderate, Area Affected : 20% Location : 1st Floor & Throughout								
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s) Submersible	100%			2016	\$6,300	4	\$2,500	B
Sewage Ejector(s) Electric	100%			2024	\$10,500	4	\$2,500	B
Fixtures Generic	100%							B
Vertical Transport								
Elevators Geared Traction	100%			LIFE	* *			C
Other Observation, Extent : Light, Area Affected : 100% Location : 1-7 Explanation : One Unit								
Fire Suppression								
Standpipe Not Accessible	100%							D
Sprinkler Not Accessible	100%							D
Fire Pump Not Accessible	100%							D
Chemical System 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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-OTHERS BUILDING A - WAREHOUSE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0017.000 / 2157 **Yr Built/Renovated** : 1910 / 2000
Area Sq Ft : 208,400 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2,3,4,5
Block : 715 **Lot** : 1 **BIN** : 3378187

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$2,104,200	\$641,800
Interior Architecture	\$1,986,000	\$644,400
Electrical	\$38,300	\$673,200
Mechanical	\$100,900	\$96,000
Total	\$4,229,400	\$2,055,400
Priority A	\$2,104,200	\$641,800
Priority B	\$436,500	\$1,079,300
Priority C	\$1,688,700	\$334,300
Total	\$4,229,400	\$2,055,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$16,700			\$10,600
Interior Architecture			\$7,800	
Electrical	\$18,200	\$4,800	\$2,300	\$34,200
Mechanical	\$14,300	\$9,700	\$13,500	\$9,700
Elevators/Escalators	\$14,800	\$14,800	\$14,800	\$14,800
Total	\$64,000	\$29,200	\$38,400	\$69,200
Priority A	\$16,700			\$10,600
Priority B	\$47,300	\$29,200	\$30,700	\$58,700
Priority C			\$7,800	
Total	\$64,000	\$29,200	\$38,400	\$69,200



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING A - WAREHOUSE
Asset # : 2157

Architecture		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%	Now	\$36,100	LIFE	* *	5	\$33,800	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Bulkheads								
Spalling, Extent : Light, Area Affected : 15%								
Location : Bulkheads								
Masonry: Brick	90%			LIFE	* *	5	\$121,600	A
Metal Coiling Doors	5%			2029	* *	5	\$21,100	A
Windows								
Aluminum	5%			2040	* *	5	\$1,500	A
Steel	95%	Now	\$1,406,100	2049	* *	5	\$177,500	A
Air Infiltration, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Parapets								
Masonry: Brick	95%			LIFE	* *	5	\$10,600	A
Masonry: Limestone	5%	Now	\$16,700	LIFE	* *	5	\$700	A
Misaligned/Bulging, Extent : Severe, Area Affected : 20%								
Location : Coping								
Caulking Deteriorated, Extent : Severe, Area Affected : 50%								
Location : Coping								
Other Observation, Extent : Moderate, Area Affected : 30%								
Location : Coping								
Explanation : Covered With Tar								
Roof								
Modified Bitumen	98%	Now	\$661,900	2034	* *			A
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%								
Location : Section On West Side								
Seams Open/Split, Extent : Moderate, Area Affected : 25%								
Location : Section On West Side								
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : Fifth Floor								
Worn/Eroded, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Skylight, Metal/Glass	2%			2024	\$342,700	10	\$8,200	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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING A - WAREHOUSE
Asset # : 2157

Architecture	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	15%	Now	\$137,600	LIFE	**	5	\$101,800	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Loading Areas</i>								
<i>Uneven Substrate, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Loading Areas</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Loading Areas</i>								
Ceramic Tile	5%			2033	**	5	\$15,500	C
Wood	80%	Now	\$1,551,100	2039	**	5	\$232,600	C
<i>Deflection Evident, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Second Floor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Second Floor</i>								

Interior Walls

Concrete Masonry Unit	10%			LIFE	**	5	\$1,600	C
Gypsum Board	10%			LIFE	**	5	\$2,300	C
Masonry: Brick	65%			LIFE	**			C
Plaster	15%			LIFE	**	5	\$1,800	C

Ceilings

Exposed Struc: Steel	10%			LIFE	**			B
Gypsum Board	10%	Now	\$297,300	LIFE	**	5	\$38,800	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : First Floor</i>								
Gypsum Board	70%			LIFE	**	5	\$271,300	B
Plaster	10%			LIFE	**	5	\$19,400	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%			2034	**	5	\$900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switches Rated @ 1- 600 Amperes And 2- 400 Amperes</i>								

Switchgear / Switchboard

Fused Disc Sw	100%			2034	**	5	\$900	B
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Raceway

Conduit	100%			2034	**	1		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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING A - WAREHOUSE
Asset # : 2157

Electrical		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									
Panelboards									
	Fused Disc Sw	10%			2032	* *	5	\$500	B
	Fused Toggle Switch	10%	2-4	\$10,300	2049	* *	5	\$200	B
On Extended Life, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Molded Case Bkrs	80%			2032	* *	5	\$4,400	B
Wiring									
	Braided Cloth	10%	2-4	\$5,500	2049	* *	1		B
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Thermoplastic	90%			2034	* *	1		B
Motor Controllers									
	Locally Mounted	100%			2029	* *	5	\$1,400	B
Ground									
Grounding Devices									
	Not Accessible	100%							D
Lighting									
Interior Lighting									
	Fluorescent	80%			2024	\$306,200	10	\$152,000	B
T-8 Lamps, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	Fluorescent	10%			2019	\$38,300	10	\$19,000	B
T-12 Lamps, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
	HID	10%			2024	\$10,600	10	\$700	B
Egress Lighting									
	Emergency, Battery	50%			2024	\$35,700	10	\$25,000	B
	Exit, Service	50%			2024	\$14,300	1		B
Exterior Lighting									
	HID	100%			2019	\$10,600	10	\$600	B
Alarm									
Security System									
	No Component	70%							D
	Generic	30%			2024	\$179,300	1	\$23,400	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
Explanation : C C T V Surveillance Cameras									

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Electricity	10%			2044	* *	1		B
	Natural Gas	90%			2044	* *	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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING A - WAREHOUSE

Asset # : 2157

Mechanical		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									
	Conversion Equipment								
	Furnace	40%			2024	\$96,000	1	\$41,000	B
	Hot Water Boiler	10%			2044	* *	1	\$10,200	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : One Unit Serves Offices On 2nd Floor, Installed To Replace Two Units							
		Damaged By Sandy							
	No Component	50%							D
Terminal Devices									
	Convactor/Radiator	10%			2037	* *	1	\$6,700	B
	No Component	90%							D
Air Conditioning									
	Energy Source								
	Electricity	100%			2040	* *	1		B
	Conversion Equipment								
	Window/Wall Unit	25%			2019	\$100,900	1		B
	No Component	75%							D
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2029	* *	1		B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Sewage Ejector(s)								
	Electric	100%			2032	* *	4	\$2,500	B
	Fixtures								
	Generic	100%							B
Vertical Transport									
	Elevators								
	Geared Traction	100%			LIFE	* *			C
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1-5							
		Explanation : 3 Freight - One Is Not In Service							
Fire Suppression									
	Sprinkler								
	Generic	100%			2044	* *	1-2	\$58,000	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-OTHERS BUILDING B - WAREHOUSE
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0017.010 / 2158 **Yr Built/Renovated** : 1910 / 2000
Area Sq Ft : 267,120 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,5,6
Block : 715 **Lot** : 1 **BIN** : 3378188

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,475,400	\$232,700
Interior Architecture	\$1,341,500	\$421,000
Electrical	\$1,494,200	\$561,200
Mechanical	\$317,700	
Total	\$4,628,800	\$1,214,900
Priority A	\$1,475,400	\$232,700
Priority B	\$1,811,900	\$561,200
Priority C	\$1,341,500	\$421,000
Total	\$4,628,800	\$1,214,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$6,300			\$23,200
Interior Architecture		\$9,000	\$9,000	\$9,000
Electrical	\$50,000	\$7,500	\$10,600	\$63,300
Mechanical	\$69,100	\$33,000	\$37,400	\$33,000
Elevators/Escalators	\$23,700	\$23,700	\$23,700	\$23,700
Total	\$149,100	\$73,100	\$80,700	\$152,200
Priority A	\$6,300			\$23,200
Priority B	\$142,800	\$64,100	\$71,700	\$129,000
Priority C		\$9,000	\$9,000	
Total	\$149,100	\$73,100	\$80,700	\$152,200



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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING B - WAREHOUSE

Asset # : 2158

Architecture		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	\$37,100	A
	Masonry: Brick	85%	Now	\$360,500	LIFE	**	5	\$126,100	A
	Misaligned/Bulging, Extent : Moderate, Area Affected : 10%								
	Location : Bulkheads								
	Painted Surfaces, Extent : Moderate, Area Affected : 75%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 20%								
	Location : South Facade								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Metal Sect. OHD	10%			2029	**	5	\$46,400	A
Windows									
	Aluminum	100%	Now	\$958,200	2049	**	5	\$12,100	A
	Air Infiltration, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Parapets									
	Masonry: Brick	95%	Now	\$87,100	LIFE	**	5	\$8,000	A
	Spalling, Extent : Moderate, Area Affected : 25%								
	Location : Interior Face								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Masonry: Limestone	5%			LIFE	**	5	\$500	A
Roof									
	Built-Up (BUR)	5%			2024	\$24,400	10	\$5,600	A
	Skylight, Metal/Glass	2%	Now	\$6,300	2044	**			A
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%								
	Location : Stair								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Spray-on Foam	93%			2029	**	5	\$139,200	A

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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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING B - WAREHOUSE

Asset # : 2158

Architecture		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	5%			2023	\$217,300	3	\$26,900	C
	Cast in Place Concrete	15%			LIFE	* *	5	\$117,900	C
	Cast in Place Concrete	15%	Now	\$106,200	LIFE	* *	5	\$117,900	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
	Location : Loading Area								
	Uneven Substrate, Extent : Moderate, Area Affected : 25%								
	Location : Loading Area								
	Ceramic Tile	5%			2033	* *	5	\$18,000	C
	Terrazzo	5%			LIFE	* *	5	\$14,000	C
	Wood	55%	Now	\$1,235,300	2039	* *	5	\$185,200	C
	Deflection Evident, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Interior Walls									
	Concrete Masonry Unit	5%			LIFE	* *	5	\$800	C
	Gypsum Board	5%			LIFE	* *	5	\$1,200	C
	Masonry: Brick	85%			LIFE	* *			C
	SGFT/Glazed Masonry	5%			LIFE	* *			C
Ceilings									
	AcousTileSusp.Lay-In	5%			2029	* *	5	\$18,000	B
	Exposed Concrete	10%			LIFE	* *	5	\$5,600	B
	Exposed Struc: Wood	75%			LIFE	* *			B
	Plaster	10%			LIFE	* *	5	\$22,500	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									
	Molded Case Bkrs	100%			2024	\$33,100	5	\$7,000	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room									
Explanation : No Available Nameplate Ratings									
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2024	\$121,100	5	\$7,000	B
Raceway									
	Conduit	10%			2044	* *	1		B
	Conduit	90%			2024	\$142,200	1		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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING B - WAREHOUSE
Asset # : 2158

Electrical		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								
Panelboards								
Fused Disc Sw	10%			2023	\$10,300	5	\$600	B
Fused Knife Sw	10%	2-4	\$10,300	2049	* *	5	\$300	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 : Throughout The Building</i>								
Molded Case Bkrs	80%			2023	\$82,600	5	\$5,600	B
Wiring								
Braided Cloth	60%	2-4	\$30,700	2049	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	40%			2024	\$49,400	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	20%			2024	\$88,700	10	\$44,000	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 1st Floor</i>								
Fluorescent	5%			2024	\$22,200	10	\$11,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 1st Floor</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Fluorescent	72%			2019	\$319,200	10	\$158,500	B
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
HID	3%			2019	\$3,700	10	\$200	B
Egress Lighting								
Emergency, Battery	50%			2029	* *	10	\$29,000	B
Exit, Service	50%			2029	* *	1		B
Exterior Lighting								
HID	100%			2019	\$13,600	10	\$800	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2019	\$229,800	1	\$29,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Intrusion Alarm Only</i>								

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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING B - WAREHOUSE

Asset # : 2158

Electrical	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

Alarm

Fire/Smoke Detection

No Component

70%

Generic

30%

2019

\$786,700

1-3

\$50,900

D

B

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

Location : Hallways

Explanation : Manual Pull Station And Alarm Bells

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

Heating

Energy Source

Interruptible Gas/Dual Fuel

100%

2034

* *

1

B

Conversion Equipment

Steam Boiler

100%

2029

* *

1

\$237,700

B

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

Location : Boiler Room - First Floor

Explanation : 2 Units

Distribution

Steam Piping/Pump

100%

Now

\$317,700

2034

* *

4

\$11,800

B

Corroded, Extent : Moderate, Area Affected : 30%

Location : Various Locations

Terminal Devices

Convactor/Radiator

60%

2029

* *

1

\$46,500

B

No Component

40%

D

Ventilation

Exhaust Fans

Wall Unit

5%

2029

* *

2

\$400

B

No Component

95%

D

Plumbing

H/C Water Piping

Galv Iron/Steel

100%

2029

* *

1

B

Sanitary Piping

Cast Iron

100%

LIFE

* *

1

B

Storm Drain Piping

Cast Iron

100%

Now

\$31,800

LIFE

* *

1

B

Corroded, Extent : Severe, Area Affected : 40%

Location : Various Locations

Fixtures

Generic

100%

B

Vertical Transport

Elevators

Geared Traction

100%

LIFE

* *

C

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

Location : 1-6

Explanation : 4 Units

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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS BUILDING B - WAREHOUSE

Asset # : 2158

Mechanical		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
Fire Suppression									
Sprinkler									
	Generic	100%			2044	* *	1-2	\$67,200	B

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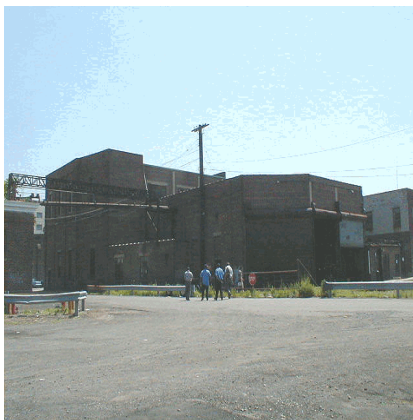
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL-OTHERS ROUNDHOUSE - TRAIN REPAIRS
Address : 41ST - 51ST STREET AND 1ST AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0017.050 / 1582 **Yr Built/Renovated** : 1907 /
Area Sq Ft : 9,480 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 725 **Lot** : 1 **BIN** : 3345658

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$856,600	
Interior Architecture		\$121,200	
Total		\$977,800	
Priority A		\$856,600	
Priority B		\$38,300	
Priority C		\$82,900	
Total		\$977,800	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$30,500			
Interior Architecture	\$22,500			\$200
Total	\$53,000			\$200
Priority A	\$30,500			
Priority B	\$11,000			
Priority C	\$11,500			\$200
Total	\$53,000			\$200



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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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS ROUNDHOUSE - TRAIN REPAIRS
Asset # : 1582

Architecture		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									
Masonry: Brick	90%	Now	\$314,700	LIFE	* *	5	\$18,300	A	
Diagonal Cracks, Extent : Severe, Area Affected : 25%									
Location : East Facade,Throughout									
Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Misaligned/Bulging, Extent : Severe, Area Affected : 25%									
Location : South Facade, West Facade									
Metal Coiling Doors	10%	Now	\$109,600	2044	* *	5	\$3,200	A	
Corrosion/Rusting, Extent : Severe, Area Affected : 50%									
Location : South Facade, Throughout									
Deformed/Dented, Extent : Severe, Area Affected : 50%									
Location : South Facade, Throughout									
Windows									
Glass Block	15%			LIFE	* *	5	\$100	A	
Steel	25%	Now	\$13,300	2049	* *	5	\$1,700	A	
Bent/Warped Elements, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Glazing Broken/Cracked, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Thermally Inefficient, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Wood	60%	Now	\$17,200	2049	* *	5	\$3,200	A	
Deteriorated Finish, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Thermally Inefficient, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Split/Cracked, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Unit Inoperable, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Parapets									
Masonry: Brick	100%	Now	\$213,800	LIFE	* *	5	\$6,500	A	
Diagonal Cracks, Extent : Severe, Area Affected : 25%									
Location : Throughout									
Misaligned/Bulging, Extent : Severe, Area Affected : 50%									
Location : East Facade, Throughout									
Miss/Damaged Copings, Extent : Severe, Area Affected : 50%									
Location : Throughout									

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS ROUNDHOUSE - TRAIN REPAIRS

Asset # : 1582

Architecture		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									
	Roof								
	Built-Up (BUR)	50%	Now	\$96,200	2034	**			A
		Blisters, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Water Penetration, Extent : Severe, Area Affected : 50%							
		Location : Train Garage							
		Worn/Eroded, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
	Modified Bitumen	50%	Now	\$122,300	2034	**			A
		Blisters, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Deteriorated Finish, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Water Penetration, Extent : Severe, Area Affected : 50%							
		Location : Over Shop							
Interior									
	Floors								
	Cast in Place Concrete	90%	Now	\$38,100	LIFE	**	5	\$28,200	C
		Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
	Vinyl Tile	10%	Now	\$11,500	2034	**	3	\$500	C
		Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Worn/Eroded, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
Interior Walls									
	Concrete Masonry Unit	10%			LIFE	**	5	\$200	C
	Masonry: Brick	85%	Now	\$44,800	LIFE	**			C
		Diagonal Cracks, Extent : Severe, Area Affected : 25%							
		Location : Train Garage							
		Worn/Eroded, Extent : Severe, Area Affected : 35%							
		Location : Train Garage							
	Plywood/Hardboard	5%			LIFE	**			C
Ceilings									
	AcousTileSusp.Lay-In	10%	Now	\$11,000	2044	**	5	\$700	B
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Worn/Eroded, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
	Exposed Concrete	40%			LIFE	**	5	\$900	B
	Exposed Struc: Steel	35%			LIFE	**			B
	Exposed Struc: Wood	15%	Now	\$38,300	LIFE	**			B
		Broken/Missing Elements, Extent : Severe, Area Affected : 25%							
		Location : Shop							
		Dry Rot/Decay, Extent : Severe, Area Affected : 25%							
		Location : Shop							

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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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DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS ROUNDHOUSE - TRAIN REPAIRS

Asset # : 1582

Electrical		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
Over 600 Volts								
Service Equipment								
Not Accessible	100%							D
		<i>Other Observation, Extent : Light, Area Affected : 0%</i>						
		<i>Location :</i>						
		<i>Explanation : Abandoned Building - No Access</i>						
Transformers								
Not Accessible	100%							D
Switchgear / Switchboard								
Not Accessible	100%							D
Feeders								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Under 600 Volts								
Service Equipment								
Not Accessible	100%							D
Transformers								
Not Accessible	100%							D
Switchgear / Switchboard								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Panelboards								
Not Accessible	100%							D
Wiring								
Not Accessible	100%							D
Motor Controllers								
Not Accessible	100%							D
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Not Accessible	100%							D
Egress Lighting								
Not Accessible	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								
Not Accessible	100%							D
		<i>Other Observation, Extent : Light, Area Affected : 0%</i>						
		<i>Location : Entire Building</i>						
		<i>Explanation : Bldg Padlocked By City Marshal</i>						

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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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL-OTHERS ROUNDHOUSE - TRAIN REPAIRS

Asset # : 1582

Mechanical		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									
	Conversion Equipment								
	Not Accessible	100%							D
	Distribution								
	Not Accessible	100%							D
	Terminal Devices								
	Not Accessible	100%							D
Ventilation									
	Exhaust Fans								
	Not Accessible	100%							D
Plumbing									
	H/C Water Piping								
	Not Accessible	100%							D
	Water Heater								
	Not Accessible	100%							D
	Sanitary Piping								
	Not Accessible	100%							D
	Storm Drain Piping								
	Not Accessible	100%							D
	Sump Pump(s)								
	Not Accessible	100%							D
	Sewage Ejector(s)								
	Not Accessible	100%							D
	Backflow Preventer								
	Not Accessible	100%							D
	Fixtures								
	Not Accessible	100%							D
Fire Suppression									
	Standpipe								
	Not Accessible	100%							D
	Sprinkler								
	Not Accessible	100%							D
	Fire Pump								
	Not Accessible	100%							D
	Chemical System								
	Not Accessible	100%							D

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : FORMER FULTON FISH MARKET BUILDING 19-32
Address : SOUTH & FULTON STS.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0004.010 / 2427 **Yr Built/Renovated** : 1950 / 2001
Area Sq Ft : 37,341 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 02-Aug-2012 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Roof, Floors 1,m,2
Block : 73 **Lot** : 10 **BIN** : 1085797

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$3,741,700	\$366,700
Interior Architecture		\$1,431,300	\$37,300
Electrical		\$76,900	
Mechanical		\$780,900	\$138,800
Total		\$6,030,900	\$542,800
Priority A		\$3,741,700	\$366,700
Priority B		\$1,658,100	\$138,800
Priority C		\$631,100	\$37,300
Total		\$6,030,900	\$542,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$19,700			\$13,600
Interior Architecture				\$5,000
Electrical	\$54,300		\$2,200	
Mechanical	\$29,000	\$2,900	\$10,900	\$2,900
Total	\$103,100	\$2,900	\$13,100	\$21,500
Priority A	\$19,700			\$13,600
Priority B	\$83,400	\$2,900	\$13,100	\$2,900
Priority C				\$5,000
Total	\$103,100	\$2,900	\$13,100	\$21,500



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.

**DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET BUILDING 19-32**

Asset # : 2427

Architecture		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%	Now	\$19,700	LIFE	* *	5	\$16,800	A
Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
Location : North Side								
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : North Side								
Cast Iron	5%	Now	\$92,600	LIFE	* *			A
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : Columns At West Facade								
Deteriorated Finish, Extent : Moderate, Area Affected : 25%								
Location : Columns At West Facade								
Cement-Fiber Panel	30%	Now	\$148,400	2033	* *			A
Broken/Missing Elements, Extent : Severe, Area Affected : 25%								
Location : East Facade								
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 25%								
Location : East Facade								
Worn/Eroded, Extent : Severe, Area Affected : 50%								
Location : East Facade								
Metal Panel	40%	Now	\$80,400	2043	* *	5	\$50,400	A
Corrosion/Rusting, Extent : Severe, Area Affected : 25%								
Location : East Facade								
Deformed/Dented, Extent : Severe, Area Affected : 25%								
Location : East Facade, North Facade								
Deteriorated Finish, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Metal Coiling Doors	10%	Now	\$198,100	2036	* *	5	\$10,500	A
Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
Location : West Facade								
Corrosion/Rusting, Extent : Severe, Area Affected : 25%								
Location : West Facade								
Deteriorated Finish, Extent : Severe, Area Affected : 50%								
Location : West Facade								
Stucco Cement	10%	Now	\$40,500	2028	* *	5	\$8,400	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : East Facade								
Windows								
Aluminum	35%			2039	* *	5	\$27,300	A
Steel	65%	Now	\$2,751,000	2048	* *	5	\$316,400	A
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Deteriorated Finish, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Severe, Area Affected : 100%								
Location : Throughout								

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**DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET BUILDING 19-32**

Asset # : 2427

Architecture		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								
Parapets								
Metal Panel	100%	Now	\$182,300	2033	* *	5	\$22,000	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Roof								
Single Ply Membrane	100%	Now	\$248,400	2033	* *			A
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Staining/Discoloring, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Water Penetration, Extent : Severe, Area Affected : 25%							
	Location : Over Third Floor							
Interior								
Floors								
Cast in Place Concrete	30%	Now	\$55,300	LIFE	* *	5	\$37,300	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : First Floor							
	Uneven Substrate, Extent : Moderate, Area Affected : 25%							
	Location : First Floor							
Vinyl Tile	70%	Now	\$351,600	2033	* *	3	\$14,900	C
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Cracking/Crumbling, Extent : Severe, Area Affected : 75%							
	Location : Throughout							
	Loose Units, Extent : Severe, Area Affected : 50%							
	Location : Throughout							

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DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET BUILDING 19-32

Asset # : 2427

Architecture		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								
Concrete Masonry Unit	35%	Now	\$124,000	LIFE	* *	5	\$7,200	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Gypsum Board	20%	Now	\$44,100	LIFE	* *	5	\$6,100	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	20%			LIFE	* *			C
Plywood/Hardboard	25%	Now	\$56,100	LIFE	* *			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Ceilings								
AcousTileSusp.Lay-In	35%	Now	\$167,300	2043	* *	5	\$9,900	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Exposed Struc: Steel	30%	Now	\$373,300	LIFE	* *			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor</i>								
Exposed Struc: Wood	35%	Now	\$259,700	LIFE	* *			B
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 20%</i>								
<i>Location : First Floor</i>								
<i>Paint Peeling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : First Floor</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 25%</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

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**DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET BUILDING 19-32**

Asset # : 2427

Electrical		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									
Switchgear / Switchboard									
Fused Knife Sw	100%	Now	\$22,200	2053	* *	5	\$100	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : Not In Service								
Raceway									
Conduit	100%			2023	\$24,100	1		B	
Panelboards									
Molded Case Bkrs	90%	0-2	\$17,000	2048	* *	5	\$400	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : Not In Service								
Molded Case Bkrs	10%			2022	\$1,900	5	\$100	B	
Wiring									
Braided Cloth	90%	Now	\$15,200	2048	* *	1		B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : Not In Service								
Thermoplastic	10%			2023	\$1,700	1		B	
Ground									
Grounding Devices									
Not Accessible	100%							D	
Lighting									
Interior Lighting									
Fluorescent	98%	Now	\$75,400	2033	* *			B	
	Not in Service, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
Fluorescent	2%	0-2	\$1,500	2033	* *			B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : T-12 Lamps , On Extended Life								
Exterior Lighting									
HID	100%			2018	\$2,100	10	\$100	B	

Mechanical		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								
Electricity	30%			2033	* *	1		B
Natural Gas	70%			2033	* *	1		B

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**DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET BUILDING 19-32**

Asset # : 2427

Mechanical		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								
Conversion Equipment								
Hot Water Boiler	70%	Now	\$62,200	2043	* *	1	\$11,800	B
	Other Observation, Extent : Light, Area Affected : 70%							
	Location : 1st Floor Mech Room							
	Explanation : 1 Aging Unit, It Has Been Disconnected							
Radiant Heater	30%			2018	\$52,100	2	\$5,300	B
	Other Observation, Extent : Light, Area Affected : 30%							
	Location : 1st Floor							
	Explanation : 30 Units							
Distribution								
Hot Wtr Piping/Pump	70%	Now	\$13,900	2022	\$138,800	4	\$1,300	B
	Corroded, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
No Component	30%							D
Terminal Devices								
Convactor/Radiator	70%	Now	\$87,900	2043	* *	1	\$7,700	B
	Corroded, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 70%							
	Location : Throughout							
No Component	30%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$117,900	2053	* *	1		B
	Corroded, Extent : Severe, Area Affected : 80%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Water Heater								
Electric	100%			2018	\$6,100	4	\$200	B
Sanitary Piping								
Cast Iron	100%	Now	\$8,600	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
Storm Drain Piping								
Cast Iron	100%	Now	\$5,500	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
Fixtures								
Generic	100%							B
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Fire Suppression								

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**DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET BUILDING 19-32**

Asset # : 2427

Mechanical		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
Fire Suppression	Sprinkler								
	Generic	100%	0-2	\$460,900	2053	* *	1-2	\$9,200	B
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Explanation : Aging System									

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : FORMER FULTON FISH MARKET TIN BUILDING 1-18
Address : SOUTH & FULTON STS.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0004.000 / 2426 **Yr Built/Renovated** : 1907 / 2001
Area Sq Ft : 64,233 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 02-Aug-2012 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Roof, Floors 1,2,3
Block : 73 **Lot** : 10 **BIN** : 1085797

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$544,200	\$149,100
Interior Architecture	\$1,029,200	\$48,000
Electrical	\$47,600	\$219,500
Mechanical	\$507,500	\$795,700
Total	\$2,128,600	\$1,212,300
Priority A	\$544,200	\$149,100
Priority B	\$1,076,800	\$1,015,200
Priority C	\$507,500	\$48,000
Total	\$2,128,600	\$1,212,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture			\$50,500	\$29,000
Interior Architecture	\$3,300	\$2,200	\$8,200	\$4,900
Electrical	\$18,400	\$1,400	\$5,100	\$1,100
Mechanical	\$12,500	\$3,900	\$5,000	\$3,900
Total	\$34,200	\$7,600	\$68,900	\$39,000
Priority A			\$50,500	\$29,000
Priority B	\$30,900	\$5,400	\$10,200	\$5,000
Priority C	\$3,300	\$2,200	\$8,200	\$4,900
Total	\$34,200	\$7,600	\$68,900	\$39,000



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DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET TIN BUILDING 1-18

Asset # : 2426

Architecture		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	10%	Now	\$77,700	LIFE	* *	5	\$33,100	A
	Cracking/Crumbling, Extent : Severe, Area Affected : 15%							
	Location : South Wall Of Old Freezer Area							
	Diagonal Cracks, Extent : Severe, Area Affected : 10%							
	Location : South Wall Of Old Freezer Area							
Cast Iron	5%	Now	\$91,400	LIFE	* *			A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : Cast Iron Columns At West Facade							
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : Cast Iron Columns At West Facade							
Concrete Masonry Unit	10%	Now	\$56,700	LIFE	* *	5	\$4,100	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%							
	Location : North Facade							
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : North Facade							
	Explanation : Exposed Reinforcing							
Metal Panel	65%	Now	\$64,400	2033	* *	5	\$80,700	A
	Deformed/Dented, Extent : Moderate, Area Affected : 15%							
	Location : South Facade							
	Deteriorated Finish, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Metal Coiling Doors	10%	Now	\$117,300	2028	* *	5	\$10,300	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%							
	Location : West Facade							
	Corrosion/Rusting, Extent : Severe, Area Affected : 25%							
	Location : West Facade							
Windows								
Aluminum	100%			2039	* *	5	\$31,500	A
Parapets								
Metal Panel	35%			2043	* *	5	\$13,000	A
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Exterior Face							
	Explanation : This Component Is Actually Fiberglass Panel							
Metal Panel	65%			2043	* *	5	\$24,200	A

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Estimates are rounded to the nearest hundred dollars.

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DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET TIN BUILDING 1-18
Asset # : 2426

Architecture		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								
Roof								
Roll Roofing	20%	Now	\$68,400	2025	\$68,400	5	\$13,300	A
Vegetation Growth, Extent : Severe, Area Affected : 25%								
Location : Over Canopy At West Side								
Water Penetration, Extent : Severe, Area Affected : 25%								
Location : First Floor At West Side								
Worn/Eroded, Extent : Moderate, Area Affected : 35%								
Location : Over Canopy At West Side								
Roll Roofing	20%			2019	\$68,400	5	\$26,500	A
Spray-on Foam	60%			2028	* *	5	\$63,700	A
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Over Second Floor								
Explanation : Ballast Over Spray-on								
Interior								
Floors								
Cast in Place Concrete	25%	Now	\$71,300	LIFE	* *	5	\$48,000	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : First Floor								
Misaligned/Bulging, Extent : Moderate, Area Affected : 20%								
Location : First Floor								
Worn/Eroded, Extent : Severe, Area Affected : 25%								
Location : First Floor								
Ceramic Tile	5%			2032	* *	5	\$4,400	C
Vinyl Tile	15%	Now	\$116,500	2033	* *	3	\$4,900	C
Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
Location : Mezzanine, Second Floor								
Loose/Delam Surface, Extent : Severe, Area Affected : 50%								
Location : Mezzanine								
Worn/Eroded, Extent : Severe, Area Affected : 50%								
Location : Mezzanine								
Vinyl Tile	30%			2028	* *	3	\$13,200	C
Wood	15%	Now	\$226,000	2051	* *	5	\$12,300	C
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
Location : Mezzanine								
Deteriorated Finish, Extent : Severe, Area Affected : 50%								
Location : Mezzanine								
Dry Rot/Decay, Extent : Severe, Area Affected : 25%								
Location : Mezzanine								
Wood	10%			2038	* *	5	\$16,500	C

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DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET TIN BUILDING 1-18

Asset # : 2426

Architecture	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	5%	Now	\$35,200	LIFE	**			C
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Broken/Missing Elements, Extent : Moderate, Area Affected : 20%

Location : First Floor

Cracking/Crumbling, Extent : Moderate, Area Affected : 25%

Location : First Floor

Gypsum Board	60%			LIFE	**	5	\$19,200	C
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Plywood/Hardboard	25%	Now	\$58,700	LIFE	**			C
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Broken/Missing Elements, Extent : Moderate, Area Affected : 25%

Location : Mezzanine, First Floor

Staining/Discoloring, Extent : Severe, Area Affected : 50%

Location : Mezzanine First Floor

Wood	10%			LIFE	**	5	\$21,400	C
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Ceilings

AcousTileConcealSpLn	15%	Now	\$127,100	2043	**	5	\$9,400	B
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Broken/Missing Elements, Extent : Severe, Area Affected : 25%

Location : Mezzanine

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

Location : Mezzanine

Staining/Discoloring, Extent : Severe, Area Affected : 100%

Location : Mezzanine

Exposed Struc: Steel	15%			LIFE	**			B
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Exposed Struc: Wood	20%	Now	\$394,600	LIFE	**			B
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Dry Rot/Decay, Extent : Severe, Area Affected : 20%

Location : Under Canopy

Split/Cracked, Extent : Severe, Area Affected : 50%

Location : Under Canopy

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

Location : Under Canopy

Exposed Struc: Wood	50%			LIFE	**			B
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Electrical	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%			2033	**	5	\$300	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : Main Service Switch Rated @ 1600 Amperes

Switchgear / Switchboard

Fused Disc Sw	100%			2033	**	5	\$300	B
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Raceway

Conduit	100%			2033	**	1		B
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Panelboards

Molded Case Bkrs	100%			2031	**	5	\$1,700	B
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DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET TIN BUILDING 1-18

Asset # : 2426

Electrical		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								
Thermoplastic	100%			2033	* *	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	40%	Now	\$47,600	2033	* *			B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 2nd Floor</i>								
Fluorescent	10%			2023	\$11,900	10	\$5,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 2nd Floor Hallways</i>								
<i>Explanation : T-8 Lamps</i>								
HID	50%	Now	\$16,500	2033	* *			B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 1st Floor</i>								
Egress Lighting								
Emergency, Battery	25%			2023	\$5,500	10	\$3,500	B
Exit, Battery	25%			2023	\$11,100	10	\$1,000	B
No Component	50%							D
Exterior Lighting								
HID	100%			2018	\$3,600	10	\$200	B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2023	\$207,600	1-3	\$11,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Strobe Lights, Smoke Detector And Manual Pull Station</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								
Electricity	40%			2023		1		B
Natural Gas	60%			2023	\$38,300	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.*

DEPT. OF SMALL BUSINESS SERV. - 801
FORMER FULTON FISH MARKET TIN BUILDING 1-18

Asset # : 2426

Mechanical		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								
Conversion Equipment								
Furnace	60%			2023	\$44,700	1	\$17,400	B
	Other Observation, Extent : Light, Area Affected : 60%							
	Location : 1st And 2nd Floor							
	Explanation : 30 Units							
Radiant Heater	40%	Now	\$107,500	2033	* *	2	\$8,700	B
	Damaged, Extent : Severe, Area Affected : 30%							
	Location : 1st Floor							
	Other Observation, Extent : Light, Area Affected : 40%							
	Location : 1st Floor							
	Explanation : 20 Aging Units							
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$182,300	2053	* *	1		B
	Corroded, Extent : Severe, Area Affected : 80%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Water Heater								
Electric	100%			2016	\$9,500	4	\$500	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 2nd Floor							
	Explanation : 10 Units, All Of Them Are Disconnected							
Sanitary Piping								
Cast Iron	100%	Now	\$132,600	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 90%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Storm Drain Piping								
Cast Iron	100%	Now	\$85,200	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 80%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Fixtures								
Generic	100%							B
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
	Location : Various Locations							
Fire Suppression								
Sprinkler								
Generic	100%			2023	\$712,600	1-2	\$16,400	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Aging System							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : FULTON FIRE BOAT HOUSE
Address : 2 OLD FULTON STREET @EAST RIVER / BROOKLYN BRIDGE
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0030.000 / 4336 **Yr Built/Renovated** : 1930 / 1995
Area Sq Ft : 3,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-May-2011 **Landmark Status** : HISTORICAL LANDMARK DISTRICT
Areas Surveyed : Roof, Floors 1,2
Block : 25 **Lot** : 1 **BIN** : 3335852

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$300		
Interior Architecture	\$17,600			
Electrical	\$100	\$300	\$100	\$100
Mechanical	\$200	\$1,300	\$1,200	\$200
Total	\$17,900	\$1,900	\$1,300	\$200
Priority A		\$300		
Priority B	\$4,100	\$1,600	\$1,300	\$200
Priority C	\$13,800			
Total	\$17,900	\$1,900	\$1,300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
FULTON FIRE BOAT HOUSE
Asset # : 4336

Architecture		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	\$500	A
Cement-Fiber Panel	85%			2022	\$13,000		10	\$5,500	A
Masonry: Brick	5%			LIFE		* *	5	\$100	A
Wood	5%			2027		* *	5	\$500	A

Windows

Bronze/Brass	100%			2030		* *	5	\$9,700	A
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Roof

Asphalt Shingle	100%			2031		* *	10	\$400	A
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Interior

Floors

Cast in Place Concrete	3%			LIFE		* *	5	\$200	C
Ceramic Tile	2%			2031		* *	5	\$100	C
Wood	45%			2050		* *	5	\$2,300	C
Wood	50%	Now	\$13,700	2037		* *	5	\$1,300	C

Deflection Evident, Extent : Moderate, Area Affected : 15%

Location : Second Floor

Deteriorated Finish, Extent : Moderate, Area Affected : 50%

Location : Second Floor

Split/Cracked, Extent : Moderate, Area Affected : 25%

Location : Second Floor

Interior Walls

Ceramic Tile	3%			2031		* *	5	\$100	C
Gypsum Board	37%			LIFE		* *	5	\$600	C
Metal Panel	60%			LIFE		* *			C

Ceilings

Embossed Metal	100%	Now	\$3,800	LIFE		* *	5	\$900	B
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Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%

Location : 2nd Floor Office

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2042		* *	5		B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Basement

Explanation : 100 Amps Service

Raceway

Conduit	100%			2042		* *	1		B
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Panelboards

Molded Case Bkrs	100%			2038		* *	5	\$100	B
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Wiring

Thermoplastic	100%			2042		* *	1		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.*

DEPT. OF SMALL BUSINESS SERV. - 801
FULTON FIRE BOAT HOUSE
Asset # : 4336

Electrical		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%			2035	* *	5		B
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5		B
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : Main Water Pipe								
Lighting									
	Interior Lighting								
	Fluorescent	80%			2022	\$6,600	10	\$1,300	B
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : T-12 Lamps								
	Incandescent	20%			2022	\$1,600	2		B
	Egress Lighting								
	Emergency, Battery	50%			2027	* *	10	\$200	B
	Exit, Service	50%			2027	* *	1		B
	Exterior Lighting								
	HID	100%			2022	\$1,100	10		B
Alarm									
	Security System								
	No Component	80%							D
	Generic	20%			2027	* *	1	\$200	B
	Fire/Smoke Detection								
	No Component	80%							D
	Generic	20%			2022	\$6,500	1-3	\$400	B
Mechanical		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								
	Natural Gas	100%			2042	* *	1		B
	Conversion Equipment								
	Hot Water Boiler	100%			2027	* *	1	\$900	B
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Boiler								
	Distribution								
	Hot Wtr Piping/Pump	100%			2030	* *	4	\$100	B
	Terminal Devices								
	Convactor/Radiator	100%			2027	* *	1	\$600	B
Air Conditioning									
	Energy Source								
	Electricity	100%			2030	* *	1		B

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

DEPT. OF SMALL BUSINESS SERV. - 801
FULTON FIRE BOAT HOUSE
Asset # : 4336

Mechanical		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
Air Conditioning									
	Conversion Equipment								
	Int Pkg Unit - Cooling	40%			2020	\$9,500	2		B
	Window/Wall Unit	30%			2017	\$1,100	1		B
	No Component	30%							D
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	* *	2-5	\$500	B
	No Component	50%							D
	Exhaust Fans								
	Interior	50%			2022	\$1,000	2		B
	No Component	50%							D
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2032	* *	1		B
	Water Heater								
	Gas Fired	100%			2020	\$400	2		B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Sump Pump(s)								
	Rigid Piping	100%			2022	\$11,500	4	\$1,600	B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Sprinkler								
	Generic	100%			2032	* *	1-2	\$500	B

*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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT CO-OP MARKET BUILDING A
Address : FOOD CENTER DRIVE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0022.000 / 2796 **Yr Built/Renovated** : 1973 /
Area Sq Ft : 157,935 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 22-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2781 **Lot** : 500 **BIN** : 2109482

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,177,300	\$1,031,400
Interior Architecture	\$358,200	\$787,600
Electrical	\$404,300	\$1,215,900
Mechanical	\$68,700	\$3,359,600
Total	\$2,008,500	\$6,394,600
Priority A	\$1,177,300	\$1,031,400
Priority B	\$544,200	\$4,668,400
Priority C	\$287,000	\$694,800
Total	\$2,008,500	\$6,394,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$15,900	\$22,600		
Interior Architecture	\$136,200			\$22,900
Electrical	\$2,800	\$31,900	\$600	\$800
Mechanical	\$92,700	\$33,000	\$64,100	\$26,700
Total	\$247,600	\$87,500	\$64,700	\$50,400
Priority A	\$15,900	\$22,600		
Priority B	\$127,900	\$64,900	\$64,700	\$27,400
Priority C	\$103,800			\$22,900
Total	\$247,600	\$87,500	\$64,700	\$50,400



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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING A
Asset # : 2796

Architecture		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	10%	Now	\$77,400	LIFE	* *	5	\$72,400	A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%							
	Location : Loading Docks							
Concrete Masonry Unit	70%	Now	\$197,700	LIFE	* *	5	\$63,300	A
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
	Location : North Facade, South Facade							
Metal Coiling Doors	10%			2027	* *	5	\$45,200	A
Weathering Steel	10%			LIFE	* *	1		A
Windows								
Aluminum	100%	4+	\$273,400	2030	* *	5	\$34,400	A
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Parapets								
Concrete Masonry Unit	80%	Now	\$62,200	LIFE	* *	5	\$28,500	A
	Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%							
	Location : North Facade, South Facade							
Metal Rail	20%	Now	\$15,900	2027	* *	5	\$44,700	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 20%							
	Location : East Facade							
Roof								
Built-Up (BUR)	50%	Now	\$566,600	2032	* *			A
	Blisters, Extent : Moderate, Area Affected : 25%							
	Location : Upper Roof							
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%							
	Location : Upper Roof							
	Repairs in Progress, Extent : Light, Area Affected : 66%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 100%							
	Location : Upper Roof							
Modified Bitumen	50%			2022	\$720,500	10	\$130,500	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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING A
Asset # : 2796

Architecture		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	15%	Now	\$78,400	2021	\$391,800	3	\$48,600	C
<i>Punct/Tear/Impact Damage, Extent : Light, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	55%	Now	\$117,100	LIFE	**	5	\$259,800	C
<i>Broken/Missing Elements, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceramic Tile	5%	Now	\$9,900	2031	**	5	\$5,400	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	25%	Now	\$87,000	2022	\$435,000	3	\$20,200	C
<i>Deflection Evident, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Concrete Masonry Unit	60%	Now	\$83,000	LIFE	**	5	\$31,500	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Gypsum Board	30%	Now	\$15,500	LIFE	**	5	\$23,600	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Plywood/Hardboard	10%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	5%	Now	\$9,500	2035	**	5	\$7,700	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	75%	Now	\$71,200	2035	**	5	\$92,800	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	10%	4+	\$15,100	LIFE	**	5	\$3,900	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Metal Panel	10%	Now	\$7,800	LIFE	**	5	\$30,900	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$34,100	3	\$700	B

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING A
Asset # : 2796

Electrical		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	
Over 600 Volts									
Transformers									
Dry Type	100%			2020	\$34,000	3	\$900	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : One 2000 Kva 4160hv-480y/265lv								
Feeders									
Cable	100%			2021	\$1,000	1		B	
Raceway									
Conduit	100%			2022	\$3,600	1		B	
Under 600 Volts									
Service Equipment									
Fused Disc Sw	100%			2022	\$66,200	5	\$700	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : Two 2000 Amps Main Disconnect Switch								
Transformers									
Dry Type	100%			2020	\$14,200	5	\$600	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : One 225 Kva 480hv-208y/120lv								
Switchgear / Switchboard									
Fused Disc Sw	100%			2022	\$166,500	5	\$700	B	
Raceway									
Conduit	100%			2022	\$220,500	1		B	
Panelboards									
Fused Disc Sw	15%			2021	\$25,800	5	\$500	B	
Molded Case Bkrs	85%			2021	\$146,300	5	\$3,500	B	
Wiring									
Braided Cloth	50%	2-4	\$128,400	2047	* *	1		B	
	Insulation Aged, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Thermoplastic	50%			2022	\$128,400	1		B	
Motor Controllers									
Locally Mounted	10%			2020	\$21,100	5	\$100	B	
Motor Control Center	90%			2020	\$421,900	5	\$3,900	B	
	Enclosure Corroded, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
Ground									
Grounding Devices									
Not Accessible	100%							D	
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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING A
Asset # : 2796

Electrical		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	20%			2017	\$121,000	10	\$26,500	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-12 Lamps							
Fluorescent	50%			2030	* *	10	\$66,200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : T-8 Lamps							
HID	20%			2017	\$100,100	10	\$900	B
HID	10%			2027	* *	10	\$500	B
Egress Lighting								
Emergency, Battery	50%			2030	* *	10	\$17,400	B
Exit, Service	40%			2030	* *	1		B
Exit, Service	10%			2017	\$2,000	1		B
Exterior Lighting								
HID	100%			2017	\$54,800	10	\$500	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2027	* *	1	\$5,900	B

Mechanical		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%			2032	* *	1		B	
Conversion Equipment									
HTHW/HW Exchanger	100%			2025	\$37,100	2	\$8,800	B	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Tunnel								
	Explanation : 2 Units								
Distribution									
Hot Wtr Piping/Pump	100%	Now	\$68,700	2030	* *	4	\$7,100	B	
	Corroded, Extent : Severe, Area Affected : 10%								
	Location : Basement								
Terminal Devices									
Convector/Radiator	40%			2027	* *	1	\$18,600	B	
Fan Coil Unit/Heat	60%			2022	\$1,228,400	1	\$28,000	B	
Air Conditioning									
Energy Source									
District C.W.	100%			2032	* *	1		B	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : District Cold Water								
	Explanation : Used For Refrigeration Only, Not 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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING A
Asset # : 2796

Mechanical		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
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	95%			2025	\$350,200	1	\$148,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Utility Building</i>								
<i>Explanation : 6 Chillers Provide Chilled Water</i>								
Ext Pkg Unit - Cooling	5%			2027	* *	2	\$400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : R-410a</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$33,400	2032	* *	4	\$7,100	B
<i>Insul. Deteriorating, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Chilled Water Pipes</i>								
Terminal Devices								
Direct Expansion	5%			2027	* *	1		B
Fan Coil - Cooling	95%			2022	\$1,000,200	1	\$44,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Additional Split Air Conditioning Systems Belong To Share Holders</i>								
Heat Rejection								
Water Cool Tower	100%			2020	\$392,500	2	\$145,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Utility Building</i>								
<i>Explanation : 3 Cooling Towers</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$80,400	B
Exhaust Fans								
Roof	100%			2027	* *	2	\$4,400	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2027	* *	1		B
HW Heat Exchanger								
HTHW/HW	100%			2022	\$315,600			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%	Now	\$6,300	2017	\$6,300	4	\$1,600	B
<i>On Extended Life, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</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.*

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT CO-OP MARKET BUILDING B
Address : FOOD CENTER DRIVE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0022.010 / 2130 **Yr Built/Renovated** : 1973 /
Area Sq Ft : 154,162 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 22-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2781 **Lot** : 500 **BIN** : 2109483

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,575,900	\$932,200
Interior Architecture	\$467,800	\$707,000
Electrical	\$455,000	\$968,500
Mechanical		\$2,752,200
Total	\$2,498,700	\$5,359,800
Priority A	\$1,575,900	\$932,200
Priority B	\$649,200	\$3,811,300
Priority C	\$273,600	\$616,300
Total	\$2,498,700	\$5,359,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$34,200	\$28,000		
Interior Architecture	\$37,700		\$15,800	\$5,300
Electrical	\$2,700	\$8,500	\$600	\$700
Mechanical	\$126,000	\$30,000	\$65,400	\$23,700
Total	\$200,600	\$66,500	\$81,800	\$29,700
Priority A	\$34,200	\$28,000		
Priority B	\$147,300	\$38,500	\$66,000	\$24,400
Priority C	\$19,200		\$15,800	\$5,300
Total	\$200,600	\$66,500	\$81,800	\$29,700



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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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING B
Asset # : 2130

Architecture		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%	Now	\$75,500	LIFE	* *	5	\$35,300	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Loading Docks								
Concrete Masonry Unit	75%	Now	\$413,600	LIFE	* *	5	\$66,200	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : North Facade, South Facade								
Caulking Deteriorated, Extent : Moderate, Area Affected : 10%								
Location : North Facade, South Facade								
Metal Coiling Doors	10%			2027	* *	5	\$44,100	A
Weathering Steel	10%			LIFE	* *	1		A
Windows								
Aluminum	100%	Now	\$533,700	2030	* *	5	\$33,600	A
Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Parapets								
Concrete Masonry Unit	90%	Now	\$34,200	LIFE	* *	5	\$31,300	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%								
Location : North Facade, South Facade, East Facade, West Facade								
Metal Panel	10%			2042	* *	5	\$11,900	A
Roof								
Built-Up (BUR)	50%	Now	\$553,000	2032	* *			A
Blisters, Extent : Moderate, Area Affected : 25%								
Location : Upper Roof								
Repairs in Progress, Extent : Light, Area Affected : 66%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Upper Roof								
Modified Bitumen	50%			2022	\$703,200	10	\$127,400	A
Interior								
Floors								
Carpet	15%			2021	\$382,500	3	\$47,400	C
Cast in Place Concrete	60%	Now	\$124,700	LIFE	* *	5	\$276,600	C
Cracking/Crumbling, Extent : Light, Area Affected : 30%								
Location : Throughout								
Ceramic Tile	5%	Now	\$9,700	2031	* *	5	\$5,300	C
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Vinyl Tile	20%	Now	\$67,900	2022	\$339,700	3	\$15,800	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING B
Asset # : 2130

Architecture		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	\$6,400	C
Concrete Masonry Unit	60%	Now	\$81,000	LIFE	* *	5	\$30,800	C
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Gypsum Board	25%	Now	\$6,300	LIFE	* *	5	\$19,200	C
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Plywood/Hardboard	10%			LIFE	* *			C
Ceilings								
AcousTileConcealSpLn	10%	Now	\$18,500	2027	* *	5	\$15,100	B
	Cracking/Crumbling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
AcousTileSusp.Lay-In	75%	Now	\$139,000	2035	* *	5	\$90,600	B
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Exposed Concrete	15%	Now	\$55,300	LIFE	* *	5	\$5,700	B
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$34,100	3	\$700	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 600 Amps Main Disconnect Switch At 4800 Volts Supply								
Transformers								
Dry Type	100%			2020	\$34,000	3	\$800	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 2000 Kva 4160hv-480y/265lv								
Feeders								
Cable	100%			2021	\$1,000	1		B
Raceway								
Conduit	100%			2022	\$3,600	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$66,200	5	\$700	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 800 Amps Main Disconnect Switch								

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING B
Asset # : 2130

Electrical		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									
Transformers									
	Dry Type	100%			2020	\$14,200	5	\$600	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room									
Explanation : One 225 Kva 460hv-208y/120lv, One 250 Kva 460hv-208y/120lv And 30 Kva 460hv-208y/120lv									
Switchgear / Switchboard									
	Fused Disc Sw	100%			2022	\$166,500	5	\$700	B
Raceway									
	Conduit	95%			2022	\$209,400	1		B
	Conduit	5%			2048	* *	1		B
Panelboards									
	Fused Disc Sw	10%			2021	\$17,200	5	\$400	B
	Molded Case Bkrs	90%			2021	\$154,900	5	\$3,700	B
Wiring									
	Braided Cloth	55%	2-4	\$141,300	2047	* *	1		B
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
	Thermoplastic	40%			2022	\$102,700	1		B
	Thermoplastic	5%			2048	* *	1		B
Motor Controllers									
	Locally Mounted	20%			2020	\$42,100	5	\$200	B
	Motor Control Center	80%			2020	\$168,500	5	\$3,400	B
Ground									
Grounding Devices									
	Not Accessible	100%							D
Lighting									
Interior Lighting									
	Fluorescent	30%			2017	\$177,200	10	\$38,700	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
Explanation : T-12 Lamps									
	Fluorescent	45%			2030	* *	10	\$58,100	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Explanation : T-5 Lamps									
	HID	5%			2027	* *	10	\$200	B
	HID	20%			2017	\$97,700	10	\$900	B
Egress Lighting									
	Emergency, Battery	50%			2030	* *	10	\$17,000	B
	Exit, Service	20%			2030	* *	1		B
	Exit, Service	30%			2017	\$5,800	1		B
Exterior Lighting									
	Not Accessible	100%							D

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING B
Asset # : 2130

Electrical	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

Alarm

Security System

No Component

90%

2027

* *

1

\$5,800

D

Generic

10%

B

Mechanical	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%

2032

* *

1

B

Conversion Equipment

HTHW/HW Exchanger

100%

Now

\$700

2025

\$36,200

2

\$6,900

B

*Corroded, Extent : Moderate, Area Affected : 5%**Location : Heat Exchanger**Other Observation, Extent : Light, Area Affected : 100%**Location : Tunnel (Basement)**Explanation : 2 Units*

Distribution

Hot Wtr Piping/Pump

100%

Now

\$33,500

2030

* *

4

\$6,900

B

*Corroded, Extent : Severe, Area Affected : 5%**Location : Tunnel**Insul. Deteriorating, Extent : Moderate, Area Affected : 5%**Location : Basement Area*

Terminal Devices

Convactor/Radiator

40%

2027

* *

1

\$18,200

B

Fan Coil Unit/Heat

60%

2022

\$1,199,000

1

\$27,300

B

Air Conditioning

Energy Source

District C.W.

100%

2032

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : District Cold Water Service**Explanation : Used For Refrigeration Only, Not Air Conditioning*

Conversion Equipment

Centrifugal, Elec Chiller

95%

2031

* *

1

\$144,800

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Utility Building**Explanation : Chillers Provide Chilled Water - Refrigerant Is Ammonia*

Ext Pkg Unit - Cooling

5%

2027

* *

2

\$400

B

*R-22 Refrigerant, Extent : Light, Area Affected : 100%**Location : Roof, Split System Dx**Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 3 Dx Systems Used As Back Up*

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING B
Asset # : 2130

Mechanical		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
Air Conditioning									
Distribution									
	Chilled Wtr Pipe/Pump	100%	Now	\$32,600	2032	* *	4	\$6,900	B
	Corroded, Extent : Moderate, Area Affected : 5%								
	Location : Pipe Supports In Tunnel Area								
	Insul. Deteriorating, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
Terminal Devices									
	Fan Coil - Cooling	100%			2022	\$1,027,700	1	\$45,500	B
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Additional Split Air Conditioning Systems Belong To Share Holders								
Heat Rejection									
	Water Cool Tower	100%			2020	\$383,100	2	\$141,700	B
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Utility Building Roof								
	Explanation : 3 Cooling Towers								
Ventilation									
Distribution									
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$78,500	B
Exhaust Fans									
	Roof	100%			2022	\$106,100	2	\$4,300	B
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2032	* *	1		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
Sump Pump(s)									
	Submersible	100%	0-2	\$6,300	2017	\$6,300	4	\$1,600	B
	Obsolete Equipment, Extent : Severe, Area Affected : 100%								
	Location : Basement								
Fixtures									
	Generic	100%							B

*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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT CO-OP MARKET BUILDING C
Address : FOOD CENTER DRIVE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0022.020 / 2131 **Yr Built/Renovated** : 1973 /
Area Sq Ft : 156,908 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 22-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2781 **Lot** : 500 **BIN** : 2109484

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$1,744,700	\$980,200
Interior Architecture		\$472,900	\$379,900
Electrical		\$478,500	\$943,900
Mechanical			\$3,132,300
Total		\$2,696,100	\$5,436,400
Priority A		\$1,744,700	\$980,200
Priority B		\$742,100	\$4,174,600
Priority C		\$209,300	\$281,500
Total		\$2,696,100	\$5,436,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$34,800	\$6,100		
Interior Architecture	\$94,400			\$21,500
Electrical	\$2,600	\$40,000	\$600	\$800
Mechanical	\$129,000	\$30,200	\$66,300	\$23,800
Total	\$260,700	\$76,200	\$66,900	\$46,100
Priority A	\$34,800	\$6,100		
Priority B	\$131,600	\$70,200	\$66,900	\$24,600
Priority C	\$94,400			\$21,500
Total	\$260,700	\$76,200	\$66,900	\$46,100



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.

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING C
Asset # : 2131

Architecture		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	10%	Now	\$76,900	LIFE	* *	5	\$71,900	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Loading Docks								
Concrete Masonry Unit	70%	Now	\$392,900	LIFE	* *	5	\$62,900	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : North Facade, South Facade								
Metal Coiling Doors	10%	Now	\$77,300	2035	* *	5	\$22,500	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Weathering Steel	10%	Now	\$91,400	LIFE	* *	1		A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Windows								
Aluminum	100%	Now	\$543,200	2030	* *	5	\$34,200	A
Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Parapets								
Concrete Masonry Unit	90%	Now	\$34,800	LIFE	* *	5	\$31,800	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%								
Location : North Facade, South Facade								
Metal Panel	10%			2042	* *	5	\$12,100	A
Roof								
Built-Up (BUR)	50%	Now	\$562,900	2032	* *			A
Blisters, Extent : Moderate, Area Affected : 25%								
Location : Upper Roof								
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%								
Location : Upper Roof								
Repairs in Progress, Extent : Light, Area Affected : 66%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 50%								
Location : Upper Roof								
Modified Bitumen	50%			2022	\$715,800	10	\$129,700	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.

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING C
Asset # : 2131

Architecture		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	15%	Now	\$19,500	2021	\$389,300	3	\$48,300	C
<i>Punct/Tear/Impact Damage, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	60%	Now	\$126,900	LIFE	**	5	\$281,500	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceramic Tile	5%	Now	\$19,700	2031	**	5	\$5,400	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	20%	0-2	\$34,600	2027	**	3	\$16,100	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Concrete Masonry Unit	60%	Now	\$82,400	LIFE	**	5	\$31,300	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Gypsum Board	30%	0-2	\$15,400	LIFE	**	5	\$23,500	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Plywood/Hardboard	10%	Now	\$5,200	LIFE	**			C
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceilings								
AcousTileConcealSpLn	10%	Now	\$37,700	2027	**	5	\$15,400	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	80%	Now	\$150,900	2035	**	5	\$98,400	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	10%	4+	\$75,000	LIFE	**	5	\$3,800	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$34,100	3	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 600 Amps Main Disconnect Switch At 4800 Volts Supply</i>								

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING C
Asset # : 2131

Electrical		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
Over 600 Volts								
Transformers								
Dry Type	100%			2020	\$34,000	3	\$900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 2000 Kva 4160hv-480y/265lv</i>								
Feeders								
Cable	100%			2021	\$1,000	1		B
Raceway								
Conduit	100%			2022	\$3,600	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$66,200	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2020	\$14,200	5	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 225 Kva 460 Hv-208y/120lv And One 25 Kva 480hv-208y/120lv</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$166,500	5	\$700	B
Raceway								
Conduit	100%			2022	\$220,500	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$17,200	5	\$400	B
Molded Case Bkrs	10%			2030	* *	5	\$400	B
Molded Case Bkrs	80%			2021	\$137,700	5	\$3,300	B
Wiring								
Braided Cloth	60%	2-4	\$154,100	2047	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	35%			2022	\$89,900	1		B
Thermoplastic	5%			2032	* *	1		B
Motor Controllers								
Locally Mounted	30%			2020	\$63,200	5	\$300	B
Motor Control Center	70%			2020	\$147,400	5	\$3,000	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$2,300	B
Lighting								

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING C
Asset # : 2131

Electrical		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	25%			2017	\$150,300	10	\$32,900	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-12 Lamps							
	Fluorescent	40%			2030	* *	10	\$52,600	B
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Explanation : T-8 Lamps								
	HID	35%			2017	\$174,100	10	\$1,600	B
Egress Lighting									
	Emergency, Battery	50%			2030	* *	10	\$17,300	B
	Exit, Service	30%			2030	* *	1		B
	Exit, Service	20%			2017	\$3,900	1		B
Exterior Lighting									
	Not Accessible	100%							D
Alarm									
Security System									
	No Component	90%							D
	Generic	10%			2027	* *	1	\$5,900	B

Mechanical		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%			2032	**	1		B
	Conversion Equipment								
HTHW/HW Exchanger	100%	Now	\$1,800	2025	\$36,900	2	\$7,000	B	
	Corroded, Extent : Moderate, Area Affected : 5%								
	Location : Tunnel								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Tunnel								
Distribution									
	Hot Wtr Piping/Pump	100%	Now	\$34,100	2030	**	4	\$7,100	B
	Corroded, Extent : Moderate, Area Affected : 5%								
Terminal Devices									
	Convector/Radiator	40%			2027	**	1	\$18,500	B
	Fan Coil Unit/Heat	60%			2022	\$1,220,400	1	\$27,800	B

Air Conditioning

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING C
Asset # : 2131

Mechanical	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
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	95%			2025	\$347,900	1	\$147,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Utility Building</i>								
<i>Explanation : 6 Chillers Provide Chilled Water, Refrigerant Is Ammonia</i>								
Ext Pkg Unit - Cooling	5%			2027	* *	2	\$400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 3 Units, Refrigerant R-507</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$33,200	2032	* *	4	\$7,100	B
<i>Insul. Deteriorating, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Chilled Water</i>								
<i>Explanation : Used For Refrigerator Boxes Only - Comes From Utility Building</i>								
Terminal Devices								
Direct Expansion	5%			2027	* *	1		B
Fan Coil - Cooling	95%			2022	\$993,700	1	\$44,000	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout Offices</i>								
<i>Explanation : Additional Split Air Conditioning Systems Belong To Share Holders</i>								
Heat Rejection								
Water Cool Tower	100%			2020	\$389,900	2	\$144,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Utility Building</i>								
<i>Explanation : 3 Cooling Towers</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$79,900	B
Exhaust Fans								
Roof	100%			2022	\$108,000	2	\$4,400	B
Plumbing								
H/C Water Piping								
Brass/Copper	30%			2032	* *	1		B
Galv Iron/Steel	70%			2027	* *	1		B
HW Heat Exchanger								
HTHW/HW	100%			2032	* *			B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Tunnel</i>								
<i>Explanation : 2 Units</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B

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**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET BUILDING C**

Asset # : 2131

Mechanical		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
Plumbing									
	Sump Pump(s)								
	Submersible	100%	0-2	\$6,300	2017	\$6,300	4	\$1,600	B
Obsolete Equipment, Extent : Severe, Area Affected : 100%									
Location : Basement									
	Fixtures								
	Generic	100%							B

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT CO-OP MARKET UTILITY BUILDING D
Address : FOOD CENTER DRIVE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0022.030 / 2132 **Yr Built/Renovated** : 1973 / 2002
Area Sq Ft : 23,232 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 22-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2781 **Lot** : 500 **BIN** : 2109485

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$551,400	
Interior Architecture	\$94,000	\$71,900
Electrical	\$50,700	\$898,100
Mechanical		\$64,200
Total	\$696,000	\$1,034,300
Priority A	\$551,400	
Priority B	\$91,100	\$962,400
Priority C	\$53,500	\$71,900
Total	\$696,000	\$1,034,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$41,700	\$2,200		
Interior Architecture	\$38,500			\$200
Electrical	\$300	\$33,700		\$100
Mechanical	\$42,100	\$27,200	\$10,500	\$4,000
Total	\$122,600	\$63,100	\$10,500	\$4,300
Priority A	\$41,700	\$2,200		
Priority B	\$66,200	\$60,900	\$10,500	\$4,000
Priority C	\$14,600			\$200
Total	\$122,600	\$63,100	\$10,500	\$4,300



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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET UTILITY BUILDING D
Asset # : 2132

Architecture	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	\$7,800	A
Concrete Masonry Unit	88%	Now	\$107,600	LIFE	**	5	\$17,200	A
<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Metal Coiling Doors	5%	Now	\$16,800	2035	**	5	\$2,400	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
Window Wall	2%			2042	**	5	\$2,400	A
Windows								
Aluminum	5%			2030	**	5	\$1,800	A
Metal Louvers	95%	Now	\$97,600	2031	**			A
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Parapets								
Concrete Masonry Unit	95%	Now	\$24,900	LIFE	**	5	\$11,400	A
<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
Metal Panel	5%			2042	**	5	\$2,100	A
Roof								
Built-Up (BUR)	25%	Now	\$71,900	2032	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Repairs in Progress, Extent : Light, Area Affected : 66%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Modified Bitumen	75%	Now	\$274,300	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>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								

Interior

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET UTILITY BUILDING D
Asset # : 2132

Architecture		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	93%			LIFE	**	5	\$71,900	C
Ceramic Tile	2%			2031	**	5	\$700	C
Vinyl Tile	5%	Now	\$14,200	2032	**	3	\$700	C
<i>Adhesion Failure, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Entrance</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Entrance</i>								
Interior Walls								
Concrete Masonry Unit	80%	Now	\$53,500	LIFE	**	5	\$10,200	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Gypsum Board	10%			LIFE	**	5	\$1,900	C
Metal Panel	10%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	10%	Now	\$2,700	2027	**	5	\$1,800	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	75%	4+	\$40,400	LIFE	**	5	\$4,100	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Exposed Struc: Steel	15%	4+	\$21,200	LIFE	**			B
<i>Corrosion/Rusting, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Air Circuit Breaker	100%			2022	\$34,100	3	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 2500 Amps And One 1000 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	40%			2020	\$63,800	3	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 1500/2000 Kva 4160hv-480y/277lv</i>								
Liquid Filled	60%			2020	\$95,700	3	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : Four 4200/5260 Kva 13,200hv-4160y/2402lv</i>								
Switchgear / Switchboard								
Air Circuit Breaker	100%			2022	\$3,700	3	\$200	B

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET UTILITY BUILDING D
Asset # : 2132

Electrical		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
Over 600 Volts								
Feeders								
Cable	100%			2021	\$43,700	1		B
Raceway								
Conduit	100%			2022	\$28,300	1		B
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	50%			2022	\$1,500	5	\$300	B
Molded Case Bkrs	50%			2042	* *	5	\$300	B
Transformers								
Dry Type	100%			2020	\$29,700	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 750 Kva 480hv-208y/120lv</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2022	\$264,400	5	\$100	B
Molded Case Bkrs	50%			2032	* *	5	\$300	B
Raceway								
Conduit	80%			2022	\$373,200	1		B
Conduit	20%			2032	* *	1		B
Panelboards								
Fused Disc Sw	15%			2021	\$8,300	5	\$100	B
Fused Disc Sw	5%			2030	* *	5		B
Molded Case Bkrs	30%			2030	* *	5	\$200	B
Molded Case Bkrs	50%			2021	\$27,500	5	\$300	B
Wiring								
Thermoplastic	30%			2032	* *	1		B
Thermoplastic	70%			2022	\$29,800	1		B
Motor Controllers								
Locally Mounted	10%			2020	\$600	5		B
Motor Control Center	90%			2027	* *	5	\$600	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$300	B
Lighting								
Interior Lighting								
Fluorescent	30%			2027	* *	10	\$6,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	40%			2017	\$50,700	10	\$8,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-12 Lamps</i>								
HID	30%			2022	\$24,600	10	\$200	B
Egress Lighting								
Emergency, Battery	60%			2017	\$4,900	10	\$3,400	B
Exit, Service	40%			2017	\$1,300	1		B

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET UTILITY BUILDING D
Asset # : 2132

Electrical		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

Exterior Lighting
HID

100%

2017

\$8,100

10

\$100

B

Mechanical		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

Electricity

5%

2032

* *

1

B

Fuel Oil No 4

95%

2032

* *

5

\$6,900

B

Conversion Equipment

Hot Water Boiler

95%

2035

* *

1

\$11,100

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Mechanical Room**Explanation : One Boiler*

Radiant Heater

5%

2022

\$4,900

2

\$500

B

Distribution

Hot Wtr Piping/Pump

100%

Now

\$22,500

2030

* *

4

\$1,200

B

*Corroded, Extent : Moderate, Area Affected : 10%**Location : Throughout Basement Tunnel**Insul. Deteriorating, Extent : Moderate, Area Affected : 50%**Location : Pipes*

Terminal Devices

Air Handler

10%

2022

\$12,100

1

\$1,500

B

No Component

90%

D

Air Conditioning

Energy Source

Electricity

100%

2038

* *

1

B

Conversion Equipment

Centrifugal, Elec Chiller

100%

2031

* *

1

\$25,600

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Chiller Room**Explanation : 6 Chillers Provide Chilled Water - Refrigerant Is Ammonia*

Distribution

Chilled Wtr Pipe/Pump

100%

Now

\$10,900

2032

* *

4

\$1,200

B

*Insul. Deteriorating, Extent : Severe, Area Affected : 20%**Location : Distribution Lines To Warehouses*

Heat Rejection

Water Cool Tower

100%

2020

\$64,200

2

\$23,800

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 3 Cooling Towers Exist On The Utility Building Roof Each Tower Has 4 Cells*

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

* *

2-5

\$13,200

B

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET UTILITY BUILDING D
Asset # : 2132

Mechanical		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
Ventilation									
	Exhaust Fans								
	Interior	20%			2017	\$4,900	2	\$100	B
	Roof	80%			2027	* *	2	\$600	B
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2027	* *	1		B
	Water Heater								
	Electric	100%			2017	\$3,500	4	\$200	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	\$10,500	4	\$2,500	B
	Fixtures								
	Generic	100%							B
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%								
	Location : Throughout								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT CO-OP MARKET WAREHOUSE E
Address : FOOD CENTER DRIVE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0022.040 / 2133 **Yr Built/Renovated** : 1973 /
Area Sq Ft : 106,891 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 22-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2781 **Lot** : 500 **BIN** : 2109487

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$949,900	
Interior Architecture	\$408,800	\$244,600
Electrical	\$37,100	\$1,602,900
Mechanical		\$1,710,100
Total	\$1,395,700	\$3,557,600
Priority A	\$949,900	
Priority B	\$357,900	\$3,348,100
Priority C	\$87,900	\$209,500
Total	\$1,395,700	\$3,557,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$50,500			
Interior Architecture	\$96,800			\$16,000
Electrical	\$5,100	\$4,000	\$3,000	\$3,700
Mechanical	\$67,200	\$17,200	\$78,700	\$17,200
Total	\$219,500	\$21,100	\$81,700	\$36,800
Priority A	\$50,500			
Priority B	\$112,900	\$21,100	\$81,700	\$20,900
Priority C	\$56,100			\$16,000
Total	\$219,500	\$21,100	\$81,700	\$36,800



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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE E
Asset # : 2133

Architecture		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%	2-4	\$7,000	LIFE	* *	5	\$13,100	A
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Concrete Masonry Unit	80%	Now	\$327,500	LIFE	* *	5	\$26,200	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 5%								
Location : West Facade								
Metal Panel	10%	Now	\$3,600	2042	* *	5	\$9,800	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Metal Coiling Doors	5%	Now	\$28,200	2035	* *	5	\$4,100	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Windows								
Aluminum	90%	Now	\$41,700	2030	* *	5	\$5,300	A
Broken/Missing Elements, Extent : Light, Area Affected : 20%								
Location : Throughout								
Metal Louvers	10%	Now	\$3,300	2031	* *			A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Parapets								
Concrete Masonry Unit	90%	Now	\$76,900	LIFE	* *	5	\$11,700	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 50%								
Location : East Facade, West Facade								
Metal Panel	10%	Now	\$8,400	2042	* *	5	\$2,200	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Roof								
Built-Up (BUR)	40%	Now	\$238,500	2032	* *			A
Blisters, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Repairs in Progress, Extent : Light, Area Affected : 66%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Built-Up (BUR)	25%			2032	* *	10	\$34,300	A
Recent Replace Evident, Extent : Moderate, Area Affected : 100%								
Location : Partial Section								
Modified Bitumen	35%	0-2	\$265,400	2032	* *			A
Blisters, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Seams Open/Split, Extent : Moderate, Area Affected : 15%								
Location : Throughout								

Interior

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE E
Asset # : 2133

Architecture		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	15%	Now	\$14,500	2021	\$289,600	3	\$35,900	C
<i>Broken/Missing Elements, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	60%	0-2	\$47,200	LIFE	**	5	\$209,500	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceramic Tile	5%	0-2	\$14,700	2031	**	5	\$4,000	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	20%	0-2	\$25,700	2027	**	3	\$12,000	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Concrete Masonry Unit	75%	0-2	\$40,700	LIFE	**	5	\$7,700	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Gypsum Board	25%	0-2	\$1,300	LIFE	**	5	\$3,900	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceilings								
AcousTileConcealSpLn	35%	0-2	\$21,600	2035	**	5	\$35,200	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Exposed Struc: Steel	50%	4+	\$320,900	LIFE	**			B
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Panel	15%	Now	\$19,100	LIFE	**	5	\$30,100	B
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$34,100	3	\$500	B
Transformers								
Dry Type	100%			2020	\$34,000	3	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1000 Kva 4160hv-480y/277lv & One 750 Kva 4160hv-480y/277lv</i>								
Feeders								
Cable	100%			2021	\$1,000	1		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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE E
Asset # : 2133

Electrical		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
Over 600 Volts								
Raceway								
Conduit	100%			2022	\$3,600	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$62,100	5	\$500	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : Two 1000 Amps Main Disconnect Switch								
Transformers								
Dry Type	100%			2020	\$14,200	5	\$400	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 112.5 Kva 480hv-208y/120lv & One 45 Kva 480hv-208y/120lv								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$151,400	5	\$500	B
Raceway								
Conduit	100%			2022	\$106,500	1		B
Panelboards								
Fused Disc Sw	20%			2021	\$29,800	5	\$500	B
Molded Case Bkrs	80%			2021	\$119,300	5	\$2,300	B
Wiring								
Thermoplastic	100%			2022	\$177,900	1		B
Motor Controllers								
Locally Mounted	10%			2020	\$15,400	5	\$100	B
Motor Control Center	90%			2020	\$139,000	5	\$2,600	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$1,600	B
Lighting								
Interior Lighting								
Fluorescent	40%			2022	\$178,900	10	\$39,100	B
HID	60%			2022	\$222,000	10	\$2,100	B
Egress Lighting								
Emergency, Battery	50%			2022	\$18,400	10	\$12,900	B
Exit, Service	50%			2022	\$7,300	1		B
Exterior Lighting								
HID	100%			2017	\$37,100	10	\$300	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2022	\$92,000	1	\$12,000	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2022	\$314,800	1-3	\$20,400	B

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DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE E
Asset # : 2133

Mechanical	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								
Electricity	20%			2032	* *	1		B
HTHW/HW	80%			2032	* *	1		B
Conversion Equipment								
HTHW/HW Exchanger	100%			2018	\$27,400	2	\$6,500	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Basement								
Explanation : One Unit								
Distribution								
Hot Wtr Piping/Pump	20%			2030	* *	4	\$1,100	B
No Component	80%							D
Terminal Devices								
Fan Coil Unit/Heat	20%			2022	\$302,600	1	\$6,900	B
No Component	80%							D
Air Conditioning								
Energy Source								
District C.W.	100%			2042	* *	1		B
Other Observation, Extent : Light, Area Affected : 100%								
Location : District Cold Water								
Explanation : Used For Refrigeration Only, Not Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	95%			2025	\$258,800	1	\$109,600	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Utility Building								
Explanation : 6 Chillers Provide Chilled Water - Refrigerant Is Ammonia								
Ext Pkg Unit - Cooling	5%			2027	* *	2	\$300	B
R-22 Refrigerant, Extent : Light, Area Affected : 100%								
Location : Roof								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$24,700	2032	* *	4	\$5,300	B
Corroded, Extent : Moderate, Area Affected : 30%								
Location : Basement, Glycol Concentrator, Glycol Concentrating Tank								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Mechanical Room								
Explanation : Westside E Wing Uses Glycol Spray System (No Frost) To Prevent Icing								
Terminal Devices								
Fan Coil - Cooling	100%			2022	\$778,200	1	\$34,400	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout								
Explanation : Additional Split Air Conditioning Systems Belong To Share Holders								
Heat Rejection								
Water Cool Tower	100%			2020	\$290,100	2	\$107,300	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Utility Building								
Explanation : 3 Cooling Towers								
Ventilation								

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

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE E**

Asset # : 2133

Mechanical		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
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$59,500	B
Exhaust Fans								
Roof	100%			2022	\$80,300	2	\$3,300	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2027	* *	1		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
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
Generic	100%			2032	* *	1-2	\$29,900	B

*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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT CO-OP MARKET WAREHOUSE F
Address : FOOD CENTER DRIVE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0022.050 / 2134 **Yr Built/Renovated** : 1973 / 2002
Area Sq Ft : 32,919 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 22-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2781 **Lot** : 500 **BIN** : 2109486

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$50,400	
Interior Architecture	\$38,800	\$96,800
Electrical		\$464,200
Total	\$89,200	\$561,000
Priority A	\$50,400	
Priority B		\$464,200
Priority C	\$38,800	\$96,800
Total	\$89,200	\$561,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$59,800			
Interior Architecture	\$11,000			\$3,100
Electrical	\$1,300	\$25,800	\$700	\$900
Mechanical	\$1,600	\$1,100	\$4,100	\$1,100
Total	\$73,700	\$26,900	\$4,800	\$5,100
Priority A	\$59,800			
Priority B	\$2,900	\$26,900	\$4,800	\$4,500
Priority C	\$11,000			\$600
Total	\$73,700	\$26,900	\$4,800	\$5,100



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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE F
Asset # : 2134

Architecture		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%	0-2	\$2,200	LIFE	* *	5	\$4,000	A
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Concrete Masonry Unit	80%	Now	\$50,400	LIFE	* *	5	\$8,100	A
	Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%							
	Location : West Facade							
Metal Coiling Doors	10%	Now	\$8,700	2035	* *	5	\$2,500	A
	Broken/Missing Elements, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Weathering Steel	5%	4+	\$2,600	LIFE	* *	1		A
	Worn/Eroded, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Windows								
Aluminum	100%	Now	\$14,300	2030	* *	5	\$1,800	A
	Broken/Missing Elements, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Parapets								
Concrete Masonry Unit	100%	Now	\$8,800	LIFE	* *	5	\$4,000	A
	Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%							
	Location : East Facade, West Facade							
	Water Penetration, Extent : Moderate, Area Affected : 100%							
	Location : West Facade							
Roof								
Modified Bitumen	100%	Now	\$23,400	2030	* *			A
	Water Penetration, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	* *	5	\$10,800	C
Cast in Place Concrete	80%	0-2	\$38,800	LIFE	* *	5	\$86,000	C
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Vinyl Tile	10%	0-2	\$4,000	2027	* *	3	\$1,800	C
	Broken/Missing Elements, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Interior Walls								
Concrete Masonry Unit	80%	0-2	\$6,700	LIFE	* *	5	\$2,500	C
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Gypsum Board	10%			LIFE	* *	5	\$500	C
Gypsum Board	10%	0-2	\$300	LIFE	* *	5	\$500	C
	Cracking/Crumbling, Extent : Light, Area Affected : 20%							
	Location : Throughout							

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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE F
Asset # : 2134

Architecture	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

AcousTileSusp.Lay-In	10%			2039	**	5	\$5,000	B
Exposed Struc: Steel	90%			LIFE	**			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

Over 600 Volts

Service Equipment

Fused Disc Sw	100%			2022	\$34,100	3	\$100	B
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Transformers

Dry Type	100%			2020	\$34,000	3	\$200	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : One 1000 Kva 4160hv-480y/277 Lv & One 500 Kva 4160hv-480y/277lv

Feeders

Cable	100%			2021	\$1,000	1		B
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Raceway

Conduit	100%			2022	\$3,600	1		B
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Under 600 Volts

Service Equipment

Air Circuit Breaker	100%			2022	\$16,200	5	\$200	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : One 1600 Amps Main Disconnect Switch

Transformers

Dry Type	100%			2020	\$14,200	5	\$100	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : One 225 Kva 480hv-208y/120lv & One 15 Kva 480hv-208y/120lv

Switchgear / Switchboard

Fused Disc Sw	100%			2022	\$75,700	5	\$100	B
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Raceway

Conduit	100%			2022	\$41,400	1		B
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Panelboards

Fused Disc Sw	20%			2021	\$9,200	5	\$200	B
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Molded Case Bkrs	80%			2021	\$36,700	5	\$700	B
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Wiring

Thermoplastic	100%			2022	\$42,600	1		B
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Motor Controllers

Locally Mounted	20%			2020	\$11,200	5		B
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Motor Control Center	80%			2020	\$44,900	5	\$700	B
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Lighting

Interior Lighting

Fluorescent	50%			2022	\$68,900	10	\$15,100	B
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HID	50%			2022	\$57,000	10	\$500	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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE F
Asset # : 2134

Electrical	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

Egress Lighting								
Emergency, Battery	60%			2017	\$6,800	10	\$4,800	B
Exit, Service	40%			2017	\$1,800	1		B
Exterior Lighting								
HID	100%			2017	\$11,400	10	\$100	B

Alarm

Security System								
No Component	90%							D
Generic	10%			2022	\$9,400	1	\$1,200	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2022	\$96,900	1-3	\$6,300	B

Mechanical	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								
Electricity	20%			2032	**	1		B
HTHW/HW	80%			2032	**	1		B

Air Conditioning

Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	15%			2030	**	2	\$300	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i> <i>Location : Roof Condenser Unit</i> <i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Side Yard Of The Building</i> <i>Explanation : One Unit Out Of Three With Refrigerant R-410a</i>								
No Component	85%							D

Terminal Devices								
Air Handler/Cool/Ht	15%			2030	**	1	\$3,100	B
No Component	85%							D

Ventilation

Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$18,300	B
Exhaust Fans								
Roof	100%			2027	**	2	\$1,000	B

Plumbing

H/C Water Piping								
Galv Iron/Steel	100%			2027	**	1		B
HW Heat Exchanger								
HTHW/HW	100%			2032	**			B
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Basement</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.*

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT CO-OP MARKET WAREHOUSE F**

Asset # : 2134

Mechanical		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
Plumbing									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Sprinkler								
	Generic	100%			2042	* *	1-2	\$9,200	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT MARKET FRUIT AUCTION BLDGS
Address : WHSE-BUILDING #1
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0020.000 / 2143 **Yr Built/Renovated** : 1969 /
Area Sq Ft : 154,400 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** : 2109480

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$108,600	\$225,400
Interior Architecture		\$102,300	\$583,900
Electrical			\$575,800
Mechanical		\$517,600	\$2,873,400
Total		\$728,400	\$4,258,500
Priority A		\$108,600	\$225,400
Priority B		\$517,600	\$3,449,200
Priority C		\$102,300	\$583,900
Total		\$728,400	\$4,258,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$98,400			
Interior Architecture	\$5,500	\$23,200		\$2,000
Electrical	\$39,800	\$21,200	\$200	
Mechanical	\$40,400	\$47,900	\$38,600	\$25,000
Total	\$184,000	\$92,400	\$38,800	\$27,000
Priority A	\$98,400			
Priority B	\$80,100	\$92,400	\$38,800	\$25,000
Priority C	\$5,500			\$2,000
Total	\$184,000	\$92,400	\$38,800	\$27,000



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.

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2143

Architecture		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	10%	Now	\$30,400	LIFE	* *	5	\$28,400	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : West Facade</i>								
Concrete Masonry Unit	25%	Now	\$27,700	LIFE	* *	5	\$8,900	A
<i>Diagonal Cracks, Extent : Light, Area Affected : 10%</i>								
<i>Location : East Facade, Corners</i>								
Metal Panel	45%	Now	\$8,700	2032	* *	5	\$47,900	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
Metal Coiling Doors	20%	Now	\$61,100	2027	* *	5	\$17,800	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : East Facade</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : East Facade</i>								
Parapets								
Metal Rail	100%	Now	\$31,600	2027	* *	5	\$177,500	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Roof								
Single Ply Membrane	100%	Now	\$47,400	2030	* *			A
<i>Blisters, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : Bird Damage At Various Locations</i>								
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Various</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Fluid Applied Rubber Membrane Over Insulation.</i>								
Interior								
Floors								
Cast in Place Concrete	90%	Now	\$102,300	LIFE	* *	5	\$453,800	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Loading Dock At West Side</i>								
Ceramic Tile	3%			2031	* *	5	\$6,900	C
Vinyl Tile	7%			2022	\$130,000	3	\$8,100	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.*

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2143

Architecture		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

Concrete Masonry Unit	65%			LIFE		* *	5	\$9,700	C
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>									
<i>Location : Various</i>									

Gypsum Board	10%			LIFE		* *	5	\$2,200	C
Metal Panel	25%			LIFE		* *			C

Ceilings

AcousTileSusp.Lay-In	20%			2027		* *	5	\$46,400	B
Exposed Struc: Steel	80%			LIFE		* *			B
<i>Water Penetration, Extent : Light, Area Affected : 5%</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

Raceway

Conduit	70%			2022		\$55,300	1		B
Conduit	30%			2042		* *	1		B

Panelboards

Molded Case Bkrs	40%			2030		* *	5	\$1,600	B
Molded Case Bkrs	10%			2038		* *	5	\$400	B
Molded Case Bkrs	50%			2021		\$25,800	5	\$2,000	B

Wiring

Braided Cloth	50%	2-4		\$30,900	2047		* *	1	B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									
Thermoplastic	40%			2022		\$24,700	1		B
Thermoplastic	10%			2042		* *	1		B

Motor Controllers

Locally Mounted	100%			2020		\$68,900	5	\$1,000	B
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Lighting

Interior Lighting

Fluorescent	100%			2022		\$284,500	10	\$141,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									
<i>Explanation : T-12</i>									

Egress Lighting

Exit, Service	100%			2017		\$21,200	1		B
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Exterior Lighting

HID	100%	Now		\$7,900	2032		* *		B
<i>Not in Service, Extent : Severe, 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.*

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2143

Mechanical	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								
Natural Gas	100%	Now	\$1,400	2032	* *	1		B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Outside #240/220 Building</i>								
<i>Explanation : Gas Shut Off Valve Frozen</i>								
Conversion Equipment								
Radiant Heater	60%			2022	\$385,600	2	\$42,900	B
<i>Other Observation, Extent : Light, Area Affected : 60%</i>								
<i>Location : Various Locations</i>								
<i>Explanation : 50-60 Gas Fired Units</i>								
No Component	40%							D
Air Conditioning								
Energy Source								
Electricity	100%			2030	* *	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	40%			2017	\$198,200	1	\$28,600	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 40%</i>								
<i>Location : Roof</i>								
No Component	60%							D
Terminal Devices								
Fan Coil - Cooling	40%			2017	\$179,800	1	\$19,900	B
No Component	60%							D
Heat Rejection								
Remote Air Cond	40%			2017	\$139,500	2	\$42,900	B
No Component	60%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$85,900	B
Exhaust Fans								
Roof	100%			2022	\$116,100	2	\$4,700	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2032	* *	1		B
Water Heater								
Electric	10%			2017	\$2,300	4	\$100	B
Gas Fired	10%			2017	\$3,400	2	\$200	B
No Component	80%							D
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%	Now	\$10,200	LIFE	* *	1		B
<i>Blockage /Clogged, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Roof Drains Clogged</i>								
Sewage Ejector(s)								
Electric	100%			2022	\$10,500	4	\$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.*

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

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2143

Mechanical		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
Plumbing									
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Standpipe								
	Generic	100%			2022	\$520,900	1-5	\$80,500	B
	Sprinkler								
	Generic	100%			2022	\$1,704,400	1-2	\$43,100	B
	Fire Pump								
	Generic	100%			2025	\$108,100	1	\$28,800	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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT MARKET FRUIT AUCTION BLDGS
Address : RAIL PLATFORM SHED - BLDG #3
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0020.020 / 2144 **Yr Built/Renovated** : 1969 /
Area Sq Ft : 56,486 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** : 2109481

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$284,700	\$345,300
Interior Architecture		\$92,900
Mechanical	\$47,400	
Total	\$332,100	\$438,300
Priority A	\$284,700	\$345,300
Priority B	\$47,400	
Priority C		\$92,900
Total	\$332,100	\$438,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$14,500			
Mechanical	\$63,700	\$500	\$3,700	\$500
Total	\$78,300	\$500	\$3,700	\$500
Priority A	\$14,500			
Priority B	\$63,700	\$500	\$3,700	\$500
Total	\$78,300	\$500	\$3,700	\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2144

Architecture		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

Metal, Corrugated

10% Now \$14,500 2052 * * 1 A
Broken/Missing Elements, Extent : Severe, Area Affected : 100%
Location : Throughout

No Component

90% D

Roof

Roll Roofing

100% Now \$284,700 2024 \$284,700 5 \$60,600 A
Drains Inad/Misposn, Extent : Severe, Area Affected : 100%
Location : Throughout
Ponding, Extent : Severe, Area Affected : 100%
Location : Throughout
Worn/Eroded, Extent : Moderate, Area Affected : 25%
Location : Throughout

Interior

Floors

Cast in Place Concrete

100% LIFE * * 5 \$92,900 C

Ceilings

Exposed Struc: Steel

100% LIFE * * B
Corrosion/Rusting, Extent : Moderate, Area Affected : 30%
Location : Throughout
Water Penetration, Extent : Light, Area Affected : 5%
Location : Throughout

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

Heating

Energy Source

Natural Gas

100% Now \$8,800 2042 * * 1 B
Not in Service, Extent : Severe, Area Affected : 100%
Location : Obsolete Piping Along Wall

Conversion Equipment

Radiant Heater

100% Now \$47,400 2027 * * 2 \$10,500 B
Other Observation, Extent : Severe, Area Affected : 100%
Location : Along Ceiling
Explanation : 30 Obsolete Units

Plumbing

H/C Water Piping

Brass/Copper

100% Now \$16,100 2042 * * 1 B
Corroded, Extent : Severe, Area Affected : 100%
Location : Railroad Shed

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2144

Mechanical		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
Plumbing									
	Storm Drain Piping								
	Cast Iron	100%	Now	\$7,500	LIFE	* *	1		B
		Blockage /Clogged, Extent : Severe, Area Affected : 100%							
		Location : Roof Drains							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Entire Roof							
		Explanation : Massive Ponding On Roof							
Fire Suppression									
	Sprinkler								
	Generic	100%	0-2	\$31,400	2042	* *	1-2	\$6,900	B
		Corroded, Extent : Severe, Area Affected : 100%							
		Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT MARKET FRUIT AUCTION BLDGS
Address : CANOPY BUILDING #4
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0020.030 / 2145 **Yr Built/Renovated** : 1969 /
Area Sq Ft : 11,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** : 2101215

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Interior Architecture		\$36,000
Total		\$36,000
Priority C		\$36,000
Total		\$36,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$25,800			
Total	\$25,800			
Priority A	\$25,800			
Total	\$25,800			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS

Asset # : 2145

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								
Metal, Corrugated	20%	Now	\$25,800	2042	* *	1		A
		<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
No Component	80%							D
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	* *	5	\$36,000	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.

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT MARKET FRUIT AUCTION BLDGS
Address : OFFICE BUILDING #2
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0020.010 / 2797 **Yr Built/Renovated** : 1969 /
Area Sq Ft : 11,614 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Jun-2011 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** : 2101215

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$114,200	
Interior Architecture		\$127,000
Electrical	\$6,700	\$35,500
Mechanical		\$201,800
Total	\$120,900	\$364,300
Priority A	\$114,200	
Priority B	\$6,700	\$364,300
Total	\$120,900	\$364,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$7,700			
Interior Architecture	\$50,300		\$1,200	\$2,000
Electrical	\$22,200	\$1,500	\$100	
Mechanical	\$1,700	\$4,600	\$3,300	\$700
Total	\$81,900	\$6,100	\$4,600	\$2,700
Priority A	\$7,700			
Priority B	\$23,900	\$6,100	\$3,400	\$700
Priority C	\$50,300		\$1,200	\$2,000
Total	\$81,900	\$6,100	\$4,600	\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2797

Architecture		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								
Masonry: Brick	100%	Now	\$114,200	LIFE	* *	5	\$20,000	A
	Horizontal Cracks, Extent : Moderate, Area Affected : 5%							
	Location : West Facade							
	Misaligned/Bulging, Extent : Severe, Area Affected : 25%							
	Location : West Facade							
Windows								
Aluminum	100%			2030	* *	5	\$1,900	A
Parapets								
Masonry: Brick	100%			LIFE	* *	5	\$8,400	A
Roof								
Single Ply Membrane	100%	Now	\$7,700	2030	* *			A
	Blisters, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : Fluid Applied Rubber Membrane Over Insulation.							
Interior								
Floors								
Carpet	25%			2016	\$47,900	3	\$7,900	C
	Worn/Eroded, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Offices							
	Explanation : Open Seams							
Cast in Place Concrete	10%			LIFE	* *	5	\$3,500	C
Ceramic Tile	5%			2031	* *	5	\$800	C
Vinyl Tile	60%			2027	* *	3	\$3,600	C
Interior Walls								
Concrete Masonry Unit	10%			LIFE	* *	5	\$200	C
Gypsum Board	90%			LIFE	* *	5	\$2,900	C
Ceilings								
AcousTile,Adhered	30%			2020	\$41,900	5	\$4,800	B
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Various							
	Staining/Discoloring, Extent : Light, Area Affected : 30%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
AcousTileSusp.Lay-In	70%			2020	\$85,100	5	\$11,100	B
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Various							
	Staining/Discoloring, Extent : Light, Area Affected : 25%							
	Location : Various							
	Worn/Eroded, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2797

Electrical		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	33%			2032	* *	5		B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room In Building 240							
	Explanation : Three Electrical Services Rated At 600, 800, And 400 Amps							
Fused Disc Sw	33%			2042	* *	5		B
Fused Disc Sw	34%			2048	* *	5		B
Switchgear / Switchboard								
Fused Disc Sw	70%			2032	* *	5		B
Fused Disc Sw	30%			2048	* *	5		B
Raceway								
Conduit	30%			2042	* *	1		B
Conduit	70%			2022	\$13,600	1		B
Panelboards								
Molded Case Bkrs	30%			2038	* *	5	\$100	B
Molded Case Bkrs	70%			2021	\$16,100	5	\$200	B
Wiring								
Braided Cloth	70%	2-4	\$17,200	2047	* *	1		B
	Insulation Aged, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
Thermoplastic	30%			2042	* *	1		B
Motor Controllers								
Locally Mounted	100%			2027	* *	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Water Main							
	Explanation : Main Water Pipe							
Lighting								
Interior Lighting								
Fluorescent	80%			2022	\$35,500	10	\$7,800	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : Compact Fluorecent							
Fluorescent	15%			2017	\$6,700	10	\$1,500	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Hallway, Office And Storage Room							
	Explanation : T-12 Lambs							
HID	5%			2022	\$1,800	10		B
Egress Lighting								
Exit, Service	100%	2-4	\$900	2032	* *	1		B
	On Extended Life, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							

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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.

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

**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2797

Electrical	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

Exterior Lighting
HID

100%	Now	\$4,000	2032	* *			B
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Not in Service, Extent : Moderate, Area Affected : 100%
Location : Throughout

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

Heating

Energy Source

Electricity	60%		2032	* *	1		B
Natural Gas	40%		2032	* *	1		B

Conversion Equipment

Furnace	10%		2027	* *	1	\$500	B
Heat Pump	60%		2020	\$44,900	2	\$2,000	B

Other Observation, Extent : Light, Area Affected : 60%
Location : Roof
Explanation : 6 Exterior Package Units

Radiant Heater	30%		2022	\$13,300	2	\$1,500	B
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Other Observation, Extent : Light, Area Affected : 30%
Location : Various Areas
Explanation : 6 Gas Radiant Heaters

Air Conditioning

Energy Source

Electricity	100%		2030	* *	1		B
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Conversion Equipment

Ext Pkg Unit - Heating/Cooling	60%		2022	\$39,700	2	\$400	B
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Other Observation, Extent : Light, Area Affected : 60%
Location : Roof
Explanation : 6 Exterior Package Units

No Component	40%						D
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Ventilation

Distribution

Ductwork/Diffusers	100%		LIFE	* *	2-5	\$5,900	B
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Exhaust Fans

Roof	100%		2022	\$8,000	2	\$300	B
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Plumbing

H/C Water Piping

Brass/Copper	100%		2032	* *	1		B
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Water Heater

Gas Fired	100%		2017	\$2,300	2	\$200	B
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Sanitary Piping

Cast Iron	100%		LIFE	* *	1		B
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Storm Drain 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.

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**DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT MARKET FRUIT AUCTION BLDGS**

Asset # : 2797

Mechanical		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
Plumbing									
	Sewage Ejector(s)								
	Electric	100%			2022	\$10,500	4	\$1,600	B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Standpipe								
	Generic	100%			2032	* *	1-5	\$5,300	B
	Sprinkler								
	Generic	100%			2022	\$117,200	1-2	\$3,000	B
	Fire Pump								
	Generic	100%			2025	\$7,400	1	\$2,000	B

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : JULIA DEBURGOS LATINO CULTURAL CENTER
Address : 1680 LEXINGTON AVENUE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0032.000 / 4338 **Yr Built/Renovated** : 1879 / 2003
Area Sq Ft : 59,744 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 31-May-2011 **Landmark Status** : HISTORICAL LANDMARK DISTRICT
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,5
Block : 1633 **Lot** : 13 **BIN** : 1051991

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$222,800	\$168,900
Interior Architecture		\$161,700	\$233,400
Electrical		\$179,900	
Mechanical			\$1,219,700
Total		\$564,400	\$1,622,000
Priority A		\$222,800	\$168,900
Priority B		\$179,900	\$1,219,700
Priority C		\$161,700	\$233,400
Total		\$564,400	\$1,622,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$600	\$7,700	
Interior Architecture	\$32,500		\$2,300	
Electrical	\$1,700	\$14,800	\$2,800	\$1,700
Mechanical	\$13,800	\$44,300	\$18,900	\$11,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$51,900	\$63,700	\$35,600	\$17,500
Priority A		\$600	\$7,700	
Priority B	\$50,200	\$63,100	\$25,600	\$17,500
Priority C	\$1,700		\$2,300	
Total	\$51,900	\$63,700	\$35,600	\$17,500



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DEPT. OF SMALL BUSINESS SERV. - 801
JULIA DEBURGOS LATINO CULTURAL CENTER
Asset # : 4338

Architecture		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								
Masonry: Brick	85%			LIFE	**	5	\$91,400	A
Masonry: Limestone	5%			LIFE	**	5	\$4,000	A
Pre-Cast Concrete	10%			LIFE	**	5	\$35,000	A
Windows								
Aluminum	50%			2038	**	5	\$15,500	A
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : Windows Were Installed In The Interior.							
Wood	50%	Now	\$90,400	2030	**	5	\$77,400	A
	Deteriorated Finish, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Parapets								
Masonry: Brick	25%			LIFE	**	5	\$2,500	A
Metal Cornice	70%			2050	**	10	\$22,600	A
Slate	5%	Now	\$58,900	LIFE	**	5	\$500	A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : Coping							
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%							
	Location : Coping							
	Misaligned/Bulging, Extent : Severe, Area Affected : 25%							
	Location : Coping							
Roof								
Asphalt Macadam	5%			2022	\$6,800	5	\$1,300	A
Metal Panel	10%			2035	**	10	\$7,000	A
Modified Bitumen	82%	Now	\$38,100	2027	**			A
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%							
	Location : Over Fourth Floor							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Over Dance Studio							
Skylight, Metal/Glass	3%	Now	\$35,400	2032	**			A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 10%							
	Location : Over Fifth Floor							
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%							
	Location : Over Fifth Floor							
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$20,100	C
Ceramic Tile	5%			2018	\$92,700	5	\$4,600	C
Quarry Tile	5%			2035	**	5	\$6,900	C
Wood	80%			2037	**	5	\$138,000	C

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DEPT. OF SMALL BUSINESS SERV. - 801
JULIA DEBURGOS LATINO CULTURAL CENTER

Asset # : 4338

Architecture		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%				2025	\$164,400	5	\$5,700	C
Ceramic Tile	3%				2031	* *	5	\$3,400	C
Concrete Masonry Unit	2%				LIFE	* *	5	\$900	C
Glass Block	2%				LIFE	* *			C
Gypsum Board	35%				LIFE	* *	5	\$24,000	C
Masonry: Brick	10%				LIFE	* *			C
Plaster	43%				LIFE	* *	5	\$14,800	C

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

Location : Room 403

Ceilings

AcousTileSusp.Lay-In	10%				2035	* *	5	\$9,200	B
Embossed Metal	70%				LIFE	* *	5	\$29,000	B
Exposed Concrete	5%	Now		\$30,800	LIFE	* *	5	\$700	B

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

Location : Beams In Basement

Exposed Reinforcement, Extent : Severe, Area Affected : 10%

Location : Beams In Basement

Gypsum Board	15%				LIFE	* *	5	\$17,200	B
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Water Penetration, Extent : Moderate, Area Affected : 10%

Location : Room 403

Electrical		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%				2042	* *	5	\$300	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : One 800 Amps And One 400 Amps Main Disconnect Switch

Switchgear / Switchboard

Fused Disc Sw	100%				2042	* *	5	\$300	B
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Raceway

Conduit	100%				2042	* *	1		B
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Panelboards

Fused Disc Sw	10%				2038	* *	5	\$100	B
Molded Case Bkrs	90%				2038	* *	5	\$1,400	B

Wiring

Thermoplastic	100%				2042	* *	1		B
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Motor Controllers

Locally Mounted	100%				2035	* *	5	\$400	B
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Ground

Grounding Devices

Not Accessible	100%								D
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Lighting

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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DEPT. OF SMALL BUSINESS SERV. - 801
JULIA DEBURGOS LATINO CULTURAL CENTER

Asset # : 4338

Electrical		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	\$53,500	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : T-8 Lamps							
	Incandescent	5%			2017	\$126,400	2	\$100	B
Egress Lighting									
	Emergency, Battery	50%			2027	* *	10	\$7,400	B
	Exit, Service	50%			2027	* *	1		B
Exterior Lighting									
	Fluorescent	100%			2027	* *	10	\$5,500	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Outside							
		Explanation : T-5 Lamps							
Alarm									
	Security System								
	No Component	70%							D
	Generic	30%			2027	* *	1	\$6,700	B
Fire/Smoke Detection									
	No Component	70%							D
	Generic	30%			2027	* *	1-3	\$11,000	B
Mechanical		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								
	Fuel Oil No 2	100%			2032	* *	5	\$19,000	B
Conversion Equipment									
	Steam Boiler	100%			2035	* *	1	\$60,900	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Basement							
		Explanation : 1 Unit							
Distribution									
	Steam Piping/Pump	100%			2022	\$446,300	4	\$3,000	B
Terminal Devices									
	Convactor/Radiator	100%			2020	\$603,800	1	\$19,900	B
Air Conditioning									
	Energy Source								
	Electricity	100%			2030	* *	1		B
Conversion Equipment									
	Reciprocating	20%			2022	\$43,400	1	\$5,700	B
	Compr/Chiller								
	Window/Wall Unit	60%			2020	\$78,800	1		B
	No Component	20%							D

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DEPT. OF SMALL BUSINESS SERV. - 801
JULIA DEBURGOS LATINO CULTURAL CENTER

Asset # : 4338

Mechanical		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
Air Conditioning									
Distribution									
	Chilled Wtr Pipe/Pump	20%			2032	* *	4	\$900	B
	No Component	80%							D
Terminal Devices									
	No Component	80%							D
	Not Accessible	20%							D
Heat Rejection									
	Air Condenser Unit	20%			2022	\$20,400	2	\$8,600	B
	No Component	80%							D
Ventilation									
Distribution									
	Ductwork/Diffusers	40%			LIFE	* *	2-5	\$13,700	B
	No Component	60%							D
Exhaust Fans									
	Roof	40%			2027	* *	2	\$800	B
	No Component	60%							D
Plumbing									
H/C Water Piping									
	Brass/Copper	100%			2032	* *	1		B
Water Heater									
	Gas Fired	100%			2017	\$14,900	2	\$900	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	\$11,500	4	\$1,600	B
Backflow Preventer									
	Generic	100%			2027	* *	1	\$3,800	B
Fixtures									
	Generic	100%							B
Vertical Transport									
Elevators									
	Geared Traction	100%			LIFE	* *			C
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : C-4								
	Explanation : 1 Unit								
Fire Suppression									
Standpipe									
	Generic	100%			2042	* *	1-5	\$31,000	B
Sprinkler									
	No Component	80%							D
	Generic	20%			2032	* *	1-2	\$3,500	B
Fire Pump									
	Generic	100%			2025	\$47,400	1	\$11,500	B

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **KINGSBRIDGE ARMORY**
Address : **29 WEST KINGSBRIDGE ROAD**
Borough : **BRONX** **Agency's Number** : **FX011**
Program / Asset # : **DHS0074.000 / 4446** **Yr Built/Renovated** : **1917 / 2004**
Area Sq Ft : **555,400** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **12-May-2010** **Landmark Status** : **NONE**
Areas Surveyed : **Basement, Sub Basement, Roof, Floors 1,2**
Block : **3247** **Lot** : **2** **BIN** : **2098784**

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,025,900	\$2,871,600
Interior Architecture	\$12,297,600	\$2,317,700
Electrical	\$1,460,700	\$90,800
Mechanical	\$9,715,300	\$379,000
Total	\$24,499,500	\$5,659,100
Priority A	\$1,025,900	\$2,871,600
Priority B	\$16,447,800	\$727,800
Priority C	\$7,025,700	\$2,059,700
Total	\$24,499,500	\$5,659,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$28,300			
Interior Architecture			\$5,200	\$22,000
Electrical	\$138,500	\$60,100	\$59,300	\$65,600
Mechanical	\$20,500	\$77,700	\$124,600	\$77,700
Total	\$187,300	\$137,800	\$189,200	\$165,300
Priority A	\$28,300			
Priority B	\$159,000	\$137,800	\$183,900	\$143,300
Priority C			\$5,200	\$22,000
Total	\$187,300	\$137,800	\$189,200	\$165,300



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.

DEPT. OF SMALL BUSINESS SERV. - 801
KINGSBRIDGE ARMORY
Asset # : 4446

Architecture		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 Stone/Terra Cotta	5%			LIFE	**	5	\$349,300	A
Recent Repair Evident, Extent : Moderate, Area Affected : 15%								
Location : Throughout								
Copper/Terne	5%			2056	**	10	\$104,800	A
Fiberglass Panel	10%	0-2	\$620,000	2036	**	5	\$167,700	A
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : North Facade,South Facade								
Staining/Discoloring, Extent : Moderate, Area Affected : 50%								
Location : North Facade,South Facade								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : North Facade,South Facade								
Explanation : Corrugated Panels								
Masonry: Brick	80%			LIFE	**	5	\$715,300	A
Efflorescence, Extent : Light, Area Affected : 5%								
Location : North And East Elevations.								
Recent Repair Evident, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Windows								
Wood	100%			2037	**	5	\$602,300	A
Parapets								
Cast Stone/Terra Cotta	5%			LIFE	**	5	\$89,500	A
Masonry: Brick	95%			LIFE	**	5	\$219,600	A
Roof								
Copper/Terne	7%			2061	**	10	\$179,200	A
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Turrets And Bands At Barrel Roof.								
Modified Bitumen	10%	Now	\$28,300	2029	**			A
Ponding, Extent : Light, Area Affected : 10%								
Location : Flat Section Over Second Floor								
Modified Bitumen	83%			2031	**	10	\$849,900	A
Recent Replace Evident, Extent : Moderate, Area Affected : 100%								
Location : Barrel Roof								

Interior

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

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DEPT. OF SMALL BUSINESS SERV. - 801
KINGSBRIDGE ARMORY
Asset # : 4446

Architecture		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	75%	Now	\$3,717,500	LIFE	* *	5	\$1,374,900	C
Loose/Delam Surface, Extent : Severe, Area Affected : 20%								
Location : Basement & 2nd Floor.								
Ceramic Tile	2%			2024	\$307,900	5	\$16,800	C
Vinyl Tile	5%			2021	\$337,700	3	\$15,700	C
Vinyl Tile	13%	Now	\$878,000	2031	* *	3	\$40,900	C
Broken/Missing Elements, Extent : Severe, Area Affected : 75%								
Location : Second Floor Offices And Throughout 2nd Floor In General.								
Poor Subfloor Evident, Extent : Severe, Area Affected : 50%								
Location : Second Floor Offices.								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout 2nd Floor.								
Explanation : 9"x9" Tiles.								
Wood	5%	Now	\$1,309,900	2061	* *	5	\$39,300	C
Broken/Missing Elements, Extent : Severe, Area Affected : 100%								
Location : Basketball Court, Bowling Alley								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	* *	5	\$13,100	C
Gypsum Board	5%			LIFE	* *	5	\$19,700	C
Masonry: Brick	70%			LIFE	* *			C
Recent Repair Evident, Extent : Moderate, Area Affected : 15%								
Location : Drill Floor								
Masonry: Brick	5%	Now	\$726,200	LIFE	* *			C
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Basketball Court								
Diagonal Cracks, Extent : Severe, Area Affected : 5%								
Location : Basketball Court								
Plaster	12%	Now	\$358,700	LIFE	* *	5	\$23,600	C
Broken/Missing Elements, Extent : Severe, Area Affected : 75%								
Location : All Areas.								
Loose/Delam Surface, Extent : Severe, Area Affected : 75%								
Location : All Areas.								
Water Penetration, Extent : Severe, Area Affected : 25%								
Location : Second Floor And Basement.								
Steel Plate	3%	Now	\$35,500	LIFE	* *	5	\$11,800	C
Corrosion/Rusting, Extent : Severe, Area Affected : 20%								
Location : Columns At Loading Dock.								

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DEPT. OF SMALL BUSINESS SERV. - 801
KINGSBRIDGE ARMORY
Asset # : 4446

Architecture		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								
AcousTileSusp.Lay-In	10%	Now	\$385,500	2026	* *	5	\$41,900	B
	Broken/Missing Elements, Extent : Severe, Area Affected : 70%							
	Location : All.							
	Worn/Eroded, Extent : Severe, Area Affected : 30%							
	Location : All.							
Exposed Concrete	65%	Now	\$3,322,500	LIFE	* *	5	\$85,100	B
	Corrosion/Rusting, Extent : Severe, Area Affected : 5%							
	Location : Steel Members At Lower Levels							
	Cracking/Crumbling, Extent : Moderate, Area Affected : 2%							
	Location : Lower Levels							
	Exposed Reinforcement, Extent : Moderate, Area Affected : 8%							
	Location : Loading Dock Area And Various Basement Ceiling Locations							
	Staining/Discoloring, Extent : Severe, Area Affected : 5%							
	Location : Steel Members At Lower Levels							
Plaster	25%	Now	\$1,563,800	LIFE	* *	5	\$130,900	B
	Broken/Missing Elements, Extent : Severe, Area Affected : 75%							
	Location : All Areas.							
	Loose/Delam Surface, Extent : Severe, Area Affected : 75%							
	Location : All Areas.							

Electrical		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%	Now	\$33,100	2051	* *	5	\$1,200	B
		On Extended Life, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room.							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room.							
		Explanation : Rated At 950 Amperes.							
	Transformers								
	Dry Type	100%	Now	\$14,200	2041	* *	5	\$1,000	B
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : First Floor							
	Switchgear / Switchboard								
	Molded Case Bkrs	20%			2041	* *	5	\$2,900	B
	Molded Case Bkrs	80%	Now	\$145,300	2051	* *	5	\$5,800	B
		On Extended Life, Extent : Severe, Area Affected : 80%							
		Location : First Floor							
	Raceway								
	Conduit	20%			2031	* *	1		B
	Conduit	80%	0-2	\$38,200	2051	* *	1		B
		Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Basement							

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DEPT. OF SMALL BUSINESS SERV. - 801
KINGSBRIDGE ARMORY
Asset # : 4446

Electrical		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								
Panelboards								
Molded Case Bkrs	10%			2037	**	5	\$1,500	B
Molded Case Bkrs	20%			2029	**	5	\$2,900	B
Molded Case Bkrs	10%			2020	\$13,800	5	\$1,500	B
Molded Case Bkrs	60%	Now	\$82,600	2046	**	5	\$4,400	B
<i>On Extended Life, Extent : Severe, Area Affected : 60%</i>								
<i>Location : First Floor And Throughout</i>								
<i>Aged Component, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Wiring								
Braided Cloth	80%	Now	\$59,300	2046	**	1		B
<i>Insulation Aged, Extent : Severe, Area Affected : 80%</i>								
<i>Location : Basement</i>								
Thermoplastic	20%			2031	**	1		B
Motor Controllers								
Locally Mounted	20%			2019	\$4,400	5	\$700	B
Locally Mounted	80%	Now	\$17,600	2041	**	5	\$1,500	B
<i>Not Functioning, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location :</i>								
Ground								
Grounding Devices								
Generic	100%	0-2	\$900	LIFE	**	5	\$8,200	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%	Now	\$11,000	2041	**	1	\$153,800	B
<i>On Extended Life, Extent : Severe, Area Affected : 100%</i>								
<i>Location : First Floor Electrical Room</i>								
Generators								
Diesel	100%	Now	\$74,500	2036	**	1	\$193,600	B
<i>Engine Inoperable, Extent : Severe, Area Affected : 100%</i>								
<i>Location : First Floor</i>								
Batteries								
Lead/Acid	100%	Now	\$600	2016	\$600	5	\$10,300	B
<i>On Extended Life, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
Fuel Storage								
Main Tank	100%	Now	\$64,300	2061	**	5	\$8,200	B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Corroded</i>								
<i>Explanation : 200 Gallons</i>								
Lighting								

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DEPT. OF SMALL BUSINESS SERV. - 801
KINGSBRIDGE ARMORY
Asset # : 4446

Electrical		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	15%			2031	* *	10	\$77,000	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Explanation : T-8 Lamps							
	Fluorescent	85%	Now	\$957,900	2031	* *			B
		Damaged Fixtures, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
Egress Lighting									
	Emergency, Battery	50%	Now	\$19,300	2031	* *			B
		Not Functioning, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor							
	Exit, Battery	50%	Now	\$38,600	2031	* *			B
		Not Functioning, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor							
Exterior Lighting									
	HID	100%	Now	\$18,900	2031	* *			B
		Damaged Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Outside Perimeter							
Alarm									
	Security System								
	Generic	100%			2026	* *	1	\$207,400	B

Mechanical		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								
	Electricity	5%			2041	* *	1		B
	Natural Gas	95%			2031	* *	1		B
		Not in Service, Extent : Light, Area Affected : 100%							
		Location : Boiler Room.							
		Other Observation, Extent : Moderate, Area Affected : 95%							
		Location : Basement.							
		Explanation : Gas Supply Has Been Shut Off.							
Conversion Equipment									
	Radiant Heater	5%			2021	\$116,800	2	\$13,000	B
	Steam Boiler	95%	Now	\$1,280,800	2041	* *	1	\$474,100	B
		Not in Service, Extent : Light, Area Affected : 100%							
		Location : Boiler Room.							
		On Extended Life, Extent : Severe, Area Affected : 100%							
		Location : Basement Boiler Room.							
		Other Observation, Extent : Light, Area Affected : 95%							
		Location : Basement Boiler Room.							
		Explanation : 3 Units							

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DEPT. OF SMALL BUSINESS SERV. - 801
KINGSBRIDGE ARMORY
Asset # : 4446

Mechanical		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									
Distribution	Steam Piping/Pump	100%	Now	\$1,718,700	2051	* *	4	\$27,600	B
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Piping Cut Loose From Radiation And Broken Or Missing Throughout							
Terminal Devices	Air Handler	20%	Now	\$572,300	2031	* *	1	\$62,300	B
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Basement							
		Explanation : Air Handlers Severly Damaged With Steam Coils Cut Out							
	Convector/Radiator	80%	Now	\$3,433,700	2026	* *	1	\$130,200	B
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Damaged Radiators / Many With Missing Or Broken Valves And Steam Traps Throughout							
Ventilation									
Distribution	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$312,200	B
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Exhaust Fans	Interior	100%	Now	\$20,500	2031	* *	2	\$13,700	B
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Basement							
Plumbing									
H/C Water Piping	Brass/Copper	100%	Now	\$1,584,900	2051	* *	1		B
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Piping Broken Or Missing							
Water Heater	Gas Fired	100%	Now	\$123,500	2021	\$123,500	2	\$6,500	B
		Unit Inoperable, Extent : Severe, Area Affected : 100%							
		Location : Boiler Room.							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Boiler Room.							
		Explanation : Boiler Room Flooded / No Hot Water Supplied To Any Fixtures.							

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DEPT. OF SMALL BUSINESS SERV. - 801
KINGSBRIDGE ARMORY
Asset # : 4446

Mechanical		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
Plumbing								
Sanitary Piping Cast Iron	100%	Now	\$691,600	LIFE	* *	1		B
Broken, Extent : Severe, Area Affected : 100%								
Location : Connections At Fixtures								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Piping In Poor Condition / Most Has Been Out Of Service For An Extended Period								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Recent Replace Evident, Extent : Light, Area Affected : 80%								
Location : All Piping Above Slabs Up To Roof Drains								
Fixtures								
Generic	100%							B
Not in Service, Extent : Severe, Area Affected : 100%								
Location : Throughout.								
Obsolete Fixtures, Extent : Severe, Area Affected : 100%								
Location : Throughout.								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout.								
Explanation : Broken/ Missing Fixtures.								
Fire Suppression								
Sprinkler								
No Component	90%							D
Generic	10%	Now	\$309,800	2031	* *	1-2	\$13,600	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Loading Dock / Basement Storage								
Explanation : System Not In Service / Main Valve Closed								

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Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW FULTON FISH MARKET
Address : 800 FOOD CENTER DRIVE HUNTS POINT
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0035.000 / 13881 **Yr Built/Renovated** : 2005 /
Area Sq Ft : 426,172 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2780 **Lot** : 73 **BIN** : 2831981

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$2,688,900	\$651,300
Interior Architecture	\$259,700	\$1,415,300
Electrical	\$207,800	\$274,200
Mechanical	\$55,700	\$240,600
Total	\$3,212,100	\$2,581,300
Priority A	\$2,688,900	\$651,300
Priority B	\$263,500	\$514,700
Priority C	\$259,700	\$1,415,300
Total	\$3,212,100	\$2,581,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				
Interior Architecture	\$33,000			\$20,200
Electrical	\$29,300	\$21,500	\$26,000	\$32,600
Mechanical	\$92,400	\$54,500	\$97,700	\$62,400
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$162,600	\$83,900	\$131,600	\$123,200
Priority A				
Priority B	\$129,600	\$83,900	\$131,600	\$103,000
Priority C	\$33,000			\$20,200
Total	\$162,600	\$83,900	\$131,600	\$123,200



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DEPT. OF SMALL BUSINESS SERV. - 801
NEW FULTON FISH MARKET
Asset # : 13881

Architecture		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								
Metal Panel	95%			2049	**	5-10	\$1,730,000	A
Metal Coiling Doors	5%			2040	**	5	\$41,400	A
Windows								
Aluminum	100%			2045	**	5		A
Roof								
Metal Panel	70%			2036	**	10	\$1,151,600	A
Spray-on Foam	30%	Now	\$279,200	2028	**	5	\$179,500	A
<i>Blisters, Extent : Moderate, Area Affected : 30%</i> <i>Location : Throughout</i> <i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 20%</i> <i>Location : Throughout</i> <i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : At Expansion Joints</i> <i>Other Observation, Extent : Moderate, Area Affected : 25%</i> <i>Location : Throughout</i> <i>Explanation : Expansion Joint Failure</i>								
Interior								
Floors								
Cast in Place Concrete	75%	Now	\$259,700	LIFE	**	5	\$1,152,600	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i> <i>Location : Service Area</i> <i>Uneven Surface, Extent : Moderate, Area Affected : 10%</i> <i>Location : At Trench Drains And Expansion Joints</i>								
Ceramic Tile	2%			2036	**	5	\$14,100	C
Vinyl Tile	23%			2031	**	3	\$80,800	C
Interior Walls								
Ceramic Tile	2%			2036	**	5	\$11,600	C
Concrete Masonry Unit	68%			LIFE	**	5	\$158,100	C
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i> <i>Location : Stair S104</i>								
Gypsum Board	30%			LIFE	**	5	\$104,600	C
Ceilings								
AcousTileSusp.Lay-In	5%			2040	**	5	\$35,100	B
Exposed Concrete	10%			LIFE	**	5	\$11,000	B
Exposed Struc: Steel	85%			LIFE	**			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%			2043	**	5	\$1,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i> <i>Location : Electrical Room</i> <i>Explanation : 4 Main Disconnect Switches Rated At 3000 Amps Each</i>								

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DEPT. OF SMALL BUSINESS SERV. - 801
NEW FULTON FISH MARKET
Asset # : 13881

Electrical		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								
Transformers								
Dry Type	100%			2036	* *	5	\$1,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Approx 50 Transformers With Capacities Ranging From 30 Kva To 75 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2043	* *	5	\$1,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Various Locations</i>								
<i>Explanation : 4 Different Switchgear Rooms</i>								
Raceway								
Conduit	100%			2043	* *	1		B
Panelboards								
Fused Disc Sw	5%			2039	* *	5	\$500	B
Molded Case Bkrs	95%			2039	* *	5	\$10,700	B
Wiring								
Thermoplastic	100%			2043	* *	1		B
Motor Controllers								
Locally Mounted	100%			2036	* *	5	\$2,900	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	40%			2028	* *	10	\$156,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Offices</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	40%			2031	* *	10	\$156,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Interior Open Space</i>								
<i>Explanation : T-5 Lamps</i>								
Fluorescent	10%			2023	\$78,700	10	\$39,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Entrances</i>								
<i>Explanation : T-12 Lamps</i>								
HID	10%			2028	* *	10	\$1,400	B
Egress Lighting								
Emergency, Battery	50%			2028	* *	10	\$51,400	B
Exit, Service	50%			2028	* *	1		B
Exterior Lighting								
HID	100%			2028	* *	10	\$1,300	B

Alarm

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DEPT. OF SMALL BUSINESS SERV. - 801
NEW FULTON FISH MARKET
Asset # : 13881

Electrical	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

Alarm

Security System

No Component

70%

Generic

30%

2028

* *

1

\$47,800

D

B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Public Spaces**Explanation : C C T V Surveillance Cameras*

Fire/Smoke Detection

No Component

30%

Generic

70%

2028

* *

1-3

\$189,400

D

B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Open Space Market And Hallways**Explanation : Strobe Lights, Horns, Manual Pull Stations*

Mechanical	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

Electricity

3%

2043

* *

1

B

Natural Gas

97%

2043

* *

1

B

Conversion Equipment

Furnace

40%

2028

* *

1

\$84,300

B

*Other Observation, Extent : Light, Area Affected : 40%**Location : Throughout**Explanation : 35 Units*

Radiant Heater

3%

2023

\$53,400

2

\$5,900

B

*Other Observation, Extent : Light, Area Affected : 3%**Location : Rest Rooms And Stairwell**Explanation : 10 Units*

No Component

57%

D

Air Conditioning

Energy Source

Electricity

100%

2039

* *

1

B

Conversion Equipment

Reciprocating

60%

2028

* *

1

\$118,600

B

Compr/Chiller

*R-22 Refrigerant, Extent : Light, Area Affected : 60%**Location : Roof**Other Observation, Extent : Light, Area Affected : 60%**Location : Roof**Explanation : 17 Units*

Ext Pkg Unit -

40%

2028

* *

2

\$10,400

B

Heating/Cooling

*Other Observation, Extent : Light, Area Affected : 40%**Location : Roof**Explanation : 35 Units*

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DEPT. OF SMALL BUSINESS SERV. - 801
NEW FULTON FISH MARKET
Asset # : 13881

Mechanical		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
Air Conditioning									
	Terminal Devices								
	Direct Expansion	60%			2028	* *	1		B
	No Component	40%							D
	Heat Rejection								
	Remote Air Cond	60%			2028	* *	2	\$178,100	B
	No Component	40%							D
Ventilation									
	Distribution								
	Ductwork/Diffusers	40%			LIFE	* *	2-5	\$95,100	B
	No Component	60%							D
	Exhaust Fans								
	Interior	40%			2028	* *	2	\$5,200	B
	Roof	60%			2028	* *	2	\$7,800	B
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2043	* *	1		B
	Water Heater								
	Electric	5%			2021	\$3,100	4	\$200	B
	Gas Fired	95%			2021	\$89,300	2	\$5,900	B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B
Vertical Transport									
	Elevators								
	Hydraulic	100%			LIFE	* *			C
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : I- M								
	Explanation : 2 Units								
Fire Suppression									
	Standpipe								
	Generic	100%			2049	* *	1-5	\$222,800	B
	Sprinkler								
	Generic	100%			2049	* *	1-2	\$119,400	B
	Fire Pump								
	Generic	100%			2036	* *	1	\$79,600	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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET BUILDING A
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.000 / 2146 **Yr Built/Renovated** : 1965 / 2001
Area Sq Ft : 228,576 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2770 **Lot** : 1 **BIN** : 2109488

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,325,000	\$449,300
Interior Architecture	\$1,242,900	\$1,429,200
Electrical	\$174,500	\$3,008,600
Mechanical	\$31,500	\$120,200
Total	\$2,773,900	\$5,007,300
Priority A	\$1,325,000	\$449,300
Priority B	\$735,000	\$3,224,300
Priority C	\$714,000	\$1,333,700
Total	\$2,773,900	\$5,007,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				
Interior Architecture	\$162,700			\$31,200
Electrical	\$62,900	\$900	\$2,000	\$3,500
Mechanical	\$11,600	\$1,500	\$5,700	\$1,500
Total	\$237,300	\$2,300	\$7,800	\$36,100
Priority A				
Priority B	\$74,500	\$2,300	\$7,800	\$5,000
Priority C	\$162,700			\$31,200
Total	\$237,300	\$2,300	\$7,800	\$36,100



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

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING A
Asset # : 2146

Architecture		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%	Now	\$117,900	LIFE	* *	5	\$55,100	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$430,500	LIFE	* *	5	\$34,500	A
Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
Location : East Facade, West Facade								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
Location : East Facade, West Facade								
Metal Panel	35%	Now	\$52,600	2045	* *	5	\$144,800	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Metal Coiling Doors	30%			2030	* *	5	\$206,800	A
Weathering Steel	5%			LIFE	* *	1		A
Windows								
Aluminum	100%	Now	\$169,000	2033	* *	5	\$42,600	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Roof								
Modified Bitumen	100%	Now	\$554,800	2030	* *			A
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Interior								
Floors								
Carpet	10%	Now	\$129,200	2024	\$430,800	3	\$53,400	C
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 20%								
Location : Throughout								
Cast in Place Concrete	55%	0-2	\$96,500	LIFE	* *	5	\$428,400	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Ceramic Tile	5%	Now	\$65,400	2034	* *	5	\$8,900	C
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Vinyl Tile	30%	Now	\$258,200	2025	\$860,800	3	\$40,100	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Throughout								

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DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING A
Asset # : 2146

Architecture		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%	0-2	\$29,100	2028	**	5	\$5,600	C
		Cracking/Crumbling, Extent : Light, Area Affected : 20% Location : Throughout							
	Concrete Masonry Unit	50%	Now	\$234,500	LIFE	**	5	\$44,600	C
		Cracking/Crumbling, Extent : Moderate, Area Affected : 30% Location : Throughout							
	Gypsum Board	10%	0-2	\$4,400	LIFE	**	5	\$13,400	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Throughout							
	Plaster	35%	Now	\$59,300	LIFE	**	5	\$23,400	C
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20% Location : Throughout							
Ceilings									
	AcousTileSusp.Lay-In	20%			2038	**	5	\$74,500	B
	Exposed Concrete	10%			LIFE	**	5-10	\$46,600	B
	Exposed Struc: Steel	45%			LIFE	**	10	\$335,200	B
	Plaster	25%	0-2	\$115,800	LIFE	**	5	\$58,200	B
		Cracking/Crumbling, Extent : Light, Area Affected : 20% Location : Throughout							

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts									
	Service Equipment								
	Molded Case Bkrs	100%			2025	\$29,200	5	\$6,000	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Closet							
		Explanation : 3- 1600 Amps Main Disconnect Switch For Sections A1, A2 & A3							
	Transformers								
	Dry Type	100%			2023	\$14,200	5	\$800	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Closet							
		Explanation : 3- 75 Kva - One For Each Section A1, A2 & A3							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2025	\$121,100	5	\$1,000	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Closet							
		Explanation : All Switchgear Belongs To Tenant							
	Raceway								
	Conduit	95%			2025	\$30,200	1		B
	Under Construction	5%							D

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DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING A
Asset # : 2146

Electrical		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								
Panelboards								
Fused Disc Sw	10%			2024	\$9,200	5	\$500	B
Molded Case Bkrs	80%			2024	\$73,400	5	\$4,800	B
Under Construction	10%							D
Wiring								
Braided Cloth	60%	2-4	\$29,800	2050	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	35%			2025	\$17,400	1		B
Under Construction	5%							D
Motor Controllers								
Locally Mounted	100%			2023	\$76,600	5	\$1,500	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	80%			2020	\$383,100	10	\$174,500	B
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : 70% Of Interior Lighting Belongs To Tenant</i>								
Fluorescent	15%			2030	* *	10	\$32,700	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : 70% Of Interior Lighting Belongs To Tenant</i>								
Under Construction	5%							D
Egress Lighting								
Emergency, Battery	55%			2020	\$45,100	10	\$31,600	B
Exit, Service	40%			2020	\$13,100	1		B
Under Construction	5%							D
Exterior Lighting								
HID	100%			2020	\$7,800	10	\$700	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2025	\$65,500	1	\$8,500	B
Fire/Smoke Detection								
Generic, Digital	100%			2025	\$2,243,900			B

Mechanical		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

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Estimates are rounded to the nearest hundred dollars.*

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**DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING A**

Asset # : 2146

Mechanical		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								
Electricity	10%			2035	**	1		B
Natural Gas	10%			2035	**	1		B
No Component	80%							D
Conversion Equipment								
Furnace	10%			2020	\$27,500	1	\$11,800	B
		Other Observation, Extent : Light, Area Affected : 10%						
		Location : 7 Utility Rooms, And 8 Stairways						
		Explanation : 7 Gas Fired Furnaces, 8 Modine Heaters						
Radiant Heater	10%			2020	\$99,300	2	\$11,000	B
		Other Observation, Extent : Light, Area Affected : 10%						
		Location : Hallway						
		Explanation : 50 Electric Baseboard Radiants						
No Component	80%							D
		Other Observation, Extent : Light, Area Affected : 0%						
		Location : Throughout						
		Explanation : Businesses Supply And Maintain Their Own Heating And A C Equipment						
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	**	2-5	\$21,000	B
No Component	90%							D
Exhaust Fans								
Roof	5%			2020	\$9,000	2	\$400	B
No Component	95%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2035	**	1		B
Water Heater								
Gas Fired	40%			2023	\$21,000	2	\$1,400	B
		Other Observation, Extent : Light, Area Affected : 40%						
		Location : 3 Utility Rooms						
		Explanation : 3 Units						
Gas Fired	60%			2018	\$31,500	2	\$2,100	B
		Other Observation, Extent : Light, Area Affected : 60%						
		Location : 4 Utility Rooms						
		Explanation : 4 Units						
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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*** Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET BUILDING B
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.010 / 2147 **Yr Built/Renovated** : 1965 / 2001
Area Sq Ft : 228,576 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2770 **Lot** : 1 **BIN** : 2109493

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,057,100	\$449,300
Interior Architecture	\$1,461,700	\$1,431,300
Electrical		\$3,223,100
Mechanical	\$31,500	\$120,200
Total	\$2,550,200	\$5,223,900
Priority A	\$1,057,100	\$449,300
Priority B	\$481,800	\$3,436,500
Priority C	\$1,011,300	\$1,338,200
Total	\$2,550,200	\$5,223,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$26,300			
Interior Architecture	\$223,200			\$31,200
Electrical	\$60,000	\$900	\$2,000	\$3,800
Mechanical	\$11,600	\$1,500	\$5,700	\$1,500
Total	\$321,200	\$2,300	\$7,800	\$36,400
Priority A	\$26,300			
Priority B	\$94,800	\$2,300	\$7,800	\$5,300
Priority C	\$200,000			\$31,200
Total	\$321,200	\$2,300	\$7,800	\$36,400



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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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING B
Asset # : 2147

Architecture		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%	Now	\$117,900	LIFE	**	5	\$55,100	A	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$215,300	LIFE	**	5	\$34,500	A	
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : East Facade, West Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
	Location : West Facade, East Facade								
Metal Panel	35%	Now	\$26,300	2045	**	5	\$144,800	A	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Metal Coiling Doors	30%			2030	**	5	\$206,800	A	
Weathering Steel	5%			LIFE	**	1		A	
Windows									
Aluminum	100%	Now	\$169,000	2033	**	5	\$42,600	A	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Roof									
Modified Bitumen	100%	Now	\$554,800	2030	**			A	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
Interior									
Floors									
Carpet	10%	Now	\$172,300	2024	\$430,800	3	\$53,400	C	
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
Cast in Place Concrete	55%			LIFE	**	5	\$856,700	C	
Ceramic Tile	5%	0-2	\$65,400	2034	**	5	\$8,900	C	
	Broken/Missing Elements, Extent : Light, Area Affected : 30%								
	Location : Throughout								
Vinyl Tile	30%	Now	\$172,200	2025	\$860,800	3	\$40,100	C	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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** Replacement cost estimated to be beyond ten years is not included in this report.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING B
Asset # : 2147

Architecture		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%	Now	\$87,400	2028	* *	5	\$5,600	C
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Concrete Masonry Unit	55%	0-2	\$258,000	LIFE	* *	5	\$49,000	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Gypsum Board	15%	0-2	\$6,600	LIFE	* *	5	\$20,000	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Plaster	25%	0-2	\$21,200	LIFE	* *	5	\$16,700	C
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
Ceilings									
	AcousTileSusp.Lay-In	25%			2030	* *	5	\$93,100	B
	Exposed Concrete	10%			LIFE	* *	5-10	\$46,600	B
	Exposed Struc: Steel	55%			LIFE	* *	10	\$409,600	B
	Plaster	10%	Now	\$23,200	LIFE	* *	5	\$23,300	B
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2025	\$29,200	5	\$6,000	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : 3- 1600 Amps Main Disconnect Switch For Sections B1, B2 & B3								
Transformers								
Dry Type	100%			2023	\$14,200	5	\$800	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Closet								
Explanation : 3- 75 Kva 480hv-208y/120lv - One For Each Section								
Switchgear / Switchboard								
Fused Disc Sw	100%			2025	\$121,100	5	\$1,000	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Closet								
Explanation : All Switch Gear Belongs To Tenant								
Raceway								
Conduit	100%			2025	\$31,800	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$9,200	5	\$500	B
Molded Case Bkrs	90%			2024	\$82,600	5	\$5,400	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.

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

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING B
Asset # : 2147

Electrical		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	60%	2-4	\$29,800	2050	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	40%			2025	\$19,800	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$76,600	5	\$1,500	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	85%			2025	\$407,000	10	\$185,400	B
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : 70% Of Interior Lighting Belongs To Tenant</i>								
Fluorescent	15%			2030	* *	10	\$32,700	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : 70% Of Interior Lighting Belongs To Tenant</i>								
Egress Lighting								
Emergency, Battery	50%			2020	\$41,000	10	\$28,700	B
Emergency, Battery	10%			2030	* *	10	\$5,700	B
Exit, Service	40%			2020	\$13,100	1		B
Exterior Lighting								
HID	100%			2020	\$7,800	10	\$700	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2025	\$65,500	1	\$8,500	B
Fire/Smoke Detection								
Generic, Digital	100%			2025	\$2,243,900			B

Mechanical		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								
Electricity	10%			2035	* *	1		B
Natural Gas	10%			2035	* *	1		B
No Component	80%							D

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DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING B
Asset # : 2147

Mechanical		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								
Conversion Equipment								
Furnace	10%			2025	\$27,500	1	\$11,800	B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : 7 Utility Rooms, And 8 Stairways							
	Explanation : 7 Gas Fired Furnaces, 8 Modine Heaters							
Radiant Heater	10%			2020	\$99,300	2	\$11,000	B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Hallways							
	Explanation : 50 Electric Baseboard Radiants							
No Component	80%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Throughout							
	Explanation : Businesses Supply And Maintain Their Own Heating And A C Equipment							
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$21,000	B
No Component	90%							D
Exhaust Fans								
Roof	5%			2020	\$9,000	2	\$400	B
No Component	95%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2035	* *	1		B
Water Heater								
Gas Fired	40%			2023	\$21,000	2	\$1,400	B
	Other Observation, Extent : Light, Area Affected : 40%							
	Location : 3 Utility Rooms							
	Explanation : 3 Units							
Gas Fired	60%			2018	\$31,500	2	\$2,100	B
	Other Observation, Extent : Light, Area Affected : 60%							
	Location : 4 Utility Rooms							
	Explanation : 4 Units							
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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET BUILDING B-4
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.040 / 2150 **Yr Built/Renovated** : 1977 / 2001
Area Sq Ft : 14,230 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$259,500	\$40,600
Interior Architecture	\$47,300	\$47,300
Electrical		\$251,800
Total	\$306,800	\$339,700
Priority A	\$259,500	\$40,600
Priority B		\$251,800
Priority C	\$47,300	\$47,300
Total	\$306,800	\$339,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$10,300			
Interior Architecture	\$64,800			
Electrical	\$11,400	\$100	\$100	\$200
Mechanical	\$1,100	\$100	\$300	\$100
Total	\$87,600	\$100	\$500	\$300
Priority A	\$10,300			
Priority B	\$41,200	\$100	\$500	\$300
Priority C	\$36,200			
Total	\$87,600	\$100	\$500	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING B-4
Asset # : 2150

Architecture		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	10%	Now	\$10,300	LIFE	* *	5	\$9,600	A
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Concrete Masonry Unit	60%	Now	\$44,900	LIFE	* *	5	\$7,200	A
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%							
	Location : South Facade							
	Vertical Cracks, Extent : Moderate, Area Affected : 5%							
	Location : South Facade							
Metal Coiling Doors	30%			2030	* *	5	\$18,000	A
Windows								
Metal Louvers	75%			2028	* *	10	\$104,300	A
Steel	25%	Now	\$110,200	2033	* *	5	\$34,800	A
	Air Infiltration, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Moderate, Area Affected : 15%							
	Location : Throughout							
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Roof								
Modified Bitumen	100%			2030	* *	10	\$40,600	A
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	* *	5	\$94,700	C
Interior Walls								
Concrete Masonry Unit	85%	Now	\$34,800	LIFE	* *	5	\$6,600	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
Metal Panel	15%			LIFE	* *	10	\$1,300	C
Ceilings								
Exposed Struc: Steel	10%			LIFE	* *	10	\$4,300	B
Metal Panel	90%			LIFE	* *	5	\$48,700	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%			2025	\$3,100	5	\$100	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : 1- 600 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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING B-4
Asset # : 2150

Electrical		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								
Transformers								
Dry Type	100%			2023	\$14,200	5	\$100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 1- 25 Kva 480hv-208y/120lv</i>							
Switchgear / Switchboard								
Fused Disc Sw	100%			2025	\$60,600	5	\$100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Closet</i>							
	<i>Explanation : All Switchgear Belongs To Tenant</i>							
Raceway								
Conduit	100%			2025	\$19,400	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$2,300	5		B
Molded Case Bkrs	90%			2024	\$20,600	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : 70% Belongs To The Tenant</i>							
Wiring								
Thermoplastic	100%			2025	\$24,600	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$8,100	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	85%			2020	\$51,600	10	\$11,300	B
	<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : 70% Belongs To The Tenant</i>							
HID	15%			2020	\$7,500	10	\$100	B
Egress Lighting								
Emergency, Battery	60%			2025	\$3,000	10	\$2,100	B
Exit, Service	40%			2025	\$800	1		B
Exterior Lighting								
HID	100%			2035	* *	10		B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2025	\$4,100	1	\$500	B
Fire/Smoke Detection								
Generic, Digital	100%			2025	\$139,700			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.*

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING B-4
Asset # : 2150

Mechanical		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								
Electricity	5%			2035	* *	1		B
Natural Gas	5%			2035	* *	1		B
No Component	90%							D
Conversion Equipment								
Furnace	5%			2025	\$800	1	\$400	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Utility Room</i>						
		<i>Explanation : One Unit, Gas Fired</i>						
Radiant Heater	5%			2030	* *	2	\$300	B
		<i>Other Observation, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Rest Room</i>						
		<i>Explanation : 1 Electrical Unit</i>						
No Component	90%							D
Ventilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$2,600	B
No Component	80%							D
Exhaust Fans								
Interior	20%			2025	\$3,000	2	\$100	B
Roof	5%			2025	\$500	2		B
No Component	75%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2035	* *	1		B
Water Heater								
Electric	100%			2020	\$2,100	4	\$100	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Utility Room</i>						
		<i>Explanation : 1 Unit</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET BUILDING C
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.020 / 2148 **Yr Built/Renovated** : 1965 / 2001
Area Sq Ft : 228,576 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2770 **Lot** : 1 **BIN** : 2109496

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,377,600	\$449,300
Interior Architecture	\$1,443,000	\$1,466,400
Electrical	\$351,900	\$4,884,200
Mechanical		\$151,700
Total	\$3,172,400	\$6,951,600
Priority A	\$1,377,600	\$449,300
Priority B	\$843,600	\$5,168,600
Priority C	\$951,200	\$1,333,700
Total	\$3,172,400	\$6,951,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				\$31,200
Interior Architecture	\$138,000			\$3,800
Electrical	\$31,400	\$900	\$2,000	\$1,200
Mechanical	\$11,900	\$1,200	\$6,000	
Total	\$181,300	\$2,000	\$8,000	\$36,200
Priority A				
Priority B	\$43,300	\$2,000	\$8,000	\$5,000
Priority C	\$138,000			\$31,200
Total	\$181,300	\$2,000	\$8,000	\$36,200



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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING C
Asset # : 2148

Architecture		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%	Now	\$117,900	LIFE	* *	5	\$55,100	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$430,500	LIFE	* *	5	\$34,500	A
Diagonal Cracks, Extent : Moderate, Area Affected : 15%								
Location : East Facade, West Facade								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
Location : East Facade, West Facade								
Metal Panel	35%	Now	\$105,300	2045	* *	5	\$144,800	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Metal Coiling Doors	30%			2030	* *	5	\$206,800	A
Weathering Steel	5%			LIFE	* *	1		A
Windows								
Aluminum	100%	Now	\$169,000	2033	* *	5	\$42,600	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Roof								
Modified Bitumen	100%	Now	\$554,800	2030	* *			A
Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
Location : Throughout								
Interior								
Floors								
Carpet	10%	Now	\$129,200	2024	\$430,800	3	\$53,400	C
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Cast in Place Concrete	55%			LIFE	* *	5	\$856,700	C
Ceramic Tile	5%	0-2	\$65,400	2034	* *	5	\$8,900	C
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Vinyl Tile	30%	Now	\$172,200	2025	\$860,800	3	\$40,100	C
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Interior Walls								
Concrete Masonry Unit	50%	0-2	\$234,500	LIFE	* *	5	\$44,600	C
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Gypsum Board	20%	0-2	\$8,800	LIFE	* *	5	\$26,700	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Plaster	30%	0-2	\$50,800	LIFE	* *	5	\$20,000	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING C**

Asset # : 2148

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

Interior

Ceilings

AcousTileSusp.Lay-In	20%			2030	**	5	\$74,500	B
Exposed Concrete	10%			LIFE	**	5-10	\$46,600	B
Exposed Struc: Steel	45%			LIFE	**	10	\$335,200	B
Plaster	25%	0-2	\$115,800	LIFE	**	5	\$58,200	B

Cracking/Crumbling, Extent : Light, Area Affected : 10%

Location : Throughout

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2025		\$165,400	5	\$1,000	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Closet

Explanation : 3- 600 Amps Main Disconnect Switch For Sections C1, C2 & C3

Transformers

Dry Type	100%			2023		\$14,200	5	\$800	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 1- 75 Kva 480hv-208y/120lv

Switchgear / Switchboard

Fused Disc Sw	100%			2025		\$333,000	5	\$1,000	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Closet

Explanation : All Switchgear Belongs To Tenant

Raceway

Conduit	100%			2025		\$440,900	1		B
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Panelboards

Fused Disc Sw	10%			2024		\$36,700	5	\$500	B
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Molded Case Bkrs	90%			2024		\$330,400	5	\$5,400	B
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Wiring

Braided Cloth	60%	2-4	\$308,200	2050	**	1			B
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Insulation Aged, Extent : Moderate, Area Affected : 100%

Location : Throughout The Building

Thermoplastic	40%			2025		\$205,500	1		B
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Motor Controllers

Locally Mounted	100%			2023		\$477,300	5	\$1,500	B
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Ground

Grounding Devices

Not Accessible	100%								D
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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.*

**DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING C**

Asset # : 2148

Electrical		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	20%			2020	\$199,600	10	\$43,600	B
	T-12 Lamps, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : 70% Of Interior Lighting Belongs To Tenant							
Fluorescent	65%			2030	* *	10	\$141,800	B
	T-8 Lamps, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : 70% Of Interior Lighting Belongs To Tenant							
HID	15%			2020	\$123,800	10	\$1,200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : 70% Of Interior Lighting Belongs To Tenant							
Egress Lighting								
Emergency, Battery	50%			2020	\$41,000	10	\$28,700	B
Emergency, Battery	10%			2030	* *	10	\$5,700	B
Exit, Service	40%			2020	\$13,100	1		B
Exterior Lighting								
HID	100%			2020	\$79,200	10	\$700	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2025	\$65,500	1	\$8,500	B
Fire/Smoke Detection								
Generic, Digital	100%			2025	\$2,243,900			B

Mechanical		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								
Electricity	10%			2035	* *	1		B
Natural Gas	10%			2035	* *	1		B
No Component	80%							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.*

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING C
Asset # : 2148

Mechanical		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								
Conversion Equipment								
Furnace	10%			2020	\$27,500	1	\$11,800	B
	Other Observation, Extent : Light, Area Affected : 10% Location : 7 Utility Rooms, And 8 Stairways Explanation : 7 Gas Fired Furnaces, 8 Modine Heaters							
Radiant Heater	10%			2020	\$99,300	2	\$11,000	B
	Other Observation, Extent : Light, Area Affected : 10% Location : Hallway Explanation : 50 Electric Baseboard Radiants							
No Component	80%							D
	Other Observation, Extent : Light, Area Affected : 0% Location : Throughout Explanation : Businesses Supply And Maintain Their Own Heating And A C Equipment							
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$21,000	B
No Component	90%							D
Exhaust Fans								
Roof	5%			2020	\$9,000	2	\$400	B
No Component	95%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2035	* *	1		B
Water Heater								
Gas Fired	100%			2020	\$52,500	2	\$3,500	B
	Other Observation, Extent : Light, Area Affected : 100% Location : 7 Utility Rooms Explanation : 7 Units							
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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET BUILDING C-4
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.050 / 2127 **Yr Built/Renovated** : 1965 / 2001
Area Sq Ft : 14,230 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** : 2109490

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$327,100	
Interior Architecture	\$47,300	\$47,300
Electrical		\$245,700
Total	\$374,400	\$293,100
Priority A	\$327,100	
Priority B		\$245,700
Priority C	\$47,300	\$47,300
Total	\$374,400	\$293,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$10,300			
Interior Architecture	\$47,200			
Electrical	\$11,000	\$100	\$100	\$200
Mechanical	\$100		\$100	\$100
Total	\$68,600	\$100	\$200	\$300
Priority A	\$10,300			
Priority B	\$50,500	\$100	\$200	\$300
Priority C	\$7,800			
Total	\$68,600	\$100	\$200	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING C-4
Asset # : 2127

Architecture		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%	Now	\$10,300	LIFE	**	5	\$4,800	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Loading Dock</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Loading Dock</i>								
Concrete Masonry Unit	70%	Now	\$104,900	LIFE	**	5	\$8,400	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Southeast Corner</i>								
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corners</i>								
Metal Coiling Doors	25%			2030	**	5	\$15,000	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : East Facade</i>								
Windows								
Metal Louvers	80%			2028	**	10	\$111,300	A
Steel	20%	Now	\$66,100	2033	**	5	\$27,800	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Roof								
Modified Bitumen	100%	Now	\$44,800	2030	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	**	5	\$94,700	C
Interior Walls								
Concrete Masonry Unit	100%			LIFE	**	5	\$15,600	C
Ceilings								
Exposed Concrete	20%			LIFE	**	5-10	\$5,400	B
Exposed Struc: Steel	80%			LIFE	**	10	\$34,600	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

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING C-4
Asset # : 2127

Electrical		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%			2025	\$3,100	5	\$100	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : 1- 600 Amps Main Disconnect Switch							
	Transformers								
	Dry Type	100%			2023	\$14,200	5	\$100	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : 1- 25 Kva 480hv-208y/120lv							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2025	\$60,600	5	\$100	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Closet							
		Explanation : All Switchgear Belongs To Tenant							
	Raceway								
	Conduit	100%			2025	\$19,400	1		B
	Panelboards								
	Fused Disc Sw	10%			2024	\$2,300	5		B
	Molded Case Bkrs	90%			2024	\$20,600	5	\$300	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : 70% Belongs To Tenant							
	Wiring								
	Thermoplastic	100%			2025	\$24,600	1		B
	Motor Controllers								
	Locally Mounted	100%			2023	\$8,100	5	\$100	B
Ground									
	Grounding Devices								
	Generic	100%	0-2	\$900	LIFE	* *	5	\$200	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : 1st Floor							
		Explanation : Corroded							
Lighting									
	Interior Lighting								
	Fluorescent	75%			2020	\$45,500	10	\$9,900	B
		T-12 Lamps, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	Fluorescent	10%			2030	* *	10	\$1,300	B
		T-8 Lamps, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
	HID	15%			2020	\$7,500	10	\$100	B
	Egress Lighting								
	Emergency, Battery	10%			2030	* *	10	\$300	B
	Exit, Service	50%			2025	\$1,000	1		B
	Exit, Service	40%			2025	\$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.*

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING C-4
Asset # : 2127

Electrical		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								
Exterior Lighting								
HID	100%			2020	\$4,900	10		B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2020	\$4,100	1	\$500	B
Fire/Smoke Detection								
Generic, Digital	100%			2025	\$139,700			B
Mechanical		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								
Electricity	5%			2035	**	1		B
Natural Gas	5%			2035	**	1		B
No Component	90%							D
Conversion Equipment								
Furnace	5%			2025	\$800	1	\$400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Utility Room</i>								
<i>Explanation : One Unit, Gas Fired</i>								
Radiant Heater	5%			2030	**	2	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 5%</i>								
<i>Location : Rest Room</i>								
<i>Explanation : 1 Electrical Unit</i>								
No Component	90%							D
Ventilation								
Exhaust Fans								
Roof	5%			2020	\$500	2		B
No Component	95%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2035	**	1		B
Water Heater								
Electric	100%			2023	\$2,100	4	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Utility Room</i>								
<i>Explanation : 1 Small Unit</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.*

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET BUILDING D
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.030 / 2149 **Yr Built/Renovated** : 1965 / 2001
Area Sq Ft : 231,054 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 2770 **Lot** : 1 **BIN** : 2109499

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,669,500	\$449,300
Interior Architecture	\$1,018,200	\$1,523,900
Electrical	\$308,200	\$4,832,100
Mechanical		\$151,700
Total	\$2,995,900	\$6,957,000
Priority A	\$1,669,500	\$449,300
Priority B	\$799,900	\$5,116,500
Priority C	\$526,500	\$1,391,200
Total	\$2,995,900	\$6,957,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				\$28,500
Interior Architecture	\$134,000			\$28,500
Electrical	\$54,200	\$900	\$2,100	\$3,900
Mechanical	\$11,200	\$1,900	\$5,300	\$1,900
Total	\$199,400	\$2,700	\$7,400	\$34,200
Priority A				
Priority B	\$65,400	\$2,700	\$7,400	\$5,700
Priority C	\$134,000			\$28,500
Total	\$199,400	\$2,700	\$7,400	\$34,200



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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING D
Asset # : 2149

Architecture		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%	Now	\$117,900	LIFE	**	5	\$55,100	A	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10% Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$215,300	LIFE	**	5	\$34,500	A	
	Diagonal Cracks, Extent : Moderate, Area Affected : 5% Location : East Facade, West Facade Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25% Location : East Facade, West Facade								
Metal Panel	35%	0-2	\$105,300	2045	**	5	\$144,800	A	
	Deformed/Dented, Extent : Light, Area Affected : 20% Location : Throughout								
Metal Coiling Doors	30%			2030	**	5	\$206,800	A	
Weathering Steel	5%			LIFE	**	1		A	
Windows									
Aluminum	100%	Now	\$676,100	2033	**	5	\$42,600	A	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 30% Location : Throughout								
Roof									
Modified Bitumen	100%	Now	\$554,800	2030	**			A	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 30% Location : Throughout								
Interior									
Floors									
Carpet	8%	Now	\$103,400	2024	\$344,600	3	\$42,700	C	
	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 30% Location : Throughout								
Cast in Place Concrete	55%	Now	\$96,500	LIFE	**	5	\$428,400	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Throughout								
Ceramic Tile	5%	Now	\$65,400	2034	**	5	\$8,900	C	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30% Location : Throughout								
Vinyl Tile	32%	0-2	\$183,700	2025	\$918,300	3	\$42,700	C	
	Broken/Missing Elements, Extent : Light, Area Affected : 20% Location : Throughout								
Interior Walls									
Ceramic Tile	5%	Now	\$87,400	2028	**	5	\$5,600	C	
	Cracking/Crumbling, Extent : Severe, Area Affected : 30% Location : Throughout								
Concrete Masonry Unit	50%			LIFE	**	5	\$89,100	C	
Gypsum Board	20%			LIFE	**	5-10	\$75,700	C	
Plaster	25%			LIFE	**	5-10	\$47,300	C	

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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING D
Asset # : 2149

Architecture	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

AcousTileSusp.Lay-In	20%			2030	**	5	\$74,500	B
Exposed Concrete	10%			LIFE	**	5-10	\$46,500	B
Exposed Struc: Steel	45%			LIFE	**	10	\$335,100	B
Plaster	25%	Now	\$115,800	LIFE	**	5	\$58,200	B

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

Location : Throughout

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

Under 600 Volts

Service Equipment

Molded Case Bkrs	100%			2025	\$165,400	5	\$6,100	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 4- 600 Amps Main Disconnect Switch

Transformers

Dry Type	100%			2023	\$14,200	5	\$800	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 1- 112.5 Kva & 3- 75 Kva

Switchgear / Switchboard

Fused Disc Sw	100%			2025	\$333,000	5	\$1,000	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Closet

Explanation : All Switchgear Belongs To Tenant

Raceway

Conduit	100%			2025	\$440,900	1		B
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Panelboards

Fused Disc Sw	10%			2024	\$36,700	5	\$500	B
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Molded Case Bkrs	90%			2024	\$330,400	5	\$5,500	B
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Wiring

Braided Cloth	60%	2-4	\$308,200	2050	**	1		B
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Insulation Aged, Extent : Moderate, Area Affected : 100%

Location : Throughout The Building

Thermoplastic	40%			2025	\$205,500	1		B
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Motor Controllers

Locally Mounted	100%			2023	\$477,300	5	\$1,600	B
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Ground

Grounding Devices

Generic	100%	2-4	\$900	LIFE	**	5	\$3,400	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Water Main

Explanation : Corroded

Lighting

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

Estimates are rounded to the nearest hundred dollars.

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**DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING D**

Asset # : 2149

Electrical		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	10%			2020	\$99,800	10	\$21,800	B
		T-12 Lamps, Extent : Moderate, Area Affected : 100%						
		Location : Throughout The Building						
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout The Building						
		Explanation : 70% Of Interior Lighting Belongs To Tenant						
Fluorescent	75%			2030	* *	10	\$163,600	B
		T-8 Lamps, Extent : Moderate, Area Affected : 100%						
		Location : Throughout The Building						
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout The Building						
		Explanation : 70% Of Interior Lighting Belongs To Tenant						
HID	15%			2020	\$123,800	10	\$1,200	B
		Other Observation, Extent : Moderate, Area Affected : 100%						
		Location : Throughout The Building						
		Explanation : 70% Of Interior Lighting Belongs To Tenant						
Egress Lighting								
Emergency, Battery	50%			2020	\$41,000	10	\$28,700	B
Emergency, Battery	10%			2030	* *	10	\$5,700	B
Exit, Service	40%			2020	\$13,100	1		B
Exterior Lighting								
HID	100%			2020	\$80,100	10	\$700	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2025	\$66,300	1	\$8,600	B
Fire/Smoke Detection								
Generic, Digital	100%			2025	\$2,268,200			B

Mechanical		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								
Electricity	10%			2035	* *	1		B
Natural Gas	10%			2035	* *	1		B
No Component	80%							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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*** Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING D**

Asset # : 2149

Mechanical		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								
Conversion Equipment								
Furnace	10%			2020	\$27,500	1	\$11,800	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 7 Utility Rooms, And 8 Stairways							
	Explanation : 7 Gas Fired Furnaces, 8 Modine Heaters							
Radiant Heater	10%			2020	\$99,300	2	\$11,000	B
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Hallway							
	Explanation : 50 Electric Baseboard Radiants							
No Component	80%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Businesses Supply And Maintain Their Own Heating And A C Equipment							
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$21,000	B
No Component	90%							D
Exhaust Fans								
Roof	5%			2020	\$9,000	2	\$400	B
No Component	95%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2035	* *	1		B
Water Heater								
Gas Fired	100%			2023	\$52,500	2	\$3,500	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 7 Utility Rooms							
	Explanation : 7 Units							
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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.090 / 2128 **Yr Built/Renovated** : 1965 / 2001
Area Sq Ft : 70,800 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** : 2109502

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$342,400	\$113,500
Interior Architecture	\$164,200	\$253,900
Electrical	\$48,700	\$1,106,000
Mechanical		\$312,100
Total	\$555,300	\$1,785,500
Priority A	\$342,400	\$113,500
Priority B	\$127,100	\$1,457,400
Priority C	\$85,800	\$214,500
Total	\$555,300	\$1,785,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$69,800			
Interior Architecture	\$105,900	\$700		\$6,000
Electrical	\$11,300	\$300	\$600	\$1,200
Mechanical	\$65,800	\$2,800	\$3,900	\$2,800
Total	\$252,900	\$3,700	\$4,500	\$10,000
Priority A	\$69,800			
Priority B	\$87,700	\$3,100	\$4,500	\$4,000
Priority C	\$95,300	\$700		\$6,000
Total	\$252,900	\$3,700	\$4,500	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE
Asset # : 2128

Architecture		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%	Now	\$18,800	LIFE	**	5	\$8,800	A
		Cracking/Crumbling, Extent : Moderate, Area Affected : 15%							
		Location : Loading Dock							
		Exposed Reinforcement, Extent : Moderate, Area Affected : 15%							
		Location : Loading Dock							
	Concrete Masonry Unit	25%	Now	\$34,300	LIFE	**	5	\$5,500	A
		Diagonal Cracks, Extent : Moderate, Area Affected : 5%							
		Location : North Facade, South Facade							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%							
		Location : North Facade, South Facade							
	Metal Panel	35%	Now	\$16,800	2045	**	5	\$23,100	A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
	Metal Panel	30%			2045	**	5-10	\$72,500	A
	Weathering Steel	5%			LIFE	**	1		A
Windows									
	Aluminum	100%	Now	\$342,400	2033	**	5	\$21,600	A
		Broken/Missing Elements, Extent : Light, Area Affected : 20%							
		Location : Throughout							
Roof									
	Modified Bitumen	100%			2030	**	10	\$60,800	A
Interior									
Floors									
	Carpet	10%	0-2	\$6,400	2024	\$64,400	3	\$8,000	C
		Broken/Missing Elements, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Cast in Place Concrete	25%			LIFE	**	5	\$58,200	C
	Ceramic Tile	5%	Now	\$19,600	2034	**	5	\$1,300	C
		Cracking/Crumbling, Extent : Severe, Area Affected : 40%							
		Location : Throughout							
	Vinyl Tile	50%	Now	\$85,800	2025	\$214,500	3	\$10,000	C
		Cracking/Crumbling, Extent : Severe, Area Affected : 40%							
		Location : Throughout							
	Vinyl Tile	10%			2035	**	3	\$2,000	C
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Throughout							
Interior Walls									
	Concrete Masonry Unit	20%	Now	\$22,000	LIFE	**	5	\$2,100	C
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Gypsum Board	25%			LIFE	**	5-10	\$11,100	C
	Plaster	55%	Now	\$10,900	LIFE	**	5	\$4,300	C
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE
Asset # : 2128

Architecture	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

AcousTileConcealSpLn	25%			2030	* *	5	\$30,300	B
Exposed Concrete	10%			LIFE	* *	5-10	\$12,100	B
Plaster	65%	Now	\$78,400	LIFE	* *	5	\$39,400	B

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

Location : Throughout

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2025	\$31,000	5	\$300	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 3- 600 Amps Main Disconnect Switch

Transformers

Dry Type	100%			2023	\$14,200	5	\$300	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Basement And Second Floor Electrical Closet

Explanation : 1- 225 Kva 480hv-208y/120lv And One 75 Kva 480hv-208y/120lv

Switchgear / Switchboard

Fused Disc Sw	100%			2025	\$106,000	5	\$300	B
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Raceway

Conduit	100%			2025	\$80,200	1		B
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Panelboards

Fused Disc Sw	10%			2024	\$9,200	5	\$200	B
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Molded Case Bkrs	90%			2024	\$82,600	5	\$1,700	B
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Wiring

Braided Cloth	60%	2-4	\$48,700	2050	* *	1		B
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Insulation Aged, Extent : Moderate, Area Affected : 100%

Location : Throughout The Building

Thermoplastic	40%			2025	\$32,500	1		B
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Motor Controllers

Locally Mounted	100%			2023	\$112,300	5	\$500	B
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Ground

Grounding Devices

Not Accessible	100%							D
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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.*

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE
Asset # : 2128

Electrical		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	80%			2030	* *	10	\$26,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	20%			2020	\$29,800	10	\$6,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Egress Lighting								
Emergency, Battery	50%			2020	\$6,100	10	\$4,300	B
Emergency, Battery	10%			2030	* *	10	\$900	B
Exit, Service	40%			2020	\$2,000	1		B
Exterior Lighting								
HID	100%			2020	\$24,500	10	\$200	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2025	\$20,300	1	\$2,600	B
Fire/Smoke Detection								
Generic, Digital	100%			2025	\$695,000			B

Mechanical		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								
Natural Gas	100%	Now	\$1,400	2035	* *	1		B
<i>Unit Inoperable, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Gas Booster Pump, Basement Boiler Room</i>								
Conversion Equipment								
Hot Water Boiler	100%	Now	\$3,800	2023	\$75,800	1	\$15,800	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Boiler</i>								
<i>Malfunctioning, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Controler Needs To Be Replaced</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	\$16,900	2024	\$169,400	4	\$1,800	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout Boiler Room</i>								
Terminal Devices								
Convactor/Radiator	80%			2030	* *	1	\$9,200	B
Unit Heater-Stm/HW	20%			2020	\$43,500	4	\$1,000	B

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE
Asset # : 2128

Mechanical		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
Air Conditioning									
	Energy Source								
	Electricity	100%			2033	**	1		B
Conversion Equipment									
	Ext Pkg Unit - Cooling	15%			2025	\$23,300	2	\$300	B
		R-22 Refrigerant, Extent : Light, Area Affected : 15% Location : Roof							
	Ext Pkg Unit - Cooling	20%	Now	\$31,100	2035	**	2	\$300	B
		R-22 Refrigerant, Extent : Light, Area Affected : 20% Location : 3 Obsolete Units, Roof							
	Window/Wall Unit	15%			2020	\$10,400	1		B
	No Component	50%							D
Ventilation									
	Distribution								
	Ductwork/Diffusers	35%			LIFE	**	2-5	\$11,000	B
	No Component	65%							D
Exhaust Fans									
	Roof	40%			2020	\$10,700	2	\$400	B
	No Component	60%							D
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2035	**	1		B
Water Heater									
	Gas Fired	50%			2020	\$3,900	2	\$300	B
	Gas Fired	50%			2023	\$3,900	2	\$300	B
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)									
	Submersible	100%			2016	\$6,300	4	\$2,500	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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT A
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.110 / 2129 **Yr Built/Renovated** : 1965 / 2014
Area Sq Ft : 1,444 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$49,700	
Electrical		\$55,100
Total	\$49,700	\$55,100
Priority A	\$49,700	
Priority B		\$55,100
Total	\$49,700	\$55,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				
Interior Architecture	\$7,100			
Electrical	\$1,300			
Mechanical				
Total	\$8,400			
Priority A				
Priority B	\$3,700			
Priority C	\$4,700			
Total	\$8,400			



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT A
Asset # : 2129

Architecture	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

Concrete Masonry Unit	100%	Now	\$49,700	LIFE	* *	5	\$4,000	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Windows

Metal Louvers	100%			2028	* *	10		A
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Roof

Single Ply Membrane	100%			2035	* *	10	\$4,100	A
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Interior

Floors

Cast in Place Concrete	100%			LIFE	* *	5	\$9,500	C
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Interior Walls

Concrete Masonry Unit	100%			LIFE	* *	5		C
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Ceilings

Exposed Concrete	100%			LIFE	* *	5-10	\$2,700	B
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Electrical	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

Air Circuit Breaker	100%			2025	\$3,100	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps Main Disconnect Switch Fed To Buildings A & B</i>								

Switchgear / Switchboard

Air Circuit Breaker	65%			2025	\$9,800	5		B
Molded Case Bkrs	35%			2025	\$1,300	5		B

Raceway

Busway	50%			2023	\$1,900	1		B
Conduit	50%			2025	\$1,900	1		B

Panelboards

Molded Case Bkrs	100%			2024	\$55,100	5		B
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Wiring

Thermoplastic	100%			2025	\$3,600	1		B
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Lighting

Interior Lighting

Fluorescent	100%			2020	\$7,800	10	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								

Exterior Lighting

HID	100%			2020	\$500	10		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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT A
Asset # : 2129

Mechanical		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
Ventilation									
	Exhaust Fans								
	Roof	50%			2030	* *	2		B
	Wall Unit	50%			2025	\$1,000	2		B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT B
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.120 / 2289 **Yr Built/Renovated** : 1965 / 2014
Area Sq Ft : 1,444 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Electrical		\$55,100
Total		\$55,100
Priority B		\$55,100
Total		\$55,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$24,900			
Interior Architecture	\$7,100			
Electrical	\$1,300			
Mechanical				
Total	\$33,300			
Priority A	\$24,900			
Priority B	\$3,700			
Priority C	\$4,700			
Total	\$33,300			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT B
Asset # : 2289

Architecture	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

Concrete Masonry Unit	100%	Now	\$24,900	LIFE	* *	5	\$4,000	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corners</i>								

Windows

Metal Louvers	100%			2028	* *	10		A
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Roof

Single Ply Membrane	100%			2035	* *	10	\$4,100	A
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Interior

Floors

Cast in Place Concrete	100%			LIFE	* *	5	\$9,500	C
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Interior Walls

Concrete Masonry Unit	100%			LIFE	* *	5		C
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Ceilings

Exposed Concrete	100%			LIFE	* *	5-10	\$2,700	B
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Vault Area</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

Air Circuit Breaker	100%			2025	\$3,100	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 5000 Amps Main Disconnect Switch Fed To Buildings C And D</i>								

Switchgear / Switchboard

Air Circuit Breaker	65%			2025	\$9,800	5		B
Molded Case Bkrs	35%			2025	\$1,300	5		B

Raceway

Busway	50%			2023	\$1,900	1		B
Conduit	50%			2025	\$1,900	1		B

Panelboards

Molded Case Bkrs	100%			2024	\$55,100	5		B
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Wiring

Thermoplastic	100%			2025	\$3,600	1		B
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Lighting

Interior Lighting

Fluorescent	100%			2020	\$7,800	10	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								

Exterior Lighting

HID	100%			2020	\$500	10		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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT B
Asset # : 2289

Mechanical		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
Ventilation									
	Exhaust Fans								
	Roof	50%			2030	* *	2		B
	Wall Unit	50%			2020	\$1,000	2		B
Other Observation, Extent : Light, Area Affected : 50%									
Location : Side Wall Of The Vault									
Explanation : One Unit									

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT C
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.130 / 2290 **Yr Built/Renovated** : 1965 / 2014
Area Sq Ft : 1,444 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Electrical		\$55,100
Total		\$55,100
Priority B		\$55,100
Total		\$55,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$24,900			
Interior Architecture	\$7,100			
Electrical	\$1,300			
Mechanical				
Total	\$33,300			
Priority A	\$24,900			
Priority B	\$3,700			
Priority C	\$4,700			
Total	\$33,300			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT C
Asset # : 2290

Architecture	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

Concrete Masonry Unit	100%	Now	\$24,900	LIFE	* *	5	\$4,000	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								

Windows

Metal Louvers	100%			2028	* *	10		A
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Roof

Single Ply Membrane	100%			2035	* *	10	\$4,100	A
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Interior

Floors

Cast in Place Concrete	100%			LIFE	* *	5	\$9,500	C
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Interior Walls

Concrete Masonry Unit	100%			LIFE	* *	5		C
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Ceilings

Exposed Concrete	100%			LIFE	* *	5-10	\$2,700	B
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Electrical	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

Air Circuit Breaker	100%			2025	\$3,100	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 5000 Amps Main Disconnect Switch Fed To Buildings A, B & Cafeteria</i>								

Switchgear / Switchboard

Air Circuit Breaker	80%			2025	\$12,100	5		B
Molded Case Bkrs	20%			2025	\$700	5		B

Raceway

Busway	50%			2023	\$1,900	1		B
Conduit	50%			2025	\$1,900	1		B

Panelboards

Molded Case Bkrs	100%			2024	\$55,100	5		B
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Wiring

Thermoplastic	100%			2025	\$3,600	1		B
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Lighting

Interior Lighting

Fluorescent	100%			2020	\$7,800	10	\$1,300	B
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								

Exterior Lighting

HID	100%			2020	\$500	10		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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT C
Asset # : 2290

Mechanical		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
Ventilation									
	Exhaust Fans								
	Roof	50%			2030	* *	2		B
	Wall Unit	50%			2020	\$1,000	2		B
	Other Observation, Extent : Light, Area Affected : 50%								
	Location : Mounted On Side Wall								
	Explanation : One Unit								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT D
Address : HALLECK STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0021.140 / 2291 **Yr Built/Renovated** : 1965 / 2014
Area Sq Ft : 1,444 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jun-2014 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 2770 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Electrical		\$55,100
Total		\$55,100
Priority B		\$55,100
Total		\$55,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$24,900			
Interior Architecture	\$7,100			
Electrical	\$1,300			
Mechanical				
Total	\$33,300			
Priority A	\$24,900			
Priority B	\$3,700			
Priority C	\$4,700			
Total	\$33,300			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT D
Asset # : 2291

Architecture	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

Concrete Masonry Unit	100%	Now	\$24,900	LIFE	* *	5	\$4,000	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								

Windows

Metal Louvers	100%			2028	* *	10		A
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Roof

Single Ply Membrane	100%			2035	* *	10	\$4,100	A
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Interior

Floors

Cast in Place Concrete	100%			LIFE	* *	5	\$9,500	C
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Interior Walls

Concrete Masonry Unit	100%			LIFE	* *	5		C
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Ceilings

Exposed Concrete	100%			LIFE	* *	5-10	\$2,700	B
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Electrical	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

Air Circuit Breaker	100%			2025	\$3,100	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 5000 Amps & One 3000 Amps Main Disconnect Switch Fed To Building D And Service Bridge</i>								

Switchgear / Switchboard

Air Circuit Breaker	100%			2025	\$15,100	5		B
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Raceway

Busway	50%			2023	\$1,900	1		B
Conduit	50%			2025	\$1,900	1		B

Panelboards

Molded Case Bkrs	100%			2024	\$55,100	5		B
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Wiring

Thermoplastic	100%			2025	\$3,600	1		B
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Lighting

Interior Lighting

Fluorescent	100%			2020	\$7,800	10	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-12 Lamps</i>								

Exterior Lighting

HID	100%			2020	\$500	10		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.

DEPT. OF SMALL BUSINESS SERV. - 801
NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT D
Asset # : 2291

Mechanical		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
Ventilation									
	Exhaust Fans								
	Roof	50%			2030	* *	2		B
	Wall Unit	50%			2025	\$1,000	2		B
	Other Observation, Extent : Light, Area Affected : 50%								
	Location : Mounted On Side Wall								
	Explanation : One Unit								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 42 TERMINAL
Address : EAST RIVER AT GOUVERNEUR SLIP MONTGOMERY - JACKSON STREETS
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0006.000 / 2404 **Yr Built/Renovated** : 1962 /
Area Sq Ft : 100,480 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 25-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 241 **Lot** : 13 **BIN** : 1003138

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$2,751,800	\$1,866,900
Interior Architecture	\$1,257,500	\$285,500
Electrical	\$175,500	\$45,400
Mechanical		\$259,800
Total	\$4,184,800	\$2,457,600
Priority A	\$2,751,800	\$1,866,900
Priority B	\$833,400	\$305,200
Priority C	\$599,600	\$285,500
Total	\$4,184,800	\$2,457,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$45,300			
Interior Architecture	\$3,300			\$900
Electrical	\$31,300	\$500	\$1,300	\$33,300
Mechanical	\$2,200	\$900	\$900	\$9,500
Total	\$82,000	\$1,500	\$2,300	\$43,700
Priority A	\$45,300			
Priority B	\$33,400	\$1,500	\$2,300	\$42,800
Priority C	\$3,300			\$900
Total	\$82,000	\$1,500	\$2,300	\$43,700



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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 42 TERMINAL
Asset # : 2404

Architecture		Current Repair		Future Replacement		Maintenance			
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		Code
Exterior									
Exterior Walls									
	Concrete Masonry Unit	10%	Now	\$71,900	LIFE	* *	5	\$5,800	A
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : South Facade							
		Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%							
		Location : South Facade							
	Fiberglass Panel	10%	2-4	\$12,800	2027	* *	5	\$17,300	A
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Metal Panel	53%	Now	\$99,800	2034	* *	5	\$91,500	A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Metal Coiling Doors	25%	Now	\$371,400	2029	* *	5	\$36,000	A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Window Wall	2%	Now	\$25,200	2034	* *	5	\$3,500	A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : North Facade							
		Glazing Broken/Cracked, Extent : Moderate, Area Affected : 30%							
		Location : North Facade							
Windows									
	Aluminum	100%	Now	\$521,800	2023	\$1,739,400	5	\$21,900	A
		Broken/Missing Elements, Extent : Severe, Area Affected : 100%							
		Location : North Facade							
Roof									
	Fiberglass Panel	5%	2-4	\$7,400	2027	* *	1		A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Metal Panel	95%	Now	\$1,686,800	2044	* *			A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 40%							
		Location : Throughout							
		Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Water Penetration, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 42 TERMINAL
Asset # : 2404

Architecture		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	95%	Now	\$385,900	LIFE	* *	5	\$285,500	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 40%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Vinyl Tile	5%	Now	\$55,400	2034	* *	3	\$2,600	C
	Broken/Missing Elements, Extent : Moderate, Area Affected : 50%							
	Location : Office							
	Loose Units, Extent : Moderate, Area Affected : 50%							
	Location : Office							
	Worn/Eroded, Extent : Moderate, Area Affected : 50%							
	Location : Office							
Interior Walls								
Concrete Masonry Unit	90%	2-4	\$158,300	LIFE	* *	5	\$30,100	C
	Cracking/Crumbling, Extent : Light, Area Affected : 25%							
	Location : Throughout							
Gypsum Board	5%	2-4	\$3,300	LIFE	* *	5	\$2,500	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
Metal Panel	5%			LIFE	* *			C
Ceilings								
AcousTileConcealSpLn	5%	Now	\$60,400	2044	* *	5	\$4,900	B
	Broken/Missing Elements, Extent : Moderate, Area Affected : 50%							
	Location : Office							
	Worn/Eroded, Extent : Moderate, Area Affected : 50%							
	Location : Office							
Exposed Struc: Steel	95%	2-4	\$597,500	LIFE	* *			B
	Water Penetration, Extent : Moderate, Area Affected : 25%							
	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	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2024	\$1,600	5	\$2,600	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 2000 Amps Main Disconnect Switch								
Transformers								
Dry Type	100%			2022	\$14,200	5	\$400	
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical And Mechanical Room								
Explanation : One 300 And One 150 Kva 277/120 V								

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

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 42 TERMINAL
Asset # : 2404

Electrical		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								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$45,400	5	\$2,600	B
Raceway								
Conduit	100%			2024	\$10,600	1		B
Panelboards								
Fused Disc Sw	5%			2023	\$1,700	5	\$100	B
Molded Case Bkrs	95%			2023	\$32,700	5	\$2,500	B
Wiring								
Braided Cloth	90%	2-4	\$14,800	2049	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	10%			2024	\$1,600	1		B
Motor Controllers								
Locally Mounted	100%			2022	\$24,900	5	\$700	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	* *	5	\$1,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Corroded</i>								
Lighting								
Interior Lighting								
Fluorescent	65%	0-2	\$120,100	2034	* *			B
<i>Inadequate Ltg Level, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	30%	Now	\$55,400	2034	* *			B
<i>Damaged Fixtures, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Ground Floor</i>								
Incandescent	5%	Now	\$9,200	2034	* *	2	\$100	B
<i>Damaged Fixtures, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
Egress Lighting								
Emergency, Battery	50%			2019	\$15,800	10	\$11,100	B
Exit, Service	50%	Now	\$6,300	2034	* *	1		B
<i>Not Functioning, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Ground Floor</i>								
Exterior Lighting								
HID	100%			2019	\$3,400	10	\$300	B

Mechanical		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

Note : 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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 42 TERMINAL
Asset # : 2404

Mechanical		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								
Natural Gas	100%			2024	\$14,200	1		B
<i>Not in Service, Extent : Light, Area Affected : 100%</i>								
<i>Location : Incoming Gas Service Is Shut Off At Main</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Entire Building</i>								
<i>Explanation : The Building Has Been Vacant For Many Years. All Mechanical Equipment Is Obsolete</i>								
Conversion Equipment								
Furnace	20%	0-2	\$2,100	2024	\$21,300	1	\$8,200	B
<i>Not in Service, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : 1st Floor</i>								
No Component	80%							D
Ventilation								
Exhaust Fans								
Wall Unit	5%			2019	\$6,600	2	\$100	B
No Component	95%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2022	\$259,800	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Next To Office</i>								
<i>Explanation : Incoming Water Service Is Shut Off At Main</i>								
Water Heater								
Gas Fired	10%	Now		2019	\$2,000	2	\$100	B
<i>Not in Service, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Office Area</i>								
No Component	90%							D
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
<i>Not in Service, Extent : Light, Area Affected : 100%</i>								
<i>Location : Bathrooms In Office Area</i>								
Fire Suppression								
Sprinkler								
Not Accessible	100%							D

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL
Address : 29TH ST PIERSHED - BLDG #03
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.020 / 134 **Yr Built/Renovated** : 1955 / 1999
Area Sq Ft : 79,757 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 31-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 662 **Lot** : 1 **BIN** : 3378172

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$402,300	\$92,300
Electrical		\$66,800
Total	\$402,300	\$159,100
Priority A	\$402,300	\$92,300
Priority B		\$66,800
Total	\$402,300	\$159,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$27,900			\$200
Interior Architecture	\$13,200	\$1,100	\$6,300	\$68,700
Electrical	\$1,900	\$700	\$24,200	\$900
Mechanical	\$11,200	\$5,000	\$16,600	\$5,900
Total	\$54,200	\$6,900	\$47,100	\$75,700
Priority A	\$27,900			\$200
Priority B	\$13,100	\$5,800	\$47,100	\$6,800
Priority C	\$13,200	\$1,100		\$68,700
Total	\$54,200	\$6,900	\$47,100	\$75,700



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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL
Asset # : 134

Architecture		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									
	Concrete Masonry Unit	40%	0-2	\$42,800	LIFE	* *	5	\$13,700	A
		Water Penetration, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Masonry: Brick	10%	Now	\$15,700	LIFE	* *	5	\$5,500	A
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : East Facade							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
		Location : East Facade							
	Metal Panel	20%	Now	\$7,500	2033	* *	5	\$20,600	A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
		Location : East Facade							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 10%							
		Location : East Facade							
	Metal Coiling Doors	30%	Now	\$44,200	2028	* *	5	\$25,700	A
		Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
		Location : North Facade, South Facade							
		Deformed/Dented, Extent : Moderate, Area Affected : 15%							
		Location : North Facade, South Facade							
Windows									
	Aluminum	10%			2039	* *	5	\$400	A
	Steel	90%	Now	\$186,800	2048	* *	5	\$23,600	A
		Bent/Warped Elements, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Thermally Inefficient, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
Parapets									
	Concrete Masonry Unit	5%	0-2	\$1,500	LIFE	* *	5	\$1,300	A
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Masonry: Brick	5%	Now	\$3,300	LIFE	* *	5	\$1,200	A
		Diagonal Cracks, Extent : Moderate, Area Affected : 10%							
		Location : East Facade							
		Misaligned/Bulging, Extent : Moderate, Area Affected : 10%							
		Location : East Facade							
	No Component	90%							D
Roof									
	Fiberglass Panel	15%			2026	* *	1		A
	Metal Panel	10%			2028	* *	10	\$36,300	A
	Spray-on Foam	70%			2028	* *	5	\$184,500	A
	Not Accessible	5%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL
Asset # : 134

Architecture		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								
Asphalt Poured	93%	0-2	\$6,600	2028	* *	5	\$25,400	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Carpet	5%	0-2	\$6,600	2019	\$66,000	3	\$8,200	C
<i>Staining/Discoloring, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceramic Tile	2%			2032	* *	5	\$2,200	C
Interior Walls								
Concrete Masonry Unit	90%			LIFE	* *	5	\$23,900	C
Gypsum Board	10%			LIFE	* *	5	\$4,000	C
Ceilings								
AcousTileSusp.Lay-In	10%			2028	* *	5	\$12,500	B
Exposed Struc: Steel	90%			LIFE	* *			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%			2033	* *	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1200 Amps</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2033	* *	5	\$300	B
Raceway								
Conduit	100%			2033	* *	1		B
Panelboards								
Molded Case Bkrs	100%			2031	* *	5	\$2,100	B
Wiring								
Thermoplastic	100%			2033	* *	1		B
Motor Controllers								
Locally Mounted	100%			2028	* *	5	\$500	B
Lighting								
Interior Lighting								
Fluorescent	100%			2031	* *	10	\$66,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2023	\$5,000	1		B
Exit, Service	50%			2023	\$5,000	1		B
Exterior Lighting								
HID	100%			2023	\$2,700	10	\$200	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.*

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL
Asset # : 134

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

Alarm

Security System

No Component

90%

2018

\$22,900

1

\$3,000

D

Generic

10%

Fire/Smoke Detection

No Component

90%

2031

* *

1-3

\$5,100

D

Generic

10%

B

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

Heating

Energy Source

Electricity

2%

2043

* *

1

B

Natural Gas

98%

2043

* *

1

B

Conversion Equipment

Furnace

20%

2028

* *

1

\$7,200

B

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

Radiant Heater

78%

2028

* *

2

\$26,400

B

*Other Observation, Extent : Light, Area Affected : 80%**Location : Throughout Warehouse**Explanation : 20 Gas Fired Infared Heaters*

No Component

2%

D

Air Conditioning

Energy Source

Electricity

100%

2039

* *

1

B

Conversion Equipment

Ext Pkg Unit - Cooling

5%

2031

* *

2

\$200

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Rear Of Building**Explanation : Split Unit, Condensing Unit Section*

Ext Pkg Unit -

Heating/Cooling

20%

2028

* *

2

\$900

B

No Component

75%

D

Terminal Devices

Fan Coil - Cooling

5%

2031

* *

1

\$1,200

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Above Ceiling**Explanation : Spilt Unit, Fan Coil Section*

No Component

95%

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.*

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL
Asset # : 134

Mechanical		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
Ventilation									
	Exhaust Fans								
	Roof	50%	0-2	\$1,400	2023	\$27,400	2	\$900	B
		Malfunctioning, Extent : Moderate, Area Affected : 20%							
		Location : Defective Controls 1 Of 6 Units							
		Noisy/Vibrating, Extent : Moderate, Area Affected : 30%							
		Location : Roof, 2 Of 6 Units							
	Wall Unit	30%			2023	\$31,300	2	\$700	B
	No Component	20%							D
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2043	* *	1		B
	Water Heater								
	Electric	100%			2021	\$10,700	4	\$600	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								
	No Component	20%							D
	Generic	80%			2043	* *	1-5	\$30,500	B
	Sprinkler								
	Generic	100%			2043	* *	1-2	\$20,400	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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL GATEHOUSE/GUARDHOUSE
Address : 39TH STREET ENTRANCE
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.090 / 2282 **Yr Built/Renovated** : 2011 /
Area Sq Ft : 100 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 31-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Floors 1
Block : 662 **Lot** : 1 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture			\$400	
Interior Architecture				
Electrical				
Mechanical				
Total			\$400	
Priority A			\$400	
Priority B				
Priority C				
Total			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL GATEHOUSE/GUARDHOUSE
Asset # : 2282

Architecture		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

Metal/Glass Curt Wall	50%			LIFE	**	5	\$400	A
Metal Panel	50%			2053	**	5-10	\$1,300	A

*Recent Construction, Extent : Light, Area Affected : 100%**Location : Throughout*

Windows

Aluminum	100%			2048	**	5		A
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Roof

Metal Panel	100%			2043	**	10	\$500	A
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Interior

Floors

Steel Plate	100%			LIFE	**	1		C
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Interior Walls

Glass: Single Pane	50%			LIFE	**	5	\$100	C
Metal Panel	50%			LIFE	**			C

Ceilings

Metal Panel	100%			LIFE	**	5	\$200	B
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Electrical		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%			2033	**	10	\$100	B
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*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout**Explanation : T-8 Lamps*

Mechanical		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

Electricity	100%			2049	**	1		B
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Conversion Equipment

Radiant Heater	100%			2031	**	2		B
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Air Conditioning

Energy Source

Electricity	100%			2045	**	1		B
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Conversion Equipment

Window/Wall Unit	100%			2022	\$200	1		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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER
Address : MIDDLE OF SITE OPPOSITE 34TH ST.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.040 / 2504 **Yr Built/Renovated** : 1955 /
Area Sq Ft : 26,352 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 31-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 662 **Lot** : 1 **BIN** : 3378175

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$1,848,500	\$36,300
Interior Architecture		\$780,500	
Electrical		\$100,800	
Mechanical		\$135,200	\$68,000
Total		\$2,865,000	\$104,300
Priority A		\$1,848,500	\$36,300
Priority B		\$544,300	\$68,000
Priority C		\$472,200	
Total		\$2,865,000	\$104,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$29,300			
Interior Architecture	\$90,300			\$68,000
Electrical	\$9,100			
Mechanical	\$42,600	\$1,700	\$22,200	\$2,300
Total	\$171,300	\$1,700	\$22,200	\$70,300
Priority A	\$29,300			
Priority B	\$51,700	\$1,700	\$22,200	\$2,300
Priority C	\$90,300			\$68,000
Total	\$171,300	\$1,700	\$22,200	\$70,300



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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER
Asset # : 2504

Architecture	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	10%	Now	\$129,200	LIFE	* *	5	\$30,200	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
<i>Spalling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade</i>								
Concrete Masonry Unit	10%	0-2	\$117,900	LIFE	* *	5	\$3,800	A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	60%	Now	\$518,400	LIFE	* *	5	\$36,300	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 30%</i>								
<i>Location : West Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : East Facade, West Facade</i>								
Metal Panel	10%	0-2	\$16,500	2033	* *	5	\$11,300	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Throughout</i>								
Metal Coiling Doors	10%	Now	\$162,500	2028	* *	5	\$9,400	A
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
Windows								
Aluminum	20%	0-2	\$44,600	2048	* *	5	\$600	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Steel	80%	Now	\$222,500	2048	* *	5	\$28,100	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Severe, 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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER
Asset # : 2504

Architecture		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									
Parapets									
Cast Stone/Terra Cotta	5%	Now	\$76,200	LIFE	* *	5	\$4,900	A	
Cracking/Crumbling, Extent : Severe, Area Affected : 25%									
Location : Coping									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Coping									
Masonry: Brick	85%	Now	\$176,700	LIFE	* *	5	\$10,800	A	
Broken/Missing Elements, Extent : Severe, Area Affected : 10%									
Location : West Parapet									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Misaligned/Bulging, Extent : Moderate, Area Affected : 15%									
Location : East Facade									
Metal Rail	10%	0-2	\$12,800	2028	* *	5	\$9,000	A	
Corrosion/Rusting, Extent : Moderate, Area Affected : 40%									
Location : Throughout									
Roof									
Modified Bitumen	100%	Now	\$400,600	2033	* *			A	
Blisters, Extent : Moderate, Area Affected : 25%									
Location : Over Second Floor									
Vegetation Growth, Extent : Moderate, Area Affected : 25%									
Location : Over Second Floor									
Water Penetration, Extent : Moderate, Area Affected : 25%									
Location : Over Tower									
Interior									
Floors									
Carpet	15%	0-2	\$19,600	2019	\$65,300	3	\$8,100	C	
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Cast in Place Concrete	30%	Now	\$106,400	LIFE	* *	5	\$23,600	C	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : Boiler Room									
Cracking/Crumbling, Extent : Moderate, Area Affected : 80%									
Location : Boiler Room									
Ceramic Tile	5%	0-2	\$33,000	2038	* *	5	\$900	C	
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Terrazzo	50%	Now	\$237,700	LIFE	* *	5	\$14,000	C	
Cracking/Crumbling, Extent : Moderate, Area Affected : 100%									
Location : Second Floor And Stairs									

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER
Asset # : 2504

Architecture		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%	2-4	\$15,900	2038	* *	5	\$300	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Concrete Masonry Unit	50%	0-2	\$128,100	LIFE	* *	5	\$2,400	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Gypsum Board	15%	2-4	\$7,200	LIFE	* *	5	\$1,100	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Plywood/Hardboard	30%	0-2	\$14,600	LIFE	* *			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Ceilings								
AcousTileConcealSpLn	20%	2-4	\$55,100	2043	* *	5	\$4,500	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	60%	Now	\$165,400	2043	* *	5	\$10,800	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Tower, Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Tower, Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Tower</i>								
Exposed Concrete	20%	2-4	\$87,700	LIFE	* *	5	\$1,100	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Not Accessible	100%							D
Transformers								
Not Accessible	100%							D
Feeders								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Under 600 Volts								
Service Equipment								
Not Accessible	100%							D
Transformers								
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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER
Asset # : 2504

Electrical		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								
Switchgear / Switchboard								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Panelboards								
Not Accessible	100%							D
Wiring								
Not Accessible	100%							D
Motor Controllers								
Not Accessible	100%							D
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%	Now	\$100,800	2033	* *			B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Exterior Lighting								
HID	100%	Now	\$9,100	2033	* *			B
<i>Not in Service, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</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								
Electricity	10%			2049	* *	1		B
<i>Other Observation, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : First Floor, Tower And Rear Section</i>								
<i>Explanation : Building Is Abandoned</i>								
Natural Gas	90%			2033	* *	1		B
Conversion Equipment								
Furnace	20%	Now	\$5,600	2033	* *	1	\$2,100	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Roof</i>								
Hot Water Boiler	60%	Now	\$30,700	2043	* *	1	\$6,400	B
<i>Not in Service, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Boiler Room</i>								
No Component	20%							D
Distribution								
Hot Wtr Piping/Pump	100%			2039	* *	4	\$1,200	B
<i>Not in Service, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Various Locations</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.*

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER
Asset # : 2504

Mechanical		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									
	Terminal Devices								
	Convector/Radiator	60%			2036	* *	1	\$4,700	B
	Fan Coil Unit/Heat	40%			2028	* *	1	\$3,100	B
Air Conditioning									
	Energy Source								
	Electricity	100%			2031	* *	1		B
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	90%	Now	\$135,200	2033	* *	2	\$1,100	B
		Not in Service, Extent : Severe, Area Affected : 100% Location : Roof							
	Window/Wall Unit	10%			2021	\$4,700	1		B
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$13,400	B
	Exhaust Fans								
	Roof	100%			2018	\$18,100	2	\$700	B
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2021	\$68,000	1		B
	Water Heater								
	Gas Fired	100%			2016	\$5,300	2	\$400	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								
	Not Accessible	100%							D
	Sprinkler								
	Not Accessible	100%							D
	Fire Pump								
	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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.
Address : 39TH ST PIERSHED - BLDG #01
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.000 / 2416 **Yr Built/Renovated** : 1955 / 2012
Area Sq Ft : 349,550 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 31-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 662 **Lot** : 1 **BIN** : 3378173

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$3,819,000	\$1,818,900
Interior Architecture	\$453,400	\$260,600
Electrical	\$641,500	\$185,300
Mechanical	\$163,200	\$361,200
Total	\$5,077,100	\$2,626,000
Priority A	\$3,819,000	\$1,818,900
Priority B	\$1,170,500	\$546,500
Priority C	\$87,600	\$260,600
Total	\$5,077,100	\$2,626,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$23,800			
Interior Architecture	\$60,300			
Electrical	\$27,500	\$3,200	\$9,200	
Mechanical	\$37,500	\$37,500	\$35,400	\$43,500
Total	\$149,200	\$40,700	\$44,600	\$43,500
Priority A	\$23,800			
Priority B	\$65,100	\$40,700	\$44,600	\$43,500
Priority C	\$60,300			
Total	\$149,200	\$40,700	\$44,600	\$43,500



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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.

Asset # : 2416

Architecture		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								
Concrete Masonry Unit	25%	Now	\$391,100	LIFE	* *	5	\$125,200	A
	Horizontal Cracks, Extent : Moderate, Area Affected : 15%							
	Location : North And South Facades							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
	Location : North Facade, South Facade							
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%							
	Location : North Facade, South Facade							
Fiberglass Panel	40%			2036	* *	5	\$1,202,200	A
	Recent Repair Evident, Extent : Light, Area Affected : 66%							
	Location : Throughout							
Metal, Corrugated	15%			2049	* *	1		A
	Recent Repair Evident, Extent : Light, Area Affected : 66%							
	Location : Throughout							
Metal/Glass Curt Wall	5%	Now	\$602,800	LIFE	* *	5	\$75,100	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%							
	Location : East Facade							
	Glazing Broken/Cracked, Extent : Severe, Area Affected : 25%							
	Location : East Facade							
Metal Coiling Doors	15%	Now	\$646,600	2028	* *	5	\$187,800	A
	Corrosion/Rusting, Extent : Severe, Area Affected : 50%							
	Location : North Facade, South Facade							
	Deformed/Dented, Extent : Severe, Area Affected : 50%							
	Location : North Facade, South Facade							
Windows								
Aluminum	70%	Now	\$621,400	2039	* *	5	\$26,100	A
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Steel	30%	Now	\$442,700	2039	* *	5	\$139,700	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
	Location : North Facade							
	Thermally Inefficient, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.

Asset # : 2416

Architecture		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									
Parapets									
Concrete Masonry Unit	3%	Now	\$12,400	LIFE	* *	5	\$5,700	A	
	Diagonal Cracks, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Pre-Cast Concrete	2%	Now	\$11,400	LIFE	* *	5	\$21,100	A	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : East Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
	Location : East Facade								
No Component	95%							D	
Roof									
Fiberglass Panel	10%			2038	* *	1		A	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Metal Panel	10%			2040	* *	10	\$176,500	A	
	Recent Repair Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Spray-on Foam	80%			2033	* *	5	\$1,026,800	A	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Interior									
Floors									
Asphalt Poured	85%	0-2	\$26,300	2028	* *	5	\$101,400	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Cast in Place Concrete	10%			LIFE	* *	5	\$104,400	C	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Ceramic Tile	2%	Now	\$87,600	2026	* *	5	\$4,800	C	
	Cracking/Crumbling, Extent : Severe, Area Affected : 40%								
	Location : Throughout								
Terrazzo	3%			LIFE	* *	5	\$11,200	C	
Interior Walls									
Concrete Masonry Unit	80%			LIFE	* *	5	\$51,600	C	
	Water Penetration, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
Concrete Masonry Unit	5%	Now	\$34,000	LIFE	* *	5	\$3,200	C	
	Diagonal Cracks, Extent : Moderate, Area Affected : 20%								
	Location : At East Entrance								
Plaster	10%			LIFE	* *	5	\$4,800	C	
Plywood/Hardboard	5%			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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.

Asset # : 2416

Architecture		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

AcousTileConcealSpLn	10%	Now	\$365,800	2043	* *	5	\$29,800	B
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Broken/Missing Elements, Extent : Severe, Area Affected : 50%

Location : Office Area

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

Location : Office Area

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

Location : Office Area

Exposed Struc: Steel	90%			LIFE	* *			B
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Electrical		Current Repair			Future Replacement		Maintenance		
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		Code

Under 600 Volts

Service Equipment

Molded Case Bkrs	100%			2053	* *	5	\$9,200	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 800 Amps

Transformers

Under Construction	100%							D
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Switchgear / Switchboard

Molded Case Bkrs	100%			2023	\$121,100	5	\$9,200	B
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Raceway

Conduit	100%			2023	\$31,800	1		B
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Panelboards

Molded Case Bkrs	70%			2022	\$64,200	5	\$6,400	B
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Molded Case Bkrs	30%	2-4	\$27,500	2048	* *	5	\$1,400	B
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On Extended Life, Extent : Moderate, Area Affected : 100%

Location : Throughout

Lighting

Interior Lighting

Fluorescent	100%	Now	\$641,500	2033	* *			B
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Not in Service, Extent : Moderate, Area Affected : 100%

Location : Inside The Building

Exterior Lighting

HID	100%			2033	* *	10	\$1,100	B
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Recent Installation, Extent : Light, Area Affected : 100%

Location : Throughout

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.**

Asset # : 2416

Mechanical		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								
	Electricity	5%			2043	* *	1		B
	No Component	95%							D
Conversion Equipment									
	Hot Water Boiler	5%			2021	\$34,000	1	\$7,900	B
		Obsolete Equipment, Extent : Light, Area Affected : 100%							
		Location : Office Section Of Building							
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Office Section Of Building							
		Explanation : Building Expected To Be Renovated By Tenant							
	Radiant Heater	3%			2023	\$39,900	2	\$4,400	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Water Meter Rooms							
		Explanation : Electric Unit Heaters							
	No Component	92%							D
Terminal Devices									
	Convactor/Radiator	100%			2021	\$228,300	1	\$102,900	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout Office Section Of Building							
		Explanation : Equipment To Be Upgraded By Propective Tenant							
Air Conditioning									
	Energy Source								
	Electricity	100%			2022	\$51,300	1		B
Conversion Equipment									
	Reciprocating Compr/Chiller	5%			2018	\$51,300	1	\$7,400	B
		Obsolete Equipment, Extent : Moderate, Area Affected : 100%							
		Location : Office Section Of Building							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Office Section Of Building							
		Explanation : Equipment To Be Upgraded By Propective Tenant							
	Window/Wall Unit	1%			2023	\$6,200	1		B
		Recent Installation, Extent : Light, Area Affected : 100%							
		Location : Electrical Vault							
	No Component	94%							D
Terminal Devices									
	Air Handler/Cool/Ht	5%			2018	\$3,800	1	\$9,900	B
		Obsolete Equipment, Extent : Moderate, Area Affected : 100%							
		Location : Office Section Of Building							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Office Section Of Building							
		Explanation : Equipment To Be Upgraded By Propective Tenant							
	No Component	95%							D
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	5%			2028	* *	1		B
	No Component	95%							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.*

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.

Asset # : 2416

Mechanical		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
Plumbing								
Water Heater Gas Fired	100%			2016	\$70,300	2	\$4,600	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Office Section Of Building								
Explanation : Equipment To Be Upgraded By Propective Tenant								
Sanitary Piping Cast Iron	5%			LIFE	* *	1		B
No Component	95%							D
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Fire Suppression								
Standpipe Generic	100%			2043	* *	1-5	\$166,700	B
Sprinkler Generic	100%			2043	* *	1-2	\$89,300	B
Fire Pump Generic	100%			2032	* *	1	\$59,500	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Water Meter Rooms								
Explanation : Building Has Been Divided Into Two Sections								

*Note : 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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL SHED - BLDG N
Address : NEAR 39TH ST. PIERSHED
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.030 / 2503 **Yr Built/Renovated** : 1955 / 2012
Area Sq Ft : 113,246 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 31-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 662 **Lot** : 1 **BIN** : 3378174

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$1,926,300	\$257,300
Interior Architecture		\$546,800	\$338,700
Total		\$2,473,200	\$596,000
Priority A		\$1,926,300	\$257,300
Priority B		\$396,200	
Priority C		\$150,700	\$338,700
Total		\$2,473,200	\$596,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$46,400			
Interior Architecture				
Electrical				
Mechanical	\$3,400	\$6,000	\$3,900	\$6,000
Total	\$49,800	\$6,000	\$3,900	\$6,000
Priority A	\$46,400			
Priority B	\$3,400	\$6,000	\$3,900	\$6,000
Priority C				
Total	\$49,800	\$6,000	\$3,900	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL SHED - BLDG N

Asset # : 2503

Architecture		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									
Concrete Masonry Unit	40%	Now	\$364,600	LIFE	* *	5	\$19,500	A	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
	Location : North Facade, South Facade								
	Vertical Cracks, Extent : Moderate, Area Affected : 20%								
	Location : South Facade								
	Water Penetration, Extent : Severe, Area Affected : 25%								
	Location : North Facade, South Facade								
Fiberglass Panel	10%			2036	* *	5	\$29,200	A	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Metal Panel	20%	Now	\$31,800	2043	* *	5	\$29,200	A	
	Corrosion/Rusting, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
	Deformed/Dented, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
Metal Coiling Doors	30%	Now	\$627,900	2028	* *	5	\$36,500	A	
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
	Location : North Facade, South Facade								
	Corrosion/Rusting, Extent : Severe, Area Affected : 50%								
	Location : South Facade, North Facade								
Windows									
Steel	100%	Now	\$933,800	2048	* *	5	\$117,900	A	
	Bent/Warped Elements, Extent : Severe, Area Affected : 50%								
	Location : Throughout								
	Corrosion/Rusting, Extent : Severe, Area Affected : 50%								
	Location : Throughout								
	Glazing Broken/Cracked, Extent : Severe, Area Affected : 50%								
	Location : Throughout								
	Thermally Inefficient, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Roof									
Metal Panel	20%			2043	* *	10	\$102,900	A	
Not Accessible	80%							D	
Interior									
Floors									
Cast in Place Concrete	100%	0-2	\$76,300	LIFE	* *	5	\$338,700	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Interior Walls									
Concrete Masonry Unit	75%	0-2	\$74,400	LIFE	* *	5	\$28,300	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Masonry: Brick	25%			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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL SHED - BLDG N

Asset # : 2503

Architecture		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

Exposed Struc: Steel	25%				LIFE	* *			B
Exposed Struc: Wood	75%	0-2	\$396,200		LIFE	* *			B

Dry Rot/Decay, Extent : Moderate, Area Affected : 25%

Location : Throughout

Split/Cracked, Extent : Moderate, Area Affected : 50%

Location : Throughout

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

Lighting

Exterior Lighting

HID	100%				2033	* *	10	\$300	B
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Recent Installation, Extent : Light, Area Affected : 100%

Location : Exterior

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

Heating

Energy Source

Electricity	2%				2043	* *	1		B
No Component	98%								D

Conversion Equipment

Radiant Heater	2%				2023	\$8,600	2	\$1,000	B
No Component	98%								D

Plumbing

H/C Water Piping

Galv Iron/Steel	100%				2028	* *	1		B
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Storm Drain Piping

Cast Iron	100%				LIFE	* *	1		B
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Fire Suppression

Sprinkler

Generic	100%				2033	* *	1-2	\$29,000	B
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Fire Pump

Generic	100%	0-2	\$1,500		2026	* *	1	\$17,400	B
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Damaged, Extent : Moderate, Area Affected : 100%

Location : Sprinkler Room, Damaged Drive Coupling

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

Location : Sprinkler Room

Explanation : Engine Driven Fire Pump

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL TRANSFORMER BLDG. 'S'
Address : SECOND AVENUE & 36TH STREET
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.S00 / 2557 **Yr Built/Renovated** :
Area Sq Ft : 350 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 31-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1
Block : 662 **Lot** : 1 **BIN** : 3345836

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$18,800			
Interior Architecture				
Mechanical				
Total	\$18,800			
Priority A	\$18,800			
Priority B				
Priority C				
Total	\$18,800			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL TRANSFORMER BLDG. 'S'
Asset # : 2557

Architecture		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								
Concrete Masonry Unit	90%	Now	\$16,300	LIFE	* *	5	\$900	A
Diagonal Cracks, Extent : Severe, Area Affected : 10%								
Location : North East Corner								
Vertical Cracks, Extent : Severe, Area Affected : 25%								
Location : Southeast Corner								
Other Observation, Extent : Severe, Area Affected : 25%								
Location : Southeast Corner								
Explanation : Building Scheduled To Be Demolished - East And South Walls Are Separating								
Metal Coiling Doors	10%	Now	\$2,500	2036	* *	5	\$200	A
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : West Facade								
Deformed/Dented, Extent : Moderate, Area Affected : 25%								
Location : West Facade								
Windows								
Metal Louvers	100%			2026	* *	10		A
Roof								
Not Accessible	100%							D
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	* *	5	\$1,100	C
Interior Walls								
Concrete Masonry Unit	100%			LIFE	* *	5	\$100	C
Ceilings								
Exposed Concrete	65%			LIFE	* *	5	\$100	B
Exposed Struc: Steel	35%			LIFE	* *			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
Over 600 Volts								
Service Equipment								
Not Accessible	100%							D
Transformers								
Not Accessible	100%							D
Switchgear / Switchboard								
Not Accessible	100%							D
Feeders								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Under 600 Volts								
Service Equipment								
Not Accessible	100%							D
Transformers								
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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL TRANSFORMER BLDG. 'S'
Asset # : 2557

Electrical		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								
Switchgear / Switchboard								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Panelboards								
Not Accessible	100%							D
Wiring								
Not Accessible	100%							D
Motor Controllers								
Not Accessible	100%							D
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Not Accessible	100%							D
Egress Lighting								
Not Accessible	100%							D
Lightning Protection								
Arresters/Cabling								
Not Accessible	100%							D
Alarm								
Security System								
Not Accessible	100%							D
Fire/Smoke Detection								
Not Accessible	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
Ventilation								
Distribution								
Not Accessible	100%							D
Exhaust Fans								
Wall Unit	100%			2023	\$500	2		B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : 23RD ST. MARINA PKG. GARAGE BUILDING FOUNDATION
Address : 23RD ST. MARINA
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSPR30.001 / 2666 **Yr Built/Renovated** : 1960 /
Area Sq Ft : 42,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 08-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 991 **Lot** : 50 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$41,800	\$114,500
Total	\$41,800	\$114,500
Priority A	\$41,800	\$114,500
Total	\$41,800	\$114,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$13,200			\$8,600
Total	\$13,200			\$8,600
Priority A	\$13,200			\$8,600
Total	\$13,200			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
23RD ST. MARINA PKG. GARAGE BUILDING FOUNDATION
Asset # : 2666

Piers		Current 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 Deck								
Concrete	50%			LIFE	* *	5	\$39,100	A
	<i>Cracking, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Offshore End</i>							
Not Accessible	50%							D
Pile Caps								
Concrete	93%			LIFE	* *	5	\$2,600	A
	<i>Spalling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : On Cluster Caps Throughout</i>							
Concrete	2%	4+	\$13,200	LIFE	* *	5	\$100	A
	<i>Cracking, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Discolor & Bleeding, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Spalling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Steel	5%			2024	\$35,500	5	\$17,300	A
	<i>Corrosion, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Piles and Bracing								
Concrete	28%			LIFE	* *	5	\$37,200	A
Concrete	2%	4+	\$41,800	LIFE	* *	5	\$2,700	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : North Side Of Pier</i>							
	<i>Spalling, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : North Side Of Pier</i>							
Not Accessible	70%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : 65TH STREET RAIL YARD TRANSFER BRIDGE PIERS
Address : FOOT OF 66 ST NEXT TO BAT
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR038.020 / 13492 **Yr Built/Renovated** :
Area Sq Ft : 11,288 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 5804 **Lot** : 2 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$113,900	\$63,400
Total	\$113,900	\$63,400
Priority B	\$113,900	\$63,400
Total	\$113,900	\$63,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$1,800	\$25,700		\$700
Total	\$1,800	\$25,700		\$700
Priority A				
Priority B	\$1,800	\$25,700		\$700
Total	\$1,800	\$25,700		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
65TH STREET RAIL YARD TRANSFER BRIDGE PIERS
Asset # : 13492

Piers		Current 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								
Deck								
Concrete	30%			LIFE	* *	5	\$6,300	A
Not Accessible	70%							D
Piles and Bracing								
Not Accessible	100%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location :</i>							
	<i>Explanation : Piles Are Wrapped</i>							
Fender								
Facing								
Timber	55%			2032	* *	3	\$19,600	B
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : At Tops Of Timber Boards</i>							
	<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Timber	5% Now		\$50,500	2038	* *	3	\$1,800	B
	<i>Broken, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Loose Connections, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	40%							D
Wales and Chocks								
Steel	99%			2032	* *	3-5	\$40,300	B
	<i>Corrosion, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Splash Zone</i>							
	<i>Missing Coating, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Splash Zone</i>							
Steel	1% Now		\$1,800	2036	* *	3-5	\$300	B
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : West End Of North Finger Pier</i>							
	<i>Explanation : Sheared Bolts</i>							
Piles								
Steel	35%			2032	* *	3-5	\$133,900	B
	<i>Corrosion, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Splash Zone</i>							
Not Accessible	65%							D
Deck Elements								
Railing								
Steel	100%			2021				B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : EAST RIVER ESPLANADE
Address : FROM NORTH SIDE PIER 11 TO FLETCHER STREET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR002.020 / 2580 **Yr Built/Renovated** :
Area Sq Ft : 44,650 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 36 **Lot** : 25 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$37,200	\$140,900
Total	\$37,200	\$140,900
Priority A	\$37,200	\$105,900
Priority C		\$35,100
Total	\$37,200	\$140,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers		\$3,200		
Total		\$3,200		
Priority A				
Priority C		\$3,200		
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.

DEPT. OF SMALL BUSINESS SERV. - 801
EAST RIVER ESPLANADE
Asset # : 2580

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Deck								
Concrete	10%			LIFE	* *	5	\$8,300	A
Steel	20%			2027	* *	5	\$74,400	A
Corrosion, Extent : Light, Area Affected : 5%								
Location : On Hardware								
Not Accessible	70%							D
Deck Surface								
Asphalt Pavers	70%			2036	* *			C
Topsoil	10%			2022	\$35,100	5	\$6,300	C
No Component	20%							D
Pile Caps								
Concrete	30%			LIFE	* *	5	\$900	A
Timber	35%			LIFE	* *	4	\$122,800	A
Rotting/Splitting, Extent : Light, Area Affected : 10%								
Location : Tidal Zone								
Not Accessible	35%							D
Piles and Bracing								
Concrete	10%			LIFE	* *	5	\$14,100	A
Steel	10%			LIFE	* *	5	\$68,600	A
Corrosion, Extent : Light, Area Affected : 5%								
Location : Above Water								
Timber	20%			LIFE	* *	4-5	\$40,000	A
Other Observation, Extent : Moderate, Area Affected : 10%								
Location : Above Water								
Explanation : Section Loss								
Not Accessible	60%							D
Deck Elements								
Railing								
Steel	100%			2021				B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : EAST RIVER ESPLANADE
Address : BATTERY MARITIME BLDG NORTH TO NORTH SIDE OF OLD SLIP
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DSBS000.000 / 14655 **Yr Built/Renovated** :
Area Sq Ft : 9,584 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 20-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : **Lot** : **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers		\$44,200
Total		\$44,200
Priority A		\$44,200
Total		\$44,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$5,000			
Total	\$5,000			
Priority A				
Priority C	\$5,000			
Total	\$5,000			



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
EAST RIVER ESPLANADE
Asset # : 14655

Piers		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Deck									
	Concrete	40%			LIFE	* *	5	\$7,100	A
	No Component	5%							D
	Not Accessible	55%							D
Deck Surface									
	Asphalt	95%			2036	* *	5	\$10,000	C
	No Component	5%							D
Pile Caps									
	Concrete	95%			LIFE	* *	5	\$600	A
	No Component	5%							D
Piles and Bracing									
	Steel	30%			LIFE	* *	5	\$44,200	A
	No Component	5%							D
	Not Accessible	65%							D
Deck Elements									
Railing									
	Under Construction	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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : EAST RIVER ESPLANADE IN FRONT OF ASSET 4083
Address : EAST RIVER, E15TH TO E23RD STS CON-ED PLANT TO SKYPORT GARAGE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DSBS001.000 / 14656 **Yr Built/Renovated** :
Area Sq Ft : 14,960 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 20-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : **Lot** : **BIN** :

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Piers		\$367,000	\$177,400
Total		\$367,000	\$177,400
Priority A		\$281,700	\$92,000
Priority C		\$85,400	\$85,400
Total		\$367,000	\$177,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$51,800			
Total	\$51,800			
Priority A				
Priority B	\$51,800			
Total	\$51,800			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
EAST RIVER ESPLANADE IN FRONT OF ASSET 4083

Asset # : 14656

Piers		Current 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 Deck								
Concrete	35%			LIFE	* *	5	\$9,800	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Not Accessible	65%							D
Deck Surface								
Brick Pavers	100%			2032	* *	5	\$170,700	C
Pile Caps								
Concrete	100%			LIFE	* *	5	\$1,000	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Piles and Bracing								
Steel	40%	4+	\$281,700	LIFE	* *	5	\$92,000	A
	<i>Corrosion, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Above Mlw</i>							
Not Accessible	60%							D
Fender								
Wales and Chocks								
Timber	100%			2032	* *	4	\$121,800	B
Piles								
Timber	60%			2032	* *	4	\$33,800	B
Not Accessible	40%							D
Deck Elements								
Railing								
Steel	100%			2021				B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : FULTON LANDING PIER CONCR. PILE SUPPORTED WOOD PIER
Address : 1 OLD FULTON STREET
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0031.000 / 4337 **Yr Built/Renovated** : 1850 / 1995
Area Sq Ft : 13,013 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 29-Dec-2011 **Landmark Status** : HISTORICAL LANDMARK DISTRICT
Areas Surveyed :
Block : 25 **Lot** : 1 **BIN** :

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$17,600	\$23,700		
Total	\$17,600	\$23,700		
Priority A				
Priority B	\$17,600			
Priority C		\$23,700		
Total	\$17,600	\$23,700		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
FULTON LANDING PIER CONCR. PILE SUPPORTED WOOD PIER
Asset # : 4337

Piers		Current 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 Deck								
Concrete	40%			LIFE	* *	5	\$9,700	A
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout Pier Soffit</i>							
Not Accessible	60%							D
Deck Surface								
Concrete	1%			2032	* *	5	\$100	C
	<i>Cracking, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Isolated</i>							
Stone Pavers	3%			2032	* *			C
Timber	90%			2032	* *	5	\$47,200	C
	<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Other Observation, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Explanation : Loose Connections</i>							
No Component	6%							D
Pile Caps								
Concrete	60%			LIFE	* *	5	\$500	A
	<i>Spalling, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Isolated</i>							
Not Accessible	40%							D
Piles and Bracing								
Concrete	70%			LIFE	* *	5	\$28,800	A
	<i>Erosion, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Isolated In Tidal Zone</i>							
Not Accessible	30%							D
Fender Piles								
Timber	10%			2032	* *	4	\$1,500	B
	<i>Rotting/Splitting, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Above Mlw Elevation</i>							
	<i>Worn, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Tidal Zone</i>							
Timber	10%	Now	\$17,100	2038	* *	4	\$1,000	B
	<i>Broken, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout Dolphins At Offshore End Of North Side Of Pier</i>							
No Component	60%							D
Not Accessible	20%							D
Deck Elements								
Railing								
Steel	100%			2021				B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HARBOR CHARLIE CONCRETE WHARF, PIER
Address : FOOT OF 63RD ST.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR032.010 / 13544 **Yr Built/Renovated** :
Area Sq Ft : 15,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 17-Jan-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 5778 **Lot** : 1 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$1,000	\$2,800		
Total	\$1,000	\$2,800		
Priority A				
Priority B	\$1,000	\$2,800		
Total	\$1,000	\$2,800		

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
HARBOR CHARLIE CONCRETE WHARF, PIER
Asset # : 13544

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Deck	Concrete	100%			LIFE	* *	5	\$28,000	A
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
Pile Caps									
	Concrete	100%			LIFE	* *	5	\$1,000	A
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
Piles and Bracing									
	Concrete	70%			LIFE	* *	5	\$33,200	A
	Not Accessible	30%							D
Coping/Curb									
	Concrete	100%			LIFE	* *			C
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
Fender									
Wales and Chocks	Timber	20%			2033	* *	4	\$5,000	B
	No Component	80%							D
Piles									
	Timber	30%			2033	* *	4	\$3,500	B
	Timber	5%	Now	\$1,000	2037	* *	4	\$400	B
		Loose Connections, Extent : Severe, Area Affected : 100%							
		Location : One Fender Pile Disconnected From Wharf Face							
	No Component	30%							D
	Not Accessible	35%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HIGH LEVEL DECK (WHARF)
Address : FOOT OF E 96TH ST TO NO. SIDE E 94TH ST. SUB 2 A/T, SUB 1 BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR099.000 / 13847 **Yr Built/Renovated** :
Area Sq Ft : 6,295 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1573 **Lot** : 52 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$310,700	\$431,000
Total	\$310,700	\$431,000
Priority A	\$310,700	
Priority B		\$431,000
Total	\$310,700	\$431,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$15,500			
Total	\$15,500			
Priority A	\$15,500			
Total	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
HIGH LEVEL DECK (WHARF)
Asset # : 13847

Piers		Current 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 Deck								
Concrete	20%	4+	\$70,000	LIFE	* *	5	\$2,300	A
	<i>Spalling, Extent : Moderate, Area Affected : 50%</i> <i>Location : Offshore Surface Entire Length</i>							
Concrete	80%			LIFE	* *	5	\$18,800	A
	<i>Cracking, Extent : Moderate, Area Affected : 25%</i> <i>Location : Throughout With Efflorescence</i>							
Pile Caps								
Timber	25%	4+	\$75,800	LIFE	* *	4	\$12,400	A
	<i>Rotting/Splitting, Extent : Light, Area Affected : 100%</i> <i>Location : Outboard Ends Of Pile Caps And Along Line Cap</i>							
Timber	15%	Now	\$45,500	LIFE	* *	4	\$7,400	A
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 100%</i> <i>Location : Line Cap</i>							
Not Accessible	60%							D
Piles and Bracing								
Timber	25%			LIFE	* *	4-5	\$13,100	A
	<i>Rotting/Splitting, Extent : Light, Area Affected : 50%</i> <i>Location : Isolated Throughout At Abandoned Hardware Holes In Piles And In Tidal Zone</i>							
Timber	25%	2-4	\$119,300	LIFE	* *	4-5	\$7,100	A
	<i>Broken, Extent : Severe, Area Affected : 50%</i> <i>Location : Braces Throughout</i> <i>Rotting/Splitting, Extent : Moderate, Area Affected : 100%</i> <i>Location : Isolated At Abandoned Hardware Holes And In Tidal Zone</i>							
Not Accessible	50%							D
Deck Elements								
Deck Surface								
Asphalt Pavers	100%			2034	* *	5		B
Railing								
Steel	100%			2020	\$431,000			B
	<i>Missing Coating, Extent : Light, Area Affected : 5%</i> <i>Location : Isolated 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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HIGH LEVEL PLATFORM INSHORE OUT AT PIER 4
Address : FOOT OF 58TH STREET NEAR BROOKLYN ARMY TERMINAL
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR050.000 / 13548 **Yr Built/Renovated** : 1994 /
Area Sq Ft : 13,125 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 17-Jan-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 5778 **Lot** : 1 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$30,600	\$900		
Total	\$30,600	\$900		
Priority A	\$30,600			
Priority C		\$900		
Total	\$30,600	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
HIGH LEVEL PLATFORM INSHORE OUT AT PIER 4
Asset # : 13548

Piers		Current 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 Deck								
Concrete	90%			LIFE	* *	5	\$22,000	A
	<i>Cracking, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Spalling, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	10%							D
Deck Surface								
Concrete	20%			2037	* *	5	\$1,800	C
No Component	80%							D
Pile Caps								
Concrete	99%			LIFE	* *	5	\$900	A
	<i>Spalling, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Typical Throughout</i>							
Concrete	1%	0-2	\$3,400	LIFE	* *	5		A
	<i>Spalling, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : At Southwest Corner End Of Sheet Pile Bulkhead</i>							
Piles and Bracing								
Concrete	50%	4+	\$27,200	LIFE	* *	5	\$20,800	A
	<i>Spalling, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Typical Throughout. Isolated Piles More Significant</i>							
Not Accessible	50%							D
Deck Elements								
Railing								
Steel	100%			2023				B
	<i>Corrosion, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Missing Coating, Extent : Light, 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.

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HIGH-LEVEL DECK (WHARF) INFRONT OF ASSET 13854
Address : NO. SIDE OF CON ED FACILITY AT FOOT OF W 201 ST HARLEM RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR061.000 / 13803 **Yr Built/Renovated** :
Area Sq Ft : 1,790 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2184 **Lot** : 997 **BIN** :

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Piers		\$262,900	
Total		\$262,900	
Priority A		\$154,700	
Priority B		\$108,300	
Total		\$262,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$83,100			
Total	\$83,100			
Priority A	\$38,000			
Priority B	\$45,100			
Total	\$83,100			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
HIGH-LEVEL DECK (WHARF) INFRONT OF ASSET 13854

Asset # : 13803

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural Deck									
	Timber	90%	4+	\$139,200	LIFE	* *	5	\$6,800	A
Aging, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Rotting/Splitting, Extent : Moderate, Area Affected : 20%									
Location : Isolated Throughout And At Ends Of Stringers									
	Timber	10%	Now	\$15,500	LIFE	* *	5	\$800	A
Broken, Extent : Moderate, Area Affected : 100%									
Location : At North End Of Dock									
Other Observation, Extent : Severe, Area Affected : 50%									
Location : At Center Of Deck									
Explanation : Fire Damage									
Pile Caps									
	Timber	80%			LIFE	* *	4	\$11,300	A
Rotting/Splitting, Extent : Light, Area Affected : 10%									
Location : At Ends Of Pile Caps									
	Timber	15%	2-4	\$5,200	LIFE	* *	4	\$2,100	A
Rotting/Splitting, Extent : Severe, Area Affected : 100%									
Location : At Southern Pile Cap Of Wharf									
	Timber	5%	Now	\$4,300	LIFE	* *	4	\$700	A
Rotting/Splitting, Extent : Severe, Area Affected : 100%									
Location : Severe Rot At Offshore Ends Of Timber Pile Caps									
Piles and Bracing									
	Timber	45%			LIFE	* *	4-5	\$3,600	A
Rotting/Splitting, Extent : Light, Area Affected : 20%									
Location : Throughout Tidal Zone And Above Mhw Elevation									
	Timber	15%	2-4	\$20,400	LIFE	* *	4-5	\$1,200	A
Rotting/Splitting, Extent : Severe, Area Affected : 100%									
Location : Partial Bearing And Rot In Tidal Zone On Timber Piles									
	Timber	10%	Now	\$8,100	LIFE	* *	4-5	\$800	A
Other Observation, Extent : Severe, Area Affected : 10%									
Location : At Tops Of Timber Piles, Throughout Asset									
Explanation : Non-bearing									
	Not Accessible	30%							D
Fender									
	Wales and Chocks								
	Timber	100%	Now	\$34,200	2039	* *	4	\$8,800	B
Missing Part, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Piles									
	Timber	100%	Now	\$108,300	2039	* *	4	\$4,100	B
Broken, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Rotting/Splitting, Extent : Severe, Area Affected : 80%									
Location : Throughout									
Deck Elements									

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
HIGH-LEVEL DECK (WHARF) INFRONT OF ASSET 13854
Asset # : 13803

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Coping/Curb								
Timber	40%	4+	\$4,400	LIFE	* *			B
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Timber	60%	Now	\$6,500	LIFE	* *			B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Missing Sections At North And South Ends							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HIGH-LEVEL DECK (WHARF) W/RIPRAP & TIMBER DOLPHINS. PIER
Address : W 157 TO W 160 ST TWO B&LS NO END IN BL2106.997 SUB 1 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP052.000 / 13821 **Yr Built/Renovated** :
Area Sq Ft : 27,750 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2105 **Lot** : 51 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$139,700	\$2,763,400
Total	\$139,700	\$2,763,400
Priority A	\$72,700	\$128,000
Priority B	\$67,000	\$1,023,600
Priority C		\$1,611,800
Total	\$139,700	\$2,763,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$87,900	\$23,300	\$16,400	\$1,200
Total	\$87,900	\$23,300	\$16,400	\$1,200
Priority A	\$38,100			
Priority B	\$17,200	\$400	\$1,000	\$1,200
Priority C	\$32,700	\$22,900	\$15,300	
Total	\$87,900	\$23,300	\$16,400	\$1,200



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
HIGH-LEVEL DECK (WHARF) W/RIPRAP & TIMBER DOLPHINS. PIER
Asset # : 13821

Piers		Current 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 Deck								
Concrete	2%	4+	\$18,500	LIFE	* *	5	\$1,000	A
<i>Spalling, Extent : Moderate, Area Affected : 5%</i> <i>Location : At 75 Ft And From 540 Ft To 570 Ft From South. Both Locations With Exposed Reinforcement.</i> <i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Isolated Locations</i> <i>Explanation : Map Crack With Efflorescence And Delaminated Areas.</i>								
Concrete	38%			LIFE	* *	5	\$19,600	A
<i>Other Observation, Extent : Light, Area Affected : 20%</i> <i>Location : Throughout</i> <i>Explanation : Efflorescence At Deck Joints Between Deck Planks</i>								
Not Accessible	60%							D
Deck Surface Asphalt	100%			2033	* *	5	\$30,600	C
<i>Cracking, Extent : Light, Area Affected : 2%</i> <i>Location : Above Pilecaps Throughout</i> <i>Surface Wearing/Scaling, Extent : Light, Area Affected : 50%</i> <i>Location : Throughout</i>								
Pile Caps Concrete	75%			LIFE	* *	5	\$1,400	A
<i>Cracking, Extent : Light, Area Affected : 30%</i> <i>Location : Isolated Corrosion Cracks Throughout</i> <i>Discolor & Bleeding, Extent : Light, Area Affected : 20%</i> <i>Location : Isolated Throughout</i> <i>Spalling, Extent : Light, Area Affected : 5%</i> <i>Location : Throughout At Edges</i>								
Concrete	25%	4+	\$72,700	LIFE	* *	5	\$500	A
<i>Cracking, Extent : Severe, Area Affected : 10%</i> <i>Location : Horizontal Cracking, With Delamination And Rust Staining, Along Bottom Of Pile Caps At Isolated Caps</i>								
Piles and Bracing Steel	30%	4+	\$19,600	LIFE	* *	5	\$128,000	A
<i>Corrosion, Extent : Moderate, Area Affected : 50%</i> <i>Location : Near Mean Low Water Elevation And In Splash Zone</i>								
Not Accessible	70%							D
Fender Buffer Rubber	10%			2033	* *	4-5	\$3,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 50%</i> <i>Location : Isolated At Hardware</i> <i>Explanation : Corrosion Of Attachment Hardware</i>								
No Component	90%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
HIGH-LEVEL DECK (WHARF) W/RIPRAP & TIMBER DOLPHINS. PIER
Asset # : 13821

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Wales and Chocks								
Steel	15%	Now	\$67,000	2039	* *	3-5	\$5,600	B
			Buckling, Extent : Severe, Area Affected : 10%					
			Location : At Impact Location South End Of Wale					
			Corrosion, Extent : Severe, Area Affected : 100%					
			Location : Throughout					
No Component	85%							D
Pile Cluster								
Timber	60%			2025	\$979,900	4-10	\$374,000	C
			Worn, Extent : Light, Area Affected : 50%					
			Location : Throughout Above Mlw Elevation					
			Other Observation, Extent : Moderate, Area Affected : 33%					
			Location : Throughout Tidal Zone					
			Explanation : Corrosion Of Cable Wrapping					
Timber	20%	4+	\$32,700	2025	\$326,600	4	\$15,300	C
			Rotting/Splitting, Extent : Severe, Area Affected : 5%					
			Location : Isolated At Timber Located Above Mlw					
			Other Observation, Extent : Severe, Area Affected : 33%					
			Location : At Bottom Cable Wraps, In Tidal Zone					
			Explanation : Corrosion Of Cable Wraps					
No Component	20%							D
Deck Elements								
Railing								
Steel	3%	4+	\$6,100	2022	\$30,700			B
			Corrosion, Extent : Light, Area Affected : 100%					
			Location : At North End Of Asset					
			Missing Coating, Extent : Severe, Area Affected : 100%					
			Location : At Station 11+00 To 11+30 (north End Of Asset)					
Steel	97%			2022	\$992,900			B
			Missing Coating, Extent : Light, Area Affected : 5%					
			Location : Throughout Southern 1100 Feet Of Asset					
Coping/Curb								
Concrete	5%	4+	\$11,000	LIFE	* *			B
			Exposed Reinforcement, Extent : Moderate, Area Affected : 50%					
			Location : At Roadside Of Parapet, 150ft from South And Isolated Other					
			Spalling, Extent : Moderate, Area Affected : 50%					
			Location : At Roadside Of Parapet, Stations 1+50 To 2+00 (from South) And Isolated Other					
Concrete	95%			LIFE	* *			B
			Cracking, Extent : Light, Area Affected : 10%					
			Location : At Roadside And Riverside Throughout					

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NAVY HOME PORT PIER 1 CONCRETE PIER
Address : FOOT OF WAVE ST. & MURRY HULBERT
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DGS0047.030 / 13504 **Yr Built/Renovated** :
Area Sq Ft : 131,595 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 487 **Lot** : 110 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers		\$147,100
Total		\$147,100
Priority A		\$147,100
Total		\$147,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$45,000			\$10,400
Total	\$45,000			\$10,400
Priority B	\$45,000			\$10,400
Total	\$45,000			\$10,400



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.

DEPT. OF SMALL BUSINESS SERV. - 801
NAVY HOME PORT PIER 1 CONCRETE PIER
Asset # : 13504

Piers		Current 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								
Deck								
Concrete	60%			LIFE	* *	5	\$147,100	A
Not Accessible	40%							D
Piles and Bracing								
Not Accessible	100%							D
Fender								
Buffer								
Rubber	5%	Now	\$13,900	2037	* *	4-5	\$2,500	B
<i>Broken, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : South Inshore Side</i>								
Rubber	95%			2031	* *	4-5	\$72,500	B
Deck Elements								
Railing								
Fencing	20%			2023		3		B
No Component	80%							D
Coping/Curb								
Concrete	1%	4+	\$5,200	LIFE	* *			B
<i>Spalling, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Concrete	99%			LIFE	* *			B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER E. 23RD ST. & U.N. SCHOOL
Address : 24-50 FDR DRIVE E. 23RD ST. & U.N. SCHOOL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.066 / 4145 **Yr Built/Renovated** :
Area Sq Ft : 110,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 30-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 991 **Lot** : 50 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$48,600	\$232,400
Total	\$48,600	\$232,400
Priority A		\$183,800
Priority C	\$48,600	\$48,600
Total	\$48,600	\$232,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$46,800			
Total	\$46,800			
Priority A				
Priority B	\$46,800			
Priority C				
Total	\$46,800			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER E. 23RD ST. & U.N. SCHOOL
Asset # : 4145

Piers		Current 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								
Deck								
Concrete	20%			LIFE	* *	5	\$41,000	A
Not Accessible	80%							D
Deck Surface								
Asphalt	80%			2032	* *	5	\$97,100	C
		<i>Cracking, Extent : Light, Area Affected : 2%</i>						
		<i>Location : Isolated Throughout</i>						
		<i>Settlement, Extent : Light, Area Affected : 2%</i>						
		<i>Location : Isolated On South Side</i>						
Not Accessible	20%							D
Firewalls								
Concrete	70%			LIFE	* *	5	\$8,600	C
Not Accessible	30%							D
Pile Caps								
Concrete	100%			LIFE	* *	5	\$7,400	A
		<i>Cracking, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Throughout</i>						
		<i>Spalling, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Random</i>						
		<i>Other Observation, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Efflorescence</i>						
Piles and Bracing								
Timber	40%			LIFE	* *	4-5	\$197,100	A
Not Accessible	60%							D
Fender								
Wales and Chocks								
Timber	100%			2032	* *	4	\$118,400	B
		<i>Cracking, Extent : Light, Area Affected : 5%</i>						
		<i>Location :</i>						
Piles								
Timber	40%			2032	* *	4	\$21,900	B
		<i>Worn, Extent : Light, Area Affected : 5%</i>						
		<i>Location :</i>						
Not Accessible	60%							D
Deck Elements								
Railing								
Fencing	100%			2024		3		B
Coping/Curb								
Concrete	100%			LIFE	* *			B
		<i>Cracking, Extent : Light, Area Affected : 5%</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 10 AND BORDERING WHARVES
Address : AT ATLANTIC BASIN (NORTH PIER)
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0046.000 / 13959 **Yr Built/Renovated** :
Area Sq Ft : 57,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 13-Oct-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 515 **Lot** : 61 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$473,500	\$263,900
Total	\$473,500	\$263,900
Priority A	\$317,100	\$107,500
Priority B	\$156,400	\$156,400
Total	\$473,500	\$263,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$65,500	\$2,900		\$46,000
Total	\$65,500	\$2,900		\$46,000
Priority A				
Priority B	\$65,500	\$2,900		\$46,000
Total	\$65,500	\$2,900		\$46,000



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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 10 AND BORDERING WHARVES
Asset # : 13959

Piers		Current 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 Deck								
Concrete	50%			LIFE	* *	5	\$53,100	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout Top Of Deck Surface							
	Surface Wearing/Scaling, Extent : Light, Area Affected : 20%							
	Location : Along Offshore Crane Rail And Isolated Throughout							
Concrete	10%	4+	\$317,100	LIFE	* *	5	\$10,600	A
	Exposed Reinforcement, Extent : Moderate, Area Affected : 2%							
	Location : Throughout Surface Of Original Pier Deck (east Wharf And Main Pier)							
	Spalling, Extent : Moderate, Area Affected : 1%							
	Location : Isolated At Underside Of Pier Decks Sta 10+50 Along Berth Face. Along Deck Edge From Sta 13+93 To 14+05							
	Other Observation, Extent : Moderate, Area Affected : 3%							
	Location : Throughout Surface Of Original Pier Deck (east Wharf And Main Pier)							
	Explanation : Mechanical Damage/scaling							
Not Accessible	40%							D
Piles and Bracing								
Steel	5%			LIFE	* *	5	\$43,800	A
	Corrosion, Extent : Light, Area Affected : 100%							
	Location : Above The Mlw Elevation Throughout							
	Missing Coating, Extent : Moderate, Area Affected : 100%							
	Location : Above The Mlw Elevation Throughout							
Timber	15%			LIFE	* *	4-5	\$38,300	A
	Other Observation, Extent : Moderate, Area Affected : 2%							
	Location : Isolated At/above Mlw Elevation							
	Explanation : Cracking/spalling In Concrete Extension							
Not Accessible	80%							D
Fender Facing								
Timber	5%	Now	\$78,200	2031	* *	3	\$4,600	B
	Broken, Extent : Severe, Area Affected : 10%							
	Location : South Face Of Main Pier							
	Loose Connections, Extent : Moderate, Area Affected : 25%							
	Location : South Face Of Main Pier							
	Missing Part, Extent : Severe, Area Affected : 35%							
	Location : South Face Of Main Pier							
No Component	95%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 10 AND BORDERING WHARVES
Asset # : 13959

Piers		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Fender									
Wales and Chocks									
Timber	70%			2031	* *	4	\$88,900	B	
	Worn, Extent : Light, Area Affected : 30%								
	Location : Along West Face Of Pier In Area Of Ship Berthing/operations								
Timber	5%	0-2	\$19,700	2035	* *	4	\$6,300	B	
	Missing Part, Extent : Severe, Area Affected : 20%								
	Location : Isolated Throughout								
	Worn, Extent : Moderate, Area Affected : 50%								
	Location : Isolated Along West Face Of Pier In Area Of Ship Berthing/operations								
	Other Observation, Extent : Severe, Area Affected : 50%								
	Location : Isolated Along West Face Of Pier In Area Of Ship Berthing/operations								
	Explanation : Impact Damage								
No Component	25%							D	
Piles									
Timber	10%			2025	\$156,400	4	\$8,800	B	
	Worn, Extent : Light, Area Affected : 80%								
	Location : Above The Mlw Elevation Along West Face Of Pier In Area Of Ship Berthing/operations Often With Exposed Hardware								
Timber	5%	2-4	\$78,200	2037	* *	4	\$2,900	B	
	Broken, Extent : Severe, Area Affected : 70%								
	Location : Along West Face Of Pier In Area At Floating Camels								
	Loose Connections, Extent : Severe, Area Affected : 20%								
	Location : Fender Cluster At Southwest Corner; 6 Sheared Connections								
	Other Observation, Extent : Severe, Area Affected : 30%								
	Location : Above Waterline Isolated Along West Face Of Pier In Area Of Ship Berthing/operations								
	Explanation : Impact Damage								
No Component	25%							D	
Not Accessible	60%							D	
Deck Elements									
Coping/Curb									
Concrete	15%			LIFE	* *			B	
Concrete	5%	Now	\$22,600	LIFE	* *			B	
	Broken, Extent : Severe, Area Affected : 100%								
	Location : At Stations 4+90, 8+30, 9+34 From Corner Of Pier 11, And At Southwest Corner Of Pier								
Timber	20%	Now	\$23,200	LIFE	* *			B	
	Broken, Extent : Severe, Area Affected : 40%								
	Location : Throughout West Face Of Pier								
	Missing Part, Extent : Severe, Area Affected : 60%								
	Location : Throughout West Face Of Pier								
Timber	35%			LIFE	* *			B	
	Rotting/Splitting, Extent : Light, Area Affected : 30%								
	Location : Throughout West Face Of Pier								
No Component	25%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 12
Address : 72 BOWNE ST. / ATLANTIC BASIN
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0050.000 / 13963 **Yr Built/Renovated** :
Area Sq Ft : 235,530 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 14-Oct-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 515 **Lot** : 61 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$781,400	\$383,500
Total	\$781,400	\$383,500
Priority A	\$52,400	\$383,500
Priority B	\$729,000	
Total	\$781,400	\$383,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$30,800			\$7,400
Total	\$30,800			\$7,400
Priority A	\$12,300			
Priority B	\$18,500			\$7,400
Total	\$30,800			\$7,400



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.

DEPT. OF SMALL BUSINESS SERV. - 801

PIER 12

Asset # : 13963

Piers		Current 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 Deck								
Concrete	19%			LIFE	* *	5	\$83,400	A
	Cracking, Extent : Light, Area Affected : 20%							
	Location : Throughout; Minor Cracking							
	Spalling, Extent : Light, Area Affected : 1%							
	Location : Throughout; Minor Spalling							
Concrete	1%	2-4	\$52,400	LIFE	* *	5	\$4,400	A
	Spalling, Extent : Severe, Area Affected : 5%							
	Location : Severe Spalls In Edge Of Deck; Stations 10+15, 16+50 To 19+00, And 19+20 To 19+40.							
Not Accessible	80%							D
Pile Caps								
Concrete	14%			LIFE	* *	5	\$2,200	A
	Cracking, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Concrete	1%	2-4	\$12,300	LIFE	* *	5	\$200	A
	Spalling, Extent : Severe, Area Affected : 1%							
	Location : Station 18+20 To 19+00; Severe Spalling In Face Of Pier Southwest Corner							
No Component	85%							D
Piles and Bracing								
Steel	5%			LIFE	* *	5	\$181,100	A
Timber	15%			LIFE	* *	4-5	\$158,300	A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Timber Piles With Concrete Extensions							
Not Accessible	80%							D
Fender								
Buffer								
Rubber	100%			2031	* *	4-5	\$51,700	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 10+15 To 19+15							
	Explanation : Sea Guard Fender							
Facing								
Concrete	100%			LIFE	* *			B
Wales and Chocks								
Timber	50%	Now	\$166,500	2031	* *	4	\$53,600	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : East And North Sides; Station 0+00 To 10+15							
Timber	50%	4+	\$166,500	2031	* *	4	\$53,600	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : West Face; Station 10+15 To 19+15							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801

PIER 12

Asset # : 13963

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	15%	4+	\$198,000	2037	* *	4	\$7,400	B
<i>Broken, Extent : Light, Area Affected : 50%</i>								
<i>Location : West Face; Station 10+15 To 19+15</i>								
Timber	15%	Now	\$198,000	2037	* *	4	\$7,400	B
<i>Broken, Extent : Severe, Area Affected : 100%</i>								
<i>Location : East And North Sides; Station 0+00 To 10+15</i>								
Not Accessible	70%							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.

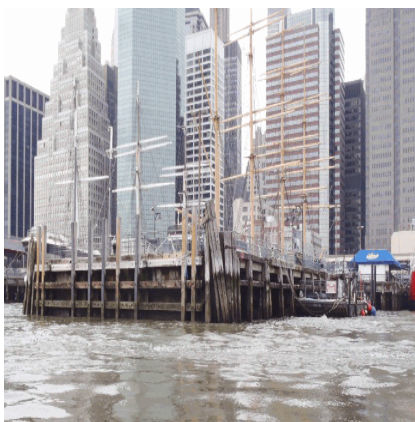
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 16, EAST RIVER
Address : PIER 16 EAST RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP003.010 / 1769 **Yr Built/Renovated** : 1902 /
Area Sq Ft : 40,713 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Feb-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 73 **Lot** : 8 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$541,400	\$886,200
Total	\$541,400	\$886,200
Priority A	\$106,700	\$41,700
Priority B	\$212,300	\$782,900
Priority C	\$222,400	\$61,500
Total	\$541,400	\$886,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$54,300	\$26,100	\$500	\$2,700
Total	\$54,300	\$26,100	\$500	\$2,700
Priority A	\$13,600			
Priority B	\$36,600	\$26,100	\$500	\$2,700
Priority C	\$4,100			
Total	\$54,300	\$26,100	\$500	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 16, EAST RIVER
Asset # : 1769

Piers		Current 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								
Deck								
Concrete	53%			LIFE	* *	5	\$40,200	A
Concrete	2%	Now	\$13,600	LIFE	* *	5	\$1,500	A
Corrosion of Reinforcement, Extent : Severe, Area Affected : 10%								
Location : Corroded Strands Within Spalls								
Spalling, Extent : Moderate, Area Affected : 10%								
Location : Deck Soffit Between Bents 18 - 20 And 48-49								
Not Accessible	45%							D
Deck Surface								
Timber	75%			2033	* *	5	\$123,100	C
Timber	10%	2-4	\$103,200	2039	* *	5	\$8,200	C
Cracking, Extent : Light, Area Affected : 60%								
Location : Throughout								
Surface Wearing/Scaling, Extent : Light, Area Affected : 100%								
Location : Throughout								
Not Accessible	5%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : Under Cafe And Under Museum								
Under Construction	10%							D
Firewalls								
Concrete	8%			LIFE	* *	5	\$400	C
Concrete	2%	Now	\$4,100	LIFE	* *	5	\$100	C
Spalling, Extent : Severe, Area Affected : 5%								
Location : Typical Along Bottom Edge Within Tidal Zone								
No Component	90%							D
Pile Caps								
Concrete	10%	4+	\$106,700	LIFE	* *	5	\$300	A
Erosion, Extent : Moderate, Area Affected : 50%								
Location : Throughout Within Tidal Zone								
Spalling, Extent : Moderate, Area Affected : 5%								
Location : Isolated Throughout								
Timber	90%			LIFE	* *	4	\$287,900	A
Rotting/Splitting, Extent : Light, Area Affected : 5%								
Location : Isolated Throughout								
Piles and Bracing								
Not Accessible	100%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : 80 Percent Encased; 20 Percent Wrapped								
Fender								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 16, EAST RIVER
Asset # : 1769

Piers		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Fender									
Buffer									
Rubber	5%	Now	\$5,100	2039	**	4-5	\$900	B	
	Missing Part, Extent : Severe, Area Affected : 100%								
	Location : East End Of Pier On Ferry Fender Posts								
Rubber	5%			2033	**	4-5	\$1,600	B	
No Component	90%							D	
Wales and Chocks									
Timber	90%			2033	**	4	\$77,600	B	
	Rotting/Splitting, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Timber	10%	Now	\$22,300	2039	**	4	\$5,700	B	
	Rotting/Splitting, Extent : Severe, Area Affected : 40%								
	Location : Above Mhw Throughout								
Piles									
Timber	20%	Now	\$141,500	2039	**	4	\$5,300	B	
	Broken, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Timber	10%	2-4	\$70,800	2039	**	4	\$2,700	B	
	Rotting/Splitting, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
	Worn, Extent : Severe, Area Affected : 30%								
	Location : Above Mlw Throughout								
Timber	20%			2027	**	4	\$5,300	B	
	Worn, Extent : Moderate, Area Affected : 25%								
	Location : In Tidal Zone								
Not Accessible	50%							D	
Pile Cluster									
Timber	60%	Now	\$57,600	2029	**	4	\$2,700	C	
	Broken, Extent : Severe, Area Affected : 100%								
	Location : Two Clusters At East End Of Pier								
Not Accessible	40%							D	
Deck Elements									
Railing									
Steel	5%	4+	\$9,200	2024	\$46,100			B	
	Displaced Elements, Extent : Light, Area Affected : 100%								
	Location : Isolated Throughout Impact Damage								
	Loose Connections, Extent : Moderate, Area Affected : 50%								
	Location : Throughout At Bolted Connections With Timber Deck								
Steel	80%			2022	\$736,800			B	
	Other Observation, Extent : Light, Area Affected : 20%								
	Location : Throughout								
	Explanation : Paint Loss And Rusting								
No Component	15%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 35
Address : EAST RIVER, PIER 35 BET CLINTON & MONTGOMERY STS.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP005.031 / 1770 **Yr Built/Renovated** :
Area Sq Ft : 27,677 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 23-Jul-2007 **Landmark Status** : NONE
Areas Surveyed :
Block : 241 **Lot** : 13 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$130,300	\$136,700
Total	\$130,300	\$136,700
Priority A	\$130,300	\$136,700
Total	\$130,300	\$136,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$53,800		\$2,200	
Total	\$53,800		\$2,200	
Priority A	\$14,000			
Priority B	\$39,800		\$2,200	
Total	\$53,800		\$2,200	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801

PIER 35

Asset # : 1770

Piers		Current 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 Deck								
Concrete	98%			LIFE	* *	5	\$50,500	A
	Cracking, Extent : Light, Area Affected : 1%							
	Location : Minor Shrinkage Cracking At Underside Of Deck And On Top Of Deck							
	Spalling, Extent : Light, Area Affected : 1%							
	Location : Isolated At Underside Of Precast Deck Planks							
Concrete	2%	4+	\$3,100	LIFE	* *	5	\$1,000	A
	Broken, Extent : Moderate, Area Affected : 25%							
	Location : Along Edge Of Concrete Curb And Underside Of Edge Beam							
Pile Caps								
Concrete	5%	4+	\$10,900	LIFE	* *	5	\$100	A
	Spalling, Extent : Light, Area Affected : 100%							
	Location : Isolated At Bottom Edges And Along Pile Cap Faces							
Concrete	75%			LIFE	* *	5	\$1,400	A
	Cracking, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Not Accessible	20%							D
Piles and Bracing								
Steel	20%	4+	\$130,300	LIFE	* *	5	\$85,100	A
	Corrosion, Extent : Light, Area Affected : 10%							
	Location : Above Mean Low Water							
	Damaged Conc. Jacket, Extent : Light, Area Affected : 5%							
	Location : Above Mean Low Water							
Not Accessible	80%							D
Fender								
Buffer								
Rubber	59%			2028	* *	4-5	\$7,100	B
Rubber	1%	Now	\$400	2034	* *	4-5	\$100	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Near South Eastern Corner							
No Component	40%							D
Wales and Chocks								
Timber	55%			2028	* *	4	\$17,900	B
Timber	5%	Now	\$8,500	2034	* *	4	\$1,100	B
	Loose Connections, Extent : Moderate, Area Affected : 35%							
	Location : Southeast Corner							
	Missing Part, Extent : Severe, Area Affected : 35%							
	Location : Southwest Corner							
No Component	40%							D
Piles								
Timber	30%	4+	\$24,100	2028	* *	4	\$3,000	B
	Worn, Extent : Light, Area Affected : 10%							
	Location :							
No Component	40%							D
Not Accessible	30%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 36
Address : EAST RIVER, PIER 36 BET CLINTON & MONTGOMERY STS.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP005.032 / 1771 **Yr Built/Renovated** :
Area Sq Ft : 342,515 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 241 **Lot** : 13 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$1,715,300	\$2,194,100
Total	\$1,715,300	\$2,194,100
Priority A	\$1,715,300	\$2,194,100
Total	\$1,715,300	\$2,194,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$38,800	\$38,500		
Total	\$38,800	\$38,500		
Priority A				
Priority B	\$38,800	\$10,200		
Priority C		\$28,300		
Total	\$38,800	\$38,500		



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.

DEPT. OF SMALL BUSINESS SERV. - 801

PIER 36

Asset # : 1771

Piers		Current 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 Deck								
Concrete	50%			LIFE	* *	5	\$319,100	A
	Cracking, Extent : Moderate, Area Affected : 5%							
	Location : Throughout							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Throughout And At Drain Holes Inside And Outside Of Building							
	Surface Wearing/Scaling, Extent : Moderate, Area Affected : 10%							
	Location : Inside Shed And Truck Lanes							
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Explanation : Delamination							
Concrete	5%	4+	\$47,600	LIFE	* *	5	\$31,900	A
	Spalling, Extent : Severe, Area Affected : 30%							
	Location : At Edge Beam And Underside Of Deck							
Not Accessible	25%							D
Under Construction	20%							D
Deck Surface								
Asphalt	15%			2032	* *	5	\$56,700	C
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Throughout							
No Component	40%							D
Not Accessible	25%							D
Under Construction	20%							D
Pile Caps								
Concrete	65%			LIFE	* *	5	\$15,000	A
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Throughout							
	Spalling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Concrete	35%	4+	\$942,100	LIFE	* *	5	\$8,100	A
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : Throughout Along North And South Faces							
	Discolor & Bleeding, Extent : Moderate, Area Affected : 25%							
	Location : At Bottom Of Pile Caps Throughout							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : At Bottom Of Pile Caps Throughout							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801

PIER 36

Asset # : 1771

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Steel	28%			LIFE	* *	5	\$1,474,400	A
	Corrosion, Extent : Light, Area Affected : 2%							
	Location : Splash Zone							
	Recent Replace Evident, Extent : Light, Area Affected : 20%							
	Location : South End Of Pier							
Steel	2%	Now	\$322,400	LIFE	* *	5	\$105,300	A
	Corrosion, Extent : Severe, Area Affected : 30%							
	Location : Splash Zone And Near Mean Low Water							
Steel	5%	4+	\$403,100	LIFE	* *	5	\$263,300	A
	Corrosion, Extent : Moderate, Area Affected : 30%							
	Location : Splash Zone And Near Mean Low Water							
Not Accessible	65%							D
Fender								
Buffer								
Rubber	80%			2032	* *	4-5	\$32,600	B
No Component	20%							D
Wales and Chocks								
Timber	80%			2032	* *	4	\$88,700	B
No Component	20%							D
Piles								
Timber	30%			2032	* *	4	\$15,400	B
	Loose Connections, Extent : Severe, Area Affected : 1%							
	Location : At North End Of Pier							
	Worn, Extent : Light, Area Affected : 5%							
	Location : Tidal Zone							
	Other Observation, Extent : Moderate, Area Affected : 75%							
	Location : Throughout							
	Explanation : Corrosion Of Chain							
No Component	20%							D
Not Accessible	50%							D
Deck Elements								
Railing								
Steel	80%			2021				B
No Component	20%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 4 BROOKLYN ARMY TERMINAL
Address : SOUTH SIDE OF FOOT OF 58TH ST.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR052.000 / 13647 **Yr Built/Renovated** : 1997 /
Area Sq Ft : 195,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 17-Jan-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 5778 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$229,200	\$2,999,900
Total	\$229,200	\$2,999,900
Priority A		\$428,700
Priority B	\$162,500	\$2,504,500
Priority C	\$66,700	\$66,700
Total	\$229,200	\$2,999,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$600	\$13,700		\$400
Total	\$600	\$13,700		\$400
Priority A				
Priority B	\$600	\$13,700		\$400
Total	\$600	\$13,700		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 4 BROOKLYN ARMY TERMINAL
Asset # : 13647

Piers		Current 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 Deck								
Concrete	50%			LIFE	* *	5	\$181,700	A
			Discolor & Bleeding, Extent : Light, Area Affected : 15%					
			Location : Efflorescence On Deck Soffit At Pile Caps					
			Spalling, Extent : Light, Area Affected : 5%					
			Location : Deck Soffit Along Isolated Plank Joints					
Not Accessible	50%							D
			Other Observation, Extent : Light, Area Affected : 0%					
			Location :					
			Explanation : Due To Concrete Topping Surface					
Deck Surface Concrete	100%			2033	* *	5	\$133,500	C
			Cracking, Extent : Light, Area Affected : 5%					
			Location : Along Centerline Of Pier. More Prevalent At Offshore End					
Pile Caps Concrete	100%			LIFE	* *	5	\$13,100	A
			Spalling, Extent : Light, Area Affected : 5%					
			Location : Isolated Outboard Edges					
Piles and Bracing Concrete	40%			LIFE	* *	5	\$247,000	A
Not Accessible	60%							D
			Other Observation, Extent : Light, Area Affected : 0%					
			Location :					
			Explanation : Below Water Surface					
Fender								
Wales and Chocks								
Timber	15%			2033	* *	4	\$33,700	B
Timber	2%	Now	\$14,000	2039	* *	4	\$3,000	B
			Broken, Extent : Severe, Area Affected : 50%					
			Location : Isolated Throughout					
			Displaced Elements, Extent : Severe, Area Affected : 50%					
			Location : Isolated Throughout					
Timber	5%	4+	\$23,300	2037	* *	4	\$7,500	B
			Cracking, Extent : Moderate, Area Affected : 30%					
			Location : Isolated Throughout					
No Component	78%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 4 BROOKLYN ARMY TERMINAL
Asset # : 13647

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Steel	2%	4+	\$600	2037	* *	3-5	\$12,300	B
	Corrosion, Extent : Light, Area Affected : 75%							
	Location : Throughout Tidal And Splash Zone							
Timber	7%			2033	* *	4	\$7,300	B
	Broken, Extent : Light, Area Affected : 1%							
	Location : One Broken Pile Center Of North Face							
	Rotting/Splitting, Extent : Light, Area Affected : 5%							
	Location : Throughout							
No Component	76%							D
Not Accessible	15%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Below Water Surface							
Deck Elements								
Railing								
Steel	100%	4+	\$125,200	2023	\$2,504,500			B
	Other Observation, Extent : Light, Area Affected : 25%							
	Location : Typical Throughout							
	Explanation : Coating Loss. No Corrosion							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 42
Address : EAST RIVER AT CLINTON ST.& SOUTH ST.VIADUCT
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0006.010 / 1772 **Yr Built/Renovated** : 1961 /
Area Sq Ft : 120,262 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 241 **Lot** : 18 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$141,500	\$92,400
Total	\$141,500	\$92,400
Priority A	\$141,500	\$92,400
Total	\$141,500	\$92,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$300	\$900		
Total	\$300	\$900		
Priority A				
Priority B	\$300	\$900		
Total	\$300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801

PIER 42

Asset # : 1772

Piers		Current 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 Deck								
Concrete	10%			LIFE	* *	5	\$22,400	A
			<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 10%</i>					
			<i>Location : Throughout East Apron</i>					
Not Accessible	90%							D
Pile Caps								
Concrete	100%			LIFE	* *	5	\$8,100	A
Piles and Bracing								
Concrete Encased Steel	30%			LIFE	* *			A
Steel	5%	4+	\$141,500	LIFE	* *	5	\$92,400	A
			<i>Corrosion, Extent : Moderate, Area Affected : 30%</i>					
			<i>Location : Above Mean Low Water</i>					
Not Accessible	65%							D
Fender								
Buffer								
Rubber	10%			2032	* *	4-5	\$2,700	B
No Component	90%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 79 LINCOLN TUNNEL VENT
Address : 39TH ST AND HUDSON RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR039.000 / 13485 **Yr Built/Renovated** :
Area Sq Ft : 48,060 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 20-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 665 **Lot** : 14 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers		\$36,900
Total		\$36,900
Priority A		\$36,900
Total		\$36,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$1,700	\$5,800		
Total	\$1,700	\$5,800		
Priority A				
Priority C	\$1,700	\$5,800		
Total	\$1,700	\$5,800		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 79 LINCOLN TUNNEL VENT
Asset # : 13485

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Deck								
Concrete	10%			LIFE	* *	5	\$9,000	A
Not Accessible	90%							D
Deck Surface								
Concrete	35%			2032	* *	5	\$11,500	C
Topsoil	5%			2021	\$18,900	5	\$3,400	C
Not Accessible	60%							D
Pile Caps								
Concrete	30%			LIFE	* *	5	\$1,000	A
		Cracking, Extent : Moderate, Area Affected : 15%						
		Location : Throughout And Southwest Corner Of Pier						
		Spalling, Extent : Moderate, Area Affected : 10%						
		Location : Throughout And Southwest Corner Of Pier						
Not Accessible	70%							D
Piles and Bracing								
Concrete Encased Steel	10%			LIFE	* *			A
Steel	5%			LIFE	* *	5	\$36,900	A
		Other Observation, Extent : Light, Area Affected : 5%						
		Location : Splash Zone						
		Explanation : H- Pile, Corrosion						
Not Accessible	85%							D
Deck Elements								
Railing								
Steel	70%			2021				B
No Component	30%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 88 PASSENGER SHIP TERM.
Address : W 48TH ST AND HUDSON RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR040.000 / 13486 **Yr Built/Renovated** :
Area Sq Ft : 248,040 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1107 **Lot** : 12 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$3,847,200	\$1,896,600
Total	\$3,847,200	\$1,896,600
Priority A	\$3,409,500	\$1,183,900
Priority B	\$70,600	\$712,800
Priority C	\$367,100	
Total	\$3,847,200	\$1,896,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$6,700	\$2,600	\$1,500	
Total	\$6,700	\$2,600	\$1,500	
Priority A	\$6,700			
Priority B		\$2,600	\$1,500	
Total	\$6,700	\$2,600	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 88 PASSENGER SHIP TERM.
Asset # : 13486

Piers		Current 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								
Deck								
Concrete	60%			LIFE	* *	5	\$554,600	A
			<i>Cracking, Extent : Light, Area Affected : 100%</i> <i>Location : Hairline Thermal Map Cracking And Scaling Top Of Exposed Deck</i>					
Concrete	5%	Now	\$689,900	LIFE	* *	5	\$23,100	A
			<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Outboard End</i> <i>Explanation : Failed/ Collapsed</i>					
Not Accessible	35%							D
Deck Surface								
Asphalt Pavers	35%	4+	\$367,100	2034	* *			C
			<i>Worn, Extent : Light, Area Affected : 25%</i> <i>Location : Throughout</i>					
No Component	45%							D
Not Accessible	20%							D
Pile Caps								
Concrete	40%			LIFE	* *	5	\$13,300	A
Timber	45%	4+	\$268,900	LIFE	* *	4	\$877,000	A
			<i>Rotting/Splitting, Extent : Light, Area Affected : 2%</i> <i>Location : Isolated Areas Throughout Interior Portion Of Pier</i>					
No Component	15%							D
Piles and Bracing								
Steel	20%			LIFE	* *	5	\$1,525,300	A
Timber	15%	4+	\$1,410,700	LIFE	* *	4-5	\$166,700	A
			<i>Rotting/Splitting, Extent : Light, Area Affected : 10%</i> <i>Location : Sporadic, Above Waterline</i>					
No Component	15%							D
Not Accessible	50%							D
Fender								
Buffer								
Pneumatic Fenders	100%			2024	\$642,200			B
Wales and Chocks								
Rubber	5%			2038	* *	10		B
No Component	95%							D
Piles								
Steel	15%			2038	* *	3-5	\$149,100	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Adjacent To Floating Fenders</i> <i>Explanation : Like new</i>					
Timber	5%			2038	* *	4	\$3,000	B
No Component	80%							D
Deck Elements								
Coping/Curb								
Concrete	5%			LIFE	* *			B
Timber	85%			LIFE	* *			B
No Component	10%							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.*

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 88 PASSENGER SHIP TERM.
Asset # : 13486

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 90 PASSENGER SHIP TERM.
Address : W 50TH ST AND HUDSON RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR041.000 / 13487 **Yr Built/Renovated** :
Area Sq Ft : 131,250 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1109 **Lot** : 21 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$2,236,200	\$358,600
Total	\$2,236,200	\$358,600
Priority A	\$1,522,600	\$311,500
Priority B	\$713,600	
Priority C		\$47,100
Total	\$2,236,200	\$358,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$14,500		\$4,200	\$29,300
Total	\$14,500		\$4,200	\$29,300
Priority A				
Priority B			\$4,200	\$29,300
Priority C	\$14,500			
Total	\$14,500		\$4,200	\$29,300



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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 90 PASSENGER SHIP TERM.
Asset # : 13487

Piers		Current 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 Deck								
Concrete	60%	2-4	\$438,100	LIFE	* *	5	\$146,700	A
	Cracking, Extent : Moderate, Area Affected : 25%							
	Location : Periodic Throughout Along Pier Perimeter							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Isolated Locations In Outboard Corner Along Pier Perimeter							
	Surface Wearing/Scaling, Extent : Moderate, Area Affected : 80%							
	Location : Periodic Throughout Along Pier Perimeter							
Not Accessible	40%							D
Deck Surface Asphalt	65%	2-4	\$14,500	2034	* *	5	\$47,100	C
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Periodic Throughout							
	Explanation : Isolated Gouges							
Not Accessible	35%							D
Pile Caps Timber	75%	4+	\$237,200	LIFE	* *	4	\$773,500	A
	Rotting/Splitting, Extent : Light, Area Affected : 5%							
	Location : Periodic Throughout							
No Component	25%							D
Piles and Bracing Steel	5%			LIFE	* *	5	\$201,800	A
Timber	15%	2-4	\$746,500	LIFE	* *	4-5	\$88,200	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 10%							
	Location : Above Waterline And At Fasteners							
Not Accessible	80%							D
Fender Facing Timber	25%	0-2	\$31,100	2034	* *	3	\$21,900	B
	Other Observation, Extent : Severe, Area Affected : 60%							
	Location : Along Concrete Bulkhead							
	Explanation : Impact Damage, Missing Components, Deteriorated							
Timber	75%	0-2	\$93,300	2034	* *	3	\$65,800	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Along Concrete Bulkhead							
Wales and Chocks Timber	75%	0-2	\$141,300	2034	* *	4	\$90,900	B
	Displaced Elements, Extent : Severe, Area Affected : 5%							
	Location : Isolated Along Pier Perimeter							
	Rotting/Splitting, Extent : Moderate, Area Affected : 40%							
	Location : Typical Along Pier Perimeter							
No Component	25%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 90 PASSENGER SHIP TERM.
Asset # : 13487

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	10%	0-2	\$89,600	2040	* *	4	\$5,600	B
	Loose Connections, Extent : Moderate, Area Affected : 60%							
	Location : Periodic Throughout							
	Rotting/Splitting, Extent : Moderate, Area Affected : 15%							
	Location : Top / Piles; Periodic Throughout							
	Worn, Extent : Moderate, Area Affected : 50%							
	Location : Periodic Throughout							
Timber	20%	4+	\$179,100	2040	* *	4	\$11,200	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 15%							
	Location : Top Of Pile; Periodic Throughout							
	Worn, Extent : Moderate, Area Affected : 75%							
	Location : Typical Positioned In Tidal Zone							
Timber	15%			2038	* *	4	\$8,400	B
Timber	20%	Now	\$179,100	2040	* *	4	\$11,200	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Periodic Throughout							
	Explanation : Broken, Missing							
Not Accessible	35%							D
Deck Elements								
Railing								
Steel	100%			2024				B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 92 PASSENGER SHIP TERM.
Address : W 52ND ST. AND HUDSON RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR042.000 / 13488 **Yr Built/Renovated** :
Area Sq Ft : 93,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1109 **Lot** : 30 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$2,611,500	\$147,000
Total	\$2,611,500	\$147,000
Priority A	\$1,468,000	\$147,000
Priority B	\$1,143,500	
Total	\$2,611,500	\$147,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$148,300			\$5,500
Total	\$148,300			\$5,500
Priority A	\$146,100			
Priority B	\$2,200			\$5,500
Total	\$148,300			\$5,500



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 92 PASSENGER SHIP TERM.
Asset # : 13488

Piers		Current 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 Deck								
Concrete	10%	4+	\$155,200	LIFE	* *	5	\$17,300	A
	Cracking, Extent : Moderate, Area Affected : 60%							
	Location : Around Perimeter Apron							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Around Perimeter Apron							
Concrete	40%	4+	\$620,800	LIFE	* *	5	\$69,300	A
	Surface Wearing/Scaling, Extent : Light, Area Affected : 80%							
	Location : Typical Throughout Interior Top Of Deck							
Not Accessible	50%							D
Pile Caps								
Timber	10%	4+	\$268,900	LIFE	* *	4	\$73,100	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 10%							
	Location : Typical Throughout							
Timber	40%			LIFE	* *	4	\$438,400	A
Not Accessible	50%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Cap Not Accessible At Pile Cluster Column Supports							
Piles and Bracing								
Timber	20%	2-4	\$423,100	LIFE	* *	4-5	\$83,300	A
	Rotting/Splitting, Extent : Light, Area Affected : 10%							
	Location : Above Waterline And At Fasteners							
Not Accessible	80%							D
Fender								
Facing								
Timber	15%	0-2	\$280,700	2040	* *	3	\$9,900	B
	Broken, Extent : Severe, Area Affected : 60%							
	Location : Along Inshore Perimeter At Bulkhead							
Timber	10%			2034	* *	3	\$8,800	B
No Component	75%							D
Wales and Chocks								
Timber	60%	Now	\$425,000	2040	* *	4	\$54,700	B
	Broken, Extent : Severe, Area Affected : 25%							
	Location : Typical Throughout							
	Worn, Extent : Severe, Area Affected : 60%							
	Location : Typical Throughout							
No Component	40%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 92 PASSENGER SHIP TERM.
Asset # : 13488

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	15%	2-4	\$101,000	2040	* *	4	\$6,300	B
<i>Rotting/Splitting, Extent : Light, Area Affected : 10%</i>								
<i>Location : Typical Throughout</i>								
Timber	40%	Now	\$269,400	2040	* *	4	\$16,800	B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : North Side</i>								
<i>Explanation : Broken, Missing</i>								
Timber	10%	0-2	\$67,400	2040	* *	4	\$4,200	B
<i>Broken, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Isolated Throughout</i>								
<i>Rotting/Splitting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Periodic Throughout</i>								
<i>Worn, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Abrasion Within Tidal Zone</i>								
Not Accessible	35%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 94 PIERS 92/94 LLC
Address : W 54TH ST AND HUDSON RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR043.000 / 13489 **Yr Built/Renovated** :
Area Sq Ft : 122,150 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-Apr-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 1109 **Lot** : 5 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$1,779,300	\$342,000
Total	\$1,779,300	\$342,000
Priority A	\$245,000	\$342,000
Priority B	\$1,534,300	
Total	\$1,779,300	\$342,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$32,000			\$2,200
Total	\$32,000			\$2,200
Priority A	\$32,000			
Priority B				\$2,200
Total	\$32,000			\$2,200



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 94 PIERS 92/94 LLC
Asset # : 13489

Piers		Current 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								
Deck								
Concrete	75%			LIFE	* *	5	\$170,700	A
Not Accessible	25%							D
Pile Caps								
Concrete	5%	4+	\$32,000	LIFE	* *	5	\$400	A
			<i>Cracking, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
			<i>Spalling, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
Concrete	35%			LIFE	* *	5	\$2,900	A
Not Accessible	60%							D
Piles and Bracing								
Concrete	15%			LIFE	* *	5	\$58,000	A
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Encased Into Deck</i>					
Concrete	5%	4+	\$101,300	LIFE	* *	5	\$19,300	A
			<i>Broken, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
			<i>Cracking, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
Steel	5%	4+	\$143,700	LIFE	* *	5	\$93,900	A
			<i>Corrosion, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Throughout</i>					
Not Accessible	75%							D
Fender								
Facing								
Timber	10%	Now	\$189,300	2039	* *	3	\$6,700	B
			<i>Broken, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : At West End</i>					
			<i>Missing Part, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : At West End</i>					
No Component	90%							D
Wales and Chocks								
Timber	90%	Now	\$322,500	2039	* *	4	\$83,000	B
			<i>Broken, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Missing Part, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Rotting/Splitting, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
No Component	10%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 94 PIERS 92/94 LLC
Asset # : 13489

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	90%	Now	\$1,022,400	2039	* *	4	\$38,400	B
			<i>Broken, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Missing Part, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
No Component	10%							D
Deck Elements								
Railing								
Fencing	85%			2025		3		B
No Component	15%							D
Coping/Curb								
Timber	15%			LIFE	* *			B
No Component	85%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER, PLATFORM
Address : EAST RIVER 38TH TO 41ST STS.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP025.068 / 4110 **Yr Built/Renovated** :
Area Sq Ft : 36,592 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 15-Apr-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 970 **Lot** : 14 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$2,080,700	\$40,900
Total	\$2,080,700	\$40,900
Priority A	\$1,265,800	\$40,900
Priority B	\$814,900	
Total	\$2,080,700	\$40,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$48,900			
Total	\$48,900			
Priority A	\$19,200			
Priority B	\$29,700			
Total	\$48,900			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER, PLATFORM
Asset # : 4110

Piers		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural Deck									
Concrete	55%	2-4	\$671,700	LIFE	* *	5	\$37,500	A	
	Cracking, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Surface Wearing/Scaling, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
Concrete	5%	Now	\$50,900	LIFE	* *	5	\$3,400	A	
	Exposed Reinforcement, Extent : Severe, Area Affected : 50%								
	Location : Deck Soffit								
	Missing Part, Extent : Severe, Area Affected : 5%								
	Location : Holes In Deck								
	Spalling, Extent : Severe, Area Affected : 50%								
	Location : Deck Soffit								
Not Accessible	40%							D	
Pile Caps									
Concrete	5%	4+	\$19,200	LIFE	* *	5	\$100	A	
	Erosion, Extent : Light, Area Affected : 5%								
	Location : At Mlw								
	Spalling, Extent : Light, Area Affected : 50%								
	Location : Various Locations								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Includes Beams Spanning Caissons, Beams, And Caps								
Timber	60%	4+	\$21,200	LIFE	* *	4	\$172,500	A	
	Rotting/Splitting, Extent : Moderate, Area Affected : 5%								
	Location : Throughout								
Timber	15%	Now	\$105,800	LIFE	* *	4	\$43,100	A	
	Broken, Extent : Severe, Area Affected : 100%								
	Location : Throughout Platform								
	Missing Part, Extent : Severe, Area Affected : 25%								
	Location : Missing Line Caps								
	Rotting/Splitting, Extent : Severe, Area Affected : 100%								
	Location : Cap Ends								
Not Accessible	20%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER, PLATFORM
Asset # : 4110

Piers		Current Repair			Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural										
Piles and Bracing	Concrete	20%			LIFE	**	5	\$23,200	A	
		Erosion, Extent : Light, Area Affected : 50%								
		Location : Above Mlw								
		Other Observation, Extent : Light, Area Affected : 15%								
		Location : Northern Concrete Pile								
	Explanation : Loose Steel Formwork									
	Timber	10%	4+	\$138,700	LIFE	**	4-5	\$16,400	A	
		Rotting/Splitting, Extent : Moderate, Area Affected : 50%								
	Location : Rot At Mlw And Top Of Pile									
	Timber	10%	Now	\$277,500	LIFE	**	4-5	\$16,400	A	
		Loose Connections, Extent : Light, Area Affected : 100%								
		Location : Bracing To Pile Connections								
		Missing Pile, Extent : Severe, Area Affected : 5%								
		Location : Throughout								
		Rotting/Splitting, Extent : Light, Area Affected : 100%								
Location : At Mlw										
Other Observation, Extent : Severe, Area Affected : 100%										
Location : Throughout										
Explanation : Missing Or Severely Deteriorated Bracings										
Not Accessible	60%								D	
Fender										
Wales and Chocks	Timber	95%	Now	\$185,600	2039	**	4	\$47,800	B	
		Missing Part, Extent : Severe, Area Affected : 100%								
		Location : Throughout								
	Timber	5%	0-2	\$9,800	2039	**	4	\$2,500	B	
		Loose Connections, Extent : Moderate, Area Affected : 25%								
		Location : Throughout								
		Rotting/Splitting, Extent : Moderate, Area Affected : 100%								
	Location : Throughout									
	Piles									
	Timber	95%	Now	\$588,500	2039	**	4	\$22,100	B	
Missing Pile, Extent : Severe, Area Affected : 100%										
Location : Throughout										
Timber		5%	4+	\$31,000	2039	**	4	\$1,200	B	
		Rotting/Splitting, Extent : Light, Area Affected : 50%								
Location : Throughout										
Deck Elements										
Coping/Curb	Timber	60%			LIFE	**			B	
		Timber	40%	2-4	\$29,700	LIFE	**			B
	Loose Connections, Extent : Light, Area Affected : 10%									
	Location : Throughout									
	Rotting/Splitting, Extent : Severe, Area Affected : 10%									
Location : Throughout										

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PILE SUPPORTED PLATFORM UNDER NICKS LOBSTER BLDG
Address : FLATBUSH AVE MILL BASIN
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.65A / 14148 **Yr Built/Renovated** :
Area Sq Ft : 5,600 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 8591 **Lot** : 980 **BIN** :

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$7,600			
Total	\$7,600			
Priority A				
Priority B	\$4,500			
Priority C	\$3,100			
Total	\$7,600			



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PILE SUPPORTED PLATFORM UNDER NICKS LOBSTER BLDG
Asset # : 14148

Piers		Current 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 Deck								
Concrete	25%			LIFE	* *	5	\$2,600	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i> <i>Location : Throughout Deck Soffit</i>							
Not Accessible	75%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i> <i>Location : Approximately Half Of The Deck Soffit Is Covered With Shotcrete</i> <i>Explanation : Shotcrete</i>							
Deck Surface Asphalt	100%			2026	* *	5	\$6,200	C
	<i>Cracking, Extent : Moderate, Area Affected : 10%</i> <i>Location : Throughout</i>							
Pile Caps Concrete	35%			LIFE	* *	5	\$100	A
	<i>Spalling, Extent : Light, Area Affected : 10%</i> <i>Location : Isolated Throughout Pile Caps</i>							
Not Accessible	65%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i> <i>Location : Shotcrete Has Been Applied To Several Pile Caps</i> <i>Explanation : Shotcrete Cover</i>							
Piles and Bracing Not Accessible	100%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i> <i>Location : All Piles Have Been Encased. No Defects Noted In Encasements.</i> <i>Explanation : Concrete Encasements</i>							
Fender Wales and Chocks								
Timber	75%			2032	* *	4	\$13,400	B
No Component	25%							D
Deck Elements Railing								
Fencing	80%			2024		3		B
No Component	20%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **PILE SUPPORTED WHARF IN FRONT OF ASSET # 16**
Address : **FLATBUSH AVE - MILL BASIN BET. NICKS LOBSTER & KINGS PLZ**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR026.62A / 14147** **Yr Built/Renovated** :
Area Sq Ft : **18,480** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **16-Dec-2011** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **8591** **Lot** : **980** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$306,500	
Total	\$306,500	
Priority A	\$306,500	
Total	\$306,500	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$47,300			
Total	\$47,300			
Priority A	\$14,500			
Priority B	\$32,800			
Total	\$47,300			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
PILE SUPPORTED WHARF IN FRONT OF ASSET # 16

Asset # : 14147

Piers		Current 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 Deck								
Concrete	90%			LIFE	* *	5	\$31,000	A
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Spalling, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	10%							D
Pile Caps								
Concrete	70%			LIFE	* *	5	\$900	A
Concrete	5%	4+	\$14,500	LIFE	* *	5	\$100	A
	<i>Spalling, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	25%							D
Piles and Bracing								
Concrete	20%	0-2	\$306,500	LIFE	* *	5	\$11,700	A
	<i>Spalling, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : In Tidal Zone, Isolated Throughout</i>							
Not Accessible	80%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location :</i>							
	<i>Explanation : Encased With Fiberglass Forms Remaining</i>							
Fender								
Wales and Chocks								
Timber	90%			2032	* *	4	\$52,700	B
Timber	2%	Now	\$3,000	2038	* *	4	\$800	B
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Isolated Throughout</i>							
Timber	8%	2-4	\$12,100	2038	* *	4	\$3,100	B
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Isolated Throughout</i>							
Deck Elements								
Coping/Curb								
Concrete	100%			LIFE	* *			B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PLATFORM AT PIERS 15, 16 PLATFORM
Address : PIERS 15, 16 EAST RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP003.020 / 2858 **Yr Built/Renovated** :
Area Sq Ft : 8,550 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Feb-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 73 **Lot** : 2 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$46,800	
Total	\$46,800	
Priority B	\$46,800	
Total	\$46,800	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$3,000	\$8,600		
Total	\$3,000	\$8,600		
Priority A				
Priority B	\$3,000	\$8,600		
Total	\$3,000	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
PLATFORM AT PIERS 15, 16 PLATFORM
Asset # : 2858

Piers		Current 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								
Deck								
Concrete	50%			LIFE	* *	5	\$8,000	A
Not Accessible	50%							D
		Other Observation, Extent : Light, Area Affected : 0%						
		Location : South Side Of Wharf						
		Explanation : Light To Moderate Corrosion Of Stay-in-place Steel Formwork						
Deck Surface								
Under Construction	100%							D
Pile Caps								
Timber	100%			LIFE	* *	4	\$67,200	A
Piles and Bracing								
Not Accessible	100%							D
		Other Observation, Extent : Light, Area Affected : 0%						
		Location : Throughout						
		Explanation : Piles Are Encased Or Wrapped						
Fender								
Wales and Chocks								
Timber	5%	Now	\$3,000	2039	* *	4	\$800	B
		Broken, Extent : Severe, Area Affected : 100%						
		Location : Near South End Of Wharf						
Timber	95%			2037	* *	4	\$21,600	B
		Worn, Extent : Moderate, Area Affected : 100%						
		Location : Typical Throughout						
Piles								
Timber	10%	4+	\$18,700	2039	* *	4	\$700	B
		Worn, Extent : Moderate, Area Affected : 15%						
		Location : Throughout Positioned Above Mlw Elevation						
Timber	15%	Now	\$28,100	2039	* *	4	\$1,100	B
		Broken, Extent : Severe, Area Affected : 100%						
		Location : Tidal Zone Or At Top Connection						
Timber	40%			2033	* *	4	\$4,200	B
		Worn, Extent : Light, Area Affected : 10%						
		Location : Tidal Zone						
Not Accessible	35%							D
Deck Elements								
Railing								
Under Construction	100%							D
Coping/Curb								
Under Construction	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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : RED HOOK MARINE TERMINAL PIER 6
Address : ATLANTIC AVE. @EAST RIVER (BROOKLYN SOUTH)
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR028.000 / 4475 **Yr Built/Renovated** : 1900 /
Area Sq Ft : 232,206 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 30-Jan-2008 **Landmark Status** : NONE
Areas Surveyed :
Block : 245 **Lot** : 29 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers	\$267,800	\$161,900
Total	\$267,800	\$161,900
Priority A	\$52,800	\$161,900
Priority B	\$215,000	
Total	\$267,800	\$161,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$45,200			
Total	\$45,200			
Priority A	\$12,900			
Priority B	\$32,300			
Total	\$45,200			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
RED HOOK MARINE TERMINAL PIER 6
Asset # : 4475

Piers		Current 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 Deck								
Concrete	18%			LIFE	* *	5	\$77,900	A
	<i>Cracking, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Isolated Throughout</i>							
Concrete	2%	4+	\$12,900	LIFE	* *	5	\$8,700	A
	<i>Spalling, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Isolated Along Edge Of Deck Throughout And On N. Side Of Apron</i>							
Not Accessible	80%							D
Pile Caps								
Concrete	5%			LIFE	* *	5	\$800	A
No Component	95%							D
Piles and Bracing								
Timber	9%			LIFE	* *	4-5	\$93,600	A
Timber	1%	2-4	\$52,800	LIFE	* *	4-5	\$10,400	A
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Explanation : Broken Concrete Extension</i>							
Not Accessible	90%							D
Fender								
Wales and Chocks								
Timber	15%	Now	\$104,500	2034	* *	4	\$13,500	B
	<i>Missing Part, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout South, West, And Western Part Of N. Side</i>							
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout South, West, And Western Part Of N. Side</i>							
Timber	65%			2028	* *	4	\$87,400	B
	<i>Rotting/Splitting, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Throughout Upper And Lower Wales</i>							
Not Accessible	20%							D
Piles								
Timber	15%			2028	* *	4	\$9,300	B
	<i>Rotting/Splitting, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Worn, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Above Mlw Elevation, Throughout Pier</i>							
Timber	10%	4+	\$110,500	2034	* *	4	\$4,100	B
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : At The North And South Dolphins</i>							
	<i>Other Observation, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : At North End Of West Face</i>							
	<i>Explanation : Broken Bolted Connection</i>							
Not Accessible	75%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

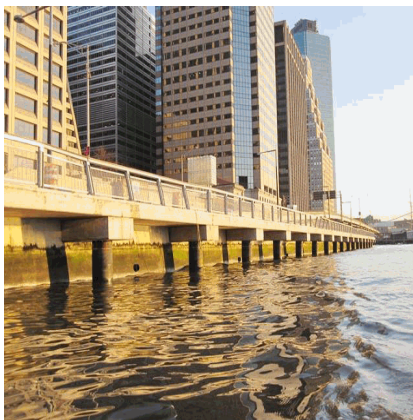
Asset Name : RELIEVING PLATFORM
Address : E.RIVER FROM OLD SLIP / SOUTH TO 45 FT PAST HELIPORT
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0025.042 / 14731 **Yr Built/Renovated** :
Area Sq Ft : 8,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Feb-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 36 **Lot** : 12 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers				
Total				
Priority A				
Total				



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
RELIEVING PLATFORM
Asset # : 14731

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural Deck	Concrete	50%			LIFE	* *	5	\$7,500	A
	Erosion, Extent : Moderate, Area Affected : 35%								
	Location : Throughout Tidal Zone								
	Not Accessible	50%							D
	Piles and Bracing								
	Not Accessible	100%							D
	Deck Elements								
Deck Surface									
	Asphalt Pavers	100%			2039	* *	5		B
Railing									
	Steel	100%			2024				B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : TIMBER RELIEVING PLATFORM IN FRONT OF ASSET 1743
Address : FROM DOVER STREET TO SOUTH OF WAGNER PLACE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP025.050 / 14067 **Yr Built/Renovated** :
Area Sq Ft : 4,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 73 **Lot** : 29 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$300			
Total	\$300			
Priority A				
Priority B	\$300			
Total	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
TIMBER RELIEVING PLATFORM IN FRONT OF ASSET 1743
Asset # : 14067

Piers		Current 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 Deck								
Timber	100%			LIFE	* *	5	\$16,800	A
		<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Throughout</i>						
Pile Caps								
Timber	100%			LIFE	* *	4	\$31,400	A
Piles and Bracing								
Timber	65%			LIFE	* *	4-5	\$11,600	A
		<i>Other Observation, Extent : Light, Area Affected : 40%</i>						
		<i>Location : From Station 1+35</i>						
		<i>Explanation : Concrete Footing</i>						
Not Accessible	35%							D
Fender Piles								
Timber	10%			2032	* *	4	\$800	B
		<i>Rotting/Splitting, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : In Tidal Zone</i>						
No Component	85%							D
Not Accessible	5%							D
Deck Elements								
Railing								
Steel	100%			2021				B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : WHARF AT STATEN ISLAND /BALLPARK AT ST. GEORGE
Address : 75 RICHMOND TERRACE
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DGS0059.000 / 13924 **Yr Built/Renovated** :
Area Sq Ft : 22,500 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Oct-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 2 **Lot** : 20 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers		\$143,800
Total		\$143,800
Priority A		\$71,200
Priority C		\$72,600
Total		\$143,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers				
Total				
Priority A				
Priority C				
Total				



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
WHARF AT STATEN ISLAND /BALLPARK AT ST. GEORGE
Asset # : 13924

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Deck								
	Concrete	55%			LIFE	* *	5	\$23,100	A
	Not Accessible	45%							D
	Deck Surface								
	Concrete	5%			2035	* *	5	\$800	C
	Stone Pavers	15%			2035	* *			C
	Timber	80%			2035	* *	5	\$72,600	C
	Pile Caps								
	Concrete	100%			LIFE	* *	5	\$1,500	A
	Piles and Bracing								
	Concrete	100%			LIFE	* *	5	\$71,200	A
Deck Elements									
	Railing								
	Steel	100%			2021				B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : WILLIAMSBURG YACHT CLUB PIER
Address : 119-08 29TH AVENUE COLLEGE POINT
Borough : QUEENS **Agency's Number** : N/A
Program / Asset # : DBSR037.020 / 13493 **Yr Built/Renovated** :
Area Sq Ft : 1,302 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Feb-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 4346 **Lot** : 200 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Piers		\$235,000
Total		\$235,000
Priority B		\$235,000
Total		\$235,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Piers	\$40,100	\$16,100		
Total	\$40,100	\$16,100		
Priority A	\$35,400			
Priority B	\$4,700	\$16,100		
Total	\$40,100	\$16,100		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
WILLIAMSBURG YACHT CLUB PIER
Asset # : 13493

Piers		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural Deck									
Timber	35%			LIFE	* *	5	\$1,900	A	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Pier Deck								
Timber	45%			LIFE	* *	5	\$2,500	A	
	Surface Wearing/Scaling, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Not Accessible	5%							D	
Under Construction	15%							D	
Pile Caps									
Timber	75%			LIFE	* *	4	\$7,700	A	
	Rotting/Splitting, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Timber	5%	4+	\$3,100	LIFE	* *	4	\$500	A	
	Rotting/Splitting, Extent : Severe, Area Affected : 50%								
	Location : Isolated Throughout								
Timber	20%	Now	\$12,500	LIFE	* *	4	\$2,000	A	
	Rotting/Splitting, Extent : Severe, Area Affected : 50%								
	Location : Primarily At Bearing Locations Throughout Deck								
Piles and Bracing									
Timber	20%	4+	\$9,900	LIFE	* *	4-5	\$1,200	A	
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Timber	40%			LIFE	* *	4-5	\$2,300	A	
Timber	10%	Now	\$9,900	LIFE	* *	4-5	\$600	A	
	Loose Connections, Extent : Moderate, Area Affected : 2%								
	Location : 2 Non-Bearing Piles Below Deck								
	Rotting/Splitting, Extent : Moderate, Area Affected : 25%								
	Location : Below Deck								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : 10 Piles Below Deck								
	Explanation : Fire Damage								
Not Accessible	10%							D	
Under Construction	20%							D	
Deck Elements									
Railing									
Steel	70%	4+	\$4,700	2021	\$235,000			B	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Explanation : Minor Coating Loss And Corrosion								
Timber	30%			2017	\$16,100			B	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Explanation : Missing Paint								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : 23RD ST. MARINA DOCK BULKHEAD
Address : 23RD ST. MARINA
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSPR30.022 / 2583 **Yr Built/Renovated** :
Linear Ft : 273 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 08-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 991 **Lot** : 50 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$92,100	
Total	\$92,100	
Priority B	\$92,100	
Total	\$92,100	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$40,700	\$1,600		
Total	\$40,700	\$1,600		
Priority A	\$2,300			
Priority B	\$20,800	\$1,600		
Priority C	\$17,600			
Total	\$40,700	\$1,600		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
23RD ST. MARINA DOCK BULKHEAD
Asset # : 2583

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	100%			LIFE		* *		A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout With Isolated Moderate Cracking							
Coping/Curb Concrete	15%	2-4	\$6,700	LIFE		* *	5	C
	Broken, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Timber	30%	Now	\$8,700	LIFE		* *	5	C
	Missing Part, Extent : Severe, Area Affected : 100%							
	Location : 30 Ft From North End							
	Rotting/Splitting, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Timber	15%	4+	\$2,200	LIFE		* *	5	C
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Timber	30%			LIFE		* *	5	C
No Component	10%							D
Piles and Bracing Not Accessible	100%							D
Lowlevel Pile Caps Timber	5%	4+	\$2,300	LIFE		* *		A
	Rotting/Splitting, Extent : Moderate, Area Affected : 75%							
	Location : At Ends Of Transverse Pile Caps							
Timber	5%			LIFE		* *		A
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	60%			2032		* *	5	\$1,900 B
Concrete	40%			2032		* *	5	\$1,200 B
Fender								
Piles								
Timber	15%	Now	\$7,300	2038		* *	4	\$1,000 B
	Rotting/Splitting, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Timber	25%	4+	\$12,200	2038		* *	4	\$1,600 B
	Broken, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Timber	40%			2032		* *	4	\$3,900 B
Not Accessible	20%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
23RD ST. MARINA DOCK BULKHEAD
Asset # : 2583

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	
Fender								
Wales and Chocks								
Timber	20%	4+	\$23,000	2038	* *	4	\$3,000	B
	<i>Loose Connections, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Rotting/Splitting, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Timber	60%	Now	\$69,100	2038	* *	4	\$8,900	B
	<i>Missing Part, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
No Component	20%							D
Deck Elements								
Railing								
Fencing	100%			2024	\$14,100	3	\$100	B
	<i>Corrosion, Extent : Light, Area Affected : 10%</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : 23RD ST. MARINA PKG. GARAGE BULKHEAD
Address : 23RD ST. MARINA
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSPR30.011 / 2584 **Yr Built/Renovated** :
Linear Ft : 107 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 08-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 991 **Lot** : 50 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$15,200	\$600		
Total	\$15,200	\$600		
Priority A	\$900			
Priority B	\$14,300	\$600		
Total	\$15,200	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
23RD ST. MARINA PKG. GARAGE BULKHEAD
Asset # : 2584

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	100%			LIFE	**			A
		Cracking, Extent : Light, Area Affected : 5% Location : Throughout						
Piles and Bracing Not Accessible	100%							D
Lowlevel Pile Caps Timber	5%	Now	\$900	LIFE	**			A
		Rotting/Splitting, Extent : Severe, Area Affected : 75% Location : At Ends Of Transverse Pile Caps						
Timber	5%			LIFE	**			A
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	40%			2032	**	5	\$500	B
		Cracking, Extent : Light, Area Affected : 10% Location : Random						
Asphalt Pavers	20%			2032	**	5	\$200	B
Concrete	40%			2032	**	5	\$500	B
		Cracking, Extent : Light, Area Affected : 10% Location : Throughout Spalling, Extent : Light, Area Affected : 10% Location : Throughout						
Fender								
Piles								
Timber	50%	Now	\$9,600	2038	**	4	\$1,300	B
		Broken, Extent : Severe, Area Affected : 100% Location : Throughout Rotting/Splitting, Extent : Severe, Area Affected : 25% Location : Throughout						
Timber	25%	4+	\$4,800	2038	**	4	\$600	B
		Rotting/Splitting, Extent : Moderate, Area Affected : 50% Location : Throughout						
Not Accessible	25%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : 65TH STREET RAIL YARD TRANSFER BRIDGE BULKHEAD
Address : FOOT OF 66TH ST NEXT TO BAT
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR038.010 / 13484 **Yr Built/Renovated** :
Linear Ft : 146 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 5804 **Lot** : 2 **BIN** :

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$600	\$300		
Total	\$600	\$300		
Priority A				
Priority B	\$600	\$300		
Priority C				
Total	\$600	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
65TH STREET RAIL YARD TRANSFER BRIDGE BULKHEAD
Asset # : 13484

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								
Timber	65%			LIFE	* *	5	\$100	C
	<i>Rotting/Splitting, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Isolated Throughout</i>							
No Component	35%							D
Sheet Piles								
Not Accessible	100%							D
Pile Caps								
Concrete	65%			LIFE	* *	5	\$300	A
Not Accessible	35%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	30%			2032	* *	5	\$500	B
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout Pavement</i>							
Asphalt	5%	Now	\$600	2038	* *	5		B
	<i>Settlement, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Along North Transfer Bridge Approach</i>							
Gravel	65%			2032	* *	2-5	\$300	B
Deck Elements								
Railing								
Fencing	100%			2024	\$7,500	3	\$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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BATT MARI BLDG TO SS PIER 6 HELIPORT
Address : SOUTH STREET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0025.040 / 2859 **Yr Built/Renovated** :
Linear Ft : 465 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2 **Lot** : 23 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
---------	---------	---------	---------	---------

Bulkheads

Total

Priority A

Total

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BATT MARI BLDG TO SS PIER 6 HELIPORT
Asset # : 2859

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Conc w/Stone Face	65%			LIFE	* *	5	\$27,200	A
	Concrete	5%			LIFE	* *	5	\$100	A
		Recent Repair Evident, Extent : Light, Area Affected : 100%							
		Location : North End Of Asset							
	Not Accessible	30%							D
Backfill									
	Fill								
	Under Construction	100%							D
	Surface								
	Under Construction	100%							D
Deck Elements									
	Railing								
	Under Construction	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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTH 18 BULKHEAD
Address : KAY AVE. BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.022 / 13540 **Yr Built/Renovated** :
Linear Ft : 493 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$85,600	
Total	\$85,600	
Priority B	\$85,600	
Total	\$85,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$20,300	\$9,800	\$1,400	
Total	\$20,300	\$9,800	\$1,400	
Priority A		\$9,800		
Priority B	\$20,300		\$1,400	
Total	\$20,300	\$9,800	\$1,400	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 18 BULKHEAD
Asset # : 13540

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall Concrete	100%			2027	**	5	\$19,700	A
Other Observation, Extent : Light, Area Affected : 15%								
Location : Erosion In The Tidal Zone And Cracking Throughout								
Explanation : Erosion And Cracking								
Piles and Bracing Not Accessible	100%							D
Pile Caps Not Accessible	100%							D
Backfill								
Fill Not Accessible	100%							D
Surface								
Asphalt Blocks	10%			2033	**	5	\$600	B
Other Observation, Extent : Light, Area Affected : 10%								
Location : From 45ft To 90 Ft North Of Southern Limit Of Asset								
Explanation : Surface Wearing								
Concrete	40%			2033	**	5	\$2,300	B
Cracking, Extent : Light, Area Affected : 10%								
Location : Throughout								
Concrete	20%	4+	\$20,300	2037	**	5	\$600	B
Cracking, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Erosion, Extent : Moderate, Area Affected : 100%								
Location : Erosion/ Scaling Throughout From 240ft To 360ft North Of Southern Limit Of Asset								
Not Accessible	30%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location : Under Building At Southern 45ft Of Asset And Under Vegetation For 25 Percent Of Remaining Surface, North Of Building								
Explanation : Not Accessible								
Fender								
Piles								
Timber	50%	Now	\$44,000	2039	**	4	\$5,900	B
Broken, Extent : Severe, Area Affected : 100%								
Location : Broken/ Missing Throughout								
Not Accessible	50%							D
Wales and Chocks								
Timber	100%	Now	\$41,600	2039	**	4	\$26,700	B
Broken, Extent : Severe, Area Affected : 20%								
Location : Throughout Length Of Bulkhead								
Rotting/Splitting, Extent : Severe, Area Affected : 60%								
Location : Throughout Length Of Bulkhead								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTH 14A BULKHEAD
Address : FOOT OF PIER G TO PIER J BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.040 / 13525 **Yr Built/Renovated** :
Linear Ft : 450 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$41,100		\$2,400	
Total	\$41,100		\$2,400	
Priority A	\$15,700			
Priority B	\$1,900		\$2,400	
Priority C	\$23,400			
Total	\$41,100		\$2,400	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 14A BULKHEAD
Asset # : 13525

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								
Timber	85%	4+	\$20,400	LIFE	* *	5	\$200	C
	Excess Deflections, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : Rotated							
Timber	5%	4+	\$100	LIFE	* *	5		C
	Missing Bolts, Extent : Severe, Area Affected : 100%							
	Location : Timber Not Connected 195 Feet From The North End							
Timber	10%	Now	\$2,900	LIFE	* *	5		C
	Missing Part, Extent : Severe, Area Affected : 100%							
	Location : Northern 58 Ft; 43 Ft Length Starting 127 Ft From North							
Sheet Piles								
Steel	5%	4+	\$6,400	LIFE	* *			A
	Missing Part, Extent : Light, Area Affected : 10%							
	Location : Missing Bolts W/ Fill Loss At Holes 194 Ft, 238 Ft, 254 Ft And 283 Ft From North							
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : 288 Ft From North							
	Explanation : Top Of Sheets Not Embedded In Concrete Cap W/ Fill Exposed							
Steel	50%			LIFE	* *			A
	Corrosion, Extent : Light, Area Affected : 2%							
	Location : Isolated In Tidal Zone							
Not Accessible	45%							D
Pile Caps								
Concrete	95%			LIFE	* *	5	\$1,300	A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Isolated Small Spalls At Bottom Edge Of Cap							
Concrete	5%	4+	\$9,400	LIFE	* *	5	\$100	A
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : 143 Ft, 188 Ft, 225 Ft, And 266 Ft (At Outfall) From The North							
	Other Observation, Extent : Light, Area Affected : 50%							
	Location : 207 Ft From North							
	Explanation : Delamination							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	95%			2033	* *	5	\$4,900	B
Asphalt	5%	4+	\$1,900	2039	* *	5	\$100	B
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : Isolated Throughout And 225 Ft From North (At Outfall)							
	Settlement, Extent : Light, Area Affected : 5%							
	Location : 285 Ft And 440 Ft From North							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 14A BULKHEAD
Asset # : 13525

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTH 1A BULKHEAD
Address : FRONT AVE. WEST OF PIER C BROOKLYN NAVY YARD
Borough : BROOKLYN Agency's Number : N/A
Program / Asset # : DBSR045.170 / 13538 Yr Built/Renovated :
Linear Ft : 136 Project Type : ECONOMIC DEVELOPMENT
Date of Survey : 14-Dec-2012 Landmark Status : NONE
Areas Surveyed :
Block : 2023 Lot : 1 BIN :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$700		\$100
Total		\$700		\$100
Priority B		\$700		\$100
Priority C				
Total		\$700		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 1A BULKHEAD
Asset # : 13538

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								
Timber	90%			LIFE	* *	5	\$100	C
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Missing</i>							
No Component	10%							D
Sheet Piles								
Steel	90%			LIFE	* *			A
	<i>Missing Coating, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	10%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	90%			2037	* *	5	\$1,400	B
Concrete	10%			2039	* *	5	\$200	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTH 20A & 20B BULKHEAD
Address : KAY AVE. BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.021 / 13539 **Yr Built/Renovated** :
Linear Ft : 875 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$66,700	\$13,000		\$1,200
Total	\$66,700	\$13,000		\$1,200
Priority A	\$33,800	\$12,200		
Priority B	\$18,900	\$800		\$1,200
Priority C	\$14,000			
Total	\$66,700	\$13,000		\$1,200



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 20A & 20B BULKHEAD
Asset # : 13539

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Timber	25%	Now	\$14,000	LIFE	* *	5	\$100	C
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Western 196 Ft Of Asset								
Explanation : Missing								
No Component	75%							D
Pile Supported Wall								
Concrete	70%			2037	* *	5	\$24,500	A
Concrete	20%	4+	\$33,800	2033	* *	5	\$3,500	A
Other Observation, Extent : Light, Area Affected : 10%								
Location : Erosion In Tidal Zone And Cracking Throughout In Western 179ft Of Asset								
Explanation : Erosion And Cracking								
Not Accessible	10%							D
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
No Component	5%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location : 778 Ft From West								
Explanation : Transfer Bridge								
Not Accessible	95%							D
Surface								
Asphalt	20%			2039	* *	5	\$2,000	B
Cracking, Extent : Light, Area Affected : 20%								
Location : Western 160 Ft Of Asset								
Sand	75%			2037	* *	2-5	\$2,000	B
No Component	5%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location : 778 Ft From West End Of Asset								
Explanation : Transfer Bridge								
Fender								
Piles								
Timber	5%	Now	\$7,800	2039	* *	4	\$1,000	B
Broken, Extent : Severe, Area Affected : 100%								
Location : At East End Of Asset								
No Component	95%							D
Wales and Chocks								
Timber	5%	Now	\$11,100	2039	* *	4	\$2,400	B
Broken, Extent : Severe, Area Affected : 100%								
Location : At East End Of Asset								
No Component	95%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTH 20C BARGE BASIN BULKHEAD
Address : EAST OF JAY AVE. BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.010 / 13522 **Yr Built/Renovated** :
Linear Ft : 2,160 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$782,800	
Total	\$782,800	
Priority A	\$417,800	
Priority B	\$242,100	
Priority C	\$122,900	
Total	\$782,800	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$3,700	\$2,100	\$41,500	\$100
Total	\$3,700	\$2,100	\$41,500	\$100
Priority A			\$33,600	
Priority B	\$3,700	\$2,100	\$7,900	\$100
Priority C				
Total	\$3,700	\$2,100	\$41,500	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 20C BARGE BASIN BULKHEAD
Asset # : 13522

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	30%	Now	\$105,400	LIFE	* *	5	\$600	C
	Broken, Extent : Severe, Area Affected : 30%							
	Location : Throughout Barge Basin							
	Other Observation, Extent : Severe, Area Affected : 60%							
	Location : Throughout North Side Of Barge Basin							
	Explanation : Missing							
Concrete	35%			LIFE	* *	5	\$700	C
Concrete	5%	4+	\$17,600	LIFE	* *	5	\$100	C
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : Throughout Asset							
No Component	30%							D
Pile Supported Wall								
Concrete	20%	4+	\$417,800	2033	* *	5	\$8,600	A
	Erosion, Extent : Moderate, Area Affected : 25%							
	Location : Along Bottom Edge Of Wall							
	Exposed Reinforcement, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Concrete	78%			2033	* *	5	\$67,300	A
	Erosion, Extent : Moderate, Area Affected : 20%							
	Location : At Cj's							
	Spalling, Extent : Moderate, Area Affected : 20%							
	Location : Isolated At Top Of Wall And Isolated Throughout							
	Other Observation, Extent : Moderate, Area Affected : 20%							
	Location : Scaling In Tidal Zone, And Efflorescence Above Tidal Zone							
	Explanation : Scaling And Efflorescence							
No Component	2%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : 40 Ft Length Along North Wall Of Basin, Starting 1994 Ft From Southwest							
	Explanation : At Outfall							
Piles and Bracing								
Not Accessible	100%							D
Backfill								
Fill								
Gravel	1%	Now	\$1,800	2039	* *	5		B
	Sinkhole, Extent : Severe, Area Affected : 100%							
	Location : At Northern End Of North Basin Wall							
Not Accessible	99%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 20C BARGE BASIN BULKHEAD
Asset # : 13522

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	59%			2033	* *	5	\$14,500	B
			<i>Recent Replace Evident, Extent : Light, Area Affected : 60%</i>					
			<i>Location : Three Sections Totalling 860 Feet</i>					
			<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 40%</i>					
			<i>Location : Throughout</i>					
Asphalt	1%	Now	\$1,800	2039	* *	5	\$100	B
			<i>Broken, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Northern End Of North Barge Basin Wall</i>					
Asphalt Blocks	5%			2033	* *	5	\$1,200	B
Concrete	9%			2037	* *	5	\$2,200	B
Topsoil	20%			2022	\$22,100	5	\$2,000	B
Not Accessible	6%							D
Fender								
Piles								
Timber	25%	Now	\$96,400	2039	* *	4	\$12,900	B
			<i>Broken, Extent : Severe, Area Affected : 50%</i>					
			<i>Location : South Wall Of Barge Basin</i>					
No Component	60%							D
Not Accessible	15%							D
Wales and Chocks								
Timber	40%	Now	\$145,700	2039	* *	4	\$46,900	B
			<i>Broken, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : South Wall Of Barge Basin</i>					
No Component	60%							D
Deck Elements								
Railing								
Fencing	35%			2028	* *	3	\$400	B
No Component	65%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTH 3A BULKHEAD
Address : FRONT AVE. BETWEEN PIERS C & D BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.150 / 13536 **Yr Built/Renovated** :
Linear Ft : 350 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 14-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$14,300			
Total	\$14,300			
Priority A				
Priority B	\$13,300			
Priority C	\$900			
Total	\$14,300			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 3A BULKHEAD
Asset # : 13536

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								
Timber	5%	4+	\$900	LIFE	* *	5		C
	<i>Displaced Elements, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Impacted Damage 275 Feet From West</i>							
Timber	93%			LIFE	* *	5	\$200	C
No Component	2%							D
Gravity Wall								
Concrete	35%			LIFE	* *	5	\$500	A
Not Accessible	65%							D
Backfill								
Fill								
Topsoil	10%	4+	\$2,900	2059	* *			B
	<i>Other Observation, Extent : Moderate, Area Affected : 40%</i>							
	<i>Location : Broken Up Concrete Exposing Topsoil</i>							
	<i>Explanation : Exposed Topsoil</i>							
Not Accessible	90%							D
Surface								
Asphalt	30%	4+	\$900	2033	* *	5	\$600	B
	<i>Cracking, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Moderate Cracking Throughout</i>							
	<i>Settlement, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Concrete	60%	4+	\$7,200	2033	* *	5	\$1,200	B
	<i>Cracking, Extent : Moderate, Area Affected : 75%</i>							
	<i>Location : Throughout</i>							
	<i>Settlement, Extent : Light, Area Affected : 75%</i>							
	<i>Location : Throughout Near Wall</i>							
Concrete	10%	Now	\$2,400	2033	* *	5	\$200	B
	<i>Broken, Extent : Moderate, Area Affected : 40%</i>							
	<i>Location : 124 Feet To 184 From West</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTH 6 BULKHEAD
Address : BETWEEN DRY DOCKS 1 & 4 BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.130 / 13534 **Yr Built/Renovated** :
Linear Ft : 395 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$148,200	
Total	\$148,200	
Priority A	\$53,500	
Priority B	\$94,600	
Total	\$148,200	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$23,100	\$200	\$2,000	
Total	\$23,100	\$200	\$2,000	
Priority A			\$1,100	
Priority B	\$23,100	\$200	\$900	
Total	\$23,100	\$200	\$2,000	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BERTH 6 BULKHEAD
Asset # : 13534

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall								
Conc w/Stone Face	10%	2-4	\$53,500	LIFE	* *	5	\$3,200	A
	Other Observation, Extent : Severe, Area Affected : 75%							
	Location : 274 Ft To 394 Ft From Dry Dock 4 In The Tidal Zone							
	Explanation : Loss Of Stone Facing/ Erosion Of Concrete/ Mortar Loss/ Cracking							
No Component	70%							D
Not Accessible	20%							D
Sheet Piles								
Steel	30%			LIFE	* *			A
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Isolated In Tidal Zone							
No Component	30%							D
Not Accessible	40%							D
Pile Caps								
Steel	70%			2028	* *	5	\$2,200	A
No Component	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	70%	Now	\$94,600	2039	* *	5	\$1,600	B
	Cracking, Extent : Severe, Area Affected : 100%							
	Location : Large Cracks Throughout							
	Settlement, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Not Accessible	30%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Adjacent To Dry Dock #1							
	Explanation : Building And Access Ramp							
Fender								
Piles								
Timber	15%	Now	\$10,600	2039	* *	4	\$1,400	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Adjacent To Dry Dock #1							
	Explanation : Broken/ Missing							
No Component	85%							D
Wales and Chocks								
Steel	15%			2033	* *	3-5	\$2,900	B
	Corrosion, Extent : Light, Area Affected : 20%							
	Location : Throughout Steel Fender Rack							
Timber	15%	Now	\$12,500	2039	* *	4	\$3,200	B
	Other Observation, Extent : Severe, Area Affected : 70%							
	Location : Adjacent To Dry Dock #1							
	Explanation : Broken/ Missing							
No Component	70%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTHS 10 AND 10A PIER
Address : EAST SIDE OF DRY DOCK 6 BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.070 / 13528 **Yr Built/Renovated** :
Linear Ft : 518 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$263,400	
Total	\$263,400	
Priority B	\$263,400	
Total	\$263,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$55,900		\$9,600	
Total	\$55,900		\$9,600	
Priority A	\$25,000		\$9,300	
Priority B	\$4,300		\$300	
Priority C	\$26,600			
Total	\$55,900		\$9,600	



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BERTHS 10 AND 10A PIER
Asset # : 13528

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								
Timber	80%	Now	\$26,600	LIFE	* *	5	\$200	C
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Missing/ Broken							
No Component	20%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : At Berth 10a							
	Explanation : No Timber Curb							
Pile Supported Wall								
Concrete	90%			2033	* *	5	\$18,600	A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Spalling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Concrete	10%	4+	\$25,000	2033	* *	5	\$1,000	A
	Erosion, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Gravel	10%	Now	\$4,300	2039	* *	5		B
	Sinkhole, Extent : Severe, Area Affected : 100%							
	Location : At Stations 3+64, 4+06, 4+50, And 4+75 To 5+18. With Station 0+00 At Berth 10a							
Not Accessible	90%							D
Surface								
Asphalt	80%	4+	\$35,500	2039	* *	5	\$2,400	B
	Cracking, Extent : Moderate, Area Affected : 75%							
	Location : Throughout							
	Settlement, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
Asphalt	10%	Now	\$4,400	2039	* *	5	\$300	B
	Sinkhole, Extent : Moderate, Area Affected : 100%							
	Location : See List Of Locations In Fill Section							
Concrete	10%			2033	* *	5	\$600	B
Fender								
Piles								
Timber	100%	Now	\$92,500	2039	* *	4	\$12,400	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Missing/ Broken							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BERTHS 10 AND 10A PIER
Asset # : 13528

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

Fender

Wales and Chocks

Timber

100% Now

\$131,000

2039

* *

4

\$28,100

B

*Other Observation, Extent : Severe, Area Affected : 100%**Location : Throughout**Explanation : Missing/ Broken*

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTHS 11 AND 12 / BULKHEAD AND BOATSHED
Address : NW SIDE OF HAMMERHEAD AVE. BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.060 / 13527 **Yr Built/Renovated** :
Linear Ft : 990 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 13-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$301,900	
Total	\$301,900	
Priority A	\$301,900	
Total	\$301,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$57,800	\$20,000	\$18,700	
Total	\$57,800	\$20,000	\$18,700	
Priority A			\$13,800	
Priority B	\$57,800	\$20,000	\$4,900	
Priority C				
Total	\$57,800	\$20,000	\$18,700	



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BERTHS 11 AND 12 / BULKHEAD AND BOATSHED
Asset # : 13527

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Concrete	30%			LIFE	**	5	\$300	C
	Cracking, Extent : Light, Area Affected : 15%							
	Location : West End Of Asset							
Timber	45%			LIFE	**	5	\$200	C
No Component	25%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : At Boatshed And At Travel Lift							
Pile Supported Wall								
Conc w/Stone Face	5%	4+	\$33,500	LIFE	**	5	\$4,000	A
	Other Observation, Extent : Moderate, Area Affected : 25%							
	Location : Starting 523 Ft From East And Extending 242 Ft Between Stone And Concrete Course At Top Of Wall And At Isolated Joints							
	Explanation : Mortar Loss							
Conc w/Stone Face	20%	4+	\$268,400	LIFE	**	5	\$15,900	A
	Cracking, Extent : Moderate, Area Affected : 20%							
	Location : At Isolated Areas							
	Erosion, Extent : Severe, Area Affected : 20%							
	Location : In Tidal Zone 702 Ft And 918 Ft From East							
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : In Tidal Zone							
	Explanation : Scaling							
Concrete	70%			2033	**	5	\$27,700	A
	Erosion, Extent : Light, Area Affected : 25%							
	Location : In Tidal Zone At Eastern 532 Ft And Western 221 Ft							
	Spalling, Extent : Light, Area Affected : 25%							
	Location : Closed Spall In Face Of Wall 245 Ft From East							
Not Accessible	5%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Not Visible Behind F. D. N. Y. Boats							
Backfill								
Fill								
Gravel	5%	Now	\$4,100	2039	**	5		B
	Sinkhole, Extent : Severe, Area Affected : 100%							
	Location : Eastern 50 Ft; 75 Ft From East And 134 Ft From East							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Eastern 50 Ft; 75 Ft From East And 134 Ft From East							
	Explanation : Settlement							
Not Accessible	95%							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.*

DEPT. OF SMALL BUSINESS SERV. - 801
BERTHS 11 AND 12 / BULKHEAD AND BOATSHED

Asset # : 13527

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill									
	Surface								
	Asphalt	70%			2033	* *	5	\$7,900	B
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Isolated Locations Starting 165 Ft From East And Extending 608 Ft In Length							
	Asphalt	10%	Now	\$8,500	2039	* *	5	\$600	B
		Settlement, Extent : Severe, Area Affected : 50%							
		Location : At Boatshed							
		Sinkhole, Extent : Severe, Area Affected : 30%							
		Location : At Boatshed And Bulkhead North Northwest							
	Concrete	15%	4+	\$2,500	2033	* *	5	\$800	B
		Cracking, Extent : Moderate, Area Affected : 50%							
		Location : Throughout Western 217 Ft							
		Spalling, Extent : Moderate, Area Affected : 50%							
		Location : Throughout Western 217 Ft							
	Concrete	5%			2037	* *	5	\$600	B
		Recent Replace Evident, Extent : Light, Area Affected : 50%							
		Location : Offshore Edge Of Wharf Starting 774 Ft From East And Extending 85 Ft In Length							
Fender									
	Buffer								
	Rubber	10%			2033	* *	4-5	\$3,000	B
		Surface Wearing/Scaling, Extent : Light, Area Affected : 15%							
		Location : Floating Composite Fender 373 Ft From East And Floating Tire Fender 433 Ft And 845 Ft From East							
	No Component	90%							D
Piles									
	Timber	50%			2037	* *	4	\$17,800	B
	Timber	10%	Now	\$17,700	2039	* *	4	\$2,400	B
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Eastern Leg North Northwest Of Boatshed							
	No Component	40%							D
Wales and Chocks									
	Timber	10%	Now	\$25,000	2039	* *	4	\$5,400	B
		Rotting/Splitting, Extent : Severe, Area Affected : 100%							
		Location : East End Of Asset North Of Boatshed							
	Timber	50%			2037	* *	4	\$40,300	B
	No Component	40%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTHS 7 AND 7A BULKHEAD
Address : BETWEEN DRY DOCKS 2 & 3 BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.110 / 13532 **Yr Built/Renovated** :
Linear Ft : 383 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 13-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$47,900	\$1,700	\$1,300	
Total	\$47,900	\$1,700	\$1,300	
Priority A	\$21,600		\$1,300	
Priority B	\$26,200	\$1,700		
Priority C				
Total	\$47,900	\$1,700	\$1,300	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BERTHS 7 AND 7A BULKHEAD
Asset # : 13532

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Timber	15%			LIFE	* *	5		C
No Component	85%							D
Sheet Piles								
Steel	30%			LIFE	* *			A
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Isolated Locations In Tidal Zone							
Steel	5%	4+	\$21,600	LIFE	* *			A
	Corrosion, Extent : Moderate, Area Affected : 100%							
	Location : Above Mlw Elevation At Berth 7a, Adjacent To Dry Dock #3							
Not Accessible	65%							D
Pile Caps								
Steel	85%			2028	* *	5	\$2,600	A
No Component	15%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	80%			2037	* *	5	\$3,500	B
Concrete	20%	Now	\$26,200	2039	* *	5	\$400	B
	Settlement, Extent : Severe, Area Affected : 100%							
	Location : From 175ft To 245 Ft From Dry Dock #3							
Fender								
Pile Cluster								
Timber	5%			2028	* *	4-10		B
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : New Timber Dolphin At Northwest Corner Of Asset							
No Component	95%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BERTHS 9 AND 9A PERIMETER WALL PILE SUPPORTED WALL AROUND PIER
Address : BETWEEN DRY DOCKS 5 & 6 BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.080 / 13529 **Yr Built/Renovated** :
Linear Ft : 475 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$210,900	
Total	\$210,900	
Priority A	\$45,900	
Priority B	\$164,900	
Total	\$210,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$67,700	\$8,500		
Total	\$67,700	\$8,500		
Priority A		\$8,500		
Priority B	\$44,600			
Priority C	\$23,200			
Total	\$67,700	\$8,500		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BERTHS 9 AND 9A PERIMETER WALL PILE SUPPORTED WALL AROUND PIER
Asset # : 13529

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Coping/Curb									
Concrete	25%			LIFE	**	5	\$100	C	
Concrete	25%	Now	\$23,200	LIFE	**	5	\$100	C	
	Broken, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
No Component	50%							D	
Pile Supported Wall									
Concrete	90%			2027	**	5	\$17,100	A	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Explanation : Cracking And Spalling								
Concrete	10%	4+	\$45,900	2033	**	5	\$900	A	
	Other Observation, Extent : Moderate, Area Affected : 40%								
	Location : Isolated Throughout Tidal Zone And Above Mlw. Spall Located 300ft From Dry Dock #6								
	Explanation : Erosion And Spalling								
Piles and Bracing									
Not Accessible	100%							D	
Pile Caps									
Not Accessible	100%							D	
Backfill									
Fill									
Gravel	10%	Now	\$3,900	2039	**	5		B	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : At Southwest Corner Of Berth								
	Explanation : Fill Loss And Sinkholes								
Not Accessible	90%							D	
Surface									
Asphalt	60%	Now	\$14,600	2033	**	5	\$1,600	B	
	Settlement, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Sinkhole, Extent : Severe, Area Affected : 10%								
	Location : 76ft To 169ft, At 213ft, 315ft, And 353ft To 362ft From Dry Dock #6								
Concrete	40%	Now	\$26,000	2037	**	5	\$1,100	B	
	Cracking, Extent : Light, Area Affected : 10%								
	Location : Between 289ft And 420ft From Dry Dock #6								
	Settlement, Extent : Light, Area Affected : 10%								
	Location : Isolated Throughout								
Fender									
Piles									
Timber	100%	Now	\$84,800	2039	**	4	\$11,400	B	
	Broken, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Missing Part, Extent : Severe, Area Affected : 100%								
	Location : Entire Location								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BERTHS 9 AND 9A PERIMETER WALL PILE SUPPORTED WALL AROUND PIER
Asset # : 13529

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

Fender

Wales and Chocks

Timber

100%	Now	\$80,100	2039	* *	4	\$25,800	B
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*Missing Part, Extent : Severe, Area Affected : 100%**Location : Throughout**Rotting/Splitting, Extent : Severe, Area Affected : 100%**Location : Entire Location*

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **BROOKLYN WHOLESALE MEAT MARKET REVETMENT**
Address : **1ST AVE. BET. 54TH & 57TH STS.**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBS0026.030 / 1739** **Yr Built/Renovated** :
Linear Ft : **1,307** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **29-Dec-2011** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **819** **Lot** : **1** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$40,400
Total		\$40,400
Priority B		\$40,400
Total		\$40,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$32,200	\$7,500	\$100	
Total	\$32,200	\$7,500	\$100	
Priority B		\$7,500	\$100	
Priority C	\$32,200			
Total	\$32,200	\$7,500	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN WHOLESALE MEAT MARKET REVETMENT

Asset # : 1739

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb								
	Concrete	95%			LIFE	* *	5	\$1,200	C
	Concrete	5%	Now	\$21,300	LIFE	* *	5	\$100	C
	Broken, Extent : Severe, Area Affected : 100%								
	Location : Vehicle Damage								
Revetment									
	Stone	98%			LIFE	* *	5	\$7,700	C
	Stone	2%	0-2	\$10,900	LIFE	* *	5	\$200	C
	Missing Part, Extent : Severe, Area Affected : 100%								
	Location : Geotextile Filter Fabric Exposed At Sta. 1+25 And 4+00								
Backfill									
	Surface								
	Asphalt	100%			2032	* *	5	\$14,900	B
Deck Elements									
	Railing								
	Fencing	60%			2024	\$40,400	3	\$300	B
	No Component	40%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD
Address : ROBERT F. WAGNER PLACE PECK SLIP TO ROBERT WAGNER PLACE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP025.044 / 1743 **Yr Built/Renovated** :
Linear Ft : 957 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 73 **Lot** : 29 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$694,700
Total		\$694,700
Priority B		\$694,700
Total		\$694,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$45,000	\$5,300		
Total	\$45,000	\$5,300		
Priority A				
Priority B	\$45,000	\$5,300		
Priority C				
Total	\$45,000	\$5,300		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD
Asset # : 1743

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 : Throughout</i>							
Gravity Wall Concrete	90%			LIFE	* *	5	\$3,500	A
Not Accessible	10%							D
Revetment								
Stone	60%			LIFE	* *	5	\$3,400	C
No Component	40%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	2%			2032	* *	5	\$200	B
Asphalt Pavers	95%			2032	* *	5	\$10,400	B
Asphalt Pavers	1%	Now	\$2,800	2032	* *	5	\$100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Stations 2+00, 2+31, And 3+00 From South</i>							
	<i>Explanation : Missing Pavers Around Planters</i>							
Topsoil	2%			2021	\$1,000	5	\$100	B
Fender								
Piles								
Timber	65%			2032	* *	4	\$22,300	B
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : In Tidal Zone</i>							
	<i>Worn, Extent : Light, Area Affected : 5%</i>							
	<i>Location : 17 Each 6-pile Clusters In Front Of Bulkhead.</i>							
No Component	25%							D
Not Accessible	10%							D
Deck Elements								
Railing								
Steel	40%			2021	\$347,400			B
Steel	40%	4+	\$34,700	2021	\$347,400			B
	<i>Corrosion, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Stations 0+00 To 4+00 Form South</i>							
No Component	20%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD
Address : ROBERT F. WAGNER PLACE ROBERT F. WAGNER PLACE TO MARKET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP025.045 / 1744 **Yr Built/Renovated** :
Linear Ft : 1,410 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 240 **Lot** : 6 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$427,300	\$1,315,300
Total	\$427,300	\$1,315,300
Priority A	\$427,300	\$35,900
Priority B		\$1,279,500
Total	\$427,300	\$1,315,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$52,700	\$8,000		
Total	\$52,700	\$8,000		
Priority A	\$33,500			
Priority B	\$19,200	\$8,000		
Priority C				
Total	\$52,700	\$8,000		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD
Asset # : 1744

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	\$1,300	C
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Gravity Wall Concrete	35%	4+	\$188,700	LIFE	* *	5	\$2,000	A
	Cracking, Extent : Moderate, Area Affected : 2%							
	Location : Throughout							
	Erosion, Extent : Light, Area Affected : 2%							
	Location : Throughout							
Stone	5%	4+	\$33,500	LIFE	* *	5	\$6,000	A
	Cracking, Extent : Moderate, Area Affected : 2%							
	Location : Throughout							
	Erosion, Extent : Light, Area Affected : 2%							
	Location : Throughout							
Stone	25%			LIFE	* *	5	\$29,900	A
No Component	35%							D
Pile Supported Wall Concrete	35%	4+	\$238,600	2032	* *	5	\$9,900	A
	Other Observation, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Explanation : Erosion And Cracking							
No Component	65%							D
Piles and Bracing								
No Component	65%							D
Not Accessible	35%							D
Pile Caps								
No Component	65%							D
Not Accessible	35%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%			2032	* *	5	\$16,100	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Stations 3+16 To 5+00, 10+80 To 11+30, And 13+00 To 13+65 From South							
Deck Elements								
Railing								
Steel	85%			2021	\$1,087,500			B
Steel	15%	4+	\$19,200	2021	\$191,900			B
	Corrosion, Extent : Light, Area Affected : 20%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD
Address : E. RIVER FROM WALL STREET / SOUTH TO 45 FT PAST HELIPORT
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0025.041 / 1765 **Yr Built/Renovated** :
Linear Ft : 1,275 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Feb-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 36 **Lot** : 12 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$272,800	\$563,900
Total	\$272,800	\$563,900
Priority A	\$272,800	\$43,200
Priority B		\$520,600
Total	\$272,800	\$563,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$400		\$6,900
Total		\$400		\$6,900
Priority B		\$400		\$6,900
Total		\$400		\$6,900



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD
Asset # : 1765

Bulkheads		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Gravity Wall	Stone	5%	0-2	\$60,600	LIFE	**	5	\$5,400	A
	Missing Part, Extent : Severe, Area Affected : 50%								
	Location : 2 Courses Of Grout Loss 6 Inches High Up To 2 Ft Deep								
	Stone	35%	4+	\$212,200	LIFE	**	5	\$37,800	A
	Other Observation, Extent : Light, Area Affected : 5%								
Location : Periodic Throughout In Tidal Zone									
Explanation : Grout Loss									
Not Accessible		60%							D
Backfill									
Fill									
Not Accessible		100%							D
Surface									
Asphalt Pavers	95%			2039	**	5	\$13,800	B	
	Recent Replace Evident, Extent : Light, Area Affected : 50%								
	Location : Southern Half Is Recently New; Northern Half Is Under Construction								
Concrete	5%			2037	**	5	\$700	B	
	Cracking, Extent : Light, Area Affected : 5%								
	Location : At Base Of Pier 11								
Deck Elements									
Railing									
Steel	45%			2024	\$520,600			B	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Northern Section Is Under Construction, Almost Replaced; Southern Portion Belongs To Platform Asset								
No Component		55%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD
Address : BATTERY MARITIME BLDG.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DOT0127.010 / 2777 **Yr Built/Renovated** :
Linear Ft : 366 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-May-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 2 **Lot** : 1 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$700			
Total	\$700			
Priority A				
Priority B	\$700			
Total	\$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.*

DEPT. OF SMALL BUSINESS SERV. - 801

BULKHEAD

Asset # : 2777

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	12%			LIFE	* *	5	\$200	A
Not Accessible	88%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	35%			2031	* *	5	\$1,500	B
			Cracking, Extent : Light, Area Affected : 5%					
			Location : Throughout					
			Settlement, Extent : Light, Area Affected : 2%					
			Location : Isolated					
Concrete	50%			2035	* *	5	\$2,100	B
Stone	15%			2035	* *	10		B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD
Address : EAST RIVER E. 41ST TO E. 42ND STS.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0025.169 / 4092 **Yr Built/Renovated** :
Linear Ft : 297 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 15-Apr-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 1353 **Lot** : 50 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$385,800	
Total	\$385,800	
Priority A	\$385,800	
Total	\$385,800	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads				
Total				
Priority A				
Total				



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD
Asset # : 4092

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete	10%			LIFE	* *	5	\$100	A
Not Accessible	90%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : Inaccessible Due To F. D. R. Roadway, Only A Less Than 1 Ft Wide Ledge Is Accessible.								
Pile Supported Wall								
Conc w/Stone Face	40%	Now	\$161,000	LIFE	* *	5	\$9,500	A
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Bottom Half Of Wall								
Explanation : Missing Granite Fascia Panels								
Conc w/Stone Face	35%	4+	\$140,900	LIFE	* *	5	\$8,300	A
Other Observation, Extent : Moderate, Area Affected : 25%								
Location : At Wall Ends								
Explanation : Spalling On Walls At Outfall Opening								
Not Accessible	25%							D
Piles and Bracing								
Not Accessible	100%							D
Sheet Piles								
Steel	50%	4+	\$83,900	LIFE	* *			A
Corrosion, Extent : Moderate, Area Affected : 100%								
Location : Piles Set Back From Face; Partially Inaccessible								
Not Accessible	50%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Not Accessible	100%							D
Deck Elements								
Parapet								
Concrete	100%			2028	* *			B
Cracking, Extent : Light, Area Affected : 75%								
Location : Throughout								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD / PIER 36 TO SO. SIDE PIER 42
Address : SOUTH STREET SO. SIDE JEFFERSON TO MONTGOMERY
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0025.047 / 1746 **Yr Built/Renovated** : 1900 /
Linear Ft : 1,310 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-Apr-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 241 **Lot** : 22 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$253,400	\$50,000
Total	\$253,400	\$50,000
Priority A	\$253,400	\$50,000
Total	\$253,400	\$50,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads			\$7,500	
Total			\$7,500	
Priority A				
Priority B			\$7,500	
Total			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD / PIER 36 TO SO. SIDE PIER 42
Asset # : 1746

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	10%			LIFE	* *	5	\$500	A
Stone	45%			LIFE	* *	5	\$50,000	A
No Component	45%							D
Pile Supported Wall								
Concrete	20%	4+	\$253,400	2033	* *	5	\$5,200	A
	Other Observation, Extent : Light, Area Affected : 15%							
	Location : Periodic Throughout							
	Explanation : Erosion In Tidal Zone							
No Component	80%							D
Piles and Bracing								
No Component	80%							D
Not Accessible	20%							D
Sheet Piles								
Steel	25%			LIFE	* *			A
	Corrosion, Extent : Light, Area Affected : 30%							
	Location : Older Sheet Piles							
No Component	75%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	65%			2033	* *	5	\$9,700	B
Concrete	35%			2033	* *	5	\$5,200	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD ALONG SOUTH STREET
Address : FLETCHER ST NORTH TO PECK SLIP EAST RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP025.043 / 1742 **Yr Built/Renovated** :
Linear Ft : 1,153 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 36 **Lot** : 30 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$5,900		
Total		\$5,900		
Priority A				
Priority B		\$5,900		
Total		\$5,900		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD ALONG SOUTH STREET
Asset # : 1742

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	5%			LIFE	* *	5	\$200	A
	Not Accessible	95%							D
Pile Caps									
	Concrete	10%			LIFE	* *	5	\$300	A
	Not Accessible	90%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt	50%			2032	* *	5	\$6,600	B
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Asphalt Pavers	40%			2032	* *	5	\$5,300	B
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Throughout							
		Explanation : Surface Wear							
	Stone	10%			2032	* *	10		B
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Explanation : Missing Grout							

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

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

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

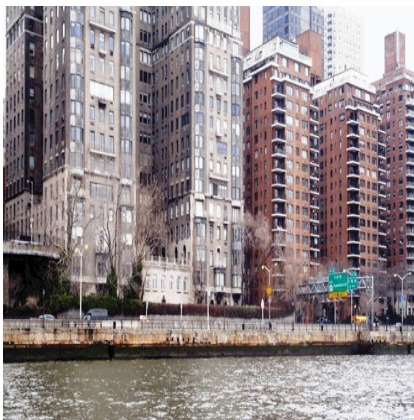
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD E. 48 TO E.54 ST. E.R.
Address : E. RIVER, 48TH TO 54TH ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.051 / 1748 **Yr Built/Renovated** :
Linear Ft : 1,630 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 13-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 1360 **Lot** : 60 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$131,800	\$711,700
Total	\$131,800	\$711,700
Priority B	\$131,800	\$711,700
Total	\$131,800	\$711,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$22,900	\$1,400	\$100	
Total	\$22,900	\$1,400	\$100	
Priority A	\$22,900			
Priority B		\$1,400	\$100	
Total	\$22,900	\$1,400	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD E. 48 TO E.54 ST. E.R.
Asset # : 1748

Bulkheads		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Relieving Platform Top									
Concrete/Stone	45%			LIFE		* *		A	
Concrete/Stone	5%	2-4	\$16,000	LIFE		* *		A	
Erosion, Extent : Moderate, Area Affected : 5%									
Location : Along Top, Bottom, And Corners Of Platform									
Exposed Reinforcement, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Missing Part, Extent : Moderate, Area Affected : 5%									
Location : Along Top, Bottom, And Corners Of Platform									
Spalling, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Not Accessible	50%							D	
Piles and Bracing									
Not Accessible	100%							D	
Lowlevel Pile Caps									
Timber	1%	Now	\$6,900	LIFE		* *		A	
Rotting/Splitting, Extent : Severe, Area Affected : 50%									
Location : Throughout									
Timber	1%			LIFE		* *		A	
Rotting/Splitting, Extent : Light, Area Affected : 25%									
Location : Throughout									
Not Accessible	98%							D	
Backfill									
Fill									
Not Accessible	100%							D	
Surface									
Asphalt Pavers	39%	2-4	\$123,900	2032		* *	5	\$3,600	B
Settlement, Extent : Light, Area Affected : 5%									
Location :									
Asphalt Pavers	1%	0-2	\$7,900	2032		* *	5	\$100	B
Settlement, Extent : Severe, Area Affected : 50%									
Location : At Station 5+90 From North									
Concrete	15%			2032		* *	5	\$2,800	B
Cracking, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Not Accessible	45%								D
Deck Elements									

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD E. 48 TO E.54 ST. E.R.
Asset # : 1748

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Railing								
Fencing	55%			2024	\$46,100	3	\$400	B
	Corrosion, Extent : Moderate, Area Affected : 10%							
	Location : On External Steel Supports Throughout							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Along Fdr Drive							
	Explanation : On Top Of Parapet Wall							
Steel	45%			2021	\$665,600			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Station 4+00 To 7+20 From North							
Parapet								
Concrete	55%			2024				B
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Throughout							
No Component	45%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD E. 54 TO E. 59 ST. E.R.
Address : E. RIVER, 54TH TO 59TH ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.052 / 1749 **Yr Built/Renovated** :
Linear Ft : 1,245 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 13-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 1371 **Lot** : 30 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$39,300
Total		\$39,300
Priority A		\$39,300
Total		\$39,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$46,800	\$6,400		
Total	\$46,800	\$6,400		
Priority A	\$46,500			
Priority B	\$300	\$6,400		
Priority C				
Total	\$46,800	\$6,400		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD E. 54 TO E. 59 ST. E.R.
Asset # : 1749

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	3%	Now	\$14,700	LIFE	* *			A
	Cracking, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Missing Part, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
No Component	95%							D
Not Accessible	2%							D
Gravity Wall								
Conc w/Stone Face	34%			LIFE	* *	5	\$38,100	A
	Cracking, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Erosion, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Conc w/Stone Face	1%	Now	\$26,500	LIFE	* *	5	\$1,100	A
	Missing Part, Extent : Severe, Area Affected : 50%							
	Location : At Station 4+00 From North							
No Component	35%							D
Not Accessible	30%							D
Piles and Bracing								
Not Accessible	100%							D
Revetment								
Stone	15%			LIFE	* *	5	\$1,100	C
No Component	85%							D
Sheet Piles								
Steel	15%			LIFE	* *			A
	Corrosion, Extent : Moderate, Area Affected : 10%							
	Location : In Splash Zone							
No Component	70%							D
Not Accessible	15%							D
Lowlevel Pile Caps								
Timber	1%	Now	\$5,200	LIFE	* *			A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
Timber	1%			LIFE	* *			A
	Rotting/Splitting, Extent : Light, Area Affected : 25%							
	Location : Throughout							
Not Accessible	98%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	90%			2032	* *	5	\$12,800	B
Topsoil	10%			2021	\$6,400	5	\$600	B

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD E. 54 TO E. 59 ST. E.R.
Asset # : 1749

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		Code
Deck Elements									
	Railing								
	Fencing	30%			2024	\$19,200	3	\$100	B
	No Component	70%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD E. 63 TO E. 71 ST. E.R.
Address : E. RIVER, 63RD TO 71ST ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.054 / 1750 **Yr Built/Renovated** :
Linear Ft : 2,089 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 13-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 1482 **Lot** : 60 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$79,500	\$1,948,700
Total	\$79,500	\$1,948,700
Priority A	\$79,500	\$53,100
Priority B		\$1,895,600
Total	\$79,500	\$1,948,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$21,100	\$11,900		
Total	\$21,100	\$11,900		
Priority A	\$21,100			
Priority B		\$11,900		
Total	\$21,100	\$11,900		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD E. 63 TO E. 71 ST. E.R.
Asset # : 1750

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	3%	Now	\$12,300	LIFE	* *			A
	Erosion, Extent : Severe, Area Affected : 25%							
	Location : Stations 20+00 To 20+89							
	Missing Part, Extent : Severe, Area Affected : 20%							
	Location : Stations 20+00 To 20+89							
Concrete/Stone	3%			LIFE	* *			A
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Throughout							
	Erosion, Extent : Light, Area Affected : 25%							
	Location : Throughout							
No Component	90%							D
Not Accessible	4%							D
Gravity Wall								
Conc w/Stone Face	3%			LIFE	* *	5	\$5,600	A
	Erosion, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Stone	28%			LIFE	* *	5	\$49,600	A
	Displaced Elements, Extent : Moderate, Area Affected : 20%							
	Location : Isolated Locations							
Stone	2%	Now	\$79,500	LIFE	* *	5	\$3,500	A
	Other Observation, Extent : Severe, Area Affected : 2%							
	Location : 13+20 To 14+00 And 2+25 To 2+40							
	Explanation : Missing Or Displaced Stone							
No Component	10%							D
Not Accessible	55%							D
Not Accessible	2%							D
Piles and Bracing								
No Component	90%							D
Not Accessible	10%							D
Lowlevel Pile Caps								
Timber	1%	Now	\$8,800	LIFE	* *			A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Stations 19+00 To 20+89 From North							
Timber	1%			LIFE	* *			A
	Rotting/Splitting, Extent : Light, Area Affected : 25%							
	Location : Throughout							
No Component	90%							D
Not Accessible	8%							D
Backfill								
Fill								
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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD E. 63 TO E. 71 ST. E.R.
Asset # : 1750

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt Blocks	100%			2032	* *	5	\$23,800	B
	Settlement, Extent : Light, Area Affected : 2%							
	Location :							
	Other Observation, Extent : Moderate, Area Affected : 5%							
	Location : Isolated Throughout							
	Explanation : Settlement At Planters And Utilities							
Deck Elements								
Railing								
Steel	100%			2021	\$1,895,600			B
	Missing Coating, Extent : Light, Area Affected : 15%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD E. 78TH TO E. 81ST ST.
Address : E. RIVER, 78TH TO 81ST ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.057 / 2879 **Yr Built/Renovated** :
Linear Ft : 853 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 1490 **Lot** : 60 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$156,100	\$712,100
Total	\$156,100	\$712,100
Priority A	\$156,100	
Priority B		\$712,100
Total	\$156,100	\$712,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$33,200	\$3,500		
Total	\$33,200	\$3,500		
Priority A				
Priority B	\$33,200	\$3,500		
Total	\$33,200	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD E. 78TH TO E. 81ST ST.
Asset # : 2879

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Facing								
Concrete	20%			LIFE	**			C
	Mechanical Damage, Extent : Moderate, Area Affected : 10%							
	Location : At South End Of Bulkhead							
No Component	70%							D
Not Accessible	10%							D
Gravity Wall								
Conc w/Stone Face	5%	Now	\$90,900	LIFE	**	5	\$3,800	A
	Missing Part, Extent : Severe, Area Affected : 15%							
	Location : Stations 0+00, 3+89, 4+73, 6+29, And 7+65 From North End							
Conc w/Stone Face	20%			LIFE	**	5	\$15,400	A
	Displaced Elements, Extent : Moderate, Area Affected : 10%							
	Location : Evident Topside Stations 5+07 To 6+66							
	Other Observation, Extent : Light, Area Affected : 50%							
	Location : At Stations 6+77 And 7+81 From North End							
	Explanation : Concrete Patches At Top Of Bulkhead							
Concrete	5%	2-4	\$65,200	LIFE	**	5	\$200	A
	Cracking, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
Concrete	15%			LIFE	**	5	\$500	A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Not Accessible	55%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	72%			2032	**	5	\$7,000	B
Asphalt Pavers	20%	4+	\$33,200	2032	**	5	\$1,000	B
	Settlement, Extent : Light, Area Affected : 25%							
	Location : Throughout							
Not Accessible	8%							D
Deck Elements								
Railing								
Steel	92%			2021	\$712,100			B
	Other Observation, Extent : Light, Area Affected : 15%							
	Location : Throughout							
	Explanation : Coating Loss							
Not Accessible	8%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD E. 81ST TO E. 84TH ST.
Address : E. RIVER, 81ST TO 84TH ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.058 / 2878 **Yr Built/Renovated** :
Linear Ft : 793 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 1589 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$134,400	\$40,800
Total	\$134,400	\$40,800
Priority A	\$134,400	
Priority B		\$40,800
Total	\$134,400	\$40,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$4,500	\$100	
Total		\$4,500	\$100	
Priority B		\$4,500	\$100	
Total		\$4,500	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD E. 81ST TO E. 84TH ST.
Asset # : 2878

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Sheet Piles								
Steel	30%	4+	\$134,400	LIFE	* *			A
	Corrosion, Extent : Moderate, Area Affected : 30%							
	Location : Tidal And Splash Zones							
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : Throughout							
	Explanation : Holes At Sheet Pile Splice Locations							
Steel	30%			LIFE	* *			A
Not Accessible	40%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	100%			2032	* *	5	\$9,100	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout At Top Of Bulkhead							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Throughout At Top Of Bulkhead							
Deck Elements								
Railing								
Fencing	100%			2024	\$40,800	3	\$300	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD GRAVITY WALL/RELIEVING PLATFORM
Address : SOUTH STREET MARKET SLIP TO PIER 35
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP025.046 / 1745 **Yr Built/Renovated** :
Linear Ft : 1,485 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 240 **Lot** : 6 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$1,269,400
Total		\$1,269,400
Priority A		\$56,600
Priority B		\$1,212,800
Total		\$1,269,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$7,600		
Total		\$7,600		
Priority B		\$7,600		
Priority C				
Total		\$7,600		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD GRAVITY WALL/RELIEVING PLATFORM
Asset # : 1745

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
No Component	90%							D
Under Construction	10%							D
Coping/Curb								
Concrete	90%			LIFE	* *	5	\$1,300	C
		<i>Cracking, Extent : Light, Area Affected : 2%</i>						
		<i>Location : Throughout</i>						
Under Construction	10%							D
Gravity Wall								
Stone	45%			LIFE	* *	5	\$56,600	A
		<i>Spalling, Extent : Moderate, Area Affected : 25%</i>						
		<i>Location : At Concrete Patches</i>						
		<i>Other Observation, Extent : Light, Area Affected : 25%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : 25% Of Grout Missing</i>						
No Component	10%							D
No Component	10%							D
Not Accessible	35%							D
Backfill								
Fill								
Not Accessible	90%							D
Under Construction	10%							D
Surface								
Asphalt	5%			2032	* *	5	\$800	B
		<i>Settlement, Extent : Light, Area Affected : 50%</i>						
		<i>Location : Throughout</i>						
Asphalt Pavers	85%			2032	* *	5	\$14,400	B
		<i>Settlement, Extent : Moderate, Area Affected : 50%</i>						
		<i>Location : Station 0+67 From South Above Outfall</i>						
		<i>Other Observation, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Settlement</i>						
Under Construction	10%							D
Deck Elements								
Railing								
Steel	90%			2021	\$1,212,800			B
		<i>Other Observation, Extent : Light, Area Affected : 2%</i>						
		<i>Location : Stations 0+00 To 5+00</i>						
		<i>Explanation : Corrosion</i>						
Under Construction	10%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD PIER 42
Address : NS MONTGOMERY @ NS PIER 43 TO E. RIVER PARK
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0025.050 / 2949 **Yr Built/Renovated** :
Linear Ft : 1,065 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-Apr-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 241 **Lot** : 13 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$168,800	\$54,200
Total	\$168,800	\$54,200
Priority A	\$91,400	\$54,200
Priority B	\$77,500	
Total	\$168,800	\$54,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$900		
Total		\$900		
Priority A				
Priority B		\$900		
Total		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD PIER 42
Asset # : 2949

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	5%	0-2	\$40,700	LIFE	* *	5	\$200	A
		Spalling, Extent : Severe, Area Affected : 75%							
		Location : North End							
	Concrete	10%			LIFE	* *	5	\$400	A
	Stone	10%	4+	\$50,600	LIFE	* *	5	\$9,000	A
		Other Observation, Extent : Severe, Area Affected : 75%							
		Location : Throughout							
		Explanation : Erosion Of Grout							
	Stone	50%			LIFE	* *	5	\$45,100	A
	Not Accessible	25%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt	60%	4+	\$54,700	2039	* *	5	\$3,600	B
		Cracking, Extent : Light, Area Affected : 10%							
		Location : Periodic Throughout							
	Asphalt	25%	Now	\$22,800	2039	* *	5	\$1,500	B
		Missing Part, Extent : Severe, Area Affected : 20%							
		Location : North End							
	Concrete	15%			2037	* *	5	\$1,800	B
		Cracking, Extent : Light, Area Affected : 10%							
		Location : Periodic Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD STEEL WITH CONCRETE CAP
Address : BETWEEN PIER 11 & 12
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0049.000 / 13962 **Yr Built/Renovated** :
Linear Ft : 316 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 14-Oct-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 515 **Lot** : 61 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$65,800	
Total	\$65,800	
Priority A	\$65,800	
Total	\$65,800	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$52,300			
Total	\$52,300			
Priority A	\$4,500			
Priority B	\$39,400			
Priority C	\$8,400			
Total	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD STEEL WITH CONCRETE CAP
Asset # : 13962

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Timber	30%			LIFE	* *	5	\$100	C
Timber	50%	Now	\$8,400	LIFE	* *	5	\$100	C
Broken, Extent : Severe, Area Affected : 100%								
Location : Split, Broken, Or Missing Curb								
No Component	20%							D
Sheet Piles								
Steel	25%			LIFE	* *			A
Corrosion, Extent : Light, Area Affected : 100%								
Location : Throughout								
Steel	5%	4+	\$4,500	LIFE	* *			A
Corrosion, Extent : Moderate, Area Affected : 100%								
Location : Splash Zone; Webs Of Steel Wales Corroded Through								
Not Accessible	70%							D
Pile Caps								
Concrete	50%	2-4	\$65,800	LIFE	* *	5	\$500	A
Spalling, Extent : Moderate, Area Affected : 100%								
Location : Moderate Spalling From 0+00 To 1+55; Severe Spalls At 1+54, 1+64, 2+05, 3+11								
Concrete	50%			LIFE	* *	5	\$500	A
Backfill								
Surface								
Concrete	30%			2031	* *	5	\$1,100	B
Topsoil	65%			2020	\$10,500	5	\$1,000	B
Topsoil	5%	Now	\$800	2022	\$800	5		B
Settlement, Extent : Severe, Area Affected : 100%								
Location : Station 2+30 To 2+45; Sinkhole 4' Wide 4' Deep Behind Sheet Pile Wall								
Fender								
Piles								
Timber	25%	Now	\$14,100	2037	* *	4	\$1,900	B
Rotting/Splitting, Extent : Severe, Area Affected : 100%								
Location : Station 2+15 To 3+33; Broken, Rotting, Split Fender Piles								
No Component	55%							D
Not Accessible	20%							D
Wales and Chocks								
Timber	45%	0-2	\$24,000	2037	* *	4	\$7,700	B
Rotting/Splitting, Extent : Moderate, Area Affected : 100%								
Location : Station 2+15 To 3+33								
No Component	55%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD - HARLEM RIVER SEAWALL/REVTMENT/CRIBBING
Address : HARLEM RIVER, 147TH - 158TH ST E.145TH TO MACOMBS DAM BRIDGE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBS0027.021 / 1718 **Yr Built/Renovated** :
Linear Ft : 4,469 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 09-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2539 **Lot** : 2 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,188,200	\$722,400
Total	\$1,188,200	\$722,400
Priority B	\$938,800	\$722,400
Priority C	\$249,400	
Total	\$1,188,200	\$722,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$30,600			\$61,200
Total	\$30,600			\$61,200
Priority A				
Priority B	\$30,600			\$61,200
Priority C				
Total	\$30,600			\$61,200



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD - HARLEM RIVER SEAWALL/REVTMENT/CRIBBING
Asset # : 1718

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall Concrete	10%			LIFE	* *	5	\$1,800	A
	Erosion, Extent : Light, Area Affected : 50%							
	Location : Throughout							
Stone Gabion	1%			LIFE	* *	3		A
No Component	79%							D
Not Accessible	10%							D
Piles and Bracing								
No Component	65%							D
Not Accessible	35%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Low-water Timber Deck Of Low Level Platform Is Visible At Low Tide							
Revetment								
Stone	37%			LIFE	* *	5	\$9,900	C
Stone	3%	2-4	\$93,500	LIFE	* *	5	\$800	C
	Missing Part, Extent : Moderate, Area Affected : 50%							
	Location : Concrete Debris Revetment From Sta 3+26 To Sta 4+71 From South							
Stone	2%	2-4	\$62,300	LIFE	* *	5	\$500	C
	Missing Part, Extent : Moderate, Area Affected : 100%							
	Location : Isolated Between Sta 10+20 And Sta 11+20 From The South							
Stone	3%	Now	\$93,500	LIFE	* *	5	\$800	C
	Missing Part, Extent : Moderate, Area Affected : 50%							
	Location : Concrete Debris Revetment From Sta 6+05 To Sta 7+60 From South							
No Component	55%							D
Sheet Piles								
Steel	1%			LIFE	* *			A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Upland Of Stone Revetment, Adjacent To Asphalt Walkway At South Half Of Asset							
	Explanation : Buried In Topsoil Of Planter							
No Component	70%							D
Not Accessible	29%							D
Backfill								
Fill								
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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD - HARLEM RIVER SEAWALL/REVETMENT/CRIBBING

Asset # : 1718

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill									
	Surface								
	Asphalt	50%			2026	* *	5	\$25,500	B
				Cracking, Extent : Light, Area Affected : 5%					
				Location : Isolated Throughout					
				Settlement, Extent : Moderate, Area Affected : 5%					
				Location : Throughout					
	Topsoil	5%	2-4	\$6,800	2022	\$11,400	5	\$500	B
				Erosion, Extent : Moderate, Area Affected : 50%					
				Location : Isolated Throughout					
	Topsoil	40%			2021	\$91,300	5	\$8,400	B
	Topsoil	5%	Now	\$6,800	2023	\$11,400	5	\$500	B
				Settlement, Extent : Severe, Area Affected : 50%					
				Location : Isolated Throughout					
Fender									
	Piles								
	Timber	35%			2019	\$279,300	4	\$37,500	B
				Broken, Extent : Severe, Area Affected : 100%					
				Location : Fender System Used To Be Installed On Gravity Wall But Is No Longer Used Or Required.					
	No Component	65%							D
	Wales and Chocks								
	Timber	35%			2019	\$659,500	4	\$84,900	B
				Broken, Extent : Severe, Area Affected : 100%					
				Location : Fender System Used To Be Installed On Gravity Wall But Is No Longer Used Or Required.					
	No Component	65%							D
Deck Elements									
	Railing								
	Steel	15%			2022	\$608,300			B
	No Component	85%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD @ PILE SUPPORTED WHARF BET. NICKS LOBSTER & KINGS PLAZA
Address : FLATBUSH AVE. MILL BASIN
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.062 / 16 **Yr Built/Renovated** :
Linear Ft : 700 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 15-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 8591 **Lot** : 980 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$2,990,200	\$35,800
Total	\$2,990,200	\$35,800
Priority A	\$2,990,200	
Priority B		\$35,800
Total	\$2,990,200	\$35,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$1,600		
Total		\$1,600		
Priority A				
Priority B		\$1,600		
Total		\$1,600		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD @ PILE SUPPORTED WHARF BET. NICKS LOBSTER & KINGS PLAZA
Asset # : 16

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing Concrete	20%	0-2	\$808,700	LIFE	* *	5	\$800	A
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : In Tidal Zone							
Not Accessible	80%							D
Sheet Piles								
Concrete	80%	2-4	\$1,890,100	LIFE	* *			A
	Other Observation, Extent : Severe, Area Affected : 50%							
	Location : In Tidal Zone							
	Explanation : Erosion							
Not Accessible	20%							D
Pile Caps								
Concrete	100%	4+	\$291,400	LIFE	* *	5	\$2,100	A
	Corrosion of Reinforcement, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Topsoil	100%			2022	\$35,800	5	\$3,300	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD @PIER 35
Address : EAST RIVER BET CLINTON & MONTGOMERY STS.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP025.048 / 1747 **Yr Built/Renovated** :
Linear Ft : 112 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 23-Jul-2007 **Landmark Status** : NONE
Areas Surveyed :
Block : 241 **Lot** : 13 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$67,600	
Total	\$67,600	
Priority A	\$67,600	
Total	\$67,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$23,500		\$200	
Total	\$23,500		\$200	
Priority A				
Priority B	\$23,500		\$200	
Priority C				
Total	\$23,500		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD @PIER 35
Asset # : 1747

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete, 10' Water	50%			LIFE	* *	5	\$200	A
	Other Observation, Extent : Light, Area Affected : 10% Location : South Face Explanation : Spalling							
Concrete, 10' Water	15%	Now	\$67,600	LIFE	* *	5	\$100	A
	Other Observation, Extent : Severe, Area Affected : 100% Location : Inshore Of Pier 35 At Outfall Explanation : Collapsed							
Not Accessible	35%							D
Coping/Curb								
Concrete	50%			LIFE	* *	5	\$100	C
No Component	50%							D
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Topsoil	15%	Now	\$3,400	2059	* *			B
	Other Observation, Extent : Severe, Area Affected : 100% Location : Inshore Of Pier 35 Explanation : Sinkholes							
Not Accessible	85%							D
Surface								
Asphalt	50%	2-4	\$4,800	2034	* *	5	\$300	B
	Settlement, Extent : Light, Area Affected : 75% Location : Inshore Of Pier 35							
Asphalt	25%	Now	\$2,400	2034	* *	5	\$200	B
	Other Observation, Extent : Severe, Area Affected : 100% Location : Inshore Of Pier 35 Explanation : Sinkholes							
Concrete	25%			2028	* *	5	\$300	B
	Cracking, Extent : Light, Area Affected : 25% Location : At Southwest Corner							
Fender								
Piles								
Timber	25%			2028	* *	4	\$1,000	B
No Component	50%							D
Not Accessible	25%							D
Wales and Chocks								
Timber	25%			2028	* *	4	\$2,300	B
Timber	25%	Now	\$11,800	2034	* *	4	\$1,500	B
	Broken, Extent : Severe, Area Affected : 100% Location : Throughout							
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.

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD @PIER 36
Address : BET CLINTON & MONTGOMERY STS. OFFSHORE END OF PIER 36
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP025.049 / 2948 **Yr Built/Renovated** :
Linear Ft : 1,360 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 241 **Lot** : 13 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$47,400	\$46,100
Total	\$47,400	\$46,100
Priority A		\$46,100
Priority C	\$47,400	
Total	\$47,400	\$46,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$8,700	\$7,800	\$5,100	
Total	\$8,700	\$7,800	\$5,100	
Priority A	\$8,700		\$5,100	
Priority B		\$7,800		
Priority C				
Total	\$8,700	\$7,800	\$5,100	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD @PIER 36
Asset # : 2948

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete	2%	4+	\$8,700	LIFE	* *	5	\$100	A
	Cracking, Extent : Moderate, Area Affected : 15%							
	Location : At North End Of Pier							
	Spalling, Extent : Moderate, Area Affected : 15%							
	Location : At North End Of Pier							
Concrete	13%			LIFE	* *	5	\$700	A
No Component	85%							D
Gravity Wall								
Concrete	25%			LIFE	* *	5	\$1,400	A
Stone	40%			LIFE	* *	5	\$46,100	A
	Missing Block Seal, Extent : Moderate, Area Affected : 2%							
	Location : Isolated Throughout							
No Component	30%							D
Not Accessible	5%							D
Piles and Bracing								
Timber	5%			2026	* *	4	\$10,200	A
No Component	75%							D
Not Accessible	20%							D
Revetment								
Stone	5%	4+	\$47,400	LIFE	* *	5	\$400	C
	Settlement, Extent : Moderate, Area Affected : 5%							
	Location : Throughout, Beneath Concrete Gravity Wall							
Stone	35%			LIFE	* *	5	\$2,900	C
No Component	60%							D
Sheet Piles								
Steel	15%			LIFE	* *			A
No Component	85%							D
Pile Caps								
No Component	75%							D
Not Accessible	25%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	80%			2032	* *	5	\$12,400	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
Concrete	20%			2032	* *	5	\$3,100	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD 77 PIER A
Address : BATTERY PARK TO PIER A
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0025.030 / 168 **Yr Built/Renovated** :
Linear Ft : 119 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 16 **Lot** : 285 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$145,200	\$108,000
Total	\$145,200	\$108,000
Priority A	\$145,200	
Priority B		\$108,000
Total	\$145,200	\$108,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$800	\$700		
Total	\$800	\$700		
Priority A				
Priority B	\$800	\$700		
Priority C				
Total	\$800	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD 77 PIER A
Asset # : 168

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb Concrete	100%			LIFE	* *	5	\$100	C
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Pile Supported Wall								
	Conc w/Stone Face	30%	2-4	\$145,200	LIFE	* *	5	\$2,900	A
		Other Observation, Extent : Moderate, Area Affected : 25%							
		Location : Sta 0+50 To 0+75 From Pier A							
		Explanation : Displacement							
	Conc w/Stone Face	70%			LIFE	* *	5	\$6,700	A
		Other Observation, Extent : Light, Area Affected : 40%							
		Location : Throughout							
		Explanation : Mason Wall, Grout Loss							
	Piles and Bracing								
	Not Accessible	100%							D
	Pile Caps								
	Not Accessible	100%							D
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Concrete	98%			2032	* *	5	\$1,300	B
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Concrete	2%	4+	\$800	2038	* *	5		B
		Cracking, Extent : Moderate, Area Affected : 10%							
		Location : Sta 0+50 To 0+75 From Pier A							
Deck Elements									
	Railing								
	Steel	100%			2021	\$108,000			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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD AND RELIEVING PLATFORM UNDER NICKS LOBSTER BUILDING
Address : FLATBUSH AVE. MILL BASIN
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.065 / 19 **Yr Built/Renovated** :
Linear Ft : 360 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 8591 **Lot** : 980 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$49,000
Total		\$49,000
Priority B		\$49,000
Total		\$49,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$7,800	\$3,300	\$300	
Total	\$7,800	\$3,300	\$300	
Priority A				
Priority B	\$7,800	\$3,300	\$300	
Total	\$7,800	\$3,300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD AND RELIEVING PLATFORM UNDER NICKS LOBSTER BUILDING
Asset # : 19

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Relieving Platform Top								
	Concrete	15%			LIFE	* *	5	\$200	A
	No Component	35%							D
	Not Accessible	50%							D
	Piles and Bracing								
	Not Accessible	100%							D
	Sheet Piles								
	Timber	25%			LIFE	* *	4	\$1,700	A
	No Component	65%							D
	Not Accessible	10%							D
	Pile Caps								
	Not Accessible	100%							D
Backfill									
	Surface								
	Asphalt	35%			2032	* *	5	\$1,400	B
	Concrete	20%			2032	* *	5	\$800	B
	Not Accessible	45%							D
Fender									
	Facing								
	Timber	45%			2032	* *	3	\$6,400	B
	No Component	55%							D
	Piles								
	Timber	8%			2026	* *	4	\$700	B
		Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
		Location : Tidal Zone							
	No Component	90%							D
	Not Accessible	2%							D
	Wales and Chocks								
	Timber	80%			2032	* *	4	\$23,400	B
	No Component	20%							D
Deck Elements									
	Railing								
	Steel	15%			2021	\$49,000			B
	No Component	85%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD AT 23RD ST. GOWANUS BAY
Address : NORTH SIDE OF 23RD STREET TO SOUTH SIDE OF 24TH STREET
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0015.033 / 2977 **Yr Built/Renovated** :
Linear Ft : 330 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 644 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$279,600	
Total	\$279,600	
Priority A	\$279,600	
Total	\$279,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$22,000	\$1,300		\$1,200
Total	\$22,000	\$1,300		\$1,200
Priority A	\$600			\$1,200
Priority B	\$21,400	\$1,300		
Total	\$22,000	\$1,300		\$1,200



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD AT 23RD ST. GOWANUS BAY
Asset # : 2977**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Steel	10%			LIFE	* *	5	\$5,100	A
	Corrosion, Extent : Light, Area Affected : 20%							
	Location : Above Mlw Elevation, Station 1+80 To 3+30 From North							
No Component	55%							D
Not Accessible	35%							D
Sheet Piles								
Steel	30%			LIFE	* *			A
	Corrosion, Extent : Light, Area Affected : 30%							
	Location : Above Mlw Elevation Throughout							
Steel	15%	Now	\$279,600	LIFE	* *			A
	Excess Deflections, Extent : Severe, Area Affected : 100%							
	Location : Station 0+80 To 1+24 From North							
Not Accessible	55%							D
Wales								
Steel	45%			LIFE	* *	5	\$3,500	A
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Throughout, Station 1+80 To 3+30 From North							
No Component	55%							D
Pile Caps								
Steel	90%			2024	\$5,000	5	\$2,400	A
	Corrosion, Extent : Light, Area Affected : 50%							
	Location : Throughout							
Steel	10%	Now	\$600	2028	* *	5	\$100	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 0+45 To 0+85 From North							
	Explanation : Missing Part							
Backfill								
Fill								
Topsoil	10%	Now	\$6,700	2063	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At Displaced Wall Sta 0+80 To 1+24 And At Sinkhole Station 3+30 From North							
	Explanation : Fill Loss							
Not Accessible	90%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD AT 23RD ST. GOWANUS BAY
Asset # : 2977

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	40%			2032	* *	5	\$1,500	B
Asphalt	10%	Now	\$2,800	2038	* *	5	\$200	B
Settlement, Extent : Severe, Area Affected : 100%								
Location : At Displaced Section Of Wall Station 0+80 To 1+25 From North								
Concrete	30%			2032	* *	5	\$1,100	B
Concrete	10%	Now	\$11,300	2038	* *	5	\$200	B
Settlement, Extent : Severe, Area Affected : 100%								
Location : At Displaced Section Of Wall Station 0+80 To 1+25 From North								
Gravel	8%			2032	* *	2-5	\$100	B
Gravel	2%	Now	\$500	2038	* *	2-5		B
Settlement, Extent : Severe, Area Affected : 100%								
Location : At Southern Terminus, Station 3+30 From North								
Fender								
Pile Cluster								
Timber	45%			2024		4-10		B
No Component	55%							D
Deck Elements								
Railing								
Guard Rail	100%			LIFE	* *			B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BULKHEAD, AT U.N. SCHOOL PIER
Address : 24-50 FDR DRIVE E. 23RD STREET. AT U.N. SCHOOL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.067 / 4474 **Yr Built/Renovated** :
Linear Ft : 855 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 30-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 991 **Lot** : 59 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$96,600	
Total	\$96,600	
Priority A	\$96,600	
Total	\$96,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$200	\$3,400		
Total	\$200	\$3,400		
Priority A				
Priority B	\$200	\$3,400		
Priority C				
Total	\$200	\$3,400		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BULKHEAD, AT U.N. SCHOOL PIER
Asset # : 4474

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	100%			LIFE	* *	5	\$5,100	C
	Sheet Piles								
	Steel	20%	4+	\$96,600	LIFE	* *			A
		Corrosion, Extent : Moderate, Area Affected : 10%							
		Location : In Splash Zone							
	Steel	40%			LIFE	* *			A
	Timber	40%			LIFE	* *	4	\$6,400	A
	Pile Caps								
	Concrete	100%			LIFE	* *	5	\$2,600	A
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt	60%			2032	* *	5	\$5,900	B
	Concrete	10%			2032	* *	5	\$1,000	B
	Topsoil	10%			2021	\$4,400	5	\$400	B
	Not Accessible	20%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL BULKHEAD
Address : N/S PIER 6 NORTH TO END
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.025 / 22 **Yr Built/Renovated** :
Linear Ft : 960 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 715 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$177,900	
Total	\$177,900	
Priority A	\$46,400	
Priority B	\$131,400	
Total	\$177,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$100			\$100
Total	\$100			\$100
Priority A				
Priority B	\$100			\$100
Total	\$100			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL BULKHEAD
Asset # : 22

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall Concrete	10%	4+	\$46,400	2032	* *	5	\$1,900	A
	Other Observation, Extent : Moderate, Area Affected : 20%							
	Location : Above Mlw							
	Explanation : Spalling							
No Component	90%							D
Piles and Bracing								
No Component	95%							D
Not Accessible	5%							D
Sheet Piles								
Steel	15%			LIFE	* *			A
	Corrosion, Extent : Light, Area Affected : 25%							
	Location : Above Mlw Elevation							
No Component	10%							D
Not Accessible	75%							D
Wales								
Steel	10%			LIFE	* *	5	\$2,300	A
	Corrosion, Extent : Light, Area Affected : 25%							
	Location : Throughout							
No Component	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	40%	Now	\$131,400	2038	* *	5	\$2,200	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Along North Side Of Pier 6							
	Explanation : Collapsed Structure							
Not Accessible	60%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Throughout							
	Explanation : New Fencing							
Deck Elements								
Railing								
Fencing	100%			2028	* *	3	\$500	B
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

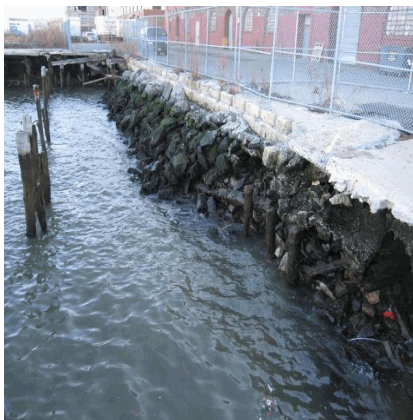
Asset Name : BUSH TERMINAL BULKHEAD
Address : NORTH SIDE OF PIER 5 TO SOUTH SIDE OF PIER 6
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.024 / 23 **Yr Built/Renovated** :
Linear Ft : 376 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 715 **Lot** : 1 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$100	\$200	\$2,100	
Total	\$100	\$200	\$2,100	
Priority B	\$100	\$200	\$2,100	
Priority C				
Total	\$100	\$200	\$2,100	



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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL BULKHEAD
Asset # : 23

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	85%			LIFE	* *	5	\$1,900	C
	Missing Part, Extent : Light, Area Affected : 10%							
	Location : Random							
	Recent Repair Evident, Extent : Light, Area Affected : 50%							
	Location : Throughout							
No Component	15%							D
Sheet Piles								
Steel	15%			LIFE	* *			A
	Corrosion, Extent : Light, Area Affected : 100%							
	Location : Throughout							
No Component	85%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	10%			2032	* *	5	\$400	B
Cobblestone	75%			2043	* *	5	\$4,200	B
Gravel	15%			2036	* *	2-5	\$200	B
Deck Elements								
Railing								
Fencing	100%			2028	* *	3	\$200	B
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL BULKHEAD
Address : NORTH SIDE OF PIER 4 TO SOUTH SIDE OF PIER 5
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.023 / 24 **Yr Built/Renovated** :
Linear Ft : 352 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 725 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,017,000	
Total	\$1,017,000	
Priority A	\$955,700	
Priority C	\$61,400	
Total	\$1,017,000	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$9,200	\$300		
Total	\$9,200	\$300		
Priority A				
Priority B	\$9,200	\$300		
Priority C				
Total	\$9,200	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL BULKHEAD
Asset # : 24

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Gravity Wall	Concrete	85%	4+	\$915,300	LIFE	* *	5	\$1,200	A
		Not Plumb, Extent : Light, Area Affected : 40%							
		Location : Throughout							
	Concrete	15%	4+	\$40,400	LIFE	* *	5	\$200	A
		Spalling, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Adjacent To Support Piles At Station I+80							
		Explanation : Undermining							
Piles and Bracing									
	Steel	10%			LIFE	* *	5	\$5,400	A
	Not Accessible	90%							D
Revetment									
	Stone	75%			LIFE	* *	5	\$1,600	C
	Stone	10%	Now	\$24,600	LIFE	* *	5	\$200	C
		Missing Part, Extent : Moderate, Area Affected : 50%							
		Location : At Station I+80							
	Stone	15%	2-4	\$36,800	LIFE	* *	5	\$300	C
		Missing Part, Extent : Moderate, Area Affected : 25%							
		Location : Isolated Throughout							
Sheet Piles									
	Timber	50%			LIFE	* *	4	\$3,300	A
	Not Accessible	50%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Concrete	15%			2032	* *	5	\$600	B
	Topsoil	85%	Now	\$9,200	2023	\$15,300	5	\$700	B
		Other Observation, Extent : Severe, Area Affected : 10%							
		Location : Isolated Locations							
		Explanation : Settlement							
Deck Elements									
	Railing								
	Fencing	100%			2024	\$18,100	3	\$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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : BUSH TERMINAL REVETMENT NORTH SIDE OF PIER 4
Address : FOOT OF 45TH ST. TO 52ND ST.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.021 / 2571 **Yr Built/Renovated** :
Linear Ft : 4,348 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 725 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,039,400	\$88,900
Total	\$1,039,400	\$88,900
Priority A	\$956,300	
Priority B	\$83,200	\$88,900
Total	\$1,039,400	\$88,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$36,100		\$3,600	
Total	\$36,100		\$3,600	
Priority A	\$25,000			
Priority B	\$11,100		\$3,600	
Priority C				
Total	\$36,100		\$3,600	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL REVETMENT NORTH SIDE OF PIER 4
Asset # : 2571

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete	5%	Now	\$348,800	LIFE	* *	5	\$800	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At South End							
	Explanation : Structure Failed							
No Component	95%							D
Piles and Bracing Timber	5%	Now	\$607,400	2038	* *	4	\$32,500	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : at south end							
	Explanation : Structure Failed							
No Component	95%							D
Revetment Stone	85%			LIFE	* *	5	\$22,100	C
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : New Stone Revetment							
No Component	5%							D
Under Construction	10%							D
Pile Caps Timber	5%	Now	\$25,000	LIFE	* *	4	\$1,700	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : at south end							
	Explanation : Structure Failed							
No Component	95%							D
Backfill								
Fill								
Topsoil	5%	Now	\$44,400	2063	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At South End							
	Explanation : Structure Failed							
Not Accessible	95%							D
Surface								
Stone	40%			2038	* *	10		B
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Inshore Of Revetment							
Topsoil	5%	Now	\$11,100	2023	\$11,100	5	\$500	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At South End							
	Explanation : Structure Failed							
Topsoil	35%			2023	\$77,700	5	\$7,100	B
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Inshore Of Revetment							
Under Construction	20%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Near 47th Street							
	Explanation : Filter Fabric In Place							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
BUSH TERMINAL REVETMENT NORTH SIDE OF PIER 4
Asset # : 2571

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	
Fender								
Piles								
Timber	5%	Now	\$38,800	2038	* *	4	\$5,200	B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : at south end</i>								
<i>Explanation : Structure Failed</i>								
No Component	95%							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.*

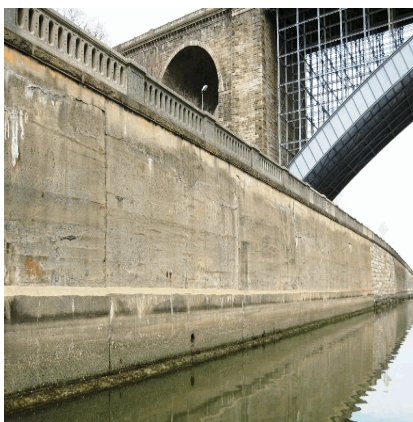
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : CONCRETE RETAINING WALL W/TIMBER CRIBBING FOUNDATION. BULKHEAD
Address : SO SIDE WASHINGTON BRIDGE MIDWAY TO HAMILTON BRIDGE, SUB 1 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR071.000 / 13815 **Yr Built/Renovated** :
Linear Ft : 282 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2106 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$196,600
Total		\$196,600
Priority B		\$196,600
Total		\$196,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$37,300		\$1,100	
Total	\$37,300		\$1,100	
Priority A	\$32,400			
Priority B	\$4,900		\$1,100	
Priority C				
Total	\$37,300		\$1,100	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
CONCRETE RETAINING WALL W/TIMBER CRIBBING FOUNDATION. BULKHEAD
Asset # : 13815

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								
Stone	100%			LIFE	* *	5	\$500	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout At Top Of Wall							
	Explanation : Partial Loss Of Mortar Bedding And Joint Seal							
Gravity Wall								
Concrete	95%			LIFE	* *	5	\$1,100	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout In Upper 10 Ft Of Wall							
	Spalling, Extent : Light, Area Affected : 2%							
	Location : Isolated At Joints							
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout In Upper 10 Ft Of Wall							
	Explanation : Efflorescence							
Concrete	5%	4+	\$32,400	LIFE	* *	5	\$100	A
	Cracking, Extent : Moderate, Area Affected : 100%							
	Location : In Upper 10 Ft Of Wall At Southern 60ft Of Asset							
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : At Construction Joints, Stations 0+00 To 0+60 And 1+55 And 1+85 (From South)							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	70%			2033	* *	5	\$2,300	B
	Cracking, Extent : Light, Area Affected : 3%							
	Location : Throughout							
	Settlement, Extent : Light, Area Affected : 2%							
	Location : Isolated Throughout							
No Component	30%							D
Deck Elements								
Parapet								
Concrete	95%			2025	\$186,800			B
	Erosion, Extent : Light, Area Affected : 100%							
	Location : Erosion/ Scaling Throughout Parapet							
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Atop Coping Throughout							
	Explanation : Deteriorated Mortar Bedding							
Concrete	5%	4+	\$4,900	2025	\$9,800			B
	Erosion, Extent : Moderate, Area Affected : 100%							
	Location : 20ft To 30ft From South; 128ft, 137ft, 210ft, 224ft, And 257ft From South							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : CONCRETE RETAINING WALL W/TIMBER CRIBBING FOUNDATION. BULKHEAD
Address : SO SIDE HAMILTON BRIDGE TO NO SIDE HIGH BRIDGE. SUB 3 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR073.000 / 13817 **Yr Built/Renovated** :
Linear Ft : 1,170 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2106 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$359,200	\$815,800
Total	\$359,200	\$815,800
Priority A	\$262,700	
Priority B	\$40,800	\$815,800
Priority C	\$55,600	
Total	\$359,200	\$815,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$6,700		
Total		\$6,700		
Priority A				
Priority B		\$6,700		
Priority C				
Total		\$6,700		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
CONCRETE RETAINING WALL W/TIMBER CRIBBING FOUNDATION. BULKHEAD
Asset # : 13817

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								
Stone	10%	4+	\$55,600	LIFE	* *	5	\$200	C
Other Observation, Extent : Light, Area Affected : 30%								
Location : Throughout								
Explanation : Loose Or Missing Mortar Bedding								
Stone	90%			LIFE	* *	5	\$1,800	C
Gravity Wall								
Conc w/Stone Face	10%	4+	\$62,300	LIFE	* *	5	\$10,500	A
Other Observation, Extent : Light, Area Affected : 30%								
Location : Outboard Bulkhead Face In Tidal Zone At South End Of Asset								
Explanation : Loose Or Missing Block Seal								
Concrete	67%	4+	\$119,900	LIFE	* *	5	\$3,200	A
Cracking, Extent : Light, Area Affected : 5%								
Location : Outboard Bulkhead Face Above Mhw								
Erosion, Extent : Light, Area Affected : 40%								
Location : Throughout Tidal Zone								
Exposed Reinforcement, Extent : Moderate, Area Affected : 5%								
Location : Spall With Exposed Reinforcement 520ft From North								
Spalling, Extent : Light, Area Affected : 25%								
Location : From 600ft To 700ft From North, Above Mhw Line								
Concrete	3%	Now	\$80,500	LIFE	* *	5	\$100	A
Not Plumb, Extent : Moderate, Area Affected : 100%								
Location : Wall Is Leaning Between Construction Joints At Sta. 9+95 And 10+30								
Not Accessible	20%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	100%			2037	* *	5	\$13,400	B
Cracking, Extent : Light, Area Affected : 5%								
Location : Throughout								
Settlement, Extent : Light, Area Affected : 5%								
Location : Isolated Throughout								
Other Observation, Extent : Light, Area Affected : 10%								
Location : Isolated Between 1030ft And 1123ft From North, Adjacent To H. R. D..								
Explanation : Sinkholes								
Deck Elements								
Parapet								
Concrete	100%	4+	\$40,800	2025	\$815,800			B
Erosion, Extent : Light, Area Affected : 100%								
Location : Erosion/ Scaling Throughout								
Spalling, Extent : Light, Area Affected : 25%								
Location : 180ft And 265ft From North								
Other Observation, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Explanation : Mortar Loss								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : CRIBBING BULKHEAD
Address : EASTERN SHORE OF SHERMAN CREEK SO SIDE OF CON ED SITE SUB 1 OF A/T
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR065.000 / 13807 **Yr Built/Renovated** :
Linear Ft : 315 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2150 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,456,000	
Total	\$1,456,000	
Priority A	\$1,456,000	
Total	\$1,456,000	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$27,000			
Total	\$27,000			
Priority A				
Priority B	\$27,000			
Total	\$27,000			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
CRIBBING BULKHEAD
Asset # : 13807

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Timber Crib w/Stone	100%	Now	\$1,456,000	LIFE	* *	4	\$9,200	A
Broken, Extent : Severe, Area Affected : 50%								
Location : Isolated Members Throughout								
Missing Part, Extent : Severe, Area Affected : 15%								
Location : Collapsed Between Sta 0+00 And 0+47								
Rotting/Splitting, Extent : Severe, Area Affected : 10%								
Location : Horizontal Timbers And Timber Piles Throughout								
Tilting, Extent : Severe, Area Affected : 100%								
Location : Full Length								
Other Observation, Extent : Severe, Area Affected : 1%								
Location : West End Of Asset								
Explanation : Deterioration Of Concrete And Steel At Outfall								
Backfill								
Fill								
Stone	20%	Now	\$16,200	LIFE	* *	5	\$100	B
Erosion, Extent : Moderate, Area Affected : 50%								
Location : Isolated Throughout At Top Of Wall								
Not Accessible	80%							D
Surface								
Concrete	10%	Now	\$10,800	2039	* *	5	\$200	B
Broken, Extent : Severe, Area Affected : 100%								
Location : Stations 0+00 To 0+30 And 0+85 To 1+10 (From East)								
Not Accessible	90%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : Heavy Vegetation								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : EAST RIVER BULKHEAD
Address : FROM NORTH SIDE PIER 11 TO NORTH SIDE FLETCHER ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.042 / 2581 **Yr Built/Renovated** :
Linear Ft : 893 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 36 **Lot** : 25 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$162,100
Total		\$162,100
Priority B		\$162,100
Total		\$162,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$700	\$3,300		
Total	\$700	\$3,300		
Priority A				
Priority B	\$700	\$3,300		
Priority C				
Total	\$700	\$3,300		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
EAST RIVER BULKHEAD
Asset # : 2581

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb								
	Concrete	20%			LIFE	* *	5	\$200	C
	No Component	80%							D
Facing									
	Timber	15%			LIFE	* *			C
	No Component	85%							D
Gravity Wall									
	Stone	25%			LIFE	* *	5	\$18,900	A
	Not Accessible	75%							D
Sheet Piles									
	Steel	2%			LIFE	* *			A
	No Component	95%							D
	Not Accessible	3%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt	5%			2032	* *	5	\$500	B
	Asphalt Pavers	60%			2032	* *	5	\$6,100	B
				Settlement, Extent : Light, Area Affected : 10%					
				Location : Stations 0+00, And 0+75 To 1+50 From South					
	Topsoil	35%			2021	\$16,000	5	\$1,500	B
Deck Elements									
	Railing								
	Steel	20%			2022	\$162,100			B
	No Component	80%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : FORMER PIER 7 - MILLERS LAUNCH STEEL SHEET PILE BULKHEAD
Address : FOOT OF HANNAH ST / ALONG MURRAY HULBERT AVE.
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DGSP131.010 / 4261 **Yr Built/Renovated** :
Linear Ft : 495 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 487 **Lot** : 110 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$246,500	
Total	\$246,500	
Priority A	\$195,700	
Priority B	\$50,800	
Total	\$246,500	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$1,500	\$100		
Total	\$1,500	\$100		
Priority B	\$1,500	\$100		
Total	\$1,500	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
FORMER PIER 7 - MILLERS LAUNCH STEEL SHEET PILE BULKHEAD
Asset # : 4261

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Sheet Piles								
Steel	70%	4+	\$195,700	LIFE	**			A
	Corrosion, Extent : Moderate, Area Affected : 70%							
	Location : Above Mudline							
Not Accessible	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	25%			2031	**	5	\$1,400	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Concrete	25%			2031	**	5	\$1,400	B
	Cracking, Extent : Light, Area Affected : 30%							
	Location : Throughout							
Concrete	30%	4+	\$50,800	2037	**	5	\$800	B
	Broken, Extent : Moderate, Area Affected : 100%							
	Location : Station 2+50 To 3+90 From North (Collapsed Pier)							
Gravel	20%			2031	**	2-5	\$300	B
Deck Elements								
Railing								
Fencing	50%			2023	\$12,700	3	\$100	B
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.

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GIANDO RESTAURANT REVETMENT/BULKHEAD
Address : 412 KENT AVE. BETWEEN BROADWAY AND S8TH ST
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR046.000 / 13506 **Yr Built/Renovated** :
Linear Ft : 245 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 09-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2128 **Lot** : 15 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$62,700	
Total	\$62,700	
Priority C	\$62,700	
Total	\$62,700	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$1,300	\$300		
Total	\$1,300	\$300		
Priority A				
Priority B	\$1,300	\$300		
Total	\$1,300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GIANDO RESTAURANT REVETMENT/BULKHEAD

Asset # : 13506

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	45%			LIFE	* *	5	\$400	A
	No Component	55%							D
Piles and Bracing									
	Steel	1%			LIFE	* *	5	\$400	A
		Corrosion, Extent : Light, Area Affected : 50% Location : At The Top Of Both Piles							
	No Component	95%							D
	Not Accessible	4%							D
Revetment									
	Concrete	40%	Now	\$62,700	LIFE	* *			C
		Broken, Extent : Severe, Area Affected : 100% Location : Throughout							
	Concrete	25%			LIFE	* *			C
	No Component	35%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Concrete	85%			2036	* *	5	\$2,400	B
	Topsoil	15%			2021	\$1,900	5	\$200	B
Fender									
	Facing								
	Timber	10%			2032	* *	3	\$1,000	B
	No Component	90%							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.*

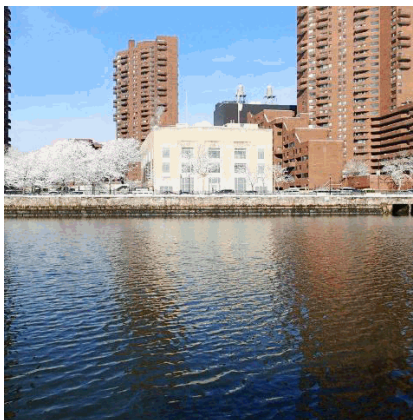
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : E 110TH ST TO E 109TH ST HARLEM RIVER,SUB 1 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR086.000 / 13832 **Yr Built/Renovated** :
Linear Ft : 260 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1703 **Lot** : 128 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$235,900
Total		\$235,900
Priority B		\$235,900
Total		\$235,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$40,700			\$1,500
Total	\$40,700			\$1,500
Priority A	\$40,700			
Priority B				\$1,500
Total	\$40,700			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13832

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Conc w/Stone Face	85%			LIFE	* *	5	\$39,800	A
		Cracking, Extent : Light, Area Affected : 20%							
		Location : Outboard Face Above Mhw							
		Erosion, Extent : Moderate, Area Affected : 5%							
		Location : Adjacent To Culvert							
		Missing Block Seal, Extent : Moderate, Area Affected : 30%							
		Location : Between Stone Facing In Tidal Zone							
	Conc w/Stone Face	15%	2-4	\$20,800	LIFE	* *	5	\$3,500	A
		Erosion, Extent : Moderate, Area Affected : 30%							
		Location : Top Outboard Face Of Concrete							
		Spalling, Extent : Moderate, Area Affected : 30%							
		Location : Top Edge Of Concrete, In Some Locations Undermining Railing							
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt Pavers	98%			2034	* *	5	\$2,900	B
	Topsoil	2%			2023	\$300	5		B
Deck Elements									
	Railing								
	Steel	100%			2023	\$235,900			B
		Missing Coating, Extent : Light, Area Affected : 5%							
		Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : E 109TH ST TO E 108TH ST HARLEM RIVER,SUB 2 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR087.000 / 13833 **Yr Built/Renovated** :
Linear Ft : 270 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1702 **Lot** : 22 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$36,000	\$245,000
Total	\$36,000	\$245,000
Priority A	\$36,000	
Priority B		\$245,000
Total	\$36,000	\$245,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$19,300			\$1,400
Total	\$19,300			\$1,400
Priority A	\$18,200			
Priority B	\$1,100			\$1,400
Total	\$19,300			\$1,400



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13833

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	75%			LIFE	* *	5	\$36,500	A
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : Throughout - At Top Of Wall							
	Missing Block Seal, Extent : Moderate, Area Affected : 50%							
	Location : Throughout - Within Tidal Zone							
	Other Observation, Extent : Moderate, Area Affected : 30%							
	Location : Throughout - At Top Of Wall							
	Explanation : Efflorescence							
Conc w/Stone Face	25%	2-4	\$36,000	LIFE	* *	5	\$6,100	A
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : Throughout Concrete Above Stone Face And At Top Surface Of Wall Below Railing							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	94%			2034	* *	5	\$2,900	B
Asphalt Pavers	4%	4+	\$1,100	2038	* *	5	\$100	B
	Other Observation, Extent : Moderate, Area Affected : 50%							
	Location : Near North End Of Asset Adjacent To Planter							
	Explanation : Uplift Of Pavers							
Topsoil	2%			2023	\$300	5		B
Deck Elements								
Railing								
Steel	100%			2023	\$245,000			B
	Missing Coating, Extent : Light, Area Affected : 5%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : E 104TH ST TO E 102ND ST SUB 2 OF BL, SUB 1 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR090.000 / 13838 **Yr Built/Renovated** :
Linear Ft : 561 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1696 **Lot** : 51 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$160,000	\$559,600
Total	\$160,000	\$559,600
Priority A	\$160,000	\$50,600
Priority B		\$509,100
Total	\$160,000	\$559,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$5,500			\$2,900
Total	\$5,500			\$2,900
Priority B	\$5,500			\$2,900
Total	\$5,500			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13838

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	80%			LIFE	* *	5	\$80,900	A
	Cracking, Extent : Light, Area Affected : 50%							
	Location : Map Crack With Efflorescence In Upper Outboard Concrete Face							
	Missing Block Seal, Extent : Light, Area Affected : 30%							
	Location : Typical Outboard Face In Tidal Zone							
Conc w/Stone Face	20%	2-4	\$119,500	LIFE	* *	5	\$10,100	A
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : Throughout Concrete Above Stone Face And At Top Surface Of Wall Below Railing							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	90%			2034	* *	5	\$5,800	B
Asphalt Pavers	5%	4+	\$5,500	2034	* *	5	\$200	B
	Settlement, Extent : Light, Area Affected : 100%							
	Location : 2ft Wide Offset 2 Ft From Outboard Edge Wall							
	Explanation : Missing							
Topsoil	5%			2024	\$1,400	5	\$100	B
Deck Elements								
Railing								
Steel	100%			2024	\$509,100			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : E 102ND ST TO E 101ST ST HARLEM RIVER,SUB 2 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR091.000 / 13839 **Yr Built/Renovated** :
Linear Ft : 246 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1695 **Lot** : 51 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$78,600	\$223,200
Total	\$78,600	\$223,200
Priority A	\$78,600	
Priority B		\$223,200
Total	\$78,600	\$223,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$23,600			\$1,400
Total	\$23,600			\$1,400
Priority A	\$18,800			
Priority B	\$4,800			\$1,400
Total	\$23,600			\$1,400



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13839

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	15%	2-4	\$78,600	LIFE	* *	5	\$3,300	A
	Missing Part, Extent : Moderate, Area Affected : 5%							
	Location : Missing Stones Around Outfall At 102nd Street							
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : Throughout Concrete Above Stone Face And At Top Surface Of Wall Below Railing							
Conc w/Stone Face	85%			LIFE	* *	5	\$37,700	A
	Cracking, Extent : Moderate, Area Affected : 50%							
	Location : Throughout In Concrete Above Stone Face With Efflorescence							
	Missing Block Seal, Extent : Light, Area Affected : 50%							
	Location : Throughout Stone Face							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	95%			2034	* *	5	\$2,700	B
Asphalt Pavers	2%	4+	\$4,800	2040	* *	5		B
	Settlement, Extent : Light, Area Affected : 100%							
	Location : At Former Planter And Throughout 2 Ft Offset From Wall							
Topsoil	3%			2024	\$400	5		B
Deck Elements								
Railing								
Steel	100%			2023	\$223,200			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : E 101ST SOUTH FOR 50 FT SUB 3 OF ASSET TYPE, SUB 1 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR092.000 / 13840 **Yr Built/Renovated** :
Linear Ft : 50 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1694 **Lot** : 51 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$45,400
Total		\$45,400
Priority B		\$45,400
Total		\$45,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$20,000			\$300
Total	\$20,000			\$300
Priority A	\$17,600			
Priority B	\$2,400			\$300
Total	\$20,000			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13840

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	95%			LIFE	* *	5	\$8,600	A
	Cracking, Extent : Light, Area Affected : 50%							
	Location : Throughout Concrete Above Stone Facing With Efflorescence							
Conc w/Stone Face	5%	2-4	\$13,300	LIFE	* *	5	\$200	A
	Cracking, Extent : Severe, Area Affected : 100%							
	Location : At South End Of Asset							
	Spalling, Extent : Moderate, Area Affected : 5%							
	Location : Isolated At Top Of Concrete Beneath Railing							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	95%			2034	* *	5	\$500	B
Asphalt Pavers	5%	4+	\$2,400	2040	* *	5		B
	Settlement, Extent : Moderate, Area Affected : 100%							
	Location : At Former Planter And At South End Of Asset							
Deck Elements								
Railing								
Steel	100%			2023	\$45,400			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : NO SIDE OF E 100TH ST TO E 99TH HARLEM RIVER,SUB 1 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR094.000 / 13842 **Yr Built/Renovated** :
Linear Ft : 305 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1693 **Lot** : 30 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$97,500	\$276,800
Total	\$97,500	\$276,800
Priority A	\$97,500	
Priority B		\$276,800
Total	\$97,500	\$276,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$29,200			\$1,700
Total	\$29,200			\$1,700
Priority A	\$24,700			
Priority B	\$4,500			\$1,700
Total	\$29,200			\$1,700



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13842

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	90%			LIFE	* *	5	\$49,500	A
	Cracking, Extent : Moderate, Area Affected : 25%							
	Location : Map Cracking With Efflorescence In Outboard Concrete Face							
	Missing Block Seal, Extent : Light, Area Affected : 30%							
	Location : Tidal Zone							
Conc w/Stone Face	10%	4+	\$97,500	LIFE	* *	5	\$2,700	A
	Spalling, Extent : Light, Area Affected : 25%							
	Location : Isolated Areas In Concrete Face And Along Top Of Concrete Wall							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	5%	4+	\$4,500	2034	* *	5	\$100	B
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : North End Of Asset							
	Explanation : Upheaval							
Asphalt Pavers	95%			2034	* *	5	\$3,300	B
Deck Elements								
Railing								
Steel	100%			2023	\$276,800			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Throughout At Baseplates							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : SO SIDE E 99TH ST SO 52 FT SUB 2 OF ASSET TYPE, SUB 1 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR095.000 / 13843 **Yr Built/Renovated** :
Linear Ft : 52 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1693 **Lot** : 30 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$47,200
Total		\$47,200
Priority B		\$47,200
Total		\$47,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$20,800			\$300
Total	\$20,800			\$300
Priority A	\$20,800			
Priority B				\$300
Total	\$20,800			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13843

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Conc w/Stone Face	90%			LIFE	* *	5	\$8,400	A
		Cracking, Extent : Light, Area Affected : 20%							
		Location : Concrete Outboard Face With Efflorescence							
		Missing Block Seal, Extent : Severe, Area Affected : 30%							
		Location : Between Stones In Tidal Zone							
	Conc w/Stone Face	10%	4+	\$16,600	LIFE	* *	5	\$500	A
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : Throughout Top Of Concrete Face							
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt Pavers	100%			2034	* *	5	\$600	B
		Settlement, Extent : Light, Area Affected : 5%							
		Location : Offset 3ft From Outboard Bulkhead Face							
Deck Elements									
	Railing								
	Steel	100%			2023	\$47,200			B
		Missing Coating, Extent : Light, Area Affected : 10%							
		Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : MIDWAY BET. E 97TH & E 96TH ST TO NO SIDE E 96 TH SUB 2 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR098.000 / 13846 **Yr Built/Renovated** :
Linear Ft : 180 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1690 **Lot** : 10 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$57,500	\$163,300
Total	\$57,500	\$163,300
Priority A	\$57,500	
Priority B		\$163,300
Total	\$57,500	\$163,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$11,400			\$1,000
Total	\$11,400			\$1,000
Priority A	\$11,400			
Priority B				\$1,000
Total	\$11,400			\$1,000



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13846

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Conc w/Stone Face	30%	4+	\$57,500	LIFE	* *	5	\$4,900	A
		Spalling, Extent : Moderate, Area Affected : 33%							
		Location : 2 Locations Totaling 30 Ft Along Top Of Wall							
	Conc w/Stone Face	70%			LIFE	* *	5	\$22,700	A
		Cracking, Extent : Moderate, Area Affected : 25%							
		Location : Throughout Concrete Face With Efflorescence							
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt Pavers	100%			2034	* *	5	\$2,100	B
		Settlement, Extent : Light, Area Affected : 10%							
		Location : Offset 3ft From Outboard Face							
Deck Elements									
	Railing								
	Steel	100%			2020	\$163,300			B
		Missing Coating, Extent : Light, Area Affected : 10%							
		Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL / BULKHEAD
Address : E 94TH ST MIDWAY TO E 93RD ST HARLEM RIVER, SUB 2 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR100.000 / 13848 **Yr Built/Renovated** :
Linear Ft : 200 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1573 **Lot** : 52 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$159,800	\$181,500
Total	\$159,800	\$181,500
Priority A	\$159,800	
Priority B		\$181,500
Total	\$159,800	\$181,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$17,100			\$1,100
Total	\$17,100			\$1,100
Priority A	\$13,500			
Priority B	\$3,600			\$1,100
Total	\$17,100			\$1,100



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL / BULKHEAD
Asset # : 13848

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Conc w/Stone Face	75%			LIFE	* *	5	\$27,000	A
		Cracking, Extent : Light, Area Affected : 15%							
		Location : Outboard Face With Efflorescence							
		Missing Block Seal, Extent : Severe, Area Affected : 50%							
		Location : Between Stone Facing In Tidal Zone							
	Conc w/Stone Face	25%	0-2	\$159,800	LIFE	* *	5	\$4,500	A
		Displaced Elements, Extent : Severe, Area Affected : 25%							
		Location : Stones Around Dep Outfall							
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : Along Top Of Wall In Concrete Surface							
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt Pavers	100%			2034	* *	5	\$2,300	B
		Settlement, Extent : Light, Area Affected : 5%							
		Location : Offset 3ft From Outboard Face							
Deck Elements									
	Railing								
	Steel	100%	4+	\$3,600	2023	\$181,500			B
		Missing Coating, Extent : Light, Area Affected : 10%							
		Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL BULKHEAD
Address : HIGHBRIDGE PK @ DYKMAN & HARLEM RIVER DR SUB 1 OF A/T
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR066.000 / 13810 **Yr Built/Renovated** :
Linear Ft : 140 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 29-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2150 **Lot** : 997 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$500	\$100	
Total		\$500	\$100	
Priority A				
Priority B		\$500	\$100	
Total		\$500	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL BULKHEAD
Asset # : 13810

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								
Gravity Wall								
Concrete	100%			LIFE	* *	5	\$600	A
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	60%			2037	* *	5	\$1,000	B
			<i>Cracking, Extent : Light, Area Affected : 2%</i>					
			<i>Location : Throughout</i>					
Topsoil	40%			2023	\$2,900	5	\$300	B
			<i>Settlement, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Station 1+14 To 1+19 (From North) Adjacent To Wall</i>					
Deck Elements								
Parapet								
Concrete	85%			2028	* *			B
			<i>Cracking, Extent : Light, Area Affected : 5%</i>					
			<i>Location : At Vertical Construction Joints</i>					
			<i>Spalling, Extent : Light, Area Affected : 5%</i>					
			<i>Location : Isolated</i>					
No Component	15%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL BULKHEAD
Address : HIGHBRIDGE PK W 184 TO W 185 STS HARLEM RIVER, SUB 3 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR069.000 / 13813 **Yr Built/Renovated** :
Linear Ft : 210 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 30-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2149 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$99,800	
Total	\$99,800	
Priority A	\$99,800	
Total	\$99,800	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$4,000		\$800	
Total	\$4,000		\$800	
Priority A				
Priority B	\$4,000		\$800	
Priority C				
Total	\$4,000		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL BULKHEAD
Asset # : 13813

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 Stone	100%			LIFE	* *	5	\$400	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Partial Loss Of Mortar Bedding And Joint Seal							
Gravity Wall Stone	100%	4+	\$99,800	LIFE	* *	5	\$17,800	A
	Missing Part, Extent : Severe, Area Affected : 4%							
	Location : Station 0+08, 1+10, And 1+80 (From South)							
	Missing Block Seal, Extent : Severe, Area Affected : 25%							
	Location : In Tidal Zone Station 0+00 To 1+25							
Backfill								
Fill								
Topsoil	2%	Now	\$900	2064	* *			B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Stations 0+89, 0+98, And 1+54 (From South)							
	Explanation : Small Sinkholes							
Not Accessible	98%							D
Surface								
Asphalt	5%	Now	\$900	2039	* *	5	\$100	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Stations 0+89, 0+98, And 1+54 (From South)							
	Explanation : Sinkholes							
Asphalt	25%	4+	\$2,200	2033	* *	5	\$300	B
	Other Observation, Extent : Moderate, Area Affected : 25%							
	Location : Stations 1+60 To 2+10 (From South)							
	Explanation : Root Damage And Cracking							
Asphalt	70%			2033	* *	5	\$1,700	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Deck Elements								
Parapet								
Concrete	100%			2025				B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Erosion, Extent : Light, Area Affected : 100%							
	Location : Erosion/ Scaling Throughout							
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Atop Coping Throughout							
	Explanation : Deteriorated Mortar Bedding							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL BULKHEAD
Address : E 119TH TO E 120TH ST SUB 2 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR078.000 / 13824 **Yr Built/Renovated** :
Linear Ft : 285 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Jan-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1816 **Lot** : 23 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$37,900	\$258,600
Total	\$37,900	\$258,600
Priority A	\$37,900	
Priority B		\$258,600
Total	\$37,900	\$258,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$18,000			\$1,600
Total	\$18,000			\$1,600
Priority A	\$12,800			
Priority B	\$5,200			\$1,600
Total	\$18,000			\$1,600



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL BULKHEAD
Asset # : 13824

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Conc w/Stone Face	25%	2-4	\$37,900	LIFE	* *	5	\$6,400	A
		Cracking, Extent : Light, Area Affected : 10%							
		Location : Outboard Face Above Mhw							
		Erosion, Extent : Moderate, Area Affected : 1%							
		Location : Outfall At 230 Ft From South							
		Spalling, Extent : Severe, Area Affected : 20%							
		Location : Outboard Face Above Mhw							
		Explanation : Surface Scaling / Spalling							
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Outboard Face Above Mhw							
		Explanation : Surface Scaling / Spalling							
	Conc w/Stone Face	50%			LIFE	* *	5	\$25,700	A
		Missing Block Seal, Extent : Light, Area Affected : 5%							
		Location : Isolated Areas In Tidal Zone							
	Not Accessible	25%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt Pavers	100%			2034	* *	5	\$3,300	B
		Settlement, Extent : Light, Area Affected : 2%							
		Location : Two 5 Ft By 5 Ft Areas Of Settlement At 134 And 180 Ft From North End							
Deck Elements									
	Railing								
	Steel	100%	4+	\$5,200	2023	\$258,600			B
		Corrosion, Extent : Light, Area Affected : 2%							
		Location : Primarily At Baseplates							
		Missing Coating, Extent : Light, Area Affected : 2%							
		Location : Primarily At Baseplates							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL BULKHEAD
Address : FROM E 116TH ST SO FOR 118 FT HARLEM RIVER, SUB 1 OF BLK & LOT
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR082.000 / 13828 **Yr Built/Renovated** :
Linear Ft : 110 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 29-Jan-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1713 **Lot** : 38 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$99,800
Total		\$99,800
Priority B		\$99,800
Total		\$99,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$21,300			\$600
Total	\$21,300			\$600
Priority A	\$18,200			
Priority B	\$3,100			\$600
Total	\$21,300			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL BULKHEAD
Asset # : 13828

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall Concrete	30%	2-4	\$12,600	LIFE	* *	5	\$100	A
	Cracking, Extent : Moderate, Area Affected : 100%							
	Location : Throughout Concrete							
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : Throughout Concrete							
	Other Observation, Extent : Severe, Area Affected : 50%							
	Location : Throughout Concrete							
	Explanation : Efflorescence							
Stone	60%			LIFE	* *	5	\$11,200	A
	Missing Block Seal, Extent : Moderate, Area Affected : 75%							
	Location : In Tidal Zone							
Not Accessible	10%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	90%			2034	* *	5	\$1,100	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
Asphalt Pavers	5%	4+	\$1,100	2034	* *	5		B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : 25 Ft From South End							
	Explanation : Missing And Loose Pavers							
Topsoil	5%			2023	\$300	5		B
Deck Elements								
Railing Steel	100%	4+	\$2,000	2023	\$99,800			B
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Primarily At Baseplates							
	Missing Coating, Extent : Moderate, Area Affected : 5%							
	Location : Primarily At Baseplates							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL BULKHEAD - SUB 1 OF ASSET TYPE
Address : PED OVERPASS SO. OF TRIBORO BRDG NORTH SIDE OF 122ND ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR077.000 / 13823 **Yr Built/Renovated** :
Linear Ft : 810 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 1808 **Lot** : 28 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$604,000	\$786,100
Total	\$604,000	\$786,100
Priority A	\$604,000	\$51,100
Priority B		\$735,000
Total	\$604,000	\$786,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$33,200	\$3,700	\$300	
Total	\$33,200	\$3,700	\$300	
Priority B	\$33,200	\$3,700	\$300	
Total	\$33,200	\$3,700	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL BULKHEAD - SUB 1 OF ASSET TYPE
Asset # : 13823

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	50%	4+	\$431,400	LIFE	**	5	\$36,500	A
	Cracking, Extent : Light, Area Affected : 15%							
	Location : Outboard Face Above Mhw							
	Missing Block Seal, Extent : Severe, Area Affected : 5%							
	Location : Between Stone Facing In Tidal Zone							
	Spalling, Extent : Severe, Area Affected : 50%							
	Location : Throughout Concrete Above Mhw							
Conc w/Stone Face	20%	Now	\$172,600	LIFE	**	5	\$14,600	A
	Spalling, Extent : Severe, Area Affected : 100%							
	Location : Widespread Spalling Along Top 2 Ft Of Wall							
Not Accessible	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	80%			2037	**	5	\$7,400	B
Asphalt Pavers	5%	Now	\$11,800	2039	**	5	\$200	B
	Settlement, Extent : Moderate, Area Affected : 20%							
	Location : Offshore 2ft For 122ft Length Starting 100ft South Of Northern Limit Of Asset							
Topsoil	15%			2023	\$6,200	5	\$600	B
Deck Elements								
Railing								
Steel	95%	4+	\$14,000	2023	\$698,300			B
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Explanation : Coating Loss							
Steel	5%	Now	\$7,400	2022	\$36,800			B
	Loose Connections, Extent : Severe, Area Affected : 100%							
	Location : Exposed Railing Posts And Loose Railing Starting 134 ft South Of Northern Limit Of Asset And Extending For 33 Ft In Length							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL W/TIMBER CRIBBING FOUNDATION
Address : W 166 TO W 170 ST SO END OVERLAP 115 FT OF RIPRAP SUB 5 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR075.000 / 13819 **Yr Built/Renovated** :
Linear Ft : 1,620 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2106 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$69,000	\$131,900
Total	\$69,000	\$131,900
Priority A	\$69,000	\$58,400
Priority B		\$73,500
Total	\$69,000	\$131,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$90,300		\$2,200	
Total	\$90,300		\$2,200	
Priority A	\$27,800			
Priority B	\$47,100		\$2,200	
Priority C	\$15,400			
Total	\$90,300		\$2,200	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL W/TIMBER CRIBBING FOUNDATION
Asset # : 13819

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	55%			LIFE	* *	5	\$800	C
	Other Observation, Extent : Light, Area Affected : 25%							
	Location : Throughout							
	Explanation : Partial Loose Or Missing Mortar Bedding							
Stone	5%	2-4	\$15,400	LIFE	* *	5	\$100	C
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 1565 Ft From North							
	Explanation : Displaced Elements Due To Upheaval Resulting From Tree Roots							
Stone	40%			LIFE	* *	5	\$1,100	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Loose Partial Missing Mortar Bedding							
Gravity Wall								
Conc w/Stone Face	38%			LIFE	* *	5	\$55,500	A
	Erosion, Extent : Light, Area Affected : 2%							
	Location : Isolated Joints In Tidal Zone							
	Missing Block Seal, Extent : Moderate, Area Affected : 10%							
	Location : Throughout In Tidal Zone							
Conc w/Stone Face	2%	4+	\$69,000	LIFE	* *	5	\$2,900	A
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : 425ft And 1210ft From South At Drainage Outfall							
	Exposed Reinforcement, Extent : Light, Area Affected : 1%							
	Location : 425 Ft And 820 Ft From South							
	Spalling, Extent : Moderate, Area Affected : 30%							
	Location : 1210 Ft From South At Drainage Outfall; At Isolated Construction Joints							
	Other Observation, Extent : Light, Area Affected : 1%							
	Location : Missing Block 1210 Ft From South							
	Explanation : Missing Block							
Concrete	29%			LIFE	* *	5	\$1,900	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
	Erosion, Extent : Light, Area Affected : 25%							
	Location : Isolated At Joints Throughout Length And In Tidal Zone							
	Spalling, Extent : Light, Area Affected : 2%							
	Location : Isolated At Joints Along Length							
Concrete	1%	4+	\$12,400	LIFE	* *	5	\$100	A
	Spalling, Extent : Moderate, Area Affected : 100%							
	Location : Isolated At Joints Along Length							
Stone	4%			LIFE	* *	5	\$5,500	A
	Missing Block Seal, Extent : Moderate, Area Affected : 33%							
	Location : Throughout Within Tidal Zone							
Stone	1%	4+	\$15,400	LIFE	* *	5	\$1,400	A
	Missing Part, Extent : Severe, Area Affected : 10%							
	Location : Two Missing Blocks Between 100ft And 145ft From South							
Not Accessible	25%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL W/TIMBER CRIBBING FOUNDATION
Asset # : 13819

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	45%	4+	\$12,500	2033	* *	5	\$4,200	B
Cracking, Extent : Light, Area Affected : 2%								
Location : Isolated Throughout 310ft To 1565ft From North								
Settlement, Extent : Moderate, Area Affected : 5%								
Location : Root Upheaval At 490 Ft From North								
Asphalt	20%	4+	\$8,300	2039	* *	5	\$1,800	B
Settlement, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Other Observation, Extent : Light, Area Affected : 30%								
Location : Throughout								
Explanation : Upheaval Resulting From Tree Roots								
Concrete	20%			2033	* *	5	\$3,700	B
Cracking, Extent : Light, Area Affected : 2%								
Location : Isolated Throughout; And Northern 300 Ft								
Surface Wearing/Scaling, Extent : Light, Area Affected : 2%								
Location : Isolated Throughout; Sta 0+00 To 3+10 (from North)								
Topsoil	10%			2023	\$8,300	5	\$800	B
Settlement, Extent : Light, Area Affected : 10%								
Location : Between 1560ft To 1620ft From North								
Not Accessible	5%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location : Between 1020 Ft And 1560 Ft From North								
Explanation : Debris Covering Surface								
Deck Elements								
Railing								
Steel	5%	0-2	\$3,700	2022	\$73,500			B
Loose Connections, Extent : Severe, Area Affected : 100%								
Location : At Base Of Railing								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout Between 1560 Ft To 1620 Ft From North								
Explanation : Minor Corrosion Typical; Moderate Corrosion At Base Of Railing								
No Component	95%							D
Parapet								
Concrete	90%			2028	* *			B
Other Observation, Extent : Light, Area Affected : 5%								
Location : Throughout								
Explanation : Loose Or Missing Mortar With Cracking								
Concrete	5%	2-4	\$22,600	2029	* *			B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : 1565 Ft From North								
Explanation : Displaced Elements Resulting From Tree Upheaval								
No Component	5%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY RETAINING WALL W/TIMBER PILES & CRIBBING FOUNDATION
Address : NO SIDE OF HIGH BRIDGE TO W 170 SUB 4 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR074.000 / 13818 **Yr Built/Renovated** :
Linear Ft : 990 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2106 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$235,400	\$54,500
Total	\$235,400	\$54,500
Priority A	\$168,100	\$54,500
Priority B	\$67,300	
Total	\$235,400	\$54,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$13,700			\$5,100
Total	\$13,700			\$5,100
Priority A				
Priority B	\$4,200			\$5,100
Priority C	\$9,400			
Total	\$13,700			\$5,100



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL W/TIMBER PILES & CRIBBING FOUNDATION
Asset # : 13818

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	5%			LIFE	* *	5		C
	Erosion, Extent : Light, Area Affected : 100%							
	Location : Erosion/ Scaling Throughout							
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Northern 30ft Of Asset							
	Explanation : Loose Or Missing Mortar Bedding							
Stone	90%			LIFE	* *	5	\$1,500	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Loose Or Missing Mortar Bedding							
Stone	5%	2-4	\$9,400	LIFE	* *	5	\$100	C
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : 950ft From North							
	Explanation : Tree Upheaval Resulting In Displaced Elements							
Gravity Wall								
Stone	65%	4+	\$122,400	LIFE	* *	5	\$54,500	A
	Missing Block Seal, Extent : Severe, Area Affected : 20%							
	Location : Throughout In Tidal Zone							
Timber Crib w/Stone	5%	4+	\$45,800	LIFE	* *	4	\$1,400	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 25%							
	Location : Throughout At Outboard End In Tidal Zone							
Not Accessible	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	90%			2039	* *	5	\$10,200	B
	Cracking, Extent : Light, Area Affected : 20%							
	Location : Throughout Northern 200 Ft Of Asset							
Asphalt	5%	Now	\$4,200	2039	* *	5	\$300	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : 950ft From North End Of Asset							
	Explanation : Tree Upheaval Resulting In Displacement And Cracking							
No Component	5%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Northern 135ft Of Asset							
	Explanation : Harlem River Drive							
Deck Elements								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY RETAINING WALL W/TIMBER PILES & CRIBBING FOUNDATION
Asset # : 13818

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Parapet								
Concrete	95%	4+	\$32,800	2028	* *			B
	Other Observation, Extent : Moderate, Area Affected : 5%							
	Location : Throughout							
	Explanation : Loose Or Missing Mortar							
Concrete	5%	2-4	\$34,500	2029	* *			B
	Displaced Elements, Extent : Severe, Area Affected : 100%							
	Location : Broken/ Cracks/ Displaced Due To Tree Upheaval Between 920ft And 953ft From North							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY WALL
Address : BET FULTON LANDING AND PIER 1
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0045.000 / 13958 **Yr Built/Renovated** :
Linear Ft : 70 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 199 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$48,200	\$63,500
Total	\$48,200	\$63,500
Priority A	\$48,200	
Priority B		\$63,500
Total	\$48,200	\$63,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads				
Total				
Priority A				
Priority B				
Total				



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801

GRAVITY WALL

Asset # : 13958

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								
Gravity Wall								
Concrete	45%	4+	\$48,200	LIFE	* *	5	\$100	A
	Cracking, Extent : Moderate, Area Affected : 20%							
	Location : Throughout Top Of Wall							
	Erosion, Extent : Moderate, Area Affected : 70%							
	Location : Tidal Zone							
	Spalling, Extent : Moderate, Area Affected : 5%							
	Location : At Top Of Wall At Pier 1							
Concrete	55%			LIFE	* *	5	\$200	A
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Throughout							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Gravel	100%			2035	* *	2-5	\$200	B
Deck Elements								
Railing								
Steel	100%			2021	\$63,500			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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY WALL WEST HARLEM PIERS PARK
Address : WEST 125TH (ST. CLAIRS PL) TO W 133RD STS. HUDSON RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR031.000 / 13477 **Yr Built/Renovated** :
Linear Ft : 1,106 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Mar-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 2004 **Lot** : 1 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$83,900	\$4,100	\$900	\$8,000
Total	\$83,900	\$4,100	\$900	\$8,000
Priority A	\$75,900			
Priority B	\$8,000	\$4,100	\$900	\$8,000
Total	\$83,900	\$4,100	\$900	\$8,000



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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY WALL WEST HARLEM PIERS PARK
Asset # : 13477

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Conc w/Stone Face	10%	4+	\$23,600	LIFE	* *	5	\$10,000	A
		Missing Block Seal, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
	Concrete	5%	4+	\$21,100	LIFE	* *	5	\$200	A
		Erosion, Extent : Light, Area Affected : 5%							
		Location : Throughout Top Of Wall							
	No Component	5%							D
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Starts 36ft North Of 125th St							
		Explanation : Outfall							
	Not Accessible	80%							D
		Other Observation, Extent : Light, Area Affected : 0%							
		Location : Mudline To Above The Tidal Zone							
		Explanation : Composite Sheeting Formwork							
Sheet Piles									
	Steel	5%	4+	\$31,200	LIFE	* *			A
		Corrosion, Extent : Moderate, Area Affected : 100%							
		Location : Throughout Wall							
	No Component	95%							D
Wales									
	Composite, 5' Water	5%			LIFE	* *			A
	No Component	95%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt Pavers	5%			2037	* *	5	\$600	B
	Concrete	60%			2037	* *	5	\$7,600	B
	Topsoil	35%			2023	\$19,800	5	\$1,800	B
Fender									
	Facing								
	Timber	55%			2037	* *	3	\$31,900	B
	No Component	30%							D
	Not Accessible	15%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY WALL & WHARF
Address : SOUTH WEST WALL OF BASIN
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0048.000 / 13961 **Yr Built/Renovated** :
Linear Ft : 297 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 13-Oct-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 515 **Lot** : 61 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$279,600	
Total	\$279,600	
Priority A	\$279,600	
Total	\$279,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$102,800			\$1,200
Total	\$102,800			\$1,200
Priority A	\$35,000			
Priority B	\$67,900			\$1,200
Total	\$102,800			\$1,200



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY WALL & WHARF
Asset # : 13961

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	30%	4+	\$34,100	LIFE	* *	5	\$400	A
	Broken, Extent : Severe, Area Affected : 5%							
	Location : Wall Cracked And Displaced At Stat 0+60 To 0+70							
	Erosion, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
Concrete	35%			LIFE	* *	5	\$400	A
No Component	35%							D
Pile Supported Wall								
Concrete	20%	Now	\$229,800	2037	* *	5	\$1,200	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 2+30 To 3+10 (from South)							
	Explanation : Cracking							
Concrete	15%			2031	* *	5	\$1,800	A
No Component	65%							D
Piles and Bracing								
Timber	20%	Now	\$49,800	2037	* *	4	\$8,900	A
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Station 2+30 To 3+10							
No Component	65%							D
Not Accessible	15%							D
Backfill								
Fill								
Topsoil	40%	Now	\$7,300	2062	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Stations 0+00 To 0+25; 1+60 To 1+85; 2+30 To 3+10 (from South)							
	Explanation : Sinkholes/fill Loss							
Not Accessible	60%							D
Surface								
Topsoil	55%			2020	\$8,300	5	\$800	B
Topsoil	45%	Now	\$6,800	2022	\$6,800	5	\$300	B
	Settlement, Extent : Severe, Area Affected : 100%							
	Location : Stations 0+00 To 0+25; 1+60 To 1+85; 2+30 To 3+10 (from South)							
Fender								
Piles								
Timber	40%	Now	\$21,200	2037	* *	4	\$2,800	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Or Missing							
Timber	35%			2031	* *	4	\$2,500	B
	Broken, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
No Component	25%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY WALL & WHARF
Asset # : 13961

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender								
Wales and Chocks								
Timber	65%	Now	\$32,600	2037	* *	4	\$10,500	B
	Broken, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
No Component	35%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY WALL (STACKED STONE)
Address : ALONG RICHMOND TERRACE /TO DEP OUTFALL AT ST. PETERS PL
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DBS0036.000 / 13926 **Yr Built/Renovated** :
Linear Ft : 500 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 20-Oct-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 2 **Lot** : 601 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$71,300	\$42,400
Total	\$71,300	\$42,400
Priority A	\$71,300	\$42,400
Total	\$71,300	\$42,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$10,400			
Total	\$10,400			
Priority B	\$10,400			
Total	\$10,400			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY WALL (STACKED STONE)
Asset # : 13926

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Stone	15%	4+	\$71,300	LIFE	* *	5	\$6,400	A
		Displaced Elements, Extent : Moderate, Area Affected : 50%							
		Location : Western End Of The Structure							
	Stone	85%			LIFE	* *	5	\$36,000	A
Backfill									
	Fill								
	Topsoil	5%	Now	\$5,100	2062	* *			B
		Erosion, Extent : Severe, Area Affected : 60%							
		Location : Stations 3+00 To 4+00, 2+50 To 300, And At 2+30 From East End							
	Not Accessible	95%							D
Surface									
	Concrete	5%			2031	* *	5	\$300	B
	Topsoil	20%	Now	\$5,100	2022	\$5,100	5	\$200	B
		Erosion, Extent : Severe, Area Affected : 80%							
		Location : Stations 3+00 To 4+00, 2+50 To 300, And At 2+30 (from East)							
	Topsoil	75%			2020	\$19,200	5	\$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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GRAVITY WALL WITH MASONARY FACE BULKHEAD
Address : MID WASHINGTON/HAMILTON BRIDGE - SO SIDE HAMILTON BRIDGE SUB 2 BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR072.000 / 13816 **Yr Built/Renovated** :
Linear Ft : 287 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2106 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$54,600	
Total	\$54,600	
Priority A	\$54,600	
Total	\$54,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads			\$1,100	
Total			\$1,100	
Priority A				
Priority B			\$1,100	
Priority C				
Total			\$1,100	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
GRAVITY WALL WITH MASONRY FACE BULKHEAD
Asset # : 13816

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Stone	100%			LIFE	* *	5	\$500	C
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout At Top Of Wall</i>								
<i>Explanation : Partial Loss Of Mortar Bedding And Joint Seal</i>								
Gravity Wall								
Stone	100%	4+	\$54,600	LIFE	* *	5	\$24,300	A
<i>Erosion, Extent : Light, Area Affected : 5%</i>								
<i>Location : Mid Asset At Concrete Patch</i>								
<i>Missing Part, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mid Asset At Outfall Location</i>								
<i>Missing Block Seal, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout In Tidal Zone</i>								
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	70%			2033	* *	5	\$2,300	B
<i>Cracking, Extent : Light, Area Affected : 5%</i>								
<i>Location : Isolated Throughout</i>								
<i>Settlement, Extent : Light, Area Affected : 3%</i>								
<i>Location : Isolated Throughout</i>								
No Component	30%							D
Deck Elements								
Parapet								
Concrete	100%			2025				B
<i>Cracking, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 5%</i>								
<i>Location : Atop Coping And Throughout</i>								
<i>Explanation : Deteriorated Mortar Bedding</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HARBOR CHARLIE BULKHEAD UNDER BUILDING
Address : FOOT OF 63RD ST. NEXT TO BAT
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR032.000 / 13478 **Yr Built/Renovated** :
Linear Ft : 525 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 17-Jan-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 5778 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$678,000	
Total	\$678,000	
Priority A	\$678,000	
Total	\$678,000	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$33,400	\$300		
Total	\$33,400	\$300		
Priority A				
Priority B	\$33,400	\$300		
Priority C				
Total	\$33,400	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
HARBOR CHARLIE BULKHEAD UNDER BUILDING

Asset # : 13478

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	15%	Now	\$120,500	LIFE	**	5	\$300	A
	Progressing Scour, Extent : Severe, Area Affected : 100%							
	Location : Beneath Building Up To 10 Ft Deep Now							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Beneath Building. Previous Inspector Says Failure Of Bulkhead Does Not Threaten Stability Of The Pile Supported Building							
	Explanation : Failure And Fill Loss							
Concrete	17%	4+	\$136,500	LIFE	**	5	\$400	A
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Beneath Wharf							
	Explanation : General Deterioration							
No Component	68%							D
Revetment								
Stone	20%			LIFE	**	5	\$600	C
No Component	80%							D
Sheet Piles								
Steel	17%	4+	\$302,500	LIFE	**			A
	Corrosion, Extent : Moderate, Area Affected : 25%							
	Location : Splash And Tidal Zones							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : 110 Ft Long Section West Of Wharf							
	Explanation : Installed Out Of Plumb							
Steel	10%	Now	\$118,600	LIFE	**			A
	Broken, Extent : Moderate, Area Affected : 100%							
	Location : Beneath Building For 60 Ft							
	Progressing Scour, Extent : Severe, Area Affected : 100%							
	Location : Beneath Building							
Steel	16%			LIFE	**			A
	Corrosion, Extent : Light, Area Affected : 2%							
	Location : Isolated Throughout							
No Component	52%							D
Not Accessible	5%							D
Backfill								
Fill								
Sand	25%	Now	\$28,100	2054	**	5	\$100	B
	Loss of Backfill, Extent : Severe, Area Affected : 100%							
	Location : Beneath Building Up To 130 Ft Long And 15 Ft Deep							
Not Accessible	75%							D
Surface								
Asphalt	10%			2037	**	5	\$600	B
Topsoil	20%	2-4	\$5,400	2024	\$5,400	5	\$200	B
	Settlement, Extent : Moderate, Area Affected : 50%							
	Location : Behind Sheet Pile Wall West Of Wharf							
Not Accessible	70%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HIGH-LEVEL DECK (WHARF) BULKHEAD
Address : SO TIP AND SO SIDE CON ED SITE INTO SHERMAN CREEK
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR063.000 / 13805 **Yr Built/Renovated** :
Linear Ft : 378 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 27-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2183 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$232,400	
Total	\$232,400	
Priority A	\$232,400	
Total	\$232,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$52,000			
Total	\$52,000			
Priority A				
Priority B	\$52,000			
Total	\$52,000			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
HIGH-LEVEL DECK (WHARF) BULKHEAD
Asset # : 13805

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	15%	4+	\$43,400	LIFE	* *	5	\$200	A
	Erosion, Extent : Moderate, Area Affected : 100%							
	Location : At Joints Stations 0+00 To 2+35							
Concrete	55%	4+	\$31,800	LIFE	* *	5	\$800	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Erosion, Extent : Light, Area Affected : 20%							
	Location : Throughout In Tidal Zone And At Top Of Wall							
Timber Crib w/Stone	15%	Now	\$157,200	LIFE	* *	4	\$1,700	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Stations 3+15 To 3+85 (From East)							
	Explanation : Collapse							
No Component	15%							D
Backfill								
Fill								
Topsoil	15%	Now	\$3,500	2064	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 3+15 To 3+85							
	Explanation : Structure Failed							
No Component	15%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : At Intake Location							
	Explanation : No Backfill							
Not Accessible	70%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
HIGH-LEVEL DECK (WHARF) BULKHEAD
Asset # : 13805

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	50%	4+	\$16,200	2039	* *	5	\$1,100	B
<i>Cracking, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout From 0+00 To 1+90 (From East)</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout From 0+00 To 1+90</i>								
<i>Explanation : Vegetation Growth</i>								
Concrete	10%	4+	\$12,900	2039	* *	5	\$200	B
<i>Cracking, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Above Dep Outfall Station 2+85 To 3+15 (From East)</i>								
<i>Settlement, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Above Dep Outfall Station 2+85 To 3+15</i>								
Concrete	15%	Now	\$19,400	2039	* *	5	\$300	B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Station 3+15 To 3+85</i>								
<i>Explanation : Complete Failure</i>								
No Component	15%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : At Intake Location</i>								
<i>Explanation : No Surface</i>								
Not Accessible	10%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : East Of Intake Location</i>								
<i>Explanation : Vegetation</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT PENINSULA FRUIT AUCTION BLDG., BAZINI NUTS
Address : FOOD CENTER DRIVE / TO RANDALL AVE.
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBSR027.012 / 4233 **Yr Built/Renovated** : 1900 /
Linear Ft : 1,295 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Mar-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 2770 **Lot** : 1 **BIN** :

CAPITAL		FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$727,000	\$66,200
Total		\$727,000	\$66,200
Priority B		\$49,600	\$66,200
Priority C		\$677,400	
Total		\$727,000	\$66,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$800		
Total		\$800		
Priority B		\$800		
Priority C				
Total		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT PENINSULA FRUIT AUCTION BLDG., BAZINI NUTS
Asset # : 4233

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								
Revetment								
Stone	70%	4+	\$632,300	LIFE	* *	5	\$5,400	C
<i>Other Observation, Extent : Light, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Non-engineered Revetment</i>								
Stone	5%	Now	\$45,200	LIFE	* *	5	\$400	C
<i>Erosion, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Just South Of The Dep Pumping Station</i>								
Stone	25%			LIFE	* *	5	\$1,900	C
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Topsoil	75%	0-2	\$49,600	2024	\$49,600	5	\$2,300	B
<i>Erosion, Extent : Moderate, Area Affected : 60%</i>								
<i>Location :</i>								
Topsoil	25%			2022	\$16,500	5	\$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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT PENINSULA, BUDWEISER SITE
Address : 400-600 FOOD CTR DR, PARK SO. OF KRASDALE PROPERTY, HUNTS POINT
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBSR027.014 / 4235 **Yr Built/Renovated** : 1900 / 2008
Linear Ft : 1,176 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Mar-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 2781 **Lot** : 500 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$60,100
Total		\$60,100
Priority B		\$60,100
Total		\$60,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$9,000		\$2,700	
Total	\$9,000		\$2,700	
Priority A				
Priority B	\$9,000		\$2,700	
Priority C				
Total	\$9,000		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT PENINSULA, BUDWEISER SITE

Asset # : 4235

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	75%			LIFE	* *	5	\$3,600	A
	No Component	25%							D
	Revetment								
	Stone	100%			LIFE	* *	5	\$7,000	C
Backfill									
	Fill								
	Topsoil	3%	0-2	\$7,200	2064	* *			B
		Erosion, Extent : Moderate, Area Affected : 100%							
		Location : North End Of Gravity Wall							
	Not Accessible	97%							D
	Surface								
	Topsoil	97%			2023	\$58,300	5	\$5,300	B
	Topsoil	3%	0-2	\$1,800	2024	\$1,800	5	\$100	B
		Erosion, Extent : Moderate, Area Affected : 100%							
		Location : North End Of Gravity Wall							
Deck Elements									
	Railing								
	No Component	25%							D
	Under Construction	75%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT PENINSULA, KRASDALE FOODS INC. (KFI)
Address : 400 FOOD CENTER DRIVE HUNTS POINT
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBSR027.013 / 4234 **Yr Built/Renovated** : 1900 /
Linear Ft : 1,371 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Mar-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 2781 **Lot** : 500 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$133,900	\$67,000
Total	\$133,900	\$67,000
Priority B		\$67,000
Priority C	\$133,900	
Total	\$133,900	\$67,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$14,900	\$800	\$2,300	\$400
Total	\$14,900	\$800	\$2,300	\$400
Priority A				
Priority B	\$14,900	\$800	\$2,300	\$400
Priority C				
Total	\$14,900	\$800	\$2,300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT PENINSULA, KRASDALE FOODS INC. (KFI)

Asset # : 4234

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	80%			LIFE	* *	5	\$4,400	A
No Component	20%							D
Revetment								
Stone	5%	0-2	\$47,800	LIFE	* *	5	\$400	C
	Missing Part, Extent : Moderate, Area Affected : 100%							
	Location : Throughout With The Worst Area 150 From North End							
Stone	15%	4+	\$86,100	LIFE	* *	5	\$1,200	C
	Other Observation, Extent : Light, Area Affected : 50%							
	Location : Throughout							
	Explanation : Loose Stones							
Stone	80%			LIFE	* *	5	\$6,600	C
Backfill								
Fill								
Topsoil	2%	Now	\$5,600	2064	* *			B
	Erosion, Extent : Severe, Area Affected : 50%							
	Location : One Sinkhole At North End And One 150 Ft From North End							
Not Accessible	98%							D
Surface								
Asphalt	20%			2033	* *	5	\$3,100	B
Asphalt	5%	Now	\$5,900	2039	* *	5	\$400	B
	Settlement, Extent : Severe, Area Affected : 50%							
	Location : One Sinkhole At North End And One 150 Ft From North End							
Gravel	54%			2033	* *	2-5	\$2,300	B
Gravel	1%	Now	\$1,100	2039	* *	2-5		B
	Settlement, Extent : Severe, Area Affected : 50%							
	Location : Sinkhole And Settlement 480 Ft From South End							
Topsoil	20%			2022	\$14,000	5	\$1,300	B
	Settlement, Extent : Light, Area Affected : 10%							
	Location : Isolated Areas Throughout							
Deck Elements								
Railing								
Fencing	95%			2025	\$67,000	3	\$700	B
Fencing	5%	0-2	\$2,100	2028	* *	3		B
	Broken, Extent : Light, Area Affected : 75%							
	Location : 4 Locations Of Broken Fence Posts From Impact							

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

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

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

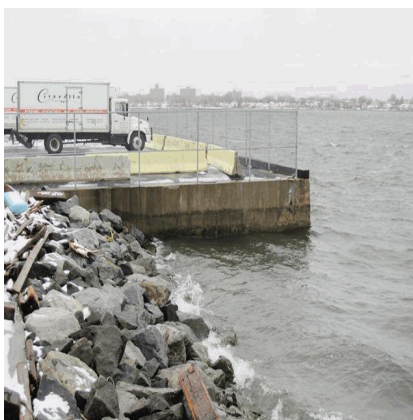
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT PENINSULA, SULTANA DISTRIBUTION SERVICES
Address : 600 FOOD CENTER DRIVE / FROM FARRAGUT STREET
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBSR027.015 / 4236 **Yr Built/Renovated** : 1900 / 2008
Linear Ft : 786 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Mar-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 2781 **Lot** : 500 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$723,100	
Total	\$723,100	
Priority A	\$532,100	
Priority B	\$191,000	
Total	\$723,100	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$11,500		\$4,300	\$100
Total	\$11,500		\$4,300	\$100
Priority A				
Priority B	\$11,500		\$4,300	\$100
Priority C				
Total	\$11,500		\$4,300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT PENINSULA, SULTANA DISTRIBUTION SERVICES

Asset # : 4236

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Timber	40%			LIFE	* *	5	\$200	C
No Component	60%							D
Pile Supported Wall								
Concrete	70%	4+	\$532,100	2033	* *	5	\$11,000	A
<i>Other Observation, Extent : Light, Area Affected : 5%</i>								
<i>Location : Bottom Edge Of Wall</i>								
<i>Explanation : Erosion And Spalling With Exposed Reinforcement</i>								
No Component	30%							D
Piles and Bracing								
No Component	30%							D
Not Accessible	70%							D
Revetment								
Stone	30%			LIFE	* *	5	\$1,400	C
No Component	70%							D
Backfill								
Fill								
Topsoil	5%	0-2	\$8,000	2064	* *			B
<i>Erosion, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Sinkhole At Northern End Of Platform</i>								
Not Accessible	95%							D
Surface								
Asphalt	95%			2033	* *	5	\$8,500	B
Asphalt	5%	Now	\$3,400	2039	* *	5	\$200	B
<i>Settlement, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Sinkhole At Northern End Of Platform</i>								
Fender								
Piles								
Timber	70%	Now	\$98,300	2039	* *	4	\$13,200	B
<i>Broken, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Missing Part, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Missing Connections</i>								
<i>Missing Pile, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
No Component	30%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT PENINSULA, SULTANA DISTRIBUTION SERVICES

Asset # : 4236

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender									
	Wales and Chocks								
	Timber	70%	Now	\$92,800	2039	* *	4	\$29,900	B
		Broken, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Loose Connections, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Rotting/Splitting, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
	No Component	30%							D
Deck Elements									
	Railing								
	Fencing	100%			2028	* *	3	\$400	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : HUNTS POINT/STEEL SHEET PILE BULKHEAD AND REVETMENT
Address : RANDALL AVE. / TO LAFAYETTE AVE.
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBSR027.011 / 4232 **Yr Built/Renovated** : 1900 /
Linear Ft : 2,615 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Mar-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 2770 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$359,300	\$133,600
Total	\$359,300	\$133,600
Priority B	\$40,100	\$133,600
Priority C	\$319,200	
Total	\$359,300	\$133,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$8,000	\$4,300		
Total	\$8,000	\$4,300		
Priority B	\$8,000	\$4,300		
Priority C				
Total	\$8,000	\$4,300		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
HUNTS POINT/STEEL SHEET PILE BULKHEAD AND REVETMENT

Asset # : 4232

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	35%			LIFE	* *	5	\$5,500	C
Stone	35%	4+	\$319,200	LIFE	* *	5	\$5,500	C
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Explanation : Non-engineered Revetment								
No Component	30%							D
Sheet Piles								
Steel	25%			LIFE	* *			A
No Component	70%							D
Not Accessible	5%							D
Backfill								
Fill								
Topsoil	5%	Now	\$8,000	2064	* *			B
Other Observation, Extent : Moderate, Area Affected : 10%								
Location : 4 Locations Behind Sheet Pile Cells								
Explanation : Sinkholes								
Not Accessible	95%							D
Surface								
Topsoil	30%	Now	\$40,100	2024	\$40,100	5	\$1,800	B
Erosion, Extent : Moderate, Area Affected : 30%								
Location : Above Revetment								
Settlement, Extent : Severe, Area Affected : 5%								
Location : Isolated Sinkholes Behind Steel Sheet Pile Bulkhead								
Topsoil	70%			2022	\$93,500	5	\$8,600	B

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

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

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

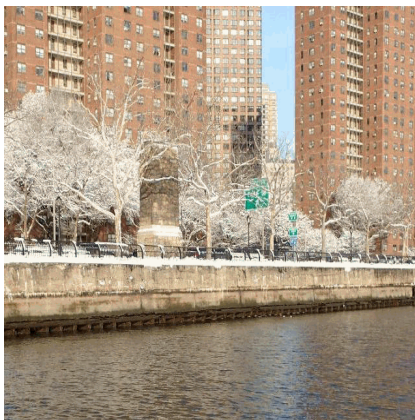
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM / TIMBER PILE SUPPORTED BULKHEAD
Address : MIDWAY E 94TH & E 93RD ST TO E 93 ST SUB 3 OF BL, SUB 1 OF AT
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR101.000 / 13849 **Yr Built/Renovated** :
Linear Ft : 250 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1573 **Lot** : 52 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$178,600	\$226,900
Total	\$178,600	\$226,900
Priority A	\$178,600	
Priority B		\$226,900
Total	\$178,600	\$226,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$4,500			\$1,400
Total	\$4,500			\$1,400
Priority A				
Priority B	\$4,500			\$1,400
Total	\$4,500			\$1,400



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM / TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13849

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	80%			LIFE	* *	10		A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Outboard Face Above Mhw							
	Missing Block Seal, Extent : Severe, Area Affected : 40%							
	Location : Between Stone Facing In Tidal Zone							
Concrete/Stone	20%	2-4	\$49,200	LIFE	* *			A
	Broken, Extent : Severe, Area Affected : 20%							
	Location : Broken Stone Panels At North End Of Asset							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : Along Top Of Concrete Throughout							
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	15%	Now	\$129,400	LIFE	* *	4	\$300	A
	Rotting/Splitting, Extent : Severe, Area Affected : 100%							
	Location : At Outboard Ends							
Not Accessible	85%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface Asphalt Pavers	100%			2034	* *	5	\$2,900	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Offset 3ft From Outboard Face Throughout							
Deck Elements								
Railing Steel	100%	4+	\$4,500	2024	\$226,900			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM BULKHEAD
Address : W 201 ST TO END OF CON ED SITE HARLEM RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR062.000 / 13804 **Yr Built/Renovated** :
Linear Ft : 282 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2183 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$562,400	
Total	\$562,400	
Priority A	\$512,000	
Priority B	\$50,400	
Total	\$562,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$65,400			
Total	\$65,400			
Priority A				
Priority B	\$47,300			
Priority C	\$18,100			
Total	\$65,400			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM BULKHEAD

Asset # : 13804

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Timber	100%	Now	\$18,100	LIFE	* *	5	\$200	C
Missing Part, Extent : Severe, Area Affected : 80%								
Location : Throughout								
Rotting/Splitting, Extent : Severe, Area Affected : 20%								
Location : At Isolated Locations								
Gravity Wall								
Conc w/Stone Face	25%	4+	\$37,500	LIFE	* *	5	\$6,400	A
Missing Block Seal, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Concrete	55%	Now	\$474,500	LIFE	* *	5	\$600	A
Displaced Elements, Extent : Severe, Area Affected : 50%								
Location : Missing/ Displaced Stones At 0+30 To 0+50 And 1+47 To 1+95								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Station 1+95 To 2+82 (From North)								
Explanation : Collapsed								
Not Accessible	20%							D
Backfill								
Fill								
Sand	30%	Now	\$18,100	2054	* *	5	\$100	B
Loss of Backfill, Extent : Severe, Area Affected : 100%								
Location : Station 1+95 To 2+82 (From North)								
Not Accessible	70%							D
Surface								
Asphalt	23%	4+	\$5,600	2039	* *	5	\$400	B
Cracking, Extent : Moderate, Area Affected : 50%								
Location : Throughout From Station 0+00 To 0+94								
Asphalt	30%	Now	\$7,200	2039	* *	5	\$500	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Station 1+95 To 2+82 (From North)								
Explanation : Surface Failed Due To Loss Of Backfill								
Concrete	17%	4+	\$16,400	2039	* *	5	\$300	B
Cracking, Extent : Moderate, Area Affected : 50%								
Location : Throughout Station 0+94 To 1+95 (From North)								
Not Accessible	30%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : Obscured By Vegetation								
Fender								
Piles								
Timber	100%	Now	\$50,400	2039	* *	4	\$6,800	B
Missing Pile, Extent : Severe, Area Affected : 90%								
Location : Throughout								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : E 118TH TO E 119TH ST SUB 1 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR079.000 / 13825 **Yr Built/Renovated** :
Linear Ft : 305 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Jan-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1815 **Lot** : 25 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$120,000	\$276,800
Total	\$120,000	\$276,800
Priority A	\$120,000	
Priority B		\$276,800
Total	\$120,000	\$276,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$24,200		\$1,700	
Total	\$24,200		\$1,700	
Priority A	\$18,700			
Priority B	\$5,500		\$1,700	
Total	\$24,200		\$1,700	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13825

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	50%	2-4	\$120,000	LIFE	* *			A
	Broken, Extent : Severe, Area Affected : 1% Location : Stone Face At Outfall 25 Ft From South Cracking, Extent : Light, Area Affected : 10% Location : Outboard Face Above Mhw Spalling, Extent : Moderate, Area Affected : 20% Location : 7 Locations Totalling 60ft Along Top Of Wall Other Observation, Extent : Moderate, Area Affected : 75% Location : Outboard Face Above Mhw Explanation : Surface Scaling/spalls							
Concrete/Stone	50%			LIFE	* *	10		A
	Missing Block Seal, Extent : Light, Area Affected : 25% Location : Between Stone Facing In Tidal Zone							
Piles and Bracing								
Timber	5%			2028	* *	4	\$3,400	A
Not Accessible	95%							D
Pile Caps								
Timber	10%	4+	\$17,500	LIFE	* *	4	\$200	A
	Rotting/Splitting, Extent : Light, Area Affected : 50% Location : Throughout At Outboard Face							
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%			2038	* *	5	\$3,500	B
Deck Elements								
Railing Steel	100%	4+	\$5,500	2024	\$276,800			B
	Corrosion, Extent : Light, Area Affected : 2% Location : Primarily At Baseplates Missing Coating, Extent : Light, Area Affected : 5% Location : Primarily At Baseplates							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : E 117TH TO E 118TH ST SUB 2 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR080.000 / 13826 **Yr Built/Renovated** :
Linear Ft : 260 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Jan-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1716 **Lot** : 28 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$51,100	\$118,000
Total	\$51,100	\$118,000
Priority A	\$51,100	
Priority B		\$118,000
Total	\$51,100	\$118,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$32,500		\$1,500	
Total	\$32,500		\$1,500	
Priority A	\$23,400			
Priority B	\$9,100		\$1,500	
Total	\$32,500		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13826

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	25%			LIFE	* *	10		A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Outboard Face Above Mhw							
	Missing Block Seal, Extent : Light, Area Affected : 20%							
	Location : Between Stone Facing In Tidal Zone							
Concrete/Stone	25%	2-4	\$51,100	LIFE	* *			A
	Other Observation, Extent : Moderate, Area Affected : 50%							
	Location : Outboard Face Above Mhw Elevation							
	Explanation : Surface Scaling / Spalls							
Not Accessible	50%							D
Piles and Bracing								
Timber	5%			2028	* *	4	\$2,900	A
Not Accessible	95%							D
Pile Caps								
Timber	5%	4+	\$22,400	LIFE	* *	4	\$100	A
	Rotting/Splitting, Extent : Light, Area Affected : 50%							
	Location : Outboard Face Of Pile Caps							
Not Accessible	95%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%			2038	* *	5	\$3,000	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : At North Side Of Pier							
Deck Elements								
Railing								
Fencing	50%	Now	\$6,700	2030	* *	3	\$100	B
	Displaced Elements, Extent : Moderate, Area Affected : 100%							
	Location : Foot Of Pier On South End Of Asset							
Steel	50%	4+	\$2,400	2024	\$118,000			B
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Primarily In Baseplates							
	Missing Coating, Extent : Moderate, Area Affected : 5%							
	Location : Primarily In Baseplates							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : E 117TH TO E 116TH ST SUB 3 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR081.000 / 13827 **Yr Built/Renovated** :
Linear Ft : 270 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 29-Jan-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1715 **Lot** : 53 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$127,500	\$245,000
Total	\$127,500	\$245,000
Priority A	\$127,500	
Priority B		\$245,000
Total	\$127,500	\$245,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$37,000		\$100	\$1,400
Total	\$37,000		\$100	\$1,400
Priority A	\$32,100			
Priority B	\$4,900		\$100	\$1,400
Total	\$37,000		\$100	\$1,400



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13827

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	60%	2-4	\$127,500	LIFE	* *			A
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Outboard Face Above Mhw							
	Spalling, Extent : Light, Area Affected : 10%							
	Location : Isolated Locations Along Top Of Wall							
	Other Observation, Extent : Moderate, Area Affected : 50%							
	Location : Outboard Face Above Mhw							
	Explanation : Surface Scaling/spalling							
Concrete/Stone	40%			LIFE	* *	10		A
	Missing Block Seal, Extent : Moderate, Area Affected : 75%							
	Location : Throughout Tidal Zone							
Piles and Bracing								
Timber	5%			2028	* *	4	\$3,000	A
Not Accessible	95%							D
Pile Caps								
Timber	10%	4+	\$31,100	LIFE	* *	4	\$200	A
	Rotting/Splitting, Extent : Light, Area Affected : 50%							
	Location : Throughout At Outboard Ends And In Line Cap							
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	90%			2034	* *	5	\$2,800	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : 4 Asphalt Patch Areas							
Topsoil	10%			2023	\$1,400	5	\$100	B
Deck Elements								
Railing								
Steel	100%	4+	\$4,900	2024	\$245,000			B
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Primarily In Baseplates							
	Missing Coating, Extent : Moderate, Area Affected : 5%							
	Location : Primarily In Baseplates							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : E 114TH ST TO NO SIDE E 111TH ST HARLEM RIVER,SUB 2 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR084.000 / 13830 **Yr Built/Renovated** :
Linear Ft : 850 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 30-Jan-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1705 **Lot** : 21 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$205,000	\$771,300
Total	\$205,000	\$771,300
Priority A	\$205,000	
Priority B		\$771,300
Total	\$205,000	\$771,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$42,200			
Total	\$42,200			
Priority A	\$24,500			
Priority B	\$17,800			
Total	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13830

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	60%			LIFE	**	10		A
	Cracking, Extent : Moderate, Area Affected : 50%							
	Location : Outboard Face Above Mhw							
	Other Observation, Extent : Moderate, Area Affected : 50%							
	Location : Outboard Face Above Mhw							
Concrete/Stone	Explanation : Efflorescence							
	40%	2-4	\$133,800	LIFE	**			A
	Spalling, Extent : Moderate, Area Affected : 50%							
Location : Intermittent From 111th St North For 575 Ft								
Piles and Bracing								
Timber	5%	4+	\$71,200	2034	**	4	\$6,400	A
	Rotting/Splitting, Extent : Light, Area Affected : 10%							
	Location : Outboard End							
Not Accessible	95%							D
Pile Caps								
Timber	5%	4+	\$24,500	LIFE	**	4	\$300	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 25%							
	Location : Outboard End							
Not Accessible	95%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	98%	4+	\$16,200	2038	**	5	\$4,800	B
	Other Observation, Extent : Moderate, Area Affected : 1%							
	Location : 5 Ft South Of E 114th St							
	Explanation : Upheaval							
Topsoil	2%			2024	\$900	5	\$100	B
Deck Elements								
Railing Steel	90%			2023	\$694,200			B
	Missing Coating, Extent : Light, Area Affected : 5%							
	Location : Throughout Primarily At Baseplates							
	Rusted Steel Surface, Extent : Light, Area Affected : 5%							
	Location : Throughout Primarily At Baseplates							
Steel	10%	0-2	\$1,500	2023	\$77,100			B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : Undermining Of Baseplates Due To Spalling							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : E 111TH ST TO E 110TH ST HARLEM RIVER,SUB 3 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR085.000 / 13831 **Yr Built/Renovated** :
Linear Ft : 272 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 30-Jan-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1704 **Lot** : 2 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$246,800
Total		\$246,800
Priority B		\$246,800
Total		\$246,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$65,800		\$1,400	
Total	\$65,800		\$1,400	
Priority A	\$48,500			
Priority B	\$17,300		\$1,400	
Total	\$65,800		\$1,400	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13831

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	50%			LIFE	**	10		A
	Cracking, Extent : Light, Area Affected : 50%							
	Location : Outboard Face Above Mhw							
	Other Observation, Extent : Light, Area Affected : 50%							
	Location : Outboard Face Above Mhw							
	Explanation : Efflorescence							
Concrete/Stone	20%	2-4	\$21,400	LIFE	**			A
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : Outboard Face Above Mhw							
Not Accessible	30%							D
Piles and Bracing								
Timber	5%	4+	\$11,400	2034	**	4	\$2,000	A
	Rotting/Splitting, Extent : Light, Area Affected : 10%							
	Location : Throughout On Outboard Face							
Not Accessible	95%							D
Pile Caps								
Timber	10%	4+	\$15,600	LIFE	**	4	\$200	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 10%							
	Location : Outboard End							
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	5%	4+	\$8,000	2034	**	5	\$100	B
	Settlement, Extent : Moderate, Area Affected : 5%							
	Location : 270 Ft From North							
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : 155 Ft And 173 Ft From North							
	Explanation : Upheaval							
Asphalt Pavers	90%			2038	**	5	\$2,800	B
	Settlement, Extent : Light, Area Affected : 20%							
	Location : Isolated Lengths 3 Ft Offset From Outboard Face							
Topsoil	5%			2023	\$700	5	\$100	B
Deck Elements								
Railing Steel	90%	4+	\$4,400	2023	\$222,100			B
	Missing Coating, Extent : Light, Area Affected : 5%							
	Location : Throughout Primarily At Baseplates							
	Rusted Steel Surface, Extent : Light, Area Affected : 5%							
	Location : Throughout Primarily At Baseplates							
Steel	10%	0-2	\$4,900	2023	\$24,700			B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Isolated Baseplates							
	Explanation : Undermining Of Baseplates Due To Spalling							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13831

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : E 106TH ST TO E 105TH ST HARLEM RIVER,SUB 2 OF ASSET TYPE
Borough : MANHATTAN Agency's Number : N/A
Program / Asset # : DBSR088.000 / 13836 Yr Built/Renovated :
Linear Ft : 270 Project Type : ECONOMIC DEVELOPMENT
Date of Survey : 05-Feb-2014 Landmark Status : NONE
Areas Surveyed :
Block : 1699 Lot : 64 BIN :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$77,700	\$245,000
Total	\$77,700	\$245,000
Priority A	\$77,700	
Priority B		\$245,000
Total	\$77,700	\$245,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$31,900			\$1,500
Total	\$31,900			\$1,500
Priority A	\$31,900			
Priority B				\$1,500
Total	\$31,900			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13836

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	80%			LIFE	* *	10		A
	Cracking, Extent : Moderate, Area Affected : 50%							
	Location : Offshore Concrete Face With Efflorescence							
Concrete/Stone	20%	0-2	\$31,900	LIFE	* *			A
	Spalling, Extent : Severe, Area Affected : 50%							
	Location : Locations Throughout Top Of Concrete Wall, Totaling 60 Ft; Undermining Railing							
Piles and Bracing Not Accessible	100%							D
Pile Caps								
Timber	5%	4+	\$38,800	LIFE	* *	4	\$100	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 100%							
	Location : Offshore Ends Throughout							
Timber	5%	Now	\$38,800	LIFE	* *	4	\$100	A
	Rotting/Splitting, Extent : Severe, Area Affected : 100%							
	Location : Offshore Ends Throughout							
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%			2034	* *	5	\$3,100	B
Deck Elements								
Railing Steel	100%			2024	\$245,000			B
	Missing Coating, Extent : Light, Area Affected : 5%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : E 105TH ST TO E 104TH ST SUB 3 OF ASSET TYPE, SUB 1 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR089.000 / 13837 **Yr Built/Renovated** :
Linear Ft : 258 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1696 **Lot** : 51 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$112,300	\$234,100
Total	\$112,300	\$234,100
Priority A	\$112,300	
Priority B		\$234,100
Total	\$112,300	\$234,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads			\$1,500	
Total			\$1,500	
Priority A				
Priority B			\$1,500	
Total			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13837

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	75%			LIFE	* *	10		A
	Cracking, Extent : Moderate, Area Affected : 50%							
	Location : Offshore Concrete Face With Efflorescence							
Concrete/Stone	25%	0-2	\$38,100	LIFE	* *			A
	Spalling, Extent : Severe, Area Affected : 50%							
	Location : Throughout Top Of Wall In Multiple Locations; Undermining Railing							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Timber	10%	4+	\$74,200	LIFE	* *	4	\$200	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 10%							
	Location : Offshore End Of Pile Caps							
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%			2038	* *	5	\$2,900	B
Deck Elements								
Railing								
Steel	100%			2024	\$234,100			B
	Missing Coating, Extent : Light, Area Affected : 5%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : 50 FT SO OF E 101 ST TO E 100TH HARLEM RIVER, SUB 2 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR093.000 / 13841 **Yr Built/Renovated** :
Linear Ft : 232 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1694 **Lot** : 51 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$66,700	\$210,500
Total	\$66,700	\$210,500
Priority A	\$66,700	
Priority B		\$210,500
Total	\$66,700	\$210,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$25,500			\$1,300
Total	\$25,500			\$1,300
Priority A	\$22,800			
Priority B	\$2,700			\$1,300
Total	\$25,500			\$1,300



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13841

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete/Stone	95%			LIFE	* *	10		A
	Cracking, Extent : Moderate, Area Affected : 100%							
	Location : Throughout In Top 3 Ft Of Concrete Wall With Efflorescence							
	Missing Block Seal, Extent : Moderate, Area Affected : 5%							
	Location : Throughout In Tidal Zone							
Concrete/Stone	5%	4+	\$22,800	LIFE	* *			A
	Spalling, Extent : Moderate, Area Affected : 100%							
	Location : Isolated Throughout Concrete Face And Along Top							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Timber	10%	Now	\$66,700	LIFE	* *	4	\$200	A
	Rotting/Splitting, Extent : Severe, Area Affected : 90%							
	Location : Eastern End Of Pile Caps							
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	95%			2034	* *	5	\$2,500	B
Asphalt Pavers	4%	4+	\$2,700	2034	* *	5	\$100	B
	Settlement, Extent : Moderate, Area Affected : 100%							
	Location : Around Planters							
Topsoil	1%			2023	\$100	5		B
Deck Elements								
Railing								
Steel	100%			2023	\$210,500			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : E 99TH ST TO E 97TH ST SUB 2 OF BL, SUB 1 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR096.000 / 13844 **Yr Built/Renovated** :
Linear Ft : 535 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1691 **Lot** : 6 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$187,900	\$485,500
Total	\$187,900	\$485,500
Priority A	\$187,900	
Priority B		\$485,500
Total	\$187,900	\$485,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads				\$3,100
Total				\$3,100
Priority A				
Priority B				\$3,100
Total				\$3,100



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13844

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	20%	4+	\$126,300	LIFE	**			A
	Spalling, Extent : Moderate, Area Affected : 20%							
	Location : Throughout Top Of Wall In Multiple Locations							
Concrete/Stone	80%			LIFE	**	10		A
	Cracking, Extent : Moderate, Area Affected : 25%							
	Location : Throughout Concrete Surface With Efflorescence							
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	10%	0-2	\$61,600	LIFE	**	4	\$400	A
	Rotting/Splitting, Extent : Severe, Area Affected : 75%							
	Location : Outboard End Of Pile Caps							
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%			2034	**	5	\$6,100	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Along Offshore Edge							
Deck Elements								
Railing								
Steel	100%			2023	\$485,500			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Throughout							

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

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

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

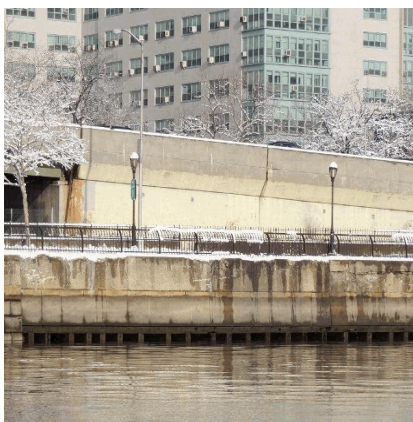
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Address : BET 96TH & 97TH STS. TO E 96 ST. SUB 2 OF ASSET TYPE, SUB 1 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR097.000 / 13845 **Yr Built/Renovated** :
Linear Ft : 85 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1690 **Lot** : 10 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$77,100
Total		\$77,100
Priority B		\$77,100
Total		\$77,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$39,600			\$500
Total	\$39,600			\$500
Priority A	\$39,600			
Priority B				\$500
Total	\$39,600			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13845

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	20%	4+	\$20,100	LIFE	**			A
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : At Top Of Concrete Wall							
Concrete/Stone	80%			LIFE	**	10		A
	Cracking, Extent : Moderate, Area Affected : 50%							
	Location : Throughout Concrete Surface With Efflorescence							
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	10%	4+	\$19,600	LIFE	**	4	\$100	A
	Rotting/Splitting, Extent : Light, Area Affected : 20%							
	Location : Outboard Ends Of Pile Caps							
Not Accessible	90%							D
Backfill								
Fill Not Accessible	100%							D
Surface Asphalt Pavers	100%			2034	**	5	\$1,000	B
	Settlement, Extent : Light, Area Affected : 30%							
	Location : Offset 3 Ft From Outboard Face							
Deck Elements								
Railing Steel	100%			2020	\$77,100			B
	Missing Coating, Extent : Light, Area Affected : 20%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LOW-LEVEL RELIEVING PLATFROM TIMBER PILE SUPPORTED BULKHEAD
Address : E 116TH ST TO E 114TH ST / SUB 2 OF BL, SUB 1 OF ASSET TYPE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR083.000 / 13829 **Yr Built/Renovated** :
Linear Ft : 518 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 30-Jan-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1713 **Lot** : 38 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$433,200	\$470,000
Total	\$433,200	\$470,000
Priority A	\$433,200	
Priority B		\$470,000
Total	\$433,200	\$470,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$44,100			\$2,700
Total	\$44,100			\$2,700
Priority A				
Priority B	\$44,100			\$2,700
Total	\$44,100			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13829

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete	20%	Now	\$166,200	LIFE	* *	5	\$400	A
	Broken, Extent : Severe, Area Affected : 80% Location : From E 114th Street North For 111 Ft							
Concrete	35%	2-4	\$58,200	LIFE	* *	5	\$700	A
	Cracking, Extent : Moderate, Area Affected : 20% Location : Outboard Face Above Mhw Spalling, Extent : Moderate, Area Affected : 20% Location : At 111 Ft North Of E 114th St And North For 175 Ft Intermittently Other Observation, Extent : Light, Area Affected : 10% Location : Outboard Face Above Mhw Explanation : Efflorescence							
Concrete/Stone	45%	4+	\$91,700	LIFE	* *			A
	Cracking, Extent : Moderate, Area Affected : 20% Location : Outboard Face Above Mhw Missing Block Seal, Extent : Severe, Area Affected : 30% Location : Between Stone Facing In Tidal Zone Spalling, Extent : Light, Area Affected : 5% Location : From North End South For 225 Ft Other Observation, Extent : Moderate, Area Affected : 20% Location : Outboard Face Above Mhw Explanation : Efflorescence							
Piles and Bracing								
Timber	10%	4+	\$72,400	2034	* *	4	\$7,800	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 10% Location : Outboard End							
Not Accessible	90%							D
Pile Caps								
Timber	15%	4+	\$44,700	LIFE	* *	4	\$600	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 25% Location : Outboard End Of Pile Caps							
Not Accessible	85%							D
Backfill								
Fill								
Topsoil	20%	Now	\$21,100	2065	* *			B
	Other Observation, Extent : Severe, Area Affected : 50% Location : From 114th St North For 111 Ft Explanation : Fill Loss							
Not Accessible	80%							D
Surface								
Asphalt Pavers	93%			2034	* *	5	\$5,500	B
Asphalt Pavers	5%	4+	\$5,000	2034	* *	5	\$100	B
	Settlement, Extent : Light, Area Affected : 25% Location : 108 Ft North Of E 114th St							
Topsoil	2%			2023	\$500	5	\$100	B

Deck Elements

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LOW-LEVEL RELIEVING PLATFROM TIMBER PILE SUPPORTED BULKHEAD
Asset # : 13829

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Railing								
Steel	90%	4+	\$8,500	2023	\$423,000			B
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Primarily At Baseplates							
	Missing Coating, Extent : Light, Area Affected : 5%							
	Location : Primarily At Baseplates							
Steel	10%	0-2	\$9,400	2023	\$47,000			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Undermining Of Baseplates Due To Spalling							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : LUMBER EXCHANGE TERMINAL RELIEVING PLATFORM/WHARF
Address : WEST ST FOOT OF DUPONT ST
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR047.000 / 13507 **Yr Built/Renovated** :
Linear Ft : 738 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 17-Jan-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 2472 **Lot** : 32 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$296,800	
Total	\$296,800	
Priority A	\$189,500	
Priority B	\$107,300	
Total	\$296,800	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$20,700		\$3,800	
Total	\$20,700		\$3,800	
Priority A				
Priority B	\$6,300		\$3,800	
Priority C	\$14,400			
Total	\$20,700		\$3,800	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LUMBER EXCHANGE TERMINAL RELIEVING PLATFORM/WHARF
Asset # : 13507

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete	70%	4+	\$82,900	LIFE	* *	5	\$1,900	A
	<i>Cracking, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Isolated Throughout</i>							
Concrete	30%	2-4	\$106,600	LIFE	* *	5	\$800	A
	<i>Cracking, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : At Areas Of Severe Erosion And Isolated Throughout</i>							
	<i>Erosion, Extent : Severe, Area Affected : 40%</i>							
	<i>Location : At 450 Ft From South Corner And At South Corner</i>							
	<i>Exposed Reinforcement, Extent : Severe, Area Affected : 15%</i>							
	<i>Location : In Tidal Zone</i>							
Coping/Curb								
Concrete	90%			LIFE	* *	5	\$600	C
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Concrete	10%	4+	\$14,400	LIFE	* *	5	\$100	C
	<i>Cracking, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Spalling, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : At 450 Ft And 620 Ft From South</i>							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	88%			2033	* *	5	\$7,400	B
	<i>Settlement, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Asphalt	10%	4+	\$6,300	2039	* *	5	\$400	B
	<i>Settlement, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Near Sewer Drains</i>							
Concrete	2%			2033	* *	5	\$200	B
Fender								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
LUMBER EXCHANGE TERMINAL RELIEVING PLATFORM/WHARF
Asset # : 13507

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	
Fender								
Wales and Chocks								
Timber	15%	Now	\$28,000	2039	* *	4	\$6,000	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Two Broken Areas: South End And 250 Ft North Of South End							
	Rotting/Splitting, Extent : Severe, Area Affected : 30%							
	Location : Tidal Zone Throughout							
Timber	85%	4+	\$79,300	2037	* *	4	\$34,000	B
	Displaced Elements, Extent : Severe, Area Affected : 100%							
	Location : Entire System Is Seized In Sliding Tracks And Cannot Function As Designed							
	Rotting/Splitting, Extent : Light, Area Affected : 30%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NAVY HOME PORT RIP-RAP
Address : CROSS ST SO. TO BETWEEN HARRISON
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DGS0047.020 / 13503 **Yr Built/Renovated** :
Linear Ft : 1,497 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 487 **Lot** : 110 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$2,458,700	\$115,000
Total	\$2,458,700	\$115,000
Priority A	\$1,980,300	
Priority B	\$269,500	\$115,000
Priority C	\$208,800	
Total	\$2,458,700	\$115,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$49,600	\$100		
Total	\$49,600	\$100		
Priority A				
Priority B	\$49,600	\$100		
Priority C				
Total	\$49,600	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
NAVY HOME PORT RIP-RAP
Asset # : 13503

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete	30%	Now	\$216,200	LIFE	**	5	\$1,700	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Made Redundant By Revetment							
	Explanation : Collapsed Structure							
No Component	70%							D
Piles and Bracing								
Timber	30%	Now	\$251,000	2018	\$1,254,800	4	\$67,200	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Made Redundant By Rip - Rap							
	Explanation : Collapsed Structure							
No Component	70%							D
Revetment								
Stone	80%			LIFE	**	5	\$7,200	C
Stone	20%	Now	\$208,800	LIFE	**	5	\$1,800	C
	Missing Part, Extent : Severe, Area Affected : 100%							
	Location : Top Of Revetment							
Pile Caps								
Timber	30%	Now	\$258,400	LIFE	**	4	\$3,500	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Made Redundant By Rip - Rap							
	Explanation : Collapsed Structure							
No Component	70%							D
Backfill								
Fill								
Topsoil	20%			2050	**	10		B
Not Accessible	80%							D
Surface								
Topsoil	20%	Now	\$15,300	2022	\$15,300	5	\$700	B
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : Erosion Of Bank							
Topsoil	80%			2020	\$61,200	5	\$5,600	B
Fender								
Piles								
Timber	30%	Now	\$80,200	2037	**	4	\$10,800	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Made Redundant							
	Explanation : Collapsed Structure							
No Component	70%							D
Wales and Chocks								
Timber	30%	Now	\$18,900	2018	\$189,300	4	\$24,400	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Made Redundant							
	Explanation : Collapsed Structure							
No Component	70%							D
Deck Elements								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
NAVY HOME PORT RIP-RAP
Asset # : 13503

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Railing								
Fencing	50%			2023	\$38,500	3	\$300	B
Fencing	20%	Now	\$15,400	2027	* *	3	\$100	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
No Component	30%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NAVY HOME PORT WHARFS, BULKHEAD, SEAWALL
Address : SWAN ST SOUTH TO CLINTON ST.
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DGS0047.010 / 13502 **Yr Built/Renovated** :
Linear Ft : 1,245 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 487 **Lot** : 110 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$314,300	\$118,100
Total	\$314,300	\$118,100
Priority A	\$35,200	
Priority B	\$38,100	\$118,100
Priority C	\$241,000	
Total	\$314,300	\$118,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$10,300	\$200		
Total	\$10,300	\$200		
Priority B	\$10,300	\$200		
Priority C				
Total	\$10,300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
NAVY HOME PORT WHARFS, BULKHEAD, SEAWALL
Asset # : 13502

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Asphalt remnants	75%	4+	\$41,900	LIFE	* *	5	\$900	C
		Progressing Scour, Extent : Moderate, Area Affected : 100%							
		Location : Concrete And Asphalt Remnants Throughout							
	Concrete	25%	4+	\$199,100	LIFE	* *			C
		Other Observation, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Explanation : Poured Concrete, Cracks							
Sheet Piles									
	Steel	20%			LIFE	* *			A
		Corrosion, Extent : Light, Area Affected : 10%							
		Location : North End							
	Steel	5%	4+	\$35,200	LIFE	* *			A
		Corrosion, Extent : Light, Area Affected : 25%							
		Location : South End							
	No Component	75%							D
Backfill									
	Fill								
	Topsoil	15%	Now	\$38,100	2062	* *			B
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Behind North Sheet Piles, Under Southern Fence, And Throughout							
		Explanation : Erosion At Top Of Revetment							
	Not Accessible	85%							D
Surface									
	Concrete	10%			2031	* *	5	\$1,400	B
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Topsoil	80%			2020	\$50,900	5	\$4,700	B
	Topsoil	10%	Now	\$6,400	2022	\$6,400	5	\$300	B
		Erosion, Extent : Severe, Area Affected : 100%							
		Location : At Top Of Revetment							
Deck Elements									
	Railing								
	Fencing	95%			2023	\$60,900	3	\$500	B
	Fencing	5%	Now	\$3,200	2027	* *	3		B
		Progressing Scour, Extent : Severe, Area Affected : 100%							
		Location : Sta 0+30 To 0+80, From South							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : NICKS NORTHERN PARKING LOT GABION GRAVITY WALL
Address : 2777 FLATBUSH AVE. MILL BASIN
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.063 / 17 **Yr Built/Renovated** :
Linear Ft : 405 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 15-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 8591 **Lot** : 980 **BIN** :

CAPITAL

Total

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$2,300			\$100
Total	\$2,300			\$100
Priority A				\$100
Priority B	\$2,300			
Priority C				
Total	\$2,300			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
NICKS NORTHERN PARKING LOT GABION GRAVITY WALL

Asset # : 17

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb								
	Concrete	100%			LIFE	* *	5	\$400	C
	Gravity Wall								
	Stone Gabion	70%			LIFE	* *	3	\$300	A
	Not Accessible	30%							D
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt	100%			2036	* *	5	\$4,600	B
Deck Elements									
	Railing								
	Guard Rail	100%			LIFE	* *			B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PASSENGER SHIP TERMINAL BULKHEAD, PIERS 88, 90, 92
Address : HUDSON RIVER WEST 48TH TO 52ND STREET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBS0025.025 / 1763 **Yr Built/Renovated** :
Linear Ft : 1,333 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Feb-2014 **Landmark Status** : NONE
Areas Surveyed :
Block : 1107 **Lot** : 12 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$102,900	\$102,900
Total	\$102,900	\$102,900
Priority A	\$102,900	\$102,900
Total	\$102,900	\$102,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$10,100		\$12,400	\$3,000
Total	\$10,100		\$12,400	\$3,000
Priority A	\$10,100			
Priority B			\$12,400	\$3,000
Total	\$10,100		\$12,400	\$3,000



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PASSENGER SHIP TERMINAL BULKHEAD, PIERS 88, 90, 92
Asset # : 1763

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Relieving Platform Top								
	Concrete	100%			LIFE	* *	5-10	\$10,000	A
	Gravity Wall								
	Concrete	20%			LIFE	* *	5-10	\$2,200	A
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Minor Spalling And Cracking							
	Not Accessible	80%							D
	Piles and Bracing								
	Steel	50%			LIFE	* *	5	\$205,800	A
	Not Accessible	50%							D
	Pile Caps								
	Concrete	100%			LIFE	* *	5	\$8,000	A
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Concrete	40%			2034	* *	5	\$6,100	B
	Not Accessible	60%							D
Fender									
	Piles								
	Timber	10%			2034	* *	4	\$3,200	B
	No Component	70%							D
	Not Accessible	20%							D
	Wales and Chocks								
	Timber	30%			2034	* *	4	\$21,700	B
	No Component	70%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PERIMETER WALL AROUND PIER J BERTHS 15,16,17
Address : KAY AVE. BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.030 / 13524 **Yr Built/Renovated** :
Linear Ft : 2,110 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$642,700	\$35,800
Total	\$642,700	\$35,800
Priority A	\$97,000	\$35,800
Priority B	\$545,700	
Total	\$642,700	\$35,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$7,900	\$1,200	\$1,100	
Total	\$7,900	\$1,200	\$1,100	
Priority A				
Priority B	\$7,900	\$1,200	\$1,100	
Priority C				
Total	\$7,900	\$1,200	\$1,100	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PERIMETER WALL AROUND PIER J BERTHS 15,16,17
Asset # : 13524

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Timber	10%			LIFE	* *	5	\$100	C
No Component	90%							D
Pile Supported Wall								
Concrete	85%			2033	* *	5	\$71,600	A
	Cracking, Extent : Light, Area Affected : 26%							
	Location : Isolated Throughout							
	Mechanical Damage, Extent : Light, Area Affected : 26%							
	Location : Throughout Along The Top Of Wall							
Concrete	15%	4+	\$61,200	2033	* *	5	\$6,300	A
	Erosion, Extent : Moderate, Area Affected : 50%							
	Location : Throughout In Tidal Zone							
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : At West Face							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Gravel	1%	Now	\$1,700	2039	* *	5		B
	Sinkhole, Extent : Moderate, Area Affected : 100%							
	Location : At Station 10+50 And Station 14+02 (Station 0+00 At Southeast Corner Of Asset)							
Not Accessible	99%							D
Surface								
Asphalt	9%			2033	* *	5	\$2,200	B
Asphalt Pavers	1%	Now	\$6,200	2039	* *	5	\$100	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : At The Southwest Corner, West End, And Northwest Corner Of Asset							
	Explanation : Missing Pavers							
Concrete	10%			2037	* *	5	\$2,400	B
Not Accessible	80%							D
Fender								
Buffer								
Rubber	5%	Now	\$10,000	2039	* *	4-5	\$1,800	B
	Missing Part, Extent : Severe, Area Affected : 100%							
	Location : Earth Mover Tires Missing At One Location							
Rubber	45%	0-2	\$179,900	2039	* *	4-5	\$16,000	B
	Aging, Extent : Severe, Area Affected : 60%							
	Location : Rubber Tires, At South Face And At Inshore End Of North Face							
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.

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PERIMETER WALL AROUND PIER J BERTHS 15,16,17
Asset # : 13524

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

Fender

Wales and Chocks

Timber

100%	Now	\$355,800	2039	* *	4	\$114,500	B
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*Broken, Extent : Severe, Area Affected : 100%**Location : Stations 0+00 To 1+04; 16+86 To 20+50**Other Observation, Extent : Severe, Area Affected : 100%**Location : Stations 1+04 To 16+86; 20+50 To 21+10**Explanation : Missing*

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER K INCLUDING PERIMETER BULKHEAD / BERTHS 19, 20
Address : KAY AVE. BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.020 / 13523 **Yr Built/Renovated** :
Linear Ft : 1,825 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$401,100	
Total	\$401,100	
Priority A	\$176,500	
Priority B	\$224,600	
Total	\$401,100	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$38,700	\$3,800	\$39,700	
Total	\$38,700	\$3,800	\$39,700	
Priority A			\$32,800	
Priority B	\$38,700	\$3,800	\$6,900	
Total	\$38,700	\$3,800	\$39,700	



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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER K INCLUDING PERIMETER BULKHEAD / BERTHS 19, 20
Asset # : 13523

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall								
Concrete	90%			2033	* *	5	\$65,600	A
	Erosion, Extent : Light, Area Affected : 20%							
	Location : In Tidal Zone							
	Mechanical Damage, Extent : Light, Area Affected : 20%							
	Location : Along The Top Of Concrete Wall							
	Spalling, Extent : Light, Area Affected : 20%							
	Location : Isolated Throughout							
Concrete	10%	4+	\$176,500	2033	* *	5	\$3,600	A
	Erosion, Extent : Moderate, Area Affected : 50%							
	Location : Isolated Throughout In Tidal Zone							
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : Above Mlw							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Topsoil	1%	Now	\$3,700	2064	* *			B
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : 4 Void Locations Just Behind Seawall							
Not Accessible	99%							D
Surface								
Asphalt	20%			2037	* *	5	\$4,200	B
Asphalt	25%	4+	\$23,400	2037	* *	5	\$2,600	B
	Cracking, Extent : Light, Area Affected : 30%							
	Location : Throughout Pier							
Asphalt Blocks	15%	4+	\$55,400	2033	* *	5	\$1,600	B
	Settlement, Extent : Light, Area Affected : 30%							
	Location : Throughout North And South Sides Of Pier							
	Other Observation, Extent : Severe, Area Affected : 20%							
	Location : At Offshore End Of Asset							
	Explanation : Broken/ Displaced Pavers							
Asphalt Blocks	20%			2033	* *	5	\$4,200	B
Concrete	5%			2033	* *	5	\$1,000	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : At Isolated Concrete Patches Throughout Pier							
Not Accessible	15%							D
Fender								
Buffer								
Rubber	25%			2033	* *	4-5	\$13,700	B
Rubber	5%	Now	\$11,500	2039	* *	4-5	\$1,500	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Broken/ Missing Extruded Arch Fender 371 Ft From Southwest							
No Component	70%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
PIER K INCLUDING PERIMETER BULKHEAD / BERTHS 19, 20

Asset # : 13523

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender								
Wales and Chocks								
Timber	55%	Now	\$169,300	2039	* *	4	\$54,500	B
	Broken, Extent : Severe, Area Affected : 50%							
	Location : North And West Face							
No Component	45%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : RELIEVING PLATFORM
Address : E. RIVER, 36TH ST. TO 38TH ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.065 / 4087 **Yr Built/Renovated** :
Linear Ft : 508 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 07-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 968 **Lot** : 50 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$414,900
Total		\$414,900
Priority B		\$414,900
Total		\$414,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$79,500	\$800	\$400	\$2,300
Total	\$79,500	\$800	\$400	\$2,300
Priority A	\$57,900			
Priority B	\$2,400	\$800	\$400	\$2,300
Priority C	\$19,200			
Total	\$79,500	\$800	\$400	\$2,300



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
RELIEVING PLATFORM
Asset # : 4087

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%			LIFE	**	5	\$400	C
	<i>Displaced Elements, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Concrete	10%	2-4	\$16,500	LIFE	**	5		C
	<i>Broken, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Missing Part, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : At Stations 2+58 And 2+85 From North</i>							
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : At Stations 3+31 And 3+77 From North</i>							
	<i>Explanation : Broken Light Pole Hanging In Water And Missing Light Pole With Exposed Wires</i>							
Timber	5%			LIFE	**	5		C
Timber	5%	2-4	\$2,700	LIFE	**	5		C
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : At South End</i>							
Pile Supported Wall								
Conc w/Stone Face	5%	Now	\$34,400	LIFE	**	5	\$2,000	A
	<i>Other Observation, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Erosion Along Bottom Of Stone Face</i>							
Conc w/Stone Face	35%			LIFE	**	5	\$14,200	A
	<i>Other Observation, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Minor Erosion</i>							
Not Accessible	60%							D
Piles and Bracing								
Timber	2%	Now	\$17,000	2032	**	4	\$1,500	A
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : At Tops Of Piles Along Bulkhead Face</i>							
Not Accessible	98%							D
Lowlevel Pile Caps								
Timber	5%	Now	\$6,400	LIFE	**			A
	<i>Missing Part, Extent : Severe, Area Affected : 60%</i>							
	<i>Location : Along Bulkhead Face Throughout</i>							
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 30%</i>							
	<i>Location : Along Bulkhead Face Throughout</i>							
Not Accessible	95%							D
Backfill								
Fill								
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.

DEPT. OF SMALL BUSINESS SERV. - 801
RELIEVING PLATFORM
Asset # : 4087

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Brick Pavers	78%			2039	* *	5	\$4,500	B
Other Observation, Extent : Light, Area Affected : 50%								
Location : Throughout								
Explanation : Settlement								
Brick Pavers	2%	Now	\$2,200	2039	* *	5	\$100	B
Missing Part, Extent : Moderate, Area Affected : 10%								
Location : At Station 2+58								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : At Station 2+93								
Explanation : Settlement								
Cobblestone	10%			2043	* *	5	\$800	B
Concrete	10%			2032	* *	5	\$600	B
Cracking, Extent : Light, Area Affected : 50%								
Location : At South End								
Erosion, Extent : Light, Area Affected : 50%								
Location : At South End								
Fender								
Buffer								
Rubber	10%			2032	* *	4-5	\$1,500	B
No Component	90%							D
Deck Elements								
Railing								
Concrete	10%			2024	\$11,800			B
Other Observation, Extent : Light, Area Affected : 100%								
Location : At South End								
Explanation : Concrete Parapet Wall								
Steel	90%			2022	\$414,900			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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : RELIEVING PLATFORM
Address : AT RIVER CAFE, EAST RIVER
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0043.000 / 13956 **Yr Built/Renovated** :
Linear Ft : 160 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 25 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$36,300
Total		\$36,300
Priority B		\$36,300
Total		\$36,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$29,600			\$200
Total	\$29,600			\$200
Priority A	\$26,700			\$200
Priority B	\$2,900			
Total	\$29,600			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
RELIEVING PLATFORM
Asset # : 13956

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete	15%	4+	\$23,100	LIFE	* *	5	\$100	A
	<i>Erosion, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Tidal Zone</i>							
Concrete	45%			LIFE	* *	5	\$300	A
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Erosion, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
No Component	10%							D
Not Accessible	30%							D
Piles and Bracing								
Timber	2%			2031	* *	4	\$500	A
	<i>Rotting/Splitting, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
No Component	10%							D
Not Accessible	88%							D
Sheet Piles								
Steel	1%			LIFE	* *			A
	<i>Corrosion, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Tidal Zone, North End</i>							
Steel	4%	4+	\$3,600	LIFE	* *			A
	<i>Corrosion, Extent : Light, Area Affected : 100%</i>							
	<i>Location : North End</i>							
No Component	90%							D
Not Accessible	5%							D
Pile Caps								
Timber	2%			LIFE	* *	4		A
	<i>Rotting/Splitting, Extent : Light, Area Affected : 100%</i>							
	<i>Location : In Tidal Zone</i>							
No Component	10%							D
Not Accessible	88%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Stone	35%			2031	* *	10		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Stone Slates</i>							
Timber	15%			2031	* *	10		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : At Deck South Of Restaurant</i>							
	<i>Explanation : Weathering</i>							
Not Accessible	50%							D
Fender								

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
RELIEVING PLATFORM
Asset # : 13956

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender								
Piles								
Timber	10%	2-4	\$2,900	2037	* *	4	\$400	B
<i>Rotting/Splitting, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Above Mlw</i>								
No Component	90%							D
Deck Elements								
Railing								
Steel	25%			2020	\$36,300			B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Coat Loss And Corrosion</i>								
No Component	75%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : RELIEVING PLATFORM BULKHEAD
Address : W 202ND TO W 203RD ST HARLEM RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR060.000 / 13802 **Yr Built/Renovated** :
Linear Ft : 260 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 21-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2184 **Lot** : 40 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$262,200	\$59,000
Total	\$262,200	\$59,000
Priority A	\$218,400	
Priority B	\$43,800	\$59,000
Total	\$262,200	\$59,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$26,700	\$400		
Total	\$26,700	\$400		
Priority A	\$25,600			
Priority B	\$1,100	\$400		
Total	\$26,700	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
RELIEVING PLATFORM BULKHEAD
Asset # : 13802

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete	95%	4+	\$158,500	LIFE	* *	5	\$900	A
	Cracking, Extent : Severe, Area Affected : 5%							
	Location : Stations 0+90, 1+70, And 2+10 (From North)							
	Spalling, Extent : Moderate, Area Affected : 20%							
	Location : In Tidal Zone In Bottom 2 Ft Of Concrete Along Full Length Of Wall							
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Explanation : Isolated Map Cracking							
Concrete/Stone	5%	Now	\$25,600	LIFE	* *			A
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Failed Stone Masonry Wall At North End Of Platform							
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	10%	4+	\$59,800	LIFE	* *	4	\$200	A
	Rotting/Splitting, Extent : Light, Area Affected : 100%							
	Location : At Eastern Ends Of Pile Caps							
Not Accessible	90%							D
Backfill								
Fill Gravel	5%	Now	\$1,100	2039	* *	5		B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At Stone Masonry Wall At North End Of Asset							
	Explanation : Fill Loss Due To Failed Wall							
Not Accessible	95%							D
Surface Concrete	30%			2037	* *	5	\$900	B
Not Accessible	70%							D
Fender								
Wales and Chocks Timber	100%	Now	\$43,800	2039	* *	4	\$14,100	B
	Broken, Extent : Severe, Area Affected : 10%							
	Location : Throughout							
	Missing Part, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Deck Elements								
Railing Fencing	75%			2022	\$10,000	3	\$100	B
	Corrosion, Extent : Light, Area Affected : 75%							
	Location : Throughout							
Steel	25%			2023	\$59,000			B
	Missing Part, Extent : Severe, Area Affected : 5%							
	Location : Three Nuts Missing From Fence Anchor Bolts							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : RELIEVING PLATFORM AND REVETMENT (SURROUNDED BY CONCRETE BLOCK)
Address : NORTH OF GRAND AVE. BRIDGE AND SOUTH OF 57-00 47TH AVE.
Borough : QUEENS **Agency's Number** : N/A
Program / Asset # : DBSR035.000 / 13481 **Yr Built/Renovated** :
Linear Ft : 265 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 09-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2601 **Lot** : 25 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$163,300	
Total	\$163,300	
Priority A	\$85,000	
Priority B	\$78,200	
Total	\$163,300	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$31,700			
Total	\$31,700			
Priority A	\$5,600			
Priority B	\$4,000			
Priority C	\$22,200			
Total	\$31,700			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
RELIEVING PLATFORM AND REVETMENT (SURROUNDED BY CONCRETE BLOCK)
Asset # : 13481

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Relieving Platform Top									
Concrete	50%			LIFE	* *	5	\$500	A	
Concrete	20%	Now	\$85,000	LIFE	* *	5	\$200	A	
Broken, Extent : Severe, Area Affected : 100%									
Location : At North End									
Displaced Elements, Extent : Severe, Area Affected : 100%									
Location : Isolated And At North End									
Erosion, Extent : Severe, Area Affected : 100%									
Location : Isolated And At North End									
No Component	30%							D	
Piles and Bracing									
No Component	30%							D	
Not Accessible	70%							D	
Revetment									
Stone	30%	4+	\$22,200	LIFE	* *	5	\$500	C	
Other Observation, Extent : Moderate, Area Affected : 40%									
Location : Throughout; North End Of Asset									
Explanation : Poorly Graded And Installed									
No Component	70%							D	
Lowlevel Pile Caps									
Timber	65%			LIFE	* *			A	
Timber	5%	4+	\$5,600	LIFE	* *			A	
Rotting/Splitting, Extent : Moderate, Area Affected : 50%									
Location : At The Western Exposed Ends Of Pile Caps									
No Component	30%							D	
Backfill									
Fill									
Gravel	10%	Now	\$2,200	2038	* *	5		B	
Other Observation, Extent : Severe, Area Affected : 100%									
Location : At Northern End Of Pile Supported Wall									
Explanation : Sinkhole/ Fill Loss									
Not Accessible	90%							D	
Surface									
Topsoil	70%			2021	\$9,500	5	\$900	B	
Topsoil	10%	Now	\$1,400	2023	\$1,400	5	\$100	B	
Settlement, Extent : Severe, Area Affected : 100%									
Location : At North End Of Pile Supported Wall And Isolated Throughout									
Not Accessible	20%							D	
Fender									
Wales and Chocks									
Timber	70%	Now	\$78,200	2038	* *	4	\$10,100	B	
Missing Part, Extent : Severe, Area Affected : 100%									
Location : Missing Along Relieving Platform									
No Component	30%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT
Address : RICHMOND TERRACE AND CLINTON AVE
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DBS0037.000 / 13930 **Yr Built/Renovated** :
Linear Ft : 145 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 09-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 68 **Lot** : 40 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
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Bulkheads

Total

Priority B

Priority C

Total

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVETMENT
Asset # : 13930

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	100%			LIFE	* *	5	\$900	C
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Non-engineered Revetment							
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Topsoil	100%			2020	\$7,400	5	\$700	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

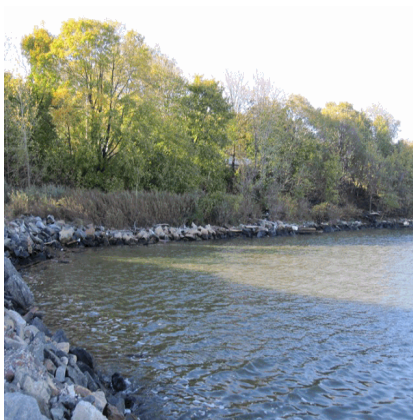
Asset Name : REVETMENT
Address : EAST FOOT OF CLINTON AVE. AND RICHMOND TERRACE
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DBS0038.000 / 13931 **Yr Built/Renovated** :
Linear Ft : 220 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 09-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 68 **Lot** : 35 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$3,700			
Total	\$3,700			
Priority B	\$3,700			
Priority C				
Total	\$3,700			



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT
Asset # : 13931

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								
Revetment								
Stone	100%			LIFE	* *	5	\$1,300	C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Non-engineered Revetment</i>								
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Topsoil	30%	4+	\$3,400	2022	\$3,400	5	\$200	B
<i>Erosion, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Topsoil	70%			2021	\$7,900	5	\$700	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT
Address : FOOT OF METROPOLITAN AVE.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0039.000 / 13951 **Yr Built/Renovated** :
Linear Ft : 64 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 2355 **Lot** : 20 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$2,100			
Total	\$2,100			
Priority B	\$2,100			
Priority C				
Total	\$2,100			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT
Asset # : 13951

Bulkheads		Current Repair		Future Replacement		Maintenance				
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural	Revetment Stone	100%			LIFE	* *	5	\$400	C	
		Other Observation, Extent : Light, Area Affected : 2%								
		Location : 0+25								
		Explanation : Outfall At 0+25								
Backfill	Fill									
		Topsoil	10%	Now	\$1,300	2062	* *			B
		Other Observation, Extent : Moderate, Area Affected : 25%								
		Location : At South End Of Asset								
		Explanation : Fill Loss								
	Not Accessible	90%							D	
Surface	Asphalt	10%	Now	\$500	2037	* *	5		B	
		Broken, Extent : Moderate, Area Affected : 10%								
		Location : 0+25								
		Concrete	60%			2031	* *	5	\$400	B
		Settlement, Extent : Light, Area Affected : 20%								
		Location : Near Center Line								
	Gravel	30%			2031	* *	2-5	\$100	B	

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT
Address : ALONG FLATBUSH FROM KINGS PLAZA SOUTH TO PILE SUPPORTED WALL
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0052.000 / 14013 **Yr Built/Renovated** :
Linear Ft : 505 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 25-Jan-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 8470 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$334,600	
Total	\$334,600	
Priority C	\$334,600	
Total	\$334,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$7,700	\$1,000		
Total	\$7,700	\$1,000		
Priority B	\$7,700	\$1,000		
Priority C				
Total	\$7,700	\$1,000		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT
Asset # : 14013

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	15%	Now	\$52,800	LIFE	* *	5	\$500	C
	Erosion, Extent : Severe, Area Affected : 25%							
	Location : Loss Of Soil At Top Of Revetment							
	Other Observation, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Explanation : Missing Stone							
Stone	80%	4+	\$281,800	LIFE	* *	5	\$2,400	C
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Improper Slope; Loss Of Topsoil							
Not Accessible	5%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Topsoil Compacted Haul Ramp Placed Over Original Revetment							
Backfill								
Fill								
Topsoil	15%	Now	\$6,200	2052	* *			B
	Other Observation, Extent : Moderate, Area Affected : 40%							
	Location : Throughout							
	Explanation : Fill Eroding At The Top Of The Revetment							
Not Accessible	85%							D
Surface								
Topsoil	85%			2022	\$21,900	5	\$2,000	B
Topsoil	15%	Now	\$1,500	2023	\$3,900	5	\$200	B
	Erosion, Extent : Moderate, Area Affected : 10%							
	Location : Located At Top Of Revetment Throughout And In Area Of Backfill Loss							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT /EAST AND WEST OF BALLPARK WHARF
Address : WEST END OF FERRY TERMINAL WEST
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DGS0060.000 / 13925 **Yr Built/Renovated** :
Linear Ft : 2,920 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Oct-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 2 **Lot** : 20 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,521,900	\$104,400
Total	\$1,521,900	\$104,400
Priority B	\$96,300	\$104,400
Priority C	\$1,425,600	
Total	\$1,521,900	\$104,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$22,300			\$1,700
Total	\$22,300			\$1,700
Priority A				
Priority B	\$22,300			\$1,700
Priority C				
Total	\$22,300			\$1,700



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT /EAST AND WEST OF BALLPARK WHARF
Asset # : 13925

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Gravity Wall									
Concrete	30%			LIFE	* *	5	\$3,500	A	
No Component	65%							D	
Not Accessible	5%							D	
Revetment									
Stone	30%			LIFE	* *	5	\$5,200	C	
Stone	50%	0-2	\$1,018,300	LIFE	* *	5	\$8,700	C	
	Other Observation, Extent : Severe, Area Affected : 60%								
	Location : Throughout West Of Richmond Stadium Wharf								
	Explanation : Inadequate Armor Protection								
Stone	20%	2-4	\$407,300	LIFE	* *	5	\$3,500	C	
	Other Observation, Extent : Moderate, Area Affected : 60%								
	Location : Station 1+60 To 2+40 From East End And Throughout West Of Richmond Stadium Wharf								
	Explanation : Inadequate Armor Protection								
Backfill									
Fill									
Gravel	40%	Now	\$96,300	2037	* *	5	\$1,100	B	
	Other Observation, Extent : Severe, Area Affected : 60%								
	Location : Beneath Concrete Surface/ Retaining Wall West Of Richmond Stadium Wharf								
	Explanation : Erosion And Fill Loss								
Not Accessible	60%							D	
Surface									
Asphalt	10%			2031	* *	5	\$3,300	B	
Brick Pavers	10%			2044	* *	5	\$3,300	B	
Concrete	10%			2031	* *	5	\$3,300	B	
	Settlement, Extent : Moderate, Area Affected : 100%								
	Location : Stations 12+50 To 12+65, 13+60 To 14+25, And 16+45 To 17+55 From East End								
Topsoil	60%			2021	\$89,500	5	\$8,200	B	
Topsoil	10%	Now	\$14,900	2022	\$14,900	5	\$700	B	
	Missing Part, Extent : Severe, Area Affected : 30%								
	Location : Sinkholes At Sinkholes Inshore Of Concrete Surface At Station 11+12, 20+88, And 22+45								
	Settlement, Extent : Moderate, Area Affected : 70%								
	Location : Stations 12+50 To 12+65, 13+60 To 14+25, And 16+45 To 17+55 From East End								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT NORTH OF NICKS LOBSTER HOUSE
Address : FLATBUSH AVE. MILL BASIN
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.064 / 18 **Yr Built/Renovated** :
Linear Ft : 705 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 15-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 8591 **Lot** : 980 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$5,900	\$700		
Total	\$5,900	\$700		
Priority B		\$700		
Priority C	\$5,900			
Total	\$5,900	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT NORTH OF NICKS LOBSTER HOUSE

Asset # : 18

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	98%			LIFE	* *	5	\$4,100	C
	Stone	2%	4+	\$5,900	LIFE	* *	5	\$100	C
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Northern Section Of Revetment								
	Explanation : Missing Stone								
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Topsoil	40%			2022	\$14,400	5	\$1,300	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.

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVTMENT NORTH SIDE OF 65TH ST. RAIL YARD**
Address : **FOOT OF 66TH ST.**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBS0051.000 / 13969** **Yr Built/Renovated** :
Linear Ft : **203** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **02-Nov-2010** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **5804** **Lot** : **2** **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads				
Total				
Priority B				
Priority C				
Total				



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT NORTH SIDE OF 65TH ST. RAIL YARD
Asset # : 13969

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	100%			LIFE	* *	5	\$1,200	C
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Gravel	100%			2035	* *	2-5	\$600	B
Erosion, Extent : Light, Area Affected : 10%								
Location : Isolated Above Revetment								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVTMENT SEA TRAVELERS**
Address : **FLATBUSH AVE. MILL BASIN**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR026.067 / 21** **Yr Built/Renovated** :
Linear Ft : **967** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **21-Dec-2011** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **8591** **Lot** : **100** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$121,400	
Total	\$121,400	
Priority C	\$121,400	
Total	\$121,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$3,900	\$200		
Total	\$3,900	\$200		
Priority A	\$1,700			
Priority B	\$2,200	\$200		
Priority C				
Total	\$3,900	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT SEA TRAVELERS
Asset # : 21

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	90%	4+	\$121,400	LIFE	* *	5	\$5,200	C
		Erosion, Extent : Moderate, Area Affected : 10%							
		Location : Isolated Throughout							
		Other Observation, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Explanation : Poor Placement Of Stone							
	No Component	10%							D
Sheet Piles									
	Steel, 10' Water	8%			LIFE	* *	5	\$24,200	A
		Corrosion, Extent : Light, Area Affected : 35%							
		Location : At Boat Lift, Above Mlw Elevation							
		Other Observation, Extent : Moderate, Area Affected : 5%							
		Location : At Boat Lift, Above Mlw Elevation							
		Explanation : Corrosion							
	Timber, 10' Water	2%	4+	\$1,700	LIFE	* *	4	\$400	A
		Other Observation, Extent : Light, Area Affected : 30%							
		Location : At Boat Lift							
		Explanation : Fill Loss							
	No Component	90%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Concrete	10%			2036	* *	5	\$1,100	B
	Gravel	20%			2032	* *	2-5	\$600	B
	Topsoil	70%			2021	\$34,600	5	\$3,200	B

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVETMENT - RIPRAP BULKHEAD**
Address : **BETWEEN W 220TH ST & W 219TH ST TO SO.OF W 218TH ST HARLEM RIVER**
Borough : **MANHATTAN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR055.000 / 13793** **Yr Built/Renovated** :
Linear Ft : **615** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **19-Nov-2012** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **2197** **Lot** : **75** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$144,900	
Total	\$144,900	
Priority B	\$37,700	
Priority C	\$107,200	
Total	\$144,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$9,400		\$700	
Total	\$9,400		\$700	
Priority B	\$9,400		\$700	
Priority C				
Total	\$9,400		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT - RIPRAP BULKHEAD
Asset # : 13793

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	50%	4+	\$107,200	LIFE	* *	5	\$1,800	C
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Typical							
	Explanation : Non-engineered Shoreline Protection. Inadequate Placement. Evidence Of Material Loss							
Stone	50%			LIFE	* *	5	\$1,800	C
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Typical Throughout							
	Explanation : Non-engineered Shoreline Protection							
Backfill								
Fill								
Topsoil	25%	Now	\$18,800	2059	* *			B
	Erosion, Extent : Light, Area Affected : 20%							
	Location : Above Revetment Throughout							
Topsoil	25%	Now	\$18,800	2059	* *			B
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : Above Revetment 150 Ft Near South End							
Not Accessible	50%							D
Surface								
Topsoil	25%	Now	\$4,700	2022	\$7,900	5	\$400	B
	Erosion, Extent : Moderate, Area Affected : 20%							
	Location : Above Revetment Throughout							
Topsoil	50%			2023	\$15,700	5	\$1,400	B
Topsoil	25%	Now	\$4,700	2022	\$7,900	5	\$400	B
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : 150ft Near South End							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVETMENT - RIPRAP BULKHEAD**
Address : **W 206TH TO W 207TH ST HARLEM RIVER,SUB 1 OF ASSET TYPE**
Borough : **MANHATTAN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR056.000 / 13797** **Yr Built/Renovated** :
Linear Ft : **255** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **20-Nov-2012** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **2187** **Lot** : **20** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$177,900	
Total	\$177,900	
Priority C	\$177,900	
Total	\$177,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$11,400	\$100		
Total	\$11,400	\$100		
Priority B	\$11,400	\$100		
Priority C				
Total	\$11,400	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT - RIPRAP BULKHEAD
Asset # : 13797

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	65%	4+	\$115,600	LIFE	* *	5	\$1,000	C
	Erosion, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : Non-engineered, Inadequate Placement/ Protection, 50 Percent Conc Debris, 50 Percent Quarry Stone							
Stone	35%	Now	\$62,300	LIFE	* *	5	\$500	C
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : At 206th St Park And At Mid-asset, Minimal Shoreline Protection, Steeper Than Desired Slope							
Backfill								
Fill								
Topsoil	40%	Now	\$10,400	2052	* *			B
	Other Observation, Extent : Severe, Area Affected : 50%							
	Location : Mid-asset And At Southern End Of Asset							
	Explanation : Erosion Above Revetment And Under Upland Concrete Slab							
Not Accessible	60%							D
Surface								
Topsoil	15%	Now	\$1,000	2022	\$2,000	5	\$100	B
	Erosion, Extent : Moderate, Area Affected : 100%							
	Location : At Southern end of Asset							
Topsoil	10%			2022	\$1,300	5	\$100	B
Not Accessible	75%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVETMENT - RIPRAP BULKHEAD**
Address : **W 204TH TO W 205TH ST HARLEM RIVER,SUB 3 OF ASSET TYPE**
Borough : **MANHATTAN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR057.000 / 13799** **Yr Built/Renovated** :
Linear Ft : **255** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **21-Nov-2012** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **2185** **Lot** : **36** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$177,900	
Total	\$177,900	
Priority C	\$177,900	
Total	\$177,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$23,400			
Total	\$23,400			
Priority B	\$23,400			
Priority C				
Total	\$23,400			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT - RIPRAP BULKHEAD
Asset # : 13799

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	25%			LIFE	* *	5	\$100	C
	Recent Replace Evident, Extent : Light, Area Affected : 100% Location : New Concrete Curb At Southern End Of Asset							
No Component	75%							D
Revetment Stone	100%	Now	\$177,900	LIFE	* *	5	\$1,500	C
	Other Observation, Extent : Severe, Area Affected : 100% Location : Throughout Explanation : Non-engineered, Inadequate Placement/ Protection, Concrete Debris							
Backfill								
Fill								
Topsoil	20%	Now	\$10,400	2064	* *			B
	Erosion, Extent : Moderate, Area Affected : 100% Location : Throughout Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout Explanation : Slope Instability							
Not Accessible	80%							D
Surface								
Topsoil	100%	4+	\$13,000	2024	\$13,000	5	\$600	B
	Erosion, Extent : Moderate, Area Affected : 30% Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVETMENT - RIPRAP BULKHEAD**
Address : **W 203 TO W 204 ST, HARLEM RIVER SUB 4 OF ASSET TYPE, SUB 1 OF BL**
Borough : **MANHATTAN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR058.000 / 13800** **Yr Built/Renovated** :
Linear Ft : **225** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **21-Nov-2012** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **2185** **Lot** : **10** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$156,900	
Total	\$156,900	
Priority C	\$156,900	
Total	\$156,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$29,900			
Total	\$29,900			
Priority B	\$29,900			
Priority C				
Total	\$29,900			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT - RIPRAP BULKHEAD
Asset # : 13800

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	100%	Now	\$156,900	LIFE	* *	5	\$1,300	C
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Non-engineered, Inadequate Placement/ Protection, Concrete Debris								
Backfill								
Fill								
Topsoil	40%	4+	\$18,400	2064	* *			B
Erosion, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Slope Exposure And Instability								
Not Accessible	60%							D
Surface								
Topsoil	55%	Now	\$6,300	2024	\$6,300	5	\$300	B
Erosion, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Topsoil	45%	4+	\$5,200	2024	\$5,200	5	\$200	B
Erosion, Extent : Light, Area Affected : 30%								
Location : Throughout								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVETMENT - RIPRAP NO END OVER LAPS GRAVITY WALL**
Address : **W 160 TO W 166TH ST HARLEM RIVER, SUB 6 OF BL**
Borough : **MANHATTAN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR076.000 / 13820** **Yr Built/Renovated** :
Linear Ft : **1,145** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **04-Dec-2012** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **2106** **Lot** : **997** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$46,800
Total		\$46,800
Priority B		\$46,800
Total		\$46,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$15,900		\$2,000	
Total	\$15,900		\$2,000	
Priority B	\$7,900		\$2,000	
Priority C	\$8,000			
Total	\$15,900		\$2,000	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVETMENT - RIPRAP NO END OVER LAPS GRAVITY WALL
Asset # : 13820

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	80%			LIFE	* *	5	\$5,500	C
Stone	15%			LIFE	* *	5	\$1,000	C
Settlement, Extent : Light, Area Affected : 40%								
Location : From 160 ft To 340 ft From South Outfalls, And At 1180 ft To 1215 Ft At North End								
Stone	5%	4+	\$8,000	LIFE	* *	5	\$300	C
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Inshore Of Outfalls 400 ft And 800 ft From South Sinkholes At 572 Ft And 590 Ft From South. Sliding Of Revetment At 430 Ft And 850 Ft From South.								
Explanation : Sliding/ Erosion With Inadequate Protection								
Backfill								
Fill								
Topsoil	5%	Now	\$7,000	2064	* *			B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Erosion Of Fill Inshore Of Outfalls								
Explanation : Erosion								
Not Accessible	95%							D
Surface								
Topsoil	75%			2023	\$43,900	5	\$4,000	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout								
Explanation : Heavy Vegetation								
Topsoil	5%	Now	\$900	2024	\$2,900	5	\$100	B
Erosion, Extent : Severe, Area Affected : 100%								
Location : Inshore Of Outfalls								
No Component	20%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT #1
Address : WEST OF ST. PETERS STREET /ALONG BANK STREET
Borough : STATEN ISLAND **Agency's Number** : N/A
Program / Asset # : DGS0061.000 / 13927 **Yr Built/Renovated** :
Linear Ft : 235 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 20-Oct-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 2 **Lot** : 800 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$57,400	
Total	\$57,400	
Priority C	\$57,400	
Total	\$57,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$13,800			
Total	\$13,800			
Priority B	\$13,800			
Priority C				
Total	\$13,800			



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.

DEPT. OF SMALL BUSINESS SERV. - 801

REVTMENT #1

Asset # : 13927

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Revetment									
Stone	65%			LIFE	* *	5	\$900	C	
Stone	35%	Now	\$57,400	LIFE	* *	5	\$500	C	
Erosion, Extent : Severe, Area Affected : 100%									
Location : Revetment Failure At 0+80 To 1+20 And 1+50 To West End									
Backfill									
Fill									
Topsoil	20%	Now	\$9,600	2062	* *			B	
Erosion, Extent : Severe, Area Affected : 70%									
Location : Revetment Failure At 0+80 To 1+20 And 1+50 To West End									
Not Accessible	80%							D	
Surface									
Topsoil	65%			2020	\$7,800	5	\$700	B	
Topsoil	35%	Now	\$4,200	2022	\$4,200	5	\$200	B	
Erosion, Extent : Severe, Area Affected : 100%									
Location : Revetment Failure At 0+80 To 1+20 And 1+50 To West End									

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVETMENT #2**
Address : **WEST OF ST. PETERS STREET /ALONG BANK STREET**
Borough : **STATEN ISLAND** **Agency's Number** : **N/A**
Program / Asset # : **DGS0062.000 / 13928** **Yr Built/Renovated** :
Linear Ft : **320** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **20-Oct-2010** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **2** **Lot** : **801** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$223,200	
Total	\$223,200	
Priority C	\$223,200	
Total	\$223,200	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$25,000			
Total	\$25,000			
Priority B	\$25,000			
Priority C				
Total	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT #2
Asset # : 13928

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	100%	4+	\$223,200	LIFE	* *	5	\$1,900	C
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Insufficient Armor</i>								
Backfill								
Fill								
Topsoil	30%	Now	\$19,600	2062	* *			B
<i>Erosion, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout Inshore Of Revetment</i>								
Not Accessible	70%							D
Surface								
Topsoil	70%			2021	\$11,400	5	\$1,000	B
Topsoil	30%	Now	\$4,900	2022	\$4,900	5	\$200	B
<i>Erosion, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Inshore Of Revetment</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVTMENT AND SHORELINE QUEENS NORTH SHORE GREENWAY**
Address : **EAST SIDE RIKERS ISLAND BRIDGE AROUND POINT INTO BOWERY BAY**
Borough : **QUEENS** **Agency's Number** : **N/A**
Program / Asset # : **DSB0053.000 / 14023** **Yr Built/Renovated** :
Linear Ft : **1,740** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **22-Mar-2012** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **926** **Lot** : **40** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$88,900
Total		\$88,900
Priority B		\$88,900
Total		\$88,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$4,100			
Total	\$4,100			
Priority B	\$4,100			
Priority C				
Total	\$4,100			



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVETMENT AND SHORELINE QUEENS NORTH SHORE GREENWAY
Asset # : 14023

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	100%			LIFE	* *	5	\$10,400	C
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Topsoil	100%			2021	\$88,900	5	\$8,100	B
Erosion, Extent : Light, Area Affected : 5%									
Location : Throughout, Above Revetment									

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT AT BKLYN ARMY TERMINAL
Address : ADJACENT HARBOR CHARLIE TO SOUTHSIDE OF PIER 4
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR051.000 / 13646 **Yr Built/Renovated** : 1997 /
Linear Ft : 915 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 17-Jan-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 5778 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$83,000	\$830,300
Total	\$83,000	\$830,300
Priority B	\$83,000	\$830,300
Total	\$83,000	\$830,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$19,600		\$3,900	
Total	\$19,600		\$3,900	
Priority A				
Priority B	\$19,600		\$3,900	
Priority C				
Total	\$19,600		\$3,900	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT AT BKLYN ARMY TERMINAL
Asset # : 13646

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment Stone	100%			LIFE	* *	5	\$5,500	C
Other Observation, Extent : Light, Area Affected : 10%									
Location : Throughout									
Explanation : Displaced Stone. Isolated Location With Exposed Filter Fabric									
	Sheet Piles								
	Steel	2%			LIFE	* *			A
	Not Accessible	98%							D
	Pile Caps								
	Concrete	100%			LIFE	* *	5	\$2,800	A
Cracking, Extent : Light, Area Affected : 5%									
Location : Isolated Throughout									
Spalling, Extent : Light, Area Affected : 5%									
Location : Isolated Throughout									
Backfill									
	Fill								
	Not Accessible	100%							D
Other Observation, Extent : Light, Area Affected : 0%									
Location :									
Explanation : Sheet Bulkhead Adjacent Inland Of Revetment									
	Surface								
	Asphalt	75%			2033	* *	5	\$7,800	B
Settlement, Extent : Light, Area Affected : 100%									
Location : Typical Throughout									
Worn, Extent : Light, Area Affected : 100%									
Location : Typical Throughout									
	Asphalt	25%	2-4	\$19,600	2039	* *	5	\$1,300	B
Settlement, Extent : Severe, Area Affected : 10%									
Location : Northern End 30 Ft Long									
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout, Behind Bulkhead Line									
Explanation : Settlement									
Deck Elements									
	Railing								
	Steel	100%	2-4	\$83,000	2023	\$830,300			B
Broken, Extent : Light, Area Affected : 5%									
Location : 630 Ft From North End									
Corrosion, Extent : Moderate, Area Affected : 25%									
Location : Throughout At Baseplates									

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVTMENT N SIDE MACOMBS BRIDGE BULKHEAD
Address : W157 TO NO. SIDE MACOMBS BRIDGE BRIDGE SUB 2 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP053.000 / 13822 **Yr Built/Renovated** :
Linear Ft : 570 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2105 **Lot** : 51 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$517,200
Total		\$517,200
Priority B		\$517,200
Total		\$517,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$48,100	\$3,300		
Total	\$48,100	\$3,300		
Priority A				
Priority B	\$28,200	\$3,300		
Priority C	\$19,900			
Total	\$48,100	\$3,300		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT N SIDE MACOMBS BRIDGE BULKHEAD
Asset # : 13822

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Gravity Wall									
Concrete	100%			LIFE	**	5	\$2,300	A	
Revetment									
Stone	95%			LIFE	**	5	\$3,200	C	
Stone	5%	Now	\$19,900	LIFE	**	5	\$200	C	
Missing Part, Extent : Moderate, Area Affected : 5%									
Location : Failed/ Missing Revetment At Southern 15 ft Of Asset Isolated Areas Of Undermining At Top Of Revetment From 15 ft To 30 ft, 367 ft To 382 Ft, And 540 ft To 570 ft From South.									
Other Observation, Extent : Severe, Area Affected : 2%									
Location : 600ft from North									
Explanation : Displaced Stones									
Backfill									
Fill									
Gravel	5%	Now	\$2,300	2039	**	5		B	
Other Observation, Extent : Severe, Area Affected : 100%									
Location : At Southern 15ft Of Asset And At Isolated Location Throughout									
Explanation : Fill Washed Out Portions Of Revetment									
Not Accessible	95%							D	
Surface									
Asphalt	100%			2037	**	5	\$6,500	B	
Deck Elements									
Railing									
Steel	100%	4+	\$25,900	2022	\$517,200			B	
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Along T/wall									
Explanation : 100 Percent Coating Loss And Moderate Corrosion									

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **REVTMENT- NICKS SOUTH PARKING BETWEEN NICKS AND YANKEE SKIPPER**
Address : **FLATBUSH AVE.**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR026.061 / 2668** **Yr Built/Renovated** :
Linear Ft : **370** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **16-Dec-2011** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **8470** **Lot** : **50** **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$2,100		
Total		\$2,100		
Priority A				
Priority B		\$2,100		
Priority C				
Total		\$2,100		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT- NICKS SOUTH PARKING BETWEEN NICKS AND YANKEE SKIPPER
Asset # : 2668

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Concrete	75%			LIFE	* *	5	\$300	C
No Component	25%							D
Gravity Wall								
Stone Gabion	5%			LIFE	* *	3		A
No Component	25%							D
Not Accessible	70%							D
Revetment								
Stone	100%			LIFE	* *	5	\$2,200	C
Erosion, Extent : Light, Area Affected : 5%								
Location : Isolated								
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	25%			2032	* *	5	\$1,100	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : South End								
Explanation : Ungraded								
Asphalt	75%			2032	* *	5	\$3,200	B
Cracking, Extent : Light, Area Affected : 5%								
Location : Isolated								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT UNDER HIGH-LEVEL DECK ASSET 13821. HARLEM RIVER DRIVE
Address : W 157 TO W 160 ST TWO B&LS NO END IN BL2106.997 SUB 3 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DGSP052.010 / 13851 **Yr Built/Renovated** :
Linear Ft : 1,110 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 05-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2105 **Lot** : 51 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$77,400	
Total	\$77,400	
Priority C	\$77,400	
Total	\$77,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$4,500			
Total	\$4,500			
Priority B	\$4,500			
Priority C				
Total	\$4,500			



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVETMENT UNDER HIGH-LEVEL DECK ASSET 13821. HARLEM RIVER DRIVE
Asset # : 13851

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								
Revetment								
Stone	90%			LIFE	* *	5	\$6,000	C
	Other Observation, Extent : Severe, Area Affected : 2%							
	Location : At DEP outfall							
	Explanation : Displaced Stones							
Stone	10%	Now	\$77,400	LIFE	* *	5	\$700	C
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At Top Of Revetment Slope Between 360 ft And 480 ft And 930 ft And 945 ft North Of Southern Limit Of Asset							
	Explanation : Fill Loss/ Erosion/ Inadequate Protection							
Backfill								
Fill								
Topsoil	10%	Now	\$4,500	2064	* *			B
	Erosion, Extent : Moderate, Area Affected : 100%							
	Location : Loss Of Backfill Material At Top Of Revetment Slope							
Not Accessible	90%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : REVETMENT/GRAVITY WALL
Address : CONEY ISLAND W.23 TO W.25 ST. BEHIND SCHOOL
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0026.050 / 2893 **Yr Built/Renovated** :
Linear Ft : 630 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 04-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 6965 **Lot** : 100 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$439,400	
Total	\$439,400	
Priority C	\$439,400	
Total	\$439,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$19,300			
Total	\$19,300			
Priority B	\$19,300			
Priority C				
Total	\$19,300			



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
REVTMENT/GRAVITY WALL
Asset # : 2893

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	100%	Now	\$439,400	LIFE	* *	5	\$3,800	C
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : At Back Of Revetment</i>								
<i>Explanation : Stone Missing, Bank Erosion</i>								
Backfill								
Fill								
Topsoil	100%			2026	* *	10		B
Surface								
Topsoil	100%	Now	\$19,300	2023	\$32,200	5	\$1,500	B
<i>Erosion, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Erosion Of Bank</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SCHAEFFER LANDING SHEET PILE BULKHEAD STEEL WITH CONCRETE CAP
Address : WALLABOUT CHANNEL
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0042.000 / 13955 **Yr Built/Renovated** :
Linear Ft : 358 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 2134 **Lot** : 126 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$324,900
Total		\$324,900
Priority B		\$324,900
Total		\$324,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$7,500			\$9,200
Total	\$7,500			\$9,200
Priority A				
Priority B	\$7,500			\$9,200
Total	\$7,500			\$9,200



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.

DEPT. OF SMALL BUSINESS SERV. - 801
SCHAEFFER LANDING SHEET PILE BULKHEAD STEEL WITH CONCRETE CAP
Asset # : 13955

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Sheet Piles								
Steel	60%			LIFE	**			A
	Corrosion, Extent : Light, Area Affected : 20%							
	Location : Above The Mhw Elevation In Splash Zone							
Not Accessible	40%							D
Pile Caps								
Concrete	100%			LIFE	**	5	\$1,100	A
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Isolated Throughout							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	20%			2035	**	5	\$800	B
Concrete	15%			2035	**	5	\$600	B
Timber	65%			2035	**	10		B
Fender								
Piles								
Composite	60%			2048	**			B
Not Accessible	40%							D
Wales and Chocks								
Timber	95%			2031	**	4	\$18,500	B
Timber	5%	Now	\$7,500	2037	**	4	\$1,000	B
	Missing Part, Extent : Severe, Area Affected : 100%							
	Location : At East End Below Access Walkway							
Deck Elements								
Railing								
Steel	100%			2021	\$324,900			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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SEAWALL BULKHEAD
Address : W181 @SO. SIDE WASHINGTON BRIDGE TO W184 ST HARLEM RIVER SUB 4 BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR070.000 / 13814 **Yr Built/Renovated** :
Linear Ft : 887 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2149 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$256,700	
Total	\$256,700	
Priority A	\$172,400	
Priority C	\$84,300	
Total	\$256,700	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads			\$4,800	
Total			\$4,800	
Priority A				
Priority B			\$4,800	
Priority C				
Total			\$4,800	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SEAWALL BULKHEAD
Asset # : 13814

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								
Stone	80%			LIFE	* *	5	\$1,200	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Partial Loss Of Mortar Bedding And Joint Seal							
Stone	20%	4+	\$84,300	LIFE	* *	5	\$300	C
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : At Top Of Wall Between Stations 6+50 And 8+40 (From South)							
	Explanation : Loss Of Mortar Bedding							
Gravity Wall								
Concrete	84%			LIFE	* *	5	\$3,000	A
	Cracking, Extent : Light, Area Affected : 4%							
	Location : In Top 15 Ft Of Wall							
	Erosion, Extent : Light, Area Affected : 25%							
	Location : Erosion/ Scaling In Upper 15 Ft Of Wall							
	Spalling, Extent : Light, Area Affected : 2%							
	Location : Isolated At Construction Joints							
	Other Observation, Extent : Light, Area Affected : 3%							
	Location : Throughout In Upper 15 Ft Of Wall							
	Explanation : Efflorescence							
Concrete	2%	4+	\$54,300	LIFE	* *	5	\$100	A
	Cracking, Extent : Moderate, Area Affected : 50%							
	Location : Top 15ft Of Wall Between 2+45 And 3+00							
	Displaced Elements, Extent : Moderate, Area Affected : 100%							
	Location : Displacement Of Wall At Joint Located At Station 3+85							
	Erosion, Extent : Moderate, Area Affected : 50%							
	Location : In Upper Wall, Station 2+30 To 2+45 (From South)							
	Exposed Reinforcement, Extent : Light, Area Affected : 25%							
	Location : In Upper Wall, Station 2+30 To 2+60 (From South)							
	Spalling, Extent : Moderate, Area Affected : 30%							
	Location : At Construction Joints And At New Construction Stations 8+75 And 8+85 (From South)							
Stone	14%	4+	\$118,100	LIFE	* *	5	\$10,500	A
	Missing Part, Extent : Moderate, Area Affected : 5%							
	Location : Single Blocks Missing At Stations 0+05, 0+50, And 1+10 (From South)							
	Missing Block Seal, Extent : Moderate, Area Affected : 20%							
	Location : Throughout In Tidal Zone							
Backfill								
Fill								
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.

DEPT. OF SMALL BUSINESS SERV. - 801
SEAWALL BULKHEAD
Asset # : 13814

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	94%			2033	* *	5	\$9,500	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Settlement, Extent : Light, Area Affected : 3%							
	Location : Isolated Throughout							
Asphalt	1%			2033	* *	5	\$100	B
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : Station 7+00 To 8+90							
No Component	5%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Between 0+00 And 1+00							
	Explanation : Harlem River Drive Is No Component Area							
Deck Elements								
Parapet								
Concrete	100%			2025				B
	Erosion, Extent : Light, Area Affected : 100%							
	Location : Erosion/ Scaling Throughout							
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Above Coping Isolated Throughout							
	Explanation : Deteriorated Mortar Bedding							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SEAWALL & RELIEVING PLATFORM
Address : E. RIVER, 15TH TO 23RD ST. CON-ED PLANT TO SKYPORT PARKING
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.061 / 4083 **Yr Built/Renovated** :
Linear Ft : 3,007 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 07-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 991 **Lot** : 999 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$490,900	\$2,383,000
Total	\$490,900	\$2,383,000
Priority A	\$490,900	\$63,700
Priority B		\$2,319,300
Total	\$490,900	\$2,383,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$27,700	\$8,900		\$4,600
Total	\$27,700	\$8,900		\$4,600
Priority A	\$25,000			
Priority B	\$2,700	\$8,900		\$4,600
Total	\$27,700	\$8,900		\$4,600



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SEAWALL & RELIEVING PLATFORM
Asset # : 4083

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete/Stone	25%	4+	\$295,800	LIFE	* *			A
	<i>Erosion, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Along Bottom Of Concrete</i>							
	<i>Exposed Reinforcement, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Along Bottom Of Concrete</i>							
	<i>Missing Part, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : At Stations 1+52 And 2+84 From South</i>							
Concrete/Stone	20%			LIFE	* *			A
	<i>Cracking, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout Under Platform</i>							
	<i>Discolor & Bleeding, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout Under Platform</i>							
No Component	50%							D
Not Accessible	5%							D
Gravity Wall								
Concrete	12%			LIFE	* *	5	\$1,500	A
Concrete	2%	4+	\$92,000	LIFE	* *	5	\$200	A
	<i>Erosion, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : 18+99 To 19+90</i>							
Concrete	1%	Now	\$46,000	LIFE	* *	5	\$100	A
	<i>Spalling, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : At Station 19+41 From South</i>							
Stone	24%			LIFE	* *	5	\$61,200	A
Stone	1%	4+	\$57,200	LIFE	* *	5	\$2,500	A
	<i>Displaced Elements, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : At Station 14+92 From South</i>							
No Component	50%							D
Not Accessible	10%							D
Pile Caps								
Concrete	2%	4+	\$25,000	LIFE	* *	5	\$200	A
	<i>Erosion, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Along Platform Face Above Piles</i>							
No Component	50%							D
Not Accessible	48%							D
Backfill								
Fill								
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.

DEPT. OF SMALL BUSINESS SERV. - 801
SEAWALL & RELIEVING PLATFORM
Asset # : 4083

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill									
Surface									
	Asphalt	15%			2032	* *	5	\$5,100	B
Settlement, Extent : Light, Area Affected : 5%									
Location : Throughout									
	Asphalt Pavers	17%			2032	* *	5	\$5,800	B
	Brick Pavers	27%			2039	* *	5	\$9,300	B
	Concrete	20%			2032	* *	5	\$6,900	B
Other Observation, Extent : Light, Area Affected : 100%									
Location : Behind Gravity Wall									
Explanation : Fdr Drive Surface									
	Stone	4%			2032	* *	10		B
	Topsoil	16%			2021	\$24,600	5	\$2,300	B
Other Observation, Extent : Light, Area Affected : 2%									
Location : 16+00 And 19+23 Respectively									
Explanation : Displaced Manhole Cover Above Out Fall And Sinkhole									
	Topsoil	1%	Now	\$1,500	2023	\$1,500	5	\$100	B
Settlement, Extent : Severe, Area Affected : 10%									
Location : At Station 19+41									
Deck Elements									
Railing									
	Guard Rail	15%			LIFE	* *			B
	Steel	85%			2022	\$2,319,300			B
Other Observation, Extent : Light, Area Affected : 10%									
Location : Railing Along Fdr Drive									
Explanation : Corrosion									

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SEAWALL WITH STONE FACING BULKHEAD
Address : HIGHBRIDGE PK W 185 TO W 186 STS HARLEM RIVER, SUB 2 OF BL
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR068.000 / 13812 **Yr Built/Renovated** :
Linear Ft : 334 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 30-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2149 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$47,600	
Total	\$47,600	
Priority A	\$47,600	
Total	\$47,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$2,000		\$1,900	
Total	\$2,000		\$1,900	
Priority A				
Priority B	\$2,000		\$1,900	
Priority C				
Total	\$2,000		\$1,900	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SEAWALL WITH STONE FACING BULKHEAD
Asset # : 13812

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								
Stone	100%			LIFE	* *	5	\$600	C
Other Observation, Extent : Light, Area Affected : 10%								
Location : Throughout								
Explanation : Partial Loss Of Mortar Bedding								
Gravity Wall								
Stone	95%			LIFE	* *	5	\$26,900	A
Stone	5%	4+	\$47,600	LIFE	* *	5	\$1,400	A
Displaced Elements, Extent : Severe, Area Affected : 25%								
Location : Station 0+60								
Missing Part, Extent : Severe, Area Affected : 75%								
Location : Stations 2+40, 2+65, And 3+20 (From South)								
Missing Block Seal, Extent : Severe, Area Affected : 25%								
Location : In Tidal Zone Station 0+50 To 3+24								
Backfill								
Fill								
Sand	2%	Now	\$1,400	2054	* *	5		B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Stations 0+38, 1+44, 1+88, 2+72 (From South)								
Explanation : Small Sinkholes								
Not Accessible	98%							D
Surface								
Asphalt	98%			2033	* *	5	\$3,700	B
Cracking, Extent : Light, Area Affected : 5%								
Location : Throughout								
Asphalt	2%	Now	\$600	2039	* *	5		B
Settlement, Extent : Light, Area Affected : 40%								
Location : Along Back Of Wall Station 1+75 To 1+90								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Stations 0+38, 1+44, 1+88, 2+72								
Explanation : Small Sinkholes								
Deck Elements								
Parapet								
Concrete	100%			2025				B
Other Observation, Extent : Light, Area Affected : 10%								
Location : Atop Coping Throughout								
Explanation : Deteriorated Mortar Bedding								

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SHEEPSHEAD BAY MARINA BULKHEAD
Address : E. 27TH ST AND EMMONS / TO PEMBROKE AND SHORE BLVD.
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR036.000 / 13482 **Yr Built/Renovated** :
Linear Ft : 8,401 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 20-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 8813 **Lot** : 70 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$695,700	\$6,314,100
Total	\$695,700	\$6,314,100
Priority A		\$59,500
Priority B	\$695,700	\$6,254,600
Total	\$695,700	\$6,314,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$30,500			
Total	\$30,500			
Priority A				
Priority B	\$30,500			
Total	\$30,500			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
SHEEPSHEAD BAY MARINA BULKHEAD
Asset # : 13482

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Sheet Piles								
Steel	30%			LIFE	* *			A
	Corrosion, Extent : Light, Area Affected : 2%							
	Location : At Sheet Pile Interlocks Along The South Side Of The Bay							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Above Mlw Throughout							
	Explanation : Worn							
Not Accessible	70%							D
Wales								
Steel	30%			LIFE	* *	5	\$59,500	A
	Corrosion, Extent : Light, Area Affected : 25%							
	Location : Station 47+60 To 49+30 And Station 71+53 To 84+01							
No Component	70%							D
Pile Caps								
Concrete	100%			LIFE	* *	5	\$25,300	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
	Recent Replace Evident, Extent : Light, Area Affected : 55%							
	Location : South Side Of Sheepshead Bay							
	Spalling, Extent : Light, Area Affected : 2%							
	Location : Isolated Throughout North Side Of Bay							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	20%	4+	\$575,100	2038	* *	5	\$9,600	B
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Station 20+00 To Station 47+25 From Northeast							
	Settlement, Extent : Light, Area Affected : 10%							
	Location : Station 31+57 To Station 47+25 From Northeast And Isolated Areas							
Concrete	80%			2036	* *	5	\$76,700	B

Deck Elements

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SHEEPSHEAD BAY MARINA BULKHEAD
Asset # : 13482

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements									
Railing									
	Concrete	18%			2024	\$352,300			B
	Concrete	2%	4+	\$23,500	2024	\$39,100			B
Other Observation, Extent : Light, Area Affected : 10%									
Location : Isolated Throughout									
Explanation : Spalling									
	Concrete	5%	2-4	\$58,700	2024	\$97,900			B
Other Observation, Extent : Moderate, Area Affected : 10%									
Location : Isolated Throughout									
Explanation : Spalling									
	Steel	73%			2021	\$5,565,000			B
Other Observation, Extent : Light, Area Affected : 5%									
Location : Isolated Throughout									
Explanation : Corrosion And Paint Loss									
	Steel	2%	4+	\$30,500	2021	\$152,500			B
Other Observation, Extent : Severe, Area Affected : 50%									
Location : Isolated Throughout									
Explanation : Impact Damage									

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

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

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

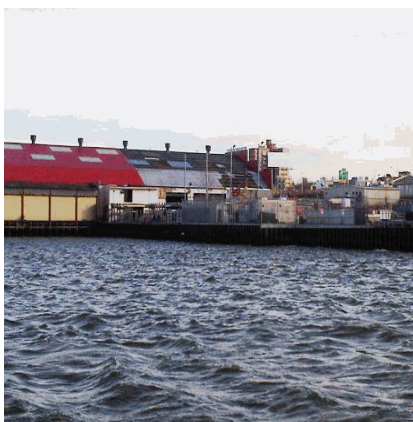
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SHEET PILE BULKHEAD AT 22ND ST. GOWANUS BAY
Address : SOUTHEAST CORNER OF WHARF TO NORTH SIDE OF 23RD STREET
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0026.040 / 1740 **Yr Built/Renovated** :
Linear Ft : 330 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 644 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$83,500	
Total	\$83,500	
Priority B	\$83,500	
Total	\$83,500	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$1,000	\$800		
Total	\$1,000	\$800		
Priority B	\$1,000	\$800		
Priority C				
Total	\$1,000	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
SHEET PILE BULKHEAD AT 22ND ST. GOWANUS BAY
Asset # : 1740

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Timber	45%			LIFE	* *	5	\$100	C
No Component	55%							D
Sheet Piles								
Steel	40%			LIFE	* *			A
			Corrosion, Extent : Moderate, Area Affected : 30%					
			Location : Above The Mlw Elevation Throughout					
Not Accessible	60%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	55%			2036	* *	5	\$2,100	B
Concrete	45%			2032	* *	5	\$1,700	B
Fender								
Wales and Chocks								
Timber	100%	Now	\$83,500	2038	* *	4	\$17,900	B
			Missing Part, Extent : Severe, Area Affected : 90%					
			Location : Throughout					
Deck Elements								
Railing								
Fencing	55%			2024	\$9,300	3	\$100	B
No Component	45%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SHEETPILE BULKHEAD BEHIND ASSET 13803
Address : NO. SIDE OF CON ED FACILITY FOOT OF W 201 ST HARLEM RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR061.010 / 13854 **Yr Built/Renovated** :
Linear Ft : 245 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 26-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2184 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$811,400	
Total	\$811,400	
Priority A	\$761,100	
Priority B	\$50,300	
Total	\$811,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$41,400	\$100		
Total	\$41,400	\$100		
Priority A	\$8,200			
Priority B	\$2,300	\$100		
Priority C	\$31,000			
Total	\$41,400	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
SHEETPILE BULKHEAD BEHIND ASSET 13803
Asset # : 13854

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Timber	10%	Now	\$2,600	LIFE	* *	5		C
	Rotting/Splitting, Extent : Severe, Area Affected : 90%							
	Location : Station 2+27 To 2+50							
Timber	30%	4+	\$7,900	LIFE	* *	5		C
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Station 1+55 To 2+27 (From North)							
No Component	60%							D
Revetment								
Stone	20%	4+	\$20,500	LIFE	* *	5	\$300	C
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Station 0+00 To 0+46 (From North)							
	Explanation : Inadequate Protection							
No Component	80%							D
Sheet Piles								
Steel	55%	4+	\$761,100	LIFE	* *			A
	Corrosion, Extent : Moderate, Area Affected : 50%							
	Location : In Tidal Zone And Splash Zone							
	Other Observation, Extent : Severe, Area Affected : 10%							
	Location : In Tidal Zone Under Pier							
	Explanation : Corrosion Holes							
No Component	20%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Station 0+00 To 0+46							
	Explanation : Revetment							
Not Accessible	25%							D
Wales								
Steel	20%	Now	\$8,200	LIFE	* *	5	\$1,200	A
	Corrosion, Extent : Severe, Area Affected : 100%							
	Location : Throughout Exposed Length Of Wale							
Not Accessible	80%							D
Backfill								
Fill								
Topsoil	15%	Now	\$2,300	2064	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Sinkhole 1+79 To 2+15 And 2+27 To 2+32 (From North)							
	Explanation : Sinkhole/ Fill Loss							
Not Accessible	85%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
SHEETPILE BULKHEAD BEHIND ASSET 13803

Asset # : 13854

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill									
	Surface								
	Concrete	55%	4+	\$46,100	2039	* *	5	\$800	B
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : Settlement/ Broken Throughout							
		Cracking, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
	Concrete	5%	Now	\$4,200	2039	* *	5	\$100	B
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : Broken/ Displaced At In Northern 46 Ft Of Asset							
	Topsoil	20%			2022	\$2,500	5	\$200	B
	Not Accessible	20%							D
		Other Observation, Extent : Light, Area Affected : 0%							
		Location :							
		Explanation : Heavy Vegetation							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL 30TH ST. PIER
Address : 30TH STREET
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.108 / 4080 **Yr Built/Renovated** :
Linear Ft : 2,475 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 14-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 662 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,019,000	\$69,500
Total	\$1,019,000	\$69,500
Priority B	\$69,500	\$69,500
Priority C	\$949,400	
Total	\$1,019,000	\$69,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads				
Total				
Priority B				
Priority C				
Total				



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL 30TH ST. PIER

Asset # : 4080

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	12%	0-2	\$207,200	LIFE	* *	5	\$1,800	C
	<i>Missing Part, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : West Face Of Asset</i>							
Stone	43%	2-4	\$742,300	LIFE	* *	5	\$6,400	C
	<i>Missing Part, Extent : Moderate, Area Affected : 75%</i>							
	<i>Location : North Face Of Asset</i>							
Under Construction	45%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Topsoil	55%	4+	\$69,500	2023	\$69,500	5	\$3,200	B
	<i>Erosion, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Above Revetment, Along North And West Face Of Asset</i>							
Under Construction	45%							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.*

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL 39 ST BULKHEAD
Address : 39 ST BULKHEAD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.104 / 1777 **Yr Built/Renovated** :
Linear Ft : 3,200 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 16-Dec-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 662 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$15,378,600	\$475,200
Total	\$15,378,600	\$475,200
Priority A	\$14,891,200	
Priority B	\$383,400	\$475,200
Priority C	\$104,100	
Total	\$15,378,600	\$475,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$15,300	\$10,000		
Total	\$15,300	\$10,000		
Priority A				
Priority B	\$15,300	\$10,000		
Priority C				
Total	\$15,300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL 39 ST BULKHEAD

Asset # : 1777

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	75%			LIFE	* *	5	\$2,200	C
	Cracking, Extent : Light, Area Affected : 100%							
	Location : Throughout N-shed, J-shed, West Bulkhead And South Bulkhead							
	Recent Replace Evident, Extent : Light, Area Affected : 35%							
	Location : Bulkhead Replacement At N-shed And J-shed On North Side Of Pier							
Concrete	5%	Now	\$52,000	LIFE	* *	5	\$200	C
	Broken, Extent : Severe, Area Affected : 80%							
	Location : Isolated At North End Of West Bulkhead And At Western Third Of South Bulkhead							
Concrete	10%	4+	\$52,000	LIFE	* *	5	\$300	C
	Spalling, Extent : Moderate, Area Affected : 40%							
	Location : At North And South Ends Of West Bulkhead And Throughout 20 Percent Of South Bulkhead							
No Component	10%							D
Gravity Wall								
Concrete	10%			LIFE	* *	5	\$1,300	A
	Cracking, Extent : Light, Area Affected : 1%							
	Location : Throughout Cantilever Wall At North Side Inshore							
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : At Inshore Of North Side With Revetment							
Concrete	40%			LIFE	* *	5	\$5,200	A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout N-shed, J-shed And West Bulkhead							
	Erosion, Extent : Moderate, Area Affected : 10%							
	Location : Bottom Of Cap Along The South Side Of The Asset							
	Recent Replace Evident, Extent : Light, Area Affected : 40%							
	Location : At N-shed And J-shed Bulkheads							
Concrete	35%	4+	\$8,565,400	LIFE	* *	5	\$4,500	A
	Erosion, Extent : Severe, Area Affected : 20%							
	Location : At Base Of Fender Standoffs Along South Face Of Asset							
	Spalling, Extent : Severe, Area Affected : 10%							
	Location : Isolated At Vertical Joints Along West Bulkhead							
	Tilting, Extent : Moderate, Area Affected : 20%							
	Location : South Bulkhead 240 Ft East Of West End							
No Component	15%							D
Revetment								
Stone	10%			LIFE	* *	5	\$1,900	C
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : At Inshore Of North Side Of 39th St Pier							
No Component	90%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL 39 ST BULKHEAD

Asset # : 1777

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Sheet Piles								
	Steel	20%			LIFE	**			A
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : N-shed And J-shed Bulkheads							
	Steel	35%	4+	\$6,325,800	LIFE	**			A
		Corrosion, Extent : Severe, Area Affected : 10%							
		Location : Along South Bulkhead Below Concrete Encasement As Observed During The 2007 Routine Inspection							
	No Component	10%							D
	Not Accessible	35%							D
Pile Caps									
	Concrete	15%			LIFE	**	5	\$1,400	A
		Cracking, Extent : Light, Area Affected : 2%							
		Location : Throughout N-shed Bulkhead At North Side Of Pier							
		Recent Replace Evident, Extent : Light, Area Affected : 100%							
		Location : Along N-shed Bulkhead							
	No Component	85%							D
Backfill									
	Fill								
	Topsoil	2%	Now	\$700	2058	**			B
		Other Observation, Extent : Severe, Area Affected : 60%							
		Location : At Offshore Of J-shed On North Side And Isolated Along West Bulkhead And South Bulkhead							
		Explanation : Settlement/fill Loss							
	Not Accessible	98%							D
Surface									
	Asphalt	55%			2032	**	5	\$20,100	B
		Broken, Extent : Severe, Area Affected : 1%							
		Location : Offshore End Of J-shed							
	Concrete	10%			2036	**	5	\$3,700	B
		Cracking, Extent : Light, Area Affected : 2%							
		Location : Isolated Throughout West Bulkhead And South Bulkhead							
	Concrete	35%	4+	\$383,400	2038	**	5	\$6,400	B
		Cracking, Extent : Moderate, Area Affected : 50%							
		Location : Isolated Along West Bulkhead And South Bulkhead							
		Settlement, Extent : Moderate, Area Affected : 100%							
		Location : Isolated Along West Bulkhead And South Bulkhead							

Fender

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL 39 ST BULKHEAD

Asset # : 1777

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	
Fender								
Buffer								
Pneumatic Fenders	54%			2021	\$346,800			B
	Corrosion, Extent : Severe, Area Affected : 10%							
	Location : Lower Hardware Connections South Bulkhead							
	Surface Wearing/Scaling, Extent : Moderate, Area Affected : 30%							
	Location : On Arch Fenders Along The West And South Sides Of Asset							
Pneumatic Fenders	10%			2022	\$64,200			B
	Recent Replace Evident, Extent : N/A, Area Affected : 100%							
	Location : J-shed Bulkhead							
Pneumatic Fenders	10%	4+	\$12,800	2022	\$64,200			B
	Loose Connections, Extent : Severe, Area Affected : 30%							
	Location : Isolated Connection Failures At Padeyes of Four Floating Fenders At J-shed							
	Recent Replace Evident, Extent : N/A, Area Affected : 100%							
	Location : J-shed Bulkhead							
Timber	1%			2021		5		B
	Weathering, Extent : Light, Area Affected : 100%							
	Location : Offshore Of The South Side							
No Component	25%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL BULKHEADS
Address : BET. PIERS FROM 28TH TO 39TH STS
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0026.011 / 1736 **Yr Built/Renovated** : 1920 /
Linear Ft : 1,620 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 06-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 662 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$268,700	
Total	\$268,700	
Priority A	\$207,300	
Priority B	\$61,400	
Total	\$268,700	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$74,300	\$6,500		
Total	\$74,300	\$6,500		
Priority A	\$2,400			
Priority B	\$71,900	\$6,500		
Priority C				
Total	\$74,300	\$6,500		



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.

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL BULKHEADS

Asset # : 1736

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete, 10' Water	40%	4+	\$130,300	LIFE	* *	5	\$2,400	A
<i>Corrosion of Reinforcement, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Within Tidal Zone</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : At 31st To 33rd Street, Throughout Tidal Zone</i>								
<i>Explanation : Spalling</i>								
No Component	60%							D
Coping/Curb Concrete	15%			LIFE	* *	5	\$200	C
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : South Of 35th Street Pier</i>								
<i>Explanation : Undercut</i>								
No Component	85%							D
Gravity Wall Steel, 20' Water	10%			2031	* *	10		A
<i>Other Observation, Extent : Light, Area Affected : 20%</i>								
<i>Location : North Of 39th Street Pier, In Splash Zone</i>								
<i>Explanation : Corrosion</i>								
Stone	15%			LIFE	* *	5	\$20,600	A
Stone	5%	4+	\$77,000	LIFE	* *	5	\$6,900	A
<i>Displaced Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : At 31st To 33rd Street</i>								
No Component	40%							D
Not Accessible	30%							D
Piles and Bracing Timber	2%			2032	* *	4	\$7,300	A
No Component	80%							D
Not Accessible	18%							D
Revetment Stone	5%			LIFE	* *	5	\$500	C
No Component	90%							D
Not Accessible	5%							D
Pile Caps No Component	80%							D
Not Accessible	20%							D
Backfill								
Fill Topsoil	10%	Now	\$33,100	2063	* *			B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : At 31st To 33rd Street</i>								
<i>Explanation : Sinkholes</i>								
Not Accessible	90%							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.*

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL BULKHEADS

Asset # : 1736

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	20%	Now	\$27,700	2038	* *	5	\$1,800	B
	Settlement, Extent : Severe, Area Affected : 100%							
	Location : Sinkholes At 31st To 33rd Streets							
Asphalt	55%			2032	* *	5	\$10,200	B
	Cracking, Extent : Severe, Area Affected : 15%							
	Location : Throughout							
Concrete	10%	4+	\$11,100	2032	* *	5	\$900	B
	Cracking, Extent : Moderate, Area Affected : 25%							
	Location : At Steel Circular Cells North Of 39th Street Pier							
	Spalling, Extent : Moderate, Area Affected : 40%							
	Location : At 31st To 33rd Street							
Concrete	15%			2032	* *	5	\$2,800	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
Fender								
Buffer								
Rubber	20%	4+	\$61,400	2032	* *	4-5	\$5,500	B
	Loose Connections, Extent : Severe, Area Affected : 15%							
	Location : At 31st To 33rd Street, In Tidal Zone							
	Other Observation, Extent : Light, Area Affected : 90%							
	Location : Throughout							
	Explanation : Hardware Corrosion							
No Component	80%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL REVETMENT AND STEEL CELLS
Address : LANDFILL BTWN 33 & 35 ST PIER 35 STREET
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0013.107 / 1754 **Yr Built/Renovated** :
Linear Ft : 2,960 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 662 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads		\$60,500
Total		\$60,500
Priority B		\$60,500
Total		\$60,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$21,500	\$5,900		
Total	\$21,500	\$5,900		
Priority B	\$21,500	\$5,900		
Priority C				
Total	\$21,500	\$5,900		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL REVETMENT AND STEEL CELLS
Asset # : 1754

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Concrete	10%			LIFE	* *	5	\$300	C
No Component	60%							D
Not Accessible	30%							D
Gravity Wall								
Steel, 20' Water	5%			2028	* *	10		A
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Isolated Above Mean Low Water Elevation							
	Explanation : Corrosion							
No Component	85%							D
Not Accessible	10%							D
Revetment								
Stone	50%			LIFE	* *	5	\$8,900	C
No Component	15%							D
Not Accessible	35%							D
Backfill								
Fill								
Topsoil	5%	Now	\$6,000	2063	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Isolated Throughout And At Station 15+05							
	Explanation : Settlement							
Not Accessible	95%							D
Surface								
Asphalt	35%			2032	* *	5	\$11,800	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
Asphalt	5%	Now	\$12,700	2038	* *	5	\$800	B
	Settlement, Extent : Moderate, Area Affected : 50%							
	Location : Isolated Throughout							
	Other Observation, Extent : Severe, Area Affected : 50%							
	Location : Isolated Along South Side Of Pier And Station 15+05							
	Explanation : Sinkholes							
Topsoil	40%			2021	\$60,500	5	\$5,500	B
Not Accessible	20%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SOUTH BROOKLYN MARINE TERMINAL SHEET PILE/GRAVITY WALL BULKHEAD
Address : AT 29TH STREET & GOWANUS CANAL
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR026.013 / 13545 **Yr Built/Renovated** : 2001 /
Linear Ft : 665 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 12-Jan-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 662 **Lot** : 200 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$34,100	\$2,300		
Total	\$34,100	\$2,300		
Priority A				
Priority B	\$34,100	\$2,300		
Total	\$34,100	\$2,300		



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
SOUTH BROOKLYN MARINE TERMINAL SHEET PILE/GRAVITY WALL BULKHEAD
Asset # : 13545

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall Concrete	10%			LIFE	* *	5	\$300	A
	Spalling, Extent : Moderate, Area Affected : 15%							
	Location : Isolated							
	Stone	20%			LIFE	* *	5	\$11,300
Displaced Elements, Extent : Light, Area Affected : 10%								
Location : Isolated Throughout								
Not Accessible	70%							D
Sheet Piles								
Composite, 5' Water	70%			LIFE	* *			A
No Component	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	60%			2032	* *	5	\$4,600	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Station 0+00 To 4+80 From North							
Concrete	15%	Now	\$34,100	2038	* *	5	\$600	B
	Broken, Extent : Moderate, Area Affected : 50%							
Location : Station 6+50								
Not Accessible	25%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : STEEL BULKHEAD
Address : BET RIVER CAFE AND
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0044.000 / 13957 **Yr Built/Renovated** :
Linear Ft : 152 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 03-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 25 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$123,500	\$137,900
Total	\$123,500	\$137,900
Priority A	\$123,500	
Priority B		\$137,900
Total	\$123,500	\$137,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$100			
Total	\$100			
Priority A				
Priority B	\$100			
Total	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
STEEL BULKHEAD
Asset # : 13957

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Steel	60%	4+	\$80,600	LIFE	* *	5	\$14,100	A
	<i>Corrosion, Extent : Moderate, Area Affected : 40%</i>							
	<i>Location : Splash Zone</i>							
No Component	40%							D
Sheet Piles								
Steel	50%	4+	\$42,900	LIFE	* *			A
	<i>Corrosion, Extent : Moderate, Area Affected : 40%</i>							
	<i>Location : Splash And Tidal Zones, North Side</i>							
Steel	45%			LIFE	* *			A
	<i>Corrosion, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Splash Zone South Of Station 0+90, East Wall</i>							
Not Accessible	5%							D
Pile Caps								
Concrete	40%			LIFE	* *	5	\$200	A
	<i>Cracking, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
No Component	60%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Gravel	40%			2035	* *	2-5	\$200	B
Stone	10%			2031	* *	10		B
Topsoil	20%			2021	\$1,600	5	\$100	B
Not Accessible	30%							D
Deck Elements								
Railing								
Steel	100%			2020	\$137,900			B
	<i>Other Observation, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout South Wall</i>							
	<i>Explanation : Coat Loss And Corrosion</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

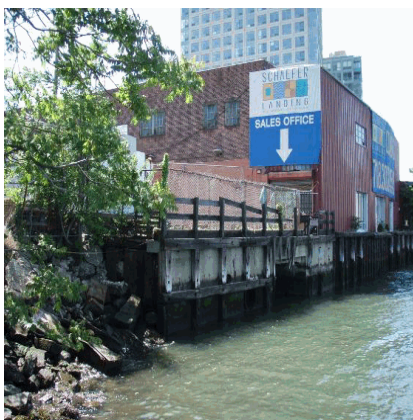
Asset Name : STEEL SHEET PILE BULKHEAD WITH CONCRETE SEAWALL
Address : AT FOOT OF SOUTH 8TH STREET
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0040.000 / 13953 **Yr Built/Renovated** :
Linear Ft : 58 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 10-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 2134 **Lot** : 156 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$6,200			\$800
Total	\$6,200			\$800
Priority B	\$5,200			\$800
Priority C	\$900			
Total	\$6,200			\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
STEEL SHEET PILE BULKHEAD WITH CONCRETE SEAWALL

Asset # : 13953

Bulkheads		Current Repair		Future Replacement		Maintenance				
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural Facing	Concrete	55%			LIFE		* *		C	
		Other Observation, Extent : Light, Area Affected : 65%								
		Location : Tidal Zone								
		Explanation : Erosion								
	Concrete	15%	2-4	\$900	LIFE		* *		C	
		Other Observation, Extent : Moderate, Area Affected : 100%								
		Location : Throughout								
		Explanation : Open Spalling								
	Not Accessible	30%							D	
Backfill Fill	Not Accessible	100%							D	
	Surface Concrete	100%			2031		* *	5	\$700	B
		Cracking, Extent : Light, Area Affected : 2%								
	Location : Radiating From Face Of New Slab									
Fender	Wales and Chocks									
	Timber	50%			2031		* *	4	\$1,600	B
	Timber	50%	Now	\$4,900	2037		* *	4	\$1,600	B
		Broken, Extent : Moderate, Area Affected : 50%								
	Location : Throughout									

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : STEEL SHEET PILE BULKHEAD / WALLABOUT CHANNEL
Address : BET. S8 & S9 STREETS
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBS0041.000 / 13954 **Yr Built/Renovated** :
Linear Ft : 240 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 10-Nov-2010 **Landmark Status** : NONE
Areas Surveyed :
Block : 2134 **Lot** : 148 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$554,300	
Total	\$554,300	
Priority A	\$460,900	
Priority B	\$93,500	
Total	\$554,300	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$9,400		\$3,300	
Total	\$9,400		\$3,300	
Priority B	\$400		\$3,300	
Priority C	\$9,000			
Total	\$9,400		\$3,300	



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
STEEL SHEET PILE BULKHEAD / WALLABOUT CHANNEL

Asset # : 13954

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Timber	70%	Now	\$9,000	LIFE	* *	5	\$100	C
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
No Component	30%							D
Sheet Piles								
Steel	40%	4+	\$54,200	LIFE	* *			A
	<i>Corrosion, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Steel	30%	2-4	\$406,700	LIFE	* *			A
	<i>Corrosion, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : At Tops Of Sheets And In Splash Zone</i>							
Not Accessible	30%							D
Backfill								
Surface								
Concrete	30%			2031	* *	5	\$800	B
	<i>Cracking, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Cracking And Settlement</i>							
Not Accessible	70%							D
Fender								
Piles								
Timber	50%	Now	\$21,400	2037	* *	4	\$2,900	B
	<i>Other Observation, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Rot</i>							
Timber	50%	0-2	\$21,400	2037	* *	4	\$2,900	B
	<i>Other Observation, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Rot</i>							
Wales and Chocks								
Timber	50%			2018	\$50,600	4	\$6,500	B
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Not Accessible	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.

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : STEEL SHEETPILE BULKHEAD
Address : W 220TH ST. NORTH TO 9TH AVE EXTENSION. ALONG HARLEM RIVER
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR054.000 / 13792 **Yr Built/Renovated** :
Linear Ft : 250 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 19-Nov-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2197 **Lot** : 997 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,198,500	
Total	\$1,198,500	
Priority A	\$1,127,100	
Priority B	\$71,400	
Total	\$1,198,500	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$85,000			
Total	\$85,000			
Priority A	\$25,200			
Priority B	\$59,800			
Total	\$85,000			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
STEEL SHEETPILE BULKHEAD
Asset # : 13792

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Timber Crib w/Stone	20%	Now	\$138,700	LIFE	* *	4	\$1,500	A
		Other Observation, Extent : Severe, Area Affected : 100% Location : Station 2+10 To 2+50 From North Explanation : Collapsed/ Failed							
	No Component	80%							D
Piles and Bracing									
	Steel	1%	4+	\$2,200	LIFE	* *	5	\$400	A
		Corrosion, Extent : Light, Area Affected : 10% Location : Single Pipe Pile At South End Of Asset							
	No Component	99%							D
Sheet Piles									
	Steel	70%	Now	\$988,400	LIFE	* *			A
		Other Observation, Extent : Severe, Area Affected : 30% Location : Throughout At Waterline Explanation : Dent, Holes							
	No Component	20%							D
	Not Accessible	10%							D
Pile Caps									
	Timber	80%	Now	\$23,000	LIFE	* *	4	\$1,600	A
		Broken, Extent : Severe, Area Affected : 100% Location : Throughout							
	No Component	20%							D
Backfill									
	Fill								
	Topsoil	70%	Now	\$35,700	2064	* *			B
		Sinkhole, Extent : Severe, Area Affected : 100% Location : Inshore Of Sheet Pile Bulkhead Other Observation, Extent : Severe, Area Affected : 100% Location : Inshore Of Sheet Pile Bulkhead Explanation : Significant Fill Loss							
	Not Accessible	30%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
STEEL SHEETPILE BULKHEAD
Asset # : 13792

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface Concrete	20%	Now	\$17,100	2039	* *	5	\$300	B
Erosion, Extent : Severe, Area Affected : 100%								
Location : Station 2+10 To 2+50 Inshore Of Crib								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Station 2+10 To 2+50 Inshore Of Crib								
Explanation : Loss Of Structural Support								
Gravel	10%			2039	* *	2-5	\$100	B
Erosion, Extent : Moderate, Area Affected : 15%								
Location : Filter Fabric Exposed Under Gravel Surface								
Topsoil	70%	Now	\$8,900	2024	\$8,900	5	\$400	B
Settlement, Extent : Severe, Area Affected : 100%								
Location : Inshore Of Sheet Pile Bulkhead								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Inshore Of Sheet Piles Station 0+00 To 2+10 (From North)								
Explanation : Sinkholes/ Fill Loss								
Fender								
Piles								
Timber	80%	Now	\$35,700	2039	* *	4	\$4,800	B
Broken, Extent : Severe, Area Affected : 100%								
Location : Along Sheet Pile Bulkhead								
Rotting/Splitting, Extent : Severe, Area Affected : 100%								
Location : Throughout Station 0+00 To 2+10 At Sheet Pile Bulkhead								
No Component	20%							D
Wales and Chocks								
Timber	80%	Now	\$33,700	2039	* *	4	\$10,900	B
Broken, Extent : Severe, Area Affected : 100%								
Location : Throughout								
No Component	20%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **TIMBER BULKHEAD PAERDERGAT BASIN**
Address : **PAERDERGAT AVE.**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR034.000 / 13480** **Yr Built/Renovated** :
Linear Ft : **862** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **20-Dec-2012** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **8012** **Lot** : **1** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,813,900	
Total	\$1,813,900	
Priority A	\$1,658,000	
Priority B	\$155,800	
Total	\$1,813,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$49,200	\$3,400	\$300	\$6,900
Total	\$49,200	\$3,400	\$300	\$6,900
Priority A		\$3,200		
Priority B	\$26,000	\$100	\$300	\$6,900
Priority C	\$23,200			
Total	\$49,200	\$3,400	\$300	\$6,900



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
TIMBER BULKHEAD PAERDERGAT BASIN
Asset # : 13480

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Piles and Bracing									
Timber	5%			2033	* *	4	\$9,700	A	
Timber	85%	Now	\$818,900	2039	* *	4	\$109,700	A	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Explanation : Failed And/ Or Severe Deterioration								
No Component	7%							D	
Not Accessible	3%							D	
Revetment									
Concrete	3%	Now	\$16,500	LIFE	* *			C	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Between Sta. 0+21 And 0+91 (From West)								
	Explanation : Minimal To No Shoreline Protection								
Concrete	4%	4+	\$6,600	LIFE	* *			C	
	Other Observation, Extent : Moderate, Area Affected : 20%								
	Location : Along Top Of Revetment From Sta. 0+00 To 0+21 And 0+91 To 1+70								
	Explanation : Non-engineered Slope; Inadequate Protection								
No Component	93%							D	
Sheet Piles									
Timber	5%			LIFE	* *	4	\$800	A	
Timber	20%	0-2	\$188,100	LIFE	* *	4	\$3,200	A	
	Rotting/Splitting, Extent : Severe, Area Affected : 100%								
	Location : Typical Throughout								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Typical Throughout								
	Explanation : Severely Deteriorated / Failed Above Lower Wale								
Timber	60%	Now	\$564,300	LIFE	* *	4	\$9,700	A	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Explanation : Collapsed/ Failed Above Mlw								
No Component	7%							D	
Not Accessible	8%							D	
Wales									
Timber	5%			LIFE	* *	4	\$600	A	
Timber	40%	0-2	\$49,600	LIFE	* *	4	\$5,200	A	
	Rotting/Splitting, Extent : Severe, Area Affected : 100%								
	Location : Typical Throughout Lower Wale								
Timber	30%	Now	\$37,200	LIFE	* *	4	\$3,900	A	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : At Seaview Avenue And Isolated Throughout								
	Explanation : Collapsed								
No Component	7%							D	
Not Accessible	18%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
TIMBER BULKHEAD PAERDERGAT BASIN
Asset # : 13480

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Fill								
Sand	65%	Now	\$119,900	2054	* *	5	\$500	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Erosion And Fill Loss							
Stone	10%	Now	\$22,200	LIFE	* *	5	\$100	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Between Sta 1+70 And Sta 4+25							
	Explanation : Large Concrete Block Placed As Revetment/ Backfill							
Not Accessible	25%							D
Surface								
Concrete	2%			2037	* *	5	\$200	B
Concrete	1%	Now	\$3,000	2039	* *	5		B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Under Concrete Slab At Sta 6+50 (From West)							
	Explanation : Undermined Slab							
Gravel	15%			2033	* *	2-5	\$400	B
Sand	65%	Now	\$36,000	2039	* *	2-5	\$1,100	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Mid- Asset							
	Explanation : Complete Loss Of Backfill							
Topsoil	15%			2019	\$6,600	5	\$600	B
Topsoil	2%	Now	\$900	2024	\$900	5		B
	Erosion, Extent : Severe, Area Affected : 50%							
	Location : Loss Of Soil At Isolated Settlement/ Sinkhole Locations							
	Settlement, Extent : Severe, Area Affected : 50%							
	Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **TIMBER BULKHEAD YANKEE SKIPPER**
Address : **FLATBUSH AVE. MILL BASIN**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR026.066 / 20** **Yr Built/Renovated** :
Linear Ft : **120** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **21-Dec-2011** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **8591** **Lot** : **125** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$190,100	
Total	\$190,100	
Priority A	\$190,100	
Total	\$190,100	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$17,400		\$500	
Total	\$17,400		\$500	
Priority A	\$17,200		\$400	
Priority B	\$100			
Total	\$17,400		\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
TIMBER BULKHEAD YANKEE SKIPPER
Asset # : 20

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Timber	70%	4+	\$46,900	2038	* *	4	\$12,600	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 40%							
	Location : Throughout Bulkhead							
Timber	25%	0-2	\$16,800	2038	* *	4	\$4,500	A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Isolated Throughout Bulkhead							
Timber	5%			2038	* *	4	\$900	A
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Near South End Of Bulkhead							
Sheet Piles								
Timber, 10' Water	60%	4+	\$126,400	LIFE	* *	4	\$1,400	A
	Worn, Extent : Light, Area Affected : 100%							
	Location : Above Mlw Elevation							
Timber, 10' Water	40%			LIFE	* *	4	\$900	A
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Above Mhw Elevation							
Wales								
Timber	75%	4+	\$12,900	LIFE	* *	4	\$1,300	A
	Rotting/Splitting, Extent : Light, Area Affected : 50%							
	Location : Throughout							
Timber	25%	0-2	\$4,300	LIFE	* *	4	\$500	A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Lower Wale							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Gravel	40%			2032	* *	2-5	\$100	B
Topsoil	40%			2021	\$2,500	5	\$200	B
Not Accessible	20%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **TIMBER SHEETPILE/RIPRAP BULKHEAD**
Address : **NO. SIDE OF 9TH AVE TO BWAY BRDG NO OF STEELPILE - HARLEM RIVER**
Borough : **MANHATTAN** **Agency's Number** : **N/A**
Program / Asset # : **DBSR053.000 / 13791** **Yr Built/Renovated** :
Linear Ft : **531** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **16-Jun-2011** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **2215** **Lot** : **997** **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,592,000	
Total	\$1,592,000	
Priority A	\$1,483,700	
Priority B	\$108,400	
Total	\$1,592,000	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$27,100			
Total	\$27,100			
Priority A				
Priority B	\$27,100			
Total	\$27,100			



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.

DEPT. OF SMALL BUSINESS SERV. - 801
TIMBER SHEETPILE/RIPRAP BULKHEAD
Asset # : 13791

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Piles and Bracing								
	Timber	100%	Now	\$1,483,700	2037	* *	4	\$79,500	A
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Backfill									
	Fill								
	Topsoil	100%	Now	\$108,400	2062	* *			B
		Erosion, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Surface									
	Topsoil	100%	Now	\$27,100	2022	\$27,100	5	\$1,200	B
		Erosion, Extent : Severe, Area Affected : 100%							
		Location : Throughout							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : WET BERTH 2 BULKHEAD
Address : FORMERLY DRY DOCK 2 BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.120 / 13533 **Yr Built/Renovated** :
Linear Ft : 1,106 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 17-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$228,100	\$1,003,600
Total	\$228,100	\$1,003,600
Priority A	\$228,100	
Priority B		\$1,003,600
Total	\$228,100	\$1,003,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$31,400			
Total	\$31,400			
Priority A				
Priority B	\$31,400			
Total	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
WET BERTH 2 BULKHEAD
Asset # : 13533

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	5%	4+	\$58,900	LIFE	**	5	\$5,000	A
	Displaced Elements, Extent : Severe, Area Affected : 10%							
	Location : 1090 Ft From Asset 13532							
	Erosion, Extent : Moderate, Area Affected : 25%							
	Location : In Tidal Zone							
	Missing Block Seal, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : Isolated Throughout Concrete At Top Of Wall							
Concrete	10%	4+	\$169,200	LIFE	**	5	\$400	A
	Cracking, Extent : Moderate, Area Affected : 15%							
	Location : Throughout Above Mlw							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : At Top Of Wall 261 ft,365 ft To 382 ft,398 ft To 429 ft,462 ft To 465 ft, And 803 f To 810 ft From Asset 13532							
	Other Observation, Extent : Moderate, Area Affected : 15%							
	Location : Throughout Above Mlw							
	Explanation : Efflorescence							
Concrete	10%			LIFE	**	5	\$400	A
	Cracking, Extent : Light, Area Affected : 15%							
	Location : Cracking With Efflorescence Throughout							
Not Accessible	75%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	93%	4+	\$17,600	2033	**	5	\$5,900	B
	Cracking, Extent : Severe, Area Affected : 30%							
	Location : Multiple Large Cracks Throughout							
Concrete	5%	4+	\$3,800	2033	**	5	\$300	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Adjacent To Asset 13532							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Adjacent To Asset 13532							
Not Accessible	2%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Under Pipe Rack							
	Explanation : Concrete Catch Basin							
Deck Elements								
Railing								
Steel	90%			2022	\$903,200			B
Steel	10%	Now	\$10,000	2022	\$100,400			B
	Loose Connections, Extent : Severe, Area Affected : 100%							
	Location : Broken Railing Connections 91 ft,378 ft,515 ft To 525 ft, And 565 ft To 575 ft From Asset 13532							

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

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

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

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : WET BERTH 3 BULKHEAD
Address : FORMERLY DRY DOCK 3 BROOKLYN NAVY YARD
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DBSR045.100 / 13531 **Yr Built/Renovated** :
Linear Ft : 1,700 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 14-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$1,690,900	
Total	\$1,690,900	
Priority A	\$104,000	
Priority B	\$1,542,600	
Priority C	\$44,200	
Total	\$1,690,900	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$48,300	\$11,100	\$8,700	\$4,500
Total	\$48,300	\$11,100	\$8,700	\$4,500
Priority A				
Priority B	\$48,300	\$11,100	\$8,700	\$4,500
Priority C				
Total	\$48,300	\$11,100	\$8,700	\$4,500



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
WET BERTH 3 BULKHEAD
Asset # : 13531

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Concrete	20%	Now	\$44,200	LIFE	* *	5	\$300	C
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Concrete	78%			LIFE	* *	5	\$1,200	C
	Cracking, Extent : Light, Area Affected : 20%							
	Location : Throughout							
No Component	2%							D
Gravity Wall								
Concrete	1%	Now	\$52,000	LIFE	* *	5	\$100	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : 682 Ft To 727 Ft From Berth 7 Along South Wall							
	Explanation : Broken/ Impact Damage							
Concrete	20%			LIFE	* *	5	\$1,400	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Spalling, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
Concrete	4%	4+	\$52,000	LIFE	* *	5	\$300	A
	Cracking, Extent : Moderate, Area Affected : 5%							
	Location : Isolated Throughout							
	Spalling, Extent : Moderate, Area Affected : 5%							
	Location : Isolated Throughout							
Not Accessible	75%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Underwater And At Berthed Vessel							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	5%	4+	\$17,500	2033	* *	5	\$500	B
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Concrete	90%			2033	* *	5	\$17,500	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Settlement, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Not Accessible	5%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Debris							

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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
WET BERTH 3 BULKHEAD
Asset # : 13531

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	
Fender								
Buffer								
Rubber	70%			2027	* *	4-5	\$31,200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : North And South Walls</i>							
	<i>Explanation : Insufficient Fendering (Rubber Tires)</i>							
No Component	30%							D
Deck Elements								
Railing								
Steel	100%	Now	\$30,900	2017	\$1,542,600			B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : All Around Berth</i>							
	<i>Explanation : Railing Not Required At Wet Berth (Dry Dock De-activated)</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : WHARF AND SEAWALL E. 32ND TO E. 34TH STS.
Address : E. RIVER, 32ND TO 34TH STS. SS HELIPORT TO NS OF PARKING LOT
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DBSR025.063 / 4084 **Yr Built/Renovated** :
Linear Ft : 512 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 07-Mar-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 962 **Lot** : 999 **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$33,000	\$2,900		
Total	\$33,000	\$2,900		
Priority A	\$31,500			
Priority B	\$1,500	\$2,900		
Total	\$33,000	\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801
WHARF AND SEAWALL E. 32ND TO E. 34TH STS.**

Asset # : 4084

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	2%	4+	\$2,000	LIFE	**			A
	Broken, Extent : Severe, Area Affected : 20%							
	Location : At Top Of Concrete Station 0+55							
	Exposed Reinforcement, Extent : Moderate, Area Affected : 10%							
	Location : At Station 3+85							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : At Station 3+85							
	38%			LIFE	**			A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Concrete/Stone	Erosion, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Not Accessible	60%						
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Timber	5%	Now	\$29,500	LIFE	**	4	\$200	A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Along Bulkhead Face Throughout							
Not Accessible	95%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	2%	2-4	\$900	2038	**	5	\$100	B
	Settlement, Extent : Moderate, Area Affected : 50%							
	Location : At Station 0+59 From North							
Asphalt	98%			2032	**	5	\$5,700	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Settlement, Extent : Light, Area Affected : 10%								
Location : Throughout								
Fender								
Piles								
Timber	10%			2032	**	4	\$1,800	B
No Component	80%							D
Not Accessible	10%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : WILLIAMSBURG YACHT CLUB SHORELINE & TIMBER BULKHEAD
Address : 119-08 29TH AVENUE COLLEGE POINT
Borough : QUEENS **Agency's Number** : N/A
Program / Asset # : DBSR037.010 / 13483 **Yr Built/Renovated** :
Linear Ft : 205 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 28-Feb-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 4346 **Lot** : 200 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Bulkheads	\$493,600	
Total	\$493,600	
Priority A	\$493,600	
Total	\$493,600	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads	\$21,300	\$100		
Total	\$21,300	\$100		
Priority A	\$3,100			
Priority B	\$9,700	\$100		
Priority C	\$8,600			
Total	\$21,300	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
WILLIAMSBURG YACHT CLUB SHORELINE & TIMBER BULKHEAD
Asset # : 13483

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Gravity Wall									
Concrete	50%			LIFE	**	5	\$400	A	
Timber Crib w/Stone	40%	Now	\$379,000	LIFE	**	4	\$2,400	A	
Broken, Extent : Severe, Area Affected : 100%									
Location : Full Length Of Crib Wall Is Leaning, Missing Timbers, And Losing Fill									
No Component	10%							D	
Piles and Bracing									
Timber	20%			2032	**	4	\$9,200	A	
Displaced Elements, Extent : Moderate, Area Affected : 50%									
Location : Throughout, Due To Movement Of Backfill Material									
Timber	20%	2-4	\$114,600	2038	**	4	\$6,100	A	
Displaced Elements, Extent : Moderate, Area Affected : 50%									
Location : Throughout, Due To Movement Of Backfill Material									
Rotting/Splitting, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
No Component	60%							D	
Revetment									
Stone	50%			LIFE	**	5	\$600	C	
Stone	10%	Now	\$8,600	LIFE	**	5	\$100	C	
Missing Part, Extent : Moderate, Area Affected : 50%									
Location : In Front Of Gravity Wall									
No Component	40%							D	
Backfill									
Fill									
Stone	15%	Now	\$7,900	LIFE	**	5		B	
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Explanation : Visible Through Missing Sheet Piles									
Not Accessible	85%							D	
Surface									
Concrete	5%			2036	**	5	\$100	B	
Gravel	5%	Now	\$800	2038	**	2-5		B	
Settlement, Extent : Severe, Area Affected : 100%									
Location : Southwest Corner									
Gravel	10%	2-4	\$800	2032	**	2-5		B	
Settlement, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Gravel	35%			2032	**	2-5	\$200	B	
Not Accessible	45%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : **BROOKLYN ARMY TERMINAL PIER 4 FERRY LANDING**
Address : **58TH STREET AND 1ST AVENUE SUNSET PARK**
Borough : **BROOKLYN** **Agency's Number** : **N/A**
Program / Asset # : **DSB0055.000 / 14199** **Yr Built/Renovated** :
Area Sq Ft : **4,300** **Project Type** : **ECONOMIC DEVELOPMENT**
Date of Survey : **17-Jan-2013** **Landmark Status** : **NONE**
Areas Surveyed :
Block : **5778** **Lot** : **1** **BIN** :

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Marinas/Docks	\$1,900	\$7,100	\$100	\$2,900
Total	\$1,900	\$7,100	\$100	\$2,900
Priority A		\$6,900		\$100
Priority B	\$1,900	\$100	\$100	\$2,900
Total	\$1,900	\$7,100	\$100	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL PIER 4 FERRY LANDING
Asset # : 14199

Marinas/Docks		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Access Walkways								
Gangways								
Aluminum	100%	0-2	\$1,900	2050	* *	1-3	\$9,300	B
Cracked Welds, Extent : Severe, Area Affected : 25%								
Location : Top Of Barge-side Gangway								
Roller Malfunction, Extent : Severe, Area Affected : 50%								
Location : Barge-side Of Two Part Gangway (Barge-side And Shore-side)								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Shore-side Of Gangway								
Explanation : Note That Gangway Is Roped Off And Ferry Landing Access Is Restricted								
Floating Docks								
Anchor Piles								
Steel	49%			2044	* *	3-5	\$2,200	A
Corrosion, Extent : Light, Area Affected : 10%								
Location : In Areas Of Missing Coating								
Missing Coating, Extent : Light, Area Affected : 50%								
Location : Above Mean Low Water And Along Pile Guides								
Steel	1%	Now		2050	* *	3-5		A
Other Observation, Extent : Severe, Area Affected : 100%								
Location : On One Of Two Piles								
Explanation : Pile Guide Rub Pads Worn Down								
Not Accessible	50%							D
Fenders								
Rubber	100%			2023		1-2		C
Worn, Extent : Light, Area Affected : 50%								
Location : Throughout								
Barge								
Steel	60%			2037	* *	5	\$12,500	A
Corrosion, Extent : Light, Area Affected : 5%								
Location : On Barge Deck								
Missing Coating, Extent : Light, Area Affected : 50%								
Location : Along Pile Guides And On Hull Above Waterline								
Waterlogged/Damaged Floatation, Extent : Moderate, Area Affected : 100%								
Location : Barge Listing To Northwest								
Not Accessible	40%							D
Fender								
Facing								
Timber	90%			2023	\$12,500			A
Other Observation, Extent : Light, Area Affected : 100%								
Location : East Of Barge Along Pier 4								
Explanation : Pier Protective Structure								
Not Accessible	10%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
BROOKLYN ARMY TERMINAL PIER 4 FERRY LANDING
Asset # : 14199

Marinas/Docks		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	60%			2028	* *			A
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : At East Of Barge Along Pier 4</i>							
	<i>Explanation : Pier Protective Structure</i>							
Not Accessible	40%							D
Wales and Chocks								
Timber	100%			2028	* *			A
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : At East End Of Barge Along Pier 4</i>							
	<i>Explanation : Pier Protective Structure</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 : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : FULTON FERRY LANDING
Address : NORTHSIDE - FULTON LANDING PIER @EAST RIVER
Borough : BROOKLYN **Agency's Number** : N/A
Program / Asset # : DSB0054.000 / 14197 **Yr Built/Renovated** : 2003 /
Area Sq Ft : 802 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 17-Dec-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : 199 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Marinas/Docks		\$70,800
Total		\$70,800
Priority A		\$70,800
Total		\$70,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Marinas/Docks	\$1,400	\$1,500	\$2,000	\$400
Total	\$1,400	\$1,500	\$2,000	\$400
Priority A			\$1,700	
Priority B	\$100	\$1,200	\$100	\$100
Priority C	\$1,400	\$300	\$300	\$300
Total	\$1,400	\$1,500	\$2,000	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
FULTON FERRY LANDING
Asset # : 14197

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Gangways								
Aluminum	100%			2044	* *	1-3	\$4,000	B
Floating Docks								
Anchor Piles								
Steel	35%			2044	* *	3-5		A
Not Accessible	65%							D
Fenders								
Rubber	68%			2023	\$2,600	1-2	\$2,000	C
Rubber	30%	2-4	\$1,100	2024	\$1,100	1-2	\$800	C
Worn, Extent : Moderate, Area Affected : 100%								
Location : Berthing Face								
Rubber	2%	Now	\$100	2024	\$100	1-2	\$100	C
Broken, Extent : Severe, Area Affected : 100%								
Location : Broken Fender At Northwest Anchor Pile								
Barge								
Steel	60%			2033	* *	5	\$3,400	A
Corrosion, Extent : Light, Area Affected : 20%								
Location : Above The Waterline								
Missing Coating, Extent : Light, Area Affected : 5%								
Location : Above Waterline								
Not Accessible	40%							D
Deck Elements								
Railing								
Steel	100%			2023	\$70,800			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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : GOVENORS ISLAND FERRY SLIPS 6&7
Address : SOUTH STREET BATTERY MARITIME BUILDING
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DOT0191.000 / 13890 **Yr Built/Renovated** :
Area Sq Ft : 1,000 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 13-May-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : **Lot** : **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Marinas/Docks		\$6,861,300
Total		\$6,861,300
Priority A		\$6,861,300
Total		\$6,861,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Marinas/Docks	\$500			
Total	\$500			
Priority A	\$500			
Total	\$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.

DEPT. OF SMALL BUSINESS SERV. - 801
GOVERNORS ISLAND FERRY SLIPS 6&7
Asset # : 13890

Marinas/Docks		Current Repair			Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Deck								
Concrete	35%			2031	* *	5		A
	Cracking, Extent : Light, Area Affected : 15%							
	Location : Throughout Slips 6 & 7							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Throughout Slips 6 & 7							
Timber	15%			2020		5		A
Not Accessible	50%							D
Piles and Bracing								
Timber	20%			2042	* *	4-5		A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Pile Encasement Repairs							
Not Accessible	80%							D
Fender								
Facing								
Composite	99%			2021	\$1,542,600			A
Composite	1%	4+	\$300	2021	\$15,600			A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : One Board Loose At Slip 6							
	Explanation : Missing Connection							
Piles								
Timber	50%			2023	\$5,011,900			A
	Other Observation, Extent : Light, Area Affected : 60%							
	Location : Throughout Fender Racks At Slips 6 & 7 Above Mlw Elevation							
	Explanation : Weathering							
Not Accessible	50%							D
Gallows Frames								
Tower Frames								
Steel	70%			2031	* *			A
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout Towers At Slips 6 & 7							
	Explanation : Coating Loss And Corrosion							
Not Accessible	30%							D
Movable Ramps								
Bearings								
Timber	20%			2031	* *			A
Not Accessible	80%							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.

DEPT. OF SMALL BUSINESS SERV. - 801
GOVERNORS ISLAND FERRY SLIPS 6&7
Asset # : 13890

Marinas/Docks		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Movable Ramps								
Deck and Railing								
Steel	14%			2025	\$92,600			A
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Slip 7							
	Explanation : Corrosion							
Timber	25%			2031	* *			A
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Isolated At Top Of Deck Slips 6 & 7							
	Explanation : Wear							
Timber	1%	Now	\$200	2025	\$7,600			A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Slip 7							
	Explanation : Displaced Coverplate							
Timber Deck on Steel	25%			2025	\$191,100			A
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout Steel Framing Slip 6							
	Explanation : Corrosion							
Not Accessible	35%							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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : MARINA @ BERTHS 11 & 12
Address : NORTHWEST SIDE OF HAMMERHEAD AVE BROOKLYN NAVY YARD
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : DBSR045.060A / 14726 **Yr Built/Renovated** :
Area Sq Ft : 150 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 22-Jan-2013 **Landmark Status** : NONE
Areas Surveyed :
Block : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Marinas/Docks		\$143,600
Total		\$143,600
Priority A		\$143,600
Total		\$143,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Marinas/Docks	\$100	\$10,600	\$100	\$6,800
Total	\$100	\$10,600	\$100	\$6,800
Priority A		\$8,800		\$6,800
Priority B	\$100	\$1,700	\$100	\$100
Total	\$100	\$10,600	\$100	\$6,800



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
MARINA @ BERTHS 11 & 12
Asset # : 14726

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Deck								
Steel	100%			2050	**			A
Gangways								
Aluminum	100%			2050	**	1-3	\$5,600	B
Piles and Bracing								
Steel	30%			2050	**	5-10	\$200	A
Not Accessible	70%							D
Floating Docks								
Anchor Piles								
Steel	60%			2050	**	3-5	\$27,700	A
	Worn, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
	Other Observation, Extent : Severe, Area Affected : 75%							
	Location : Top Of Piles							
	Explanation : Missing Pilecap Tops							
Not Accessible	40%							D
Deck								
Concrete	50%			2037	**	5		A
Not Accessible	50%							D
Fenders								
Rubber	100%			2023		1-2		C
Launch/Haulout								
Piles and Bracing								
Steel	25%			2050	**	5-10	\$18,300	A
Not Accessible	75%							D
Runway								
Concrete	100%			2050	**	5	\$1,100	A
Deck Elements								
Railing								
Steel	100%			2023	\$105,300			A
Electrical								
Conduit								
PVC	100%			2021	\$6,600			A
Lighting Fixture								
Incandescent	100%			2019	\$6,800			A
Electrical/Mech.								
Power Supply/Bollards								
Steel	100%			2023	\$13,700			A
Mech./Plumbing								
Water Supply								
PVC	100%			2021	\$38,400			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.

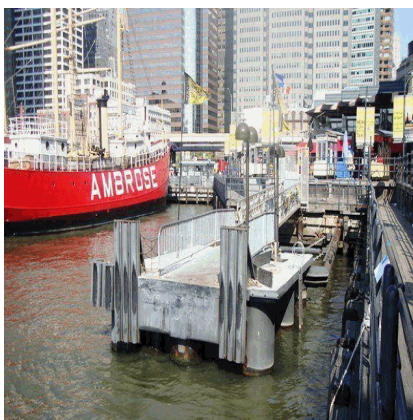
Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : PIER 17 - NEW YORK WATER TAXI
Address : SOUTH STREET SEAPORT FOOT OF FULTON STREET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : DSB0056.000 / 14200 **Yr Built/Renovated** :
Area Sq Ft : 760 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 11-Apr-2012 **Landmark Status** : NONE
Areas Surveyed :
Block : **Lot** : **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Marinas/Docks		\$119,800
Total		\$119,800
Priority A		\$119,800
Total		\$119,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Marinas/Docks	\$7,900	\$22,900	\$100	\$2,600
Total	\$7,900	\$22,900	\$100	\$2,600
Priority A	\$6,000	\$22,900		\$1,400
Priority B	\$1,800			\$1,100
Priority C	\$100			
Total	\$7,900	\$22,900	\$100	\$2,600



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

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

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

DEPT. OF SMALL BUSINESS SERV. - 801
PIER 17 - NEW YORK WATER TAXI
Asset # : 14200

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Gangways								
Aluminum	95%			2043	* *	1-3	\$4,600	B
Aluminum	5%	4+	\$700	2053	* *	1-3	\$200	B
Other Observation, Extent : Moderate, Area Affected : 50%								
Location : At Pier Connection								
Explanation : Hardware Corrosion								
Floating Docks								
Anchor Piles								
Steel	100%	4+	\$6,000	2043	* *	3-5	\$4,300	A
Corrosion, Extent : Moderate, Area Affected : 40%								
Location : Throughout								
Deck								
Steel	40%			2021	\$2,500			A
Corrosion, Extent : Light, Area Affected : 10%								
Location : Throughout								
No Component	60%							D
Fenders								
Rubber	50%			2021	\$100	1-2	\$100	C
Rubber	50%	4+	\$100	2023	\$100	1-2	\$100	C
Worn, Extent : Moderate, Area Affected : 40%								
Location : East Side Of Water Taxi Barge								
Barge								
Steel	50%			2032	* *	5	\$1,400	A
Corrosion, Extent : Light, Area Affected : 20%								
Location : Throughout								
Not Accessible	50%							D
Deck Elements								
Railing								
Steel	100%			2021	\$119,800			A
Corrosion, Extent : Light, Area Affected : 5%								
Location : Throughout								
Electrical								
Conduit								
Steel	100%			2021	\$5,700			A
Lighting Fixture								
Sodium	100%			2017	\$22,200			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.

Print Date : 09-Sep-2014

DEPT. OF SMALL BUSINESS SERV. - FY 2015

Asset Name : SKYPORT MARINA (23RD ST MARINA)
Address : FOOT OF 23RD STREET & FDR DRIVE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : PAR0154.000 / 13645 **Yr Built/Renovated** :
Area Sq Ft : 3,498 **Project Type** : ECONOMIC DEVELOPMENT
Date of Survey : 23-Jun-2011 **Landmark Status** : NONE
Areas Surveyed :
Block : 991 **Lot** : 50 **BIN** :

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Marinas/Docks	\$297,600	\$1,230,500
Total	\$297,600	\$1,230,500
Priority A	\$249,800	\$1,230,500
Priority B	\$47,900	
Total	\$297,600	\$1,230,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Marinas/Docks	\$102,000	\$47,900	\$22,600	\$20,100
Total	\$102,000	\$47,900	\$22,600	\$20,100
Priority A	\$101,900	\$47,700	\$20,500	\$16,200
Priority B	\$100	\$200	\$2,100	\$3,900
Total	\$102,000	\$47,900	\$22,600	\$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.*

DEPT. OF SMALL BUSINESS SERV. - 801
SKYPORT MARINA (23RD ST MARINA)
Asset # : 13645

Marinas/Docks		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Access Walkways									
Deck									
Concrete	5%	4+	\$38,800	2037	**	5	\$500	A	
	Spalling, Extent : Severe, Area Affected : 100%								
	Location : At Northeastern End Of Walkway								
Concrete	94%			2031	**	5	\$19,500	A	
	Cracking, Extent : Light, Area Affected : 10%								
	Location : Isolated Throughout								
	Spalling, Extent : Light, Area Affected : 5%								
	Location : Isolated Throughout								
Timber	1%			2020	\$7,100	5	\$200	A	
Gangways									
Aluminum	43%	0-2	\$28,600	2052	**	1-3	\$7,100	B	
	Missing Components, Extent : Severe, Area Affected : 33%								
	Location : Bottom Of Southeast Gangway								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : West Center, Northeast, And East Center Docks								
	Explanation : Top Connection Severely Deficient								
Aluminum	29%	2-4	\$19,300	2052	**	1-3	\$4,800	B	
	Loose Connections, Extent : Severe, Area Affected : 100%								
	Location : Top Of Gangways At Northwest And South Center Docks								
Aluminum	28%			2042	**	1-3	\$4,700	B	
Pile Caps									
Concrete	95%			2042	**	5	\$27,300	A	
	Cracking, Extent : Light, Area Affected : 10%								
	Location : Isolated Throughout								
Concrete	2%	4+	\$15,300	2042	**	5	\$300	A	
	Spalling, Extent : Moderate, Area Affected : 25%								
	Location : At Eastern End								
Timber	3%			2042	**	4	\$400	A	
Piles and Bracing									
Timber	5%	4+	\$48,400	2052	**	4-5	\$2,800	A	
	Missing Connections, Extent : Moderate, Area Affected : 10%								
	Location : On Outboard Side Of Facility, Bracing Not Attached								
	Rotting, Extent : Moderate, Area Affected : 40%								
	Location : In Tidal Zone Throughout								
Timber	45%			2042	**	4-5	\$47,800	A	
	Rotting, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Checking And Shell Peeling								
Not Accessible	50%							D	

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DEPT. OF SMALL BUSINESS SERV. - 801
SKYPORT MARINA (23RD ST MARINA)
Asset # : 13645

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Fender Piles, Wales and Cho								
Timber	15%	Now	\$500	2037	**	3	\$200	A
Broken, Extent : Severe, Area Affected : 100%								
Location : Along South Access Walkway								
Timber	45%			2031	**	3	\$800	A
Rotting, Extent : Light, Area Affected : 30%								
Location : Tidal Zone								
Other Observation, Extent : Light, Area Affected : 30%								
Location : Tidal Zone								
Explanation : Abrasion								
Not Accessible	40%							D
Floating Docks								
Anchor Piles								
Steel	7%	0-2	\$10,700	2042	**	3-5	\$9,200	A
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Seaplane Ramp								
Explanation : Frozen Pile Guide Rollers								
Steel	13%			2042	**	3-5	\$17,400	A
Corrosion, Extent : Light, Area Affected : 50%								
Location : Throughout								
Missing Coating, Extent : Moderate, Area Affected : 30%								
Location : Tidal Zone And Above Mlw Elevation								
Timber	20%	4+	\$21,800	2023	\$43,700	4-5	\$3,400	A
Abrasion, Extent : Severe, Area Affected : 30%								
Location : Northwest And West Center Docks								
Timber	15%			2023	\$32,700	4-5	\$4,200	A
Abrasion, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Timber	5%	Now	\$5,500	2023	\$10,900	4-5	\$800	A
Other Observation, Extent : Severe, Area Affected : 100%								
Location : South West Dock And South Center Dock								
Explanation : Broken Anchor Collar								
Not Accessible	40%							D

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DEPT. OF SMALL BUSINESS SERV. - 801
SKYPORT MARINA (23RD ST MARINA)
Asset # : 13645

Marinas/Docks		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Floating Docks									
Deck									
Steel	1%	Now	\$400	2022	\$400			A	
	Other Observation, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
	Explanation : Broken And Missing Cleats								
Timber	57%			2020	\$20,500	5	\$8,000	A	
	Surface Wearing/Scaling, Extent : Light, Area Affected : 15%								
	Location : Throughout								
Timber	1%	Now	\$400	2022	\$400	5	\$100	A	
	Missing Components, Extent : Severe, Area Affected : 5%								
	Location : South East Dock								
Timber	1%	Now	\$400	2022	\$400	5	\$100	A	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Northeast And East Center Docks								
	Explanation : Unsecured Composite Grates Used As Walkway Between East Float Docks								
No Component	40%							D	
Floats/Frames									
Polyethylene	50%			2027	**	1-5	\$21,600	A	
Steel	5%	2-4	\$14,600	2027	**	5	\$700	A	
	Waterlogged/Damaged Floatation, Extent : Moderate, Area Affected : 100%								
	Location : Northwest Dock								
Steel	45%	4+	\$26,300	2032	**	5	\$6,000	A	
	Corrosion, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Missing Connections, Extent : Light, Area Affected : 2%								
	Location : Southwest Dock And South Center Dock								
Mooring Piles									
Timber	50%			2023	\$10,200	4-5	\$1,300	B	
	Rotting, Extent : Light, Area Affected : 10%								
	Location : Tidal Zone								
Not Accessible	50%							D	
Protective Structure									
Wave Attenuator									
Timber	75%	Now	\$121,600	2023	\$202,700	4	\$68,100	A	
	Loose Connections, Extent : Moderate, Area Affected : 5%								
	Location : Eastern End								
	Missing Components, Extent : Severe, Area Affected : 95%								
	Location : Eastern End Of Access Trestle								
Timber	25%			2023	\$67,600	4	\$22,700	A	
Deck Elements									

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DEPT. OF SMALL BUSINESS SERV. - 801
SKYPORT MARINA (23RD ST MARINA)
Asset # : 13645

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Railing								
Steel	98%			2020	\$813,700			A
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Steel	2%	Now	\$3,300	2020	\$16,600			A
	Missing Components, Extent : Severe, Area Affected : 100%							
	Location : Northeast Jetty Near Ice Machine							
Electrical								
Conduit								
PVC	50%			2018	\$10,200			A
Not Accessible	50%							D
Lighting Fixture								
Incandescent	40%			2016	\$3,600			A
Incandescent	60%	Now	\$300	2017	\$5,400			A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : East Jetty							
	Explanation : Missing Bulbs							
Electrical/Mech.								
Power Supply/Bollards								
Plastic	75%	Now	\$2,100	2020	\$42,600			A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout South Walkway							
	Explanation : Missing Fuses							
Steel	25%	0-2	\$800	2020	\$15,400			A
	Other Observation, Extent : Severe, Area Affected : 25%							
	Location : East Jetty, North Gangway							
	Explanation : Wire Splice Exposed							
Mech./Plumbing								
Water Supply								
Galvanized Steel	50%	Now	\$25,800	2022	\$25,800			A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : South Walkway And East Jetty							
	Explanation : Broken Connections, Broken Pipe Hangers							
Not Accessible	50%							D

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DEPT. OF SMALL BUSINESS SERV. - 801**Project : ECONOMIC DEVELOPMENT**

CAPITAL		FY 2016 - 2019		FY 2020 - 2025	
Miscellaneous Buildings		287,300		116,700	
EXPENSE		FY 2016	FY 2017	FY 2018	FY 2019
Miscellaneous Buildings		19,900	5,200	9,300	6,100

ASSET #	NAME	SQFT	CAPITAL	EXPENSE
2279	SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING	2,646	77,400	5,400
2280	SOUTH BROOKLYN MARINE TERMINAL GATEHOUSE/GUARDHOUSE	60	0	1,400
2281	SOUTH BROOKLYN MARINE TERMINAL GATEHOUSE/GUARDHOUSE	60	0	1,400
2286	NEW YORK CITY TERMINAL MARKET BUILDING GH-1	225	0	5,100
2287	NEW YORK CITY TERMINAL MARKET BUILDING GH-2	192	0	4,400
2288	NEW YORK CITY TERMINAL MARKET CANOPY	1,837	53,700	3,800
2806	NEW YORK CITY TERMINAL MARKET BUILDING G-1	6,830	199,800	14,000
14266	PASSENGER WAIT AREA BUILDING WALL ST. FERRY PIER 11	2,500	73,100	5,100

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