

Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : ANDREW HEISKELL BRAILLE & TALKING BOOK LIBRARY
Address : 40 WEST 20TH ST. @6TH AVENUE
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0011.000 / 4225 **Yr Built/Renovated** : 1910 / 2003
Area Sq Ft : 50,838 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 04-Apr-2008 **Landmark Status** : NONE
Areas Surveyed : Basement, Floors 1,2,3,4,5
Block : 821 **Lot** : 7501 **BIN** : 1076145

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Interior Architecture	\$43,200	\$358,600
Electrical	\$38,200	
Mechanical	\$847,700	\$517,000
Total	\$929,100	\$875,600
Priority B	\$929,100	\$517,000
Priority C		\$358,600
Total	\$929,100	\$875,600

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Interior Architecture	\$17,200		\$14,000	\$221,500
Electrical	\$400		\$1,500	
Mechanical	\$29,200	\$10,100	\$29,400	\$10,100
Elevators/Escalators	\$11,800	\$11,800	\$11,800	\$11,800
Total	\$58,700	\$21,900	\$56,700	\$243,400
Priority B	\$41,500	\$21,900	\$42,700	\$21,900
Priority C	\$17,200		\$14,000	\$221,500
Total	\$58,700	\$21,900	\$56,700	\$243,400



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.

NEW YORK PUBLIC LIBRARY - 035
ANDREW HEISKELL BRAILLE & TALKING BOOK LIBRARY

Asset # : 4225

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	55%			2018	\$204,300	3	\$68,500	C
Cast in Place Concrete	15%			LIFE	**	5	\$20,400	C
Terrazzo	5%			LIFE	**	5	\$2,400	C
Vinyl Tile	1%			2027	**	3	\$300	C
Wood	24%			2022	\$319,800	5	\$28,000	C
Interior Walls								
Concrete Masonry Unit	15%			LIFE	**	5	\$5,700	C
Gypsum Board	68%			LIFE	**	5	\$38,800	C
Marble Panels	2%			LIFE	**			C
Plaster	15%			LIFE	**	5	\$4,300	C
Ceilings								
Exposed Concrete	15%			LIFE	**	5	\$1,500	B
Metal Panel	5%			LIFE	**	5	\$3,900	B
Plaster	80%	0-2	\$43,200	LIFE	**	5	\$31,100	B
<i>Loose/Delam Surface, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Over Stacks, 2nd Floor Public Area</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2029	**	5	\$200	B
Raceway								
Conduit	50%			2029	**	1		B
Conduit	50%			2039	**	1		B
Panelboards								
Molded Case Bkrs	80%			2035	**	5	\$900	B
Molded Case Bkrs	20%			2027	**	5	\$200	B
Wiring								
Thermoplastic	100%			2039	**	1		B
Motor Controllers								
Locally Mounted	100%			2024	\$32,200	5	\$300	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2027	**	10	\$38,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Lamps T-12 And T-8</i>								
Egress Lighting								
Exit, Service	50%			2027	**	1		B
Exit, Battery	50%			2027	**	10	\$1,400	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.*

**NEW YORK PUBLIC LIBRARY - 035
ANDREW HEISKELL BRAILLE & TALKING BOOK LIBRARY**

Asset # : 4225

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Natural Gas	100%			2039	* *	1		B
Conversion Equipment								
Hot Water Boiler	100%			2017	\$107,700	1	\$20,600	B
Distribution								
Hot Wtr Piping/Pump	100%			2027	* *	4	\$3,100	B
Terminal Devices								
Air Handler	50%	Now	\$12,900	2019	\$129,100	1	\$11,600	B
	<i>Other Observation, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : 4th Floor, Recording Room</i>							
	<i>Explanation : Over Heating</i>							
Convactor/Radiator	45%			2024	\$203,500	1	\$6,100	B
Fan Coil Unit/Heat	5%			2019	\$35,800	1	\$700	B
Air Conditioning								
Energy Source								
Electricity	100%			2035	* *	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	100%	Now	\$123,300	2017	\$616,600	2	\$2,100	B
	<i>Not in Service, Extent : Severe, Area Affected : 30%</i>							
	<i>Location : 3rd Floor Has No A.c.</i>							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2	\$54,100	B
Heat Rejection								
Air Condenser Unit	100%			2024	\$95,700	2	\$29,000	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$23,200	B
Exhaust Fans								
Interior	100%	Now	\$5,300	2019	\$52,900	2	\$1,000	B
	<i>Not in Service, Extent : Severe, Area Affected : 30%</i>							
	<i>Location : 1st Floor Toilets Lack Adequate Vetilation</i>							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2029	* *	1		B
Water Heater								
Electric	100%			2017	\$7,400	4	\$300	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%			2015	\$6,300	4	\$2,000	B
Backflow Preventer								
Generic	100%			2024	\$4,600	1	\$2,600	B
Fixtures								
Generic	100%							B
	<i>Obsolete Fixtures, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Vertical Transport								

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

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

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**NEW YORK PUBLIC LIBRARY - 035
ANDREW HEISKELL BRAILLE & TALKING BOOK LIBRARY**

Asset # : 4225

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Vertical Transport Elevators								
Hydraulic	100%			LIFE		* *		C

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Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : BELMONT/ENRICO FERMI BRANCH LIBRARY
Address : 610 EAST 186TH ST. @HUGHES AVE.
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : NPL0005.000 / 4219 **Yr Built/Renovated** : 1981 / 2000
Area Sq Ft : 21,267 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 30-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,2
Block : 3073 **Lot** : 20 **BIN** : 2012129

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$118,200	
Interior Architecture		\$77,400
Electrical		\$45,100
Mechanical	\$206,100	\$399,000
Total	\$324,300	\$521,600
Priority A	\$118,200	
Priority B	\$206,100	\$444,100
Priority C		\$77,400
Total	\$324,300	\$521,600

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$28,300			\$1,100
Interior Architecture	\$74,100		\$4,800	\$20,100
Electrical	\$1,400	\$600	\$600	\$18,800
Mechanical	\$4,700	\$2,000	\$5,800	\$8,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$112,500	\$6,500	\$15,100	\$52,500
Priority A	\$28,300			\$1,100
Priority B	\$59,500	\$6,500	\$10,400	\$31,400
Priority C	\$24,700		\$4,800	\$20,100
Total	\$112,500	\$6,500	\$15,100	\$52,500



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**NEW YORK PUBLIC LIBRARY - 035
BELMONT/ENRICO FERMI BRANCH LIBRARY**

Asset # : 4219

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Concrete Masonry Unit	15%			LIFE	* *	5	\$3,400	A
Metal Panel	10%	0-2	\$1,400	2043	* *	5	\$6,800	A
<i>Corrosion/Rusting, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout Bulkhead</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Bulkhead</i>								
Granite Panels	75%			LIFE	* *	5	\$20,300	A
Parapets								
Concrete Masonry Unit	85%			LIFE	* *	5	\$4,500	A
Metal: Cage/Fence	5%			2028	* *	5-10	\$1,800	A
Pre-Cast Concrete	10%	0-2	\$1,900	LIFE	* *	5	\$3,000	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Coping</i>								
Roof								
Single Ply Membrane	80%	Now	\$24,900	2028	* *			A
<i>Blisters, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Along Parapet Walls</i>								
<i>Drains Clogged, Extent : Light, Area Affected : 1%</i>								
<i>Location : Second Floor Next To Elevator</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Main Roof</i>								
<i>Ponding, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Second Floor Next To Elevator</i>								
Skylight, Metal/Glass	20%	Now	\$118,200	2043	* *			A
<i>Corrosion/Rusting, Extent : Light, Area Affected : 20%</i>								
<i>Location : Metal Panels Top Of Skylight</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over Second Floor</i>								
Interior								
Floors								
Carpet	75%	4+	\$12,000	2022	\$240,100	3	\$60,400	C
<i>Staining/Discoloring, Extent : Light, Area Affected : 15%</i>								
<i>Location : First And Second Floor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : First Floor</i>								
Ceramic Tile	5%			2032	* *	5	\$2,700	C
Panel/Paver: Cer/Brk	5%			2039	* *	5	\$6,000	C
<i>Worn/Eroded, Extent : Light, Area Affected : 10%</i>								
<i>Location : Atrium Area</i>								
Vinyl Tile	15%			2023	\$77,400	3	\$3,000	C

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**NEW YORK PUBLIC LIBRARY - 035
BELMONT/ENRICO FERMI BRANCH LIBRARY**

Asset # : 4219

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$4,800	C
Concrete Masonry Unit	70%			LIFE	**	5	\$27,000	C
Folding Partition	5%	Now	\$12,700	2031	**	5	\$6,000	C
<i>Unit Inoperable, Extent : Light, Area Affected : 5%</i>								
<i>Location : 2nd Floor, Adjacent To Elevator Lobby</i>								
Gypsum Board	15%			LIFE	**	5	\$8,700	C
Metal Panel	5%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	20%	4+	\$16,500	2036	**	5	\$6,600	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Auditorium</i>								
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Auditorium</i>								
<i>Staining/Discoloring, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	80%	Now	\$33,000	LIFE	**	5	\$6,600	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Second Floor Children Area</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2023	\$3,100	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room First Floor</i>								
<i>Explanation : One 1000 Amps</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2023	\$45,100	5	\$500	B
Raceway								
Conduit	90%			2023	\$22,100	1		B
Conduit	10%			2033	**	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$2,300	5		B
Molded Case Bkrs	60%			2022	\$13,700	5	\$300	B
Molded Case Bkrs	30%			2031	**	5	\$100	B
Wiring								
Thermoplastic	50%			2033	**	1		B
Thermoplastic	50%			2023	\$13,200	1		B
Motor Controllers								
Locally Mounted	80%			2021	\$12,600	5	\$100	B
Locally Mounted	20%			2028	**	5		B

Ground

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**NEW YORK PUBLIC LIBRARY - 035
BELMONT/ENRICO FERMI BRANCH LIBRARY**

Asset # : 4219

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Corroded</i>								
Lighting								
Interior Lighting								
Fluorescent	60%			2028	**	10	\$9,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	40%			2031	**	10	\$6,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-5 Lamps</i>								
Egress Lighting								
Emergency, Service	40%			2028	**	1		B
Emergency, Service	10%			2031	**	1		B
Exit, Service	20%			2028	**	1		B
Exit, Service	30%			2018	\$900	1		B
Exterior Lighting								
HID	100%			2018	\$7,300	10	\$100	B
Alarm								
Security System								
No Component	30%							D
Generic	70%			2031	**	1	\$4,600	B
Fire/Smoke Detection								
Under Construction	100%							D

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2033	**	1		B
Conversion Equipment								
Hot Water Boiler	100%			2043	**	1	\$8,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2nd Floor Mechanical Room</i>								
<i>Explanation : One Unit</i>								
Distribution								
Hot Wtr Piping/Pump	100%			2031	**	4	\$1,300	B
Terminal Devices								
Air Handler	80%			2018	\$86,400	1	\$8,600	B
Convactor/Radiator	20%			2028	**	1	\$1,100	B
Air Conditioning								

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**NEW YORK PUBLIC LIBRARY - 035
BELMONT/ENRICO FERMI BRANCH LIBRARY**

Asset # : 4219

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Energy Source								
Electricity	100%			2039	* *	1		B
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	100%	0-2	\$119,700	2024	\$399,000	2	\$900	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Ac Units 2nd Floor Mechanical Room</i>					
			<i>Other Observation, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : 2nd Floor Boiler Room</i>					
			<i>Explanation : Obsolete</i>					
Heat Rejection								
Air Condenser Unit	100%			2031	* *	2	\$12,100	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$9,700	B
Exhaust Fans								
Interior	30%			2018	\$6,600	2	\$200	B
Roof	70%			2028	* *	2	\$400	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2028	* *	1		B
Water Heater								
Gas Fired	100%			2022	\$4,700	2	\$300	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
			<i>Other Observation, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : 1-3 Floors</i>					
			<i>Explanation : 1 Unit</i>					

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Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : BLOOMINGDALE BRANCH LIBRARY
Address : 150 WEST 100TH ST. @ AMSTERDAM AVE.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0006.000 / 4220 **Yr Built/Renovated** : 1964 / 2003
Area Sq Ft : 20,986 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 27-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2
Block : 1852 **Lot** : 49 **BIN** : 1055906

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture		\$78,800
Interior Architecture		\$49,500
Electrical	\$41,100	\$51,400
Mechanical		\$337,000
Total	\$41,100	\$516,700
Priority A		\$78,800
Priority B	\$41,100	\$388,400
Priority C		\$49,500
Total	\$41,100	\$516,700

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$34,400			
Interior Architecture	\$7,000	\$4,200	\$600	\$6,400
Electrical	\$500	\$600	\$700	\$24,900
Mechanical	\$2,600	\$2,300	\$9,900	\$2,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$48,400	\$11,100	\$15,200	\$37,500
Priority A	\$34,400			
Priority B	\$11,500	\$6,800	\$14,600	\$34,900
Priority C	\$2,600	\$4,200	\$600	\$2,600
Total	\$48,400	\$11,100	\$15,200	\$37,500



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NEW YORK PUBLIC LIBRARY - 035
BLOOMINGDALE BRANCH LIBRARY
Asset # : 4220

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Glazed Ceramic Panel	5%			LIFE	**	5	\$5,300	A
Masonry: Brick	95%			LIFE	**	5	\$21,400	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : In Contract For Repointing</i>								
<hr/>								
Windows								
Aluminum	100%	0-2	\$10,400	2039	**	5	\$2,100	A
<i>Unit Inoperable, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 2nd Floor Offices</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : In Contract For Replacement</i>								
<hr/>								
Parapets								
Masonry: Brick	90%	0-2	\$15,100	LIFE	**	5	\$2,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout Interior Face</i>								
Pre-Cast Concrete	10%			LIFE	**	5	\$1,600	A
<hr/>								
Roof								
Copper/Terne	5%	Now	\$1,100	2038	**			A
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Emergency Stairs</i>								
Roll Roofing	95%	Now	\$7,900	2022	\$78,800	5	\$14,500	A
<i>Blisters, Extent : Light, Area Affected : 15%</i>								
<i>Location : Next To Bulkhead</i>								
<hr/>								
Interior								
Floors								
Carpet	20%			2024	\$30,700	3	\$10,300	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor, 2011</i>								
Carpet	20%			2019	\$30,700	3	\$7,700	C
Cast in Place Concrete	5%			LIFE	**	5	\$2,800	C
Ceramic Tile	5%			2026	**	5	\$1,300	C
Terrazzo	10%			LIFE	**	5	\$2,000	C
Vinyl Tile	20%			2031	**	3	\$1,900	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor, 2011</i>								
Vinyl Tile	20%			2023	\$49,500	3	\$1,900	C
<hr/>								
Interior Walls								
Ceramic Tile	5%			2026	**	5	\$700	C
Gypsum Board	35%			LIFE	**	5	\$3,000	C
Plaster	50%			LIFE	**	5	\$2,100	C
SGFT/Glazed Masonry	10%			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.

NEW YORK PUBLIC LIBRARY - 035
BLOOMINGDALE BRANCH LIBRARY
Asset # : 4220

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTileConcealSpLn	20%			2028	**	5	\$6,400	B
AcousTileSusp.Lay-In	5%			2028	**	5	\$1,300	B
Exposed Concrete	60%			LIFE	**	5	\$2,400	B
Plaster	10%	Now	\$4,500	LIFE	**	5	\$1,600	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Rear Emergency Stairwell</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Rear Emergency Stairwell</i>								
Wood	5%			LIFE	**	5	\$11,200	B
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Raceway								
Conduit	50%			2033	**	1		B
Conduit	50%			2023	\$12,300	1		B
Panelboards								
Molded Case Bkrs	50%			2022	\$11,400	5	\$200	B
Molded Case Bkrs	50%			2022	\$11,400	5	\$200	B
Wiring								
Thermoplastic	30%			2023	\$7,900	1		B
Thermoplastic	70%			2033	**	1		B
Motor Controllers								
Locally Mounted	100%			2021	\$15,700	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	50%			2023	\$51,400	10	\$7,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Using T-12 Lamps</i>								
Fluorescent	40%			2018	\$41,100	10	\$6,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Using T-12 Lamps</i>								
HID	5%			2018	\$3,600	10		B
Incandescent	5%			2018	\$5,100	2		B
Egress Lighting								
Emergency, Service	30%			2023	\$900	1		B
Exit, Service	70%			2018	\$2,000	1		B
Exterior Lighting								
HID	100%			2018	\$7,200	10	\$100	B

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

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

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

NEW YORK PUBLIC LIBRARY - 035
BLOOMINGDALE BRANCH LIBRARY
Asset # : 4220

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Alarm								
Security System								
No Component	70%							D
Generic	30%			2023	\$17,900	1	\$1,900	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2028	**	1-3	\$3,200	B
Mechanical								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Campus Steam	100%			2043	**	1		B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Heat Supplied From Adjoining Health Building</i>								
Conversion Equipment								
Steam Boiler	100%			2028	**	1	\$17,000	B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Boiler Located In Adjacent Health Building</i>								
Distribution								
Steam Piping/Pump	100%			2033	**	4	\$800	B
Terminal Devices								
Convactor/Radiator	100%			2021	\$186,700	1	\$5,600	B
Air Conditioning								
Energy Source								
Electricity	100%			2039	**	1		B
Conversion Equipment								
Ext Pkg Unit - Cooling	100%			2023	\$91,200	2	\$1,100	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2	\$22,300	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$9,600	B
Exhaust Fans								
Roof	100%			2023	\$15,700	2	\$500	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$59,000	1		B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B

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

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

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

**NEW YORK PUBLIC LIBRARY - 035
BLOOMINGDALE BRANCH LIBRARY**

Asset # : 4220

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
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE		* *		C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B- 2nd Floor</i>						
		<i>Explanation : One Unit</i>						

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

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

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

Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : BRONX LIBRARY CENTER REFERENCE CENTER
Address : 310 EAST KINGSBRIDGE ROAD @ BRIGGS AVE
Borough : BRONX Agency's Number : N/A
Program / Asset # : NPL0017.000 / 13852 Yr Built/Renovated : 2006 /
Area Sq Ft : 74,476 Project Type : NEW YORK PUBLIC LIBRARY
Date of Survey : 23-Jul-2013 Landmark Status : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4m,4,5
Block : 3154 Lot : 83 BIN : 2827656

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Interior Architecture	\$98,700	
Electrical		\$55,900
Total	\$98,700	\$55,900
Priority B	\$39,900	\$55,900
Priority C	\$58,800	
Total	\$98,700	\$55,900

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$93,500	\$11,700		
Interior Architecture	\$83,600	\$38,800	\$30,800	
Electrical	\$12,800	\$9,900	\$13,200	\$10,600
Mechanical	\$48,400	\$19,700	\$30,600	\$19,200
Elevators/Escalators	\$17,800	\$17,800	\$17,800	\$17,800
Total	\$256,100	\$97,900	\$92,300	\$47,600
Priority A	\$93,500	\$11,700		
Priority B	\$88,100	\$72,500	\$61,500	\$47,600
Priority C	\$74,500	\$13,700	\$30,800	
Total	\$256,100	\$97,900	\$92,300	\$47,600



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.

NEW YORK PUBLIC LIBRARY - 035
BRONX LIBRARY CENTER REFERENCE CENTER

Asset # : 13852

Architecture	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Exterior								
Exterior Walls								
Concrete Masonry Unit	43%			LIFE	**	5	\$37,900	A
Concrete Masonry Unit	5%	Now	\$12,400	LIFE	**	5	\$2,200	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade At Base</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade At Base</i>								
Metal Panel	5%			2050	**	5-10	\$24,300	A
Metal Sect. OHD	2%			2041	**	5	\$4,400	A
Granite Panels	20%			LIFE	**	5	\$21,200	A
Window Wall	25%			2050	**	5	\$66,200	A
Windows								
Aluminum	100%			2046	**	5	\$4,100	A
Parapets								
Concrete Masonry Unit	35%			LIFE	**	5-10	\$12,600	A
Metal/Glass Curt Wall	10%			2050	**	5	\$2,500	A
Metal Panel	5%			2050	**	5	\$1,300	A
Metal Rail	5%			2041	**	5-10	\$5,900	A
Metal: Cage/Fence	10%			2041	**	5-10	\$5,100	A
Stucco Cement	35%			2041	**	5	\$5,900	A
Roof								
Metal Panel	60%			2041	**	10	\$34,200	A
Modified Bitumen	30%			2032	**	10	\$9,300	A
Skylight, Metal/Glass	10%			2050	**	10	\$10,400	A
Interior								
Floors								
Carpet	30%			2025	**	3	\$41,000	C
Cast in Place Concrete	15%			LIFE	**	5	\$59,800	C
Ceramic Tile	5%			2037	**	5	\$4,600	C
Sheet Vinyl/Rubber	40%			2032	**	5	\$54,700	C
Terrazzo	10%			LIFE	**	5	\$14,300	C
Interior Walls								
Ceramic Tile	3%			2037	**	5	\$2,300	C
Glass: Single Pane	5%			LIFE	**	5	\$5,700	C
Gypsum Board	70%			LIFE	**	5-10	\$90,900	C
Metal Panel	10%			LIFE	**	10	\$3,400	C
Granite Panels	2%			LIFE	**	10	\$600	C
Wood	10%			LIFE	**	5	\$61,100	C
Ceilings								
AcousTileSusp.Lay-In	55%			2041	**	5	\$50,200	B
Exposed Struc: Steel	5%			LIFE	**	10	\$9,100	B
Gypsum Board	20%			LIFE	**	5-10	\$62,700	B
Plywood/Hardboard	20%			2050	**	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.

NEW YORK PUBLIC LIBRARY - 035
BRONX LIBRARY CENTER REFERENCE CENTER

Asset # : 13852

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%			2044	**	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Main Service Switch Rated @ 4000 Amperes</i>							
<hr/>								
Transformers								
Dry Type	100%			2037	**	5	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 45 Kva, 208/120v</i>							
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2044	**	5	\$300	B
<hr/>								
Raceway								
Conduit	100%			2044	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	10%			2040	**	5	\$100	B
Molded Case Bkrs	90%			2040	**	5	\$1,500	B
<hr/>								
Wiring								
Thermoplastic	100%			2044	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2037	**	5	\$400	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,800	B
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2037	**	1	\$18,800	B
<hr/>								
Generators								
Diesel	100%			2033	**	1	\$23,600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Emergency Generator Rated @ 569 Kva</i>							
<hr/>								
Batteries								
Lead/Acid	100%			2018	\$600	5	\$2,300	B
<hr/>								
Fuel Storage								
Main Tank	100%			2052	**	5	\$1,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 250 Gallons Capacity</i>							
<hr/>								
Lighting								

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**NEW YORK PUBLIC LIBRARY - 035
BRONX LIBRARY CENTER REFERENCE CENTER**

Asset # : 13852

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	70%			2029	**	10	\$39,100	B
	<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Fluorescent	30%			2029	**	10	\$16,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Compact Fluorescent Lamps</i>							
Egress Lighting								
Emergency, Service	50%			2029	**	1		B
Exit, LED	50%			2052	**	1		B
Exterior Lighting								
HID	50%			2029	**	10	\$100	B
Incandescent	50%			2029	**	2	\$100	B
Lightning Protection								
Arresters/Cabling								
Generic	100%			2052	**	5	\$1,800	B
Alarm								
Security System								
Generic	100%			2029	**	1	\$22,800	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	100%			2029	**	1-3	\$37,600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Strobe Lights, Manual Pull Station, Horns And Smoke Detectors</i>							

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2050	**	1		B
Conversion Equipment								
Hot Water Boiler	100%			2037	**	1	\$30,200	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement Boiler Room</i>							
	<i>Explanation : 9 Small Units</i>							
Distribution								
Hot Wtr Piping/Pump	100%			2046	**	4	\$3,000	B
Terminal Devices								
Air Handler	70%			2032	**	1	\$26,400	B
Convactor/Radiator	30%			2037	**	1	\$5,900	B

Air Conditioning

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**NEW YORK PUBLIC LIBRARY - 035
BRONX LIBRARY CENTER REFERENCE CENTER**

Asset # : 13852

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Energy Source								
Electricity	100%			2046	**	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	100%			2029	**	1	\$28,300	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Roof</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Roof</i>					
			<i>Explanation : 12 Units</i>					
Distribution								
Chilled Wtr Pipe/Pump	100%			2044	**	4	\$4,500	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2032	**	1	\$37,700	B
Heat Rejection								
Air Condenser Unit	100%			2029	**	2	\$42,500	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$53,800	B
Exhaust Fans								
Interior	90%			2032	**	2	\$1,700	B
Roof	10%			2029	**	2	\$200	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2050	**	1		B
Water Heater								
Electric	100%			2022	\$10,900	4	\$400	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Various Areas</i>					
			<i>Explanation : Units Installed Above Ceiling Panels</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2029	**	4	\$1,300	B
Sewage Ejector(s)								
Electric	100%			2032	**	4	\$2,000	B
Backflow Preventer								
Generic	100%			2032	**	1	\$3,800	B
Fixtures								
Generic	100%							B
Vertical Transport								

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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.

**NEW YORK PUBLIC LIBRARY - 035
BRONX LIBRARY CENTER REFERENCE CENTER**

Asset # : 13852

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : (2) C-5 (1) C-4</i>								
<i>Explanation : 3 Units, 2 Public, 1 Staff</i>								
Fire Suppression								
Standpipe								
No Component	50%							D
Generic	50%			2050	**	1-5	\$15,400	B
<i>Other Observation, Extent : Light, Area Affected : 50%</i>								
<i>Location : Emergency Stairways</i>								
<i>Explanation : Emergency Stairways Only</i>								
Sprinkler								
Generic	100%			2050	**	1-2	\$17,100	B
Fire Pump								
Generic	100%			2033	**	1	\$11,400	B

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

Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARZMAN BUILDING
Address : 42 ST. & 5TH AVE. @ BRYANT PARK
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0001.000 / 1924 **Yr Built/Renovated** : 1924 / 2011
Area Sq Ft : 646,680 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 25-Jul-2012 **Landmark Status** : INTERIOR & EXTERIOR LANDMARK
Areas Surveyed : Basement, Sub Basement, Roof, Floors 1,2,3,4
Block : 1257 **Lot** : 1 **BIN** : 1034194

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$659,900	\$730,100
Interior Architecture	\$618,200	\$2,543,900
Electrical	\$1,779,400	\$6,924,500
Mechanical	\$171,400	\$7,583,500
Total	\$3,228,900	\$17,782,100
Priority A	\$659,900	\$730,100
Priority B	\$1,950,800	\$14,971,800
Priority C	\$618,200	\$2,080,200
Total	\$3,228,900	\$17,782,100

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture		\$18,800		\$40,800
Interior Architecture		\$85,800	\$25,100	\$81,600
Electrical	\$55,600	\$55,800	\$61,500	\$93,400
Mechanical	\$132,200	\$206,600	\$201,600	\$241,900
Elevators/Escalators	\$23,700	\$23,700	\$23,700	\$23,700
Total	\$211,500	\$390,700	\$311,900	\$481,500
Priority A		\$18,800		\$40,800
Priority B	\$211,500	\$310,900	\$286,800	\$389,900
Priority C		\$61,100	\$25,100	\$50,700
Total	\$211,500	\$390,700	\$311,900	\$481,500



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.

NEW YORK PUBLIC LIBRARY - 035
CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARZMAN BUILDING

Asset # : 1924

Architecture	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Exterior								
Exterior Walls								
Masonry: Marble	98%			LIFE	**	5	\$178,900	A
	<i>Recent Repair Evident, Extent : Light, Area Affected : 35%</i>							
	<i>Location : Throughout</i>							
Window Wall	2%			2043	**	5	\$18,300	A
Windows								
Bronze/Brass	100%			2031	**	5	\$403,200	A
Parapets								
Masonry: Marble	95%			LIFE	**	5	\$69,100	A
	<i>Recent Repair Evident, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Metal Rail	5%			2028	**	5-10	\$52,200	A
Roof								
Copper/Terne	30%			2038	**	10	\$153,800	A
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Sealed With A Rubbery Compound.</i>							
Copper/Terne	30%			2038	**	10	\$153,800	A
IRMA/Protected Membrane	5%			2023		10	\$10,300	A
Metal Panel	5%			2036	**	10	\$18,800	A
Modified Bitumen	15%			2033	**	10	\$30,800	A
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : East Side</i>							
Single Ply Membrane	5%			2023		10	\$10,300	A
Skylight, Metal/Glass	5%	Now	\$150,700	2033	**			A
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Bartos Room</i>							
Sloped Glazing	5%			LIFE	**	5	\$136,700	A
Interior								
Floors								
Carpet	10%			2022		3	\$111,600	C
Cast in Place Concrete	5%			LIFE	**	5	\$81,400	C
Ceramic Tile	3%			2032	**	5	\$22,300	C
Cork Tile	7%			2033	**	5	\$45,600	C
Marble Panels	45%	Now	\$548,500	LIFE	**	5	\$251,100	C
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Corridors</i>							
Quarry Tile	5%			2028	**	5	\$55,800	C
Vinyl Tile	15%			2023		3	\$41,800	C
Wood	10%			2038	**	5	\$139,500	C

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NEW YORK PUBLIC LIBRARY - 035
CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARZMAN BUILDING

Asset # : 1924

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Ceramic Tile	5%			2026	**	5	\$47,800	C
Concrete Masonry Unit	5%			LIFE	**	5	\$19,100	C
Glass: Single Pane	5%			LIFE	**	5	\$35,800	C
Gypsum Board	5%			LIFE	**	5	\$28,700	C
Metal Panel	5%			LIFE	**			C
Marble Panels	30%			LIFE	**			C
Plaster	25%			LIFE	**	5	\$71,600	C
Plaster	10%			LIFE	**	5	\$28,700	C
Wood	10%			LIFE	**	5	\$382,100	C
Ceilings								
AcousTileConcealSpLn	5%			2028	**	5	\$61,800	B
AcousTileSusp.Lay-In	5%			2036	**	5	\$49,500	B
Gypsum Board	5%			LIFE	**	5	\$61,800	B
Masonry: Infill Arch	5%			LIFE	**			B
Masonry: Marble	20%			LIFE	**	1		B
Metal Panel	5%			LIFE	**	5	\$61,800	B
Plaster	40%			LIFE	**	5	\$247,300	B
Plaster	15%			LIFE	**	5	\$92,800	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Over 600 Volts								
Service Equipment								
Not Accessible	100%							D
Transformers								
Dry Type	100%			2028	**	3	\$3,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 4- 750 Kva, 4160/480/208 Volts</i>								
Feeders								
Cable	100%			2031	**	1		B
Raceway								
Conduit	100%			2033	**	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2043	**	5	\$1,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room 1</i>								
<i>Explanation : Main Service Protector Rated @ 4000 Amps</i>								
Fused Disc Sw	50%			2043	**	5	\$1,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room 2</i>								
<i>Explanation : Main Service Protectors Rated @ 3000 Amps And 2500 Amps</i>								

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NEW YORK PUBLIC LIBRARY - 035
CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARZMAN BUILDING
Asset # : 1924

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Transformers								
Dry Type	100%			2028	**	5	\$2,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 225 Kva, 112 Kva, 93 Kva, 75 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	30%			2043	**	5	\$700	B
Fused Disc Sw	50%			2033	**	5	\$1,200	B
Fused Disc Sw	20%			2023	\$84,500	5	\$500	B
Raceway								
Conduit	60%			2023	\$352,300	1		B
Conduit	40%			2043	**	1		B
Panelboards								
Fused Disc Sw	20%			2022	\$118,200	5	\$2,500	B
Molded Case Bkrs	20%			2022	\$118,200	5	\$2,800	B
Molded Case Bkrs	60%			2039	**	5	\$8,400	B
Wiring								
Braided Cloth	20%	2-4	\$132,900	2048	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Old Sections</i>								
Thermoplastic	40%			2043	**	1		B
Thermoplastic	40%			2023	\$265,700	1		B
Motor Controllers								
Locally Mounted	10%			2028	**	5	\$400	B
Locally Mounted	10%			2021	\$111,300	5	\$400	B
Motor Control Center	70%			2028	**	5	\$10,100	B
Motor Control Center	10%			2040	**	5	\$1,400	B
Ground								
Grounding Devices								
Not Accessible	50%							D
Generic	50%			LIFE	**	5	\$3,900	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2028	**	1	\$163,300	B
Generators								
Diesel	100%			2026	**	1	\$204,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : Emergency Diesel Generator Rated @ 500 Kw</i>								
Batteries								
Nickel Cadmium	100%			2018	\$700	5	\$118,000	B

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NEW YORK PUBLIC LIBRARY - 035
CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARZMAN BUILDING
Asset # : 1924

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Stand-by Power								
Fuel Storage								
Day Tank	50%			2039	**	5	\$49,100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Generator Room</i>						
		<i>Explanation : No Available Rating Capacity</i>						
Main Tank	50%			2038	**	5	\$7,800	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Generator Room</i>						
		<i>Explanation : 800 Gallons Capacity</i>						
Lighting								
Interior Lighting								
Fluorescent	50%			2023	\$1,711,700	10	\$242,700	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Offices</i>						
		<i>Explanation : T-8 Lamps</i>						
Fluorescent	5%			2023	\$171,200	10	\$24,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Reading Area And Auditorium</i>						
		<i>Explanation : Compact Fluorescent Lamps</i>						
Fluorescent	30%			2018	\$1,027,000	10	\$145,600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Offices</i>						
		<i>Explanation : T-12 Lamps</i>						
Fluorescent	5%			2028	**	10	\$24,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Offices</i>						
		<i>Explanation : T-5 Lamps</i>						
Incandescent	10%			2023	\$342,300	2	\$1,200	B
Egress Lighting								
Emergency, Battery	20%			2028	**	10	\$25,600	B
Exit, LED	30%			2051	**	1		B
Exit, Service	50%			2028	**	1		B
Exterior Lighting								
Fluorescent	100%			2018	\$342,100	10	\$48,500	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Outside Light Poles</i>						
		<i>Explanation : Compact Fluorescent Lamps</i>						
Alarm								
Security System								
No Component	70%							D
Generic	30%			2023	\$597,200	1	\$59,400	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Hallways</i>						
		<i>Explanation : C C T V Surveillance Cameras</i>						

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NEW YORK PUBLIC LIBRARY - 035
CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARZMAN BUILDING

Asset # : 1924

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

Alarm

Fire/Smoke Detection

No Component	60%							D
Generic	40%			2023	\$2,725,900	1-3	\$130,700	B

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

Location : Hallways And Mechanical Spaces

Explanation : Strobe Lights, Manual Pull Stations, Horns

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

Heating

Energy Source

Utility Steam	90%			2033	**	1		B
Electricity	10%			2033	**	1		B

Conversion Equipment

Heat Exchanger	80%			2019	\$112,300	1	\$209,900	B
Pres. Reducing Valve/LP Steam	10%			2032	**	5	\$3,100	B
No Component	10%							D

Distribution

Hot Wtr Piping/Pump	50%			2031	**	4	\$19,600	B
Steam Piping/Pump	50%			2033	**	4	\$13,100	B

Terminal Devices

Air Handler	45%			2023	\$1,436,800	1	\$147,400	B
Convactor/Radiator	40%			2028	**	1	\$68,500	B
Fan Coil Unit/Heat	10%			2023	\$886,700	1	\$17,100	B
Unit Heater-Stm/HW	5%			2031	**	4	\$3,600	B

Air Conditioning

Energy Source

Electricity	100%			2031	**	1		B
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Conversion Equipment

Centrifugal, Elec Chiller	35%			2026	**	1	\$200,600	B
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Other Observation, Extent : Light, Area Affected : 35%

Location : Basement

Explanation : R123 Refrigerant

Reciprocating Compr/Chiller	20%			2023	\$446,700	1	\$49,100	B
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R-22 Refrigerant, Extent : Light, Area Affected : 20%

Location : Basement

No Component	10%							D
Under Construction	35%							D

Distribution

Chilled Wtr Pipe/Pump	90%			2033	**	4	\$23,500	B
No Component	10%							D

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NEW YORK PUBLIC LIBRARY - 035
CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARZMAN BUILDING
Asset # : 1924

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Terminal Devices								
Air Handler/Cool/Ht	90%			2023	\$2,263,800	1	\$294,900	B
No Component	10%							D
Heat Rejection								
Water Cool Tower	90%			2024	\$1,529,800	2	\$479,300	B
No Component	10%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$295,100	B
Exhaust Fans								
Interior	90%			2023	\$654,700	2	\$14,700	B
Roof	10%			2023	\$52,300	2	\$1,600	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
Water Heater								
Electric	100%			2018	\$102,100	4	\$3,200	B
HW Heat Exchanger								
Low Temp	100%			2033	* *	4	\$52,500	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2018	\$11,200	4	\$1,300	B
Sewage Ejector(s)								
Electric	100%			2018	\$11,200	4	\$1,300	B
Backflow Preventer								
No Component	50%							D
Generic	50%			2028	* *	1	\$16,300	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	80%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 80%</i>							
	<i>Location : (3) G, 1-3 (1) 1-3 (1) Freight 1-3</i>							
	<i>Explanation : 5 Units</i>							
Hydraulic	20%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 20%</i>							
	<i>Location : C, G, 1- Attic</i>							
	<i>Explanation : 1 Unit</i>							
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$277,200	B

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NEW YORK PUBLIC LIBRARY - 035
CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARZMAN BUILDING

Asset # : 1924

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fire Suppression								
Sprinkler								
No Component	95%							D
Generic	5%			2043	* *	1-2	\$7,400	B

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Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : COUNTEE CULLEN BRANCH LIBRARY
Address : 104 WEST 136TH ST. NEAR MALCOLM X BLVD.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0007.000 / 4221 **Yr Built/Renovated** : 1941 / 1990
Area Sq Ft : 23,345 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 26-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2m,2,3
Block : 1920 **Lot** : 26 **BIN** : 1058275

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$611,800	
Interior Architecture		\$90,900
Electrical		\$11,400
Mechanical	\$107,000	
Total	\$718,900	\$102,300
Priority A	\$611,800	
Priority B	\$107,000	\$11,400
Priority C		\$90,900
Total	\$718,900	\$102,300

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$28,800			
Interior Architecture	\$5,000	\$13,000	\$1,500	\$14,200
Electrical	\$600	\$600	\$600	\$15,700
Mechanical	\$24,700	\$3,000	\$5,700	\$3,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$63,100	\$20,500	\$11,700	\$36,800
Priority A	\$28,800			
Priority B	\$29,300	\$7,600	\$10,300	\$36,800
Priority C	\$5,000	\$13,000	\$1,500	
Total	\$63,100	\$20,500	\$11,700	\$36,800



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NEW YORK PUBLIC LIBRARY - 035
COUNTEE CULLEN BRANCH LIBRARY
Asset # : 4221

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	2%			LIFE	**	5	\$2,900	A
Masonry: Brick	30%			LIFE	**	5	\$8,700	A
Masonry: Brick	65%	Now	\$128,000	LIFE	**	5	\$18,900	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Chimney</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade, East Facade</i>								
Slate Panels	3%	Now	\$53,000	LIFE	**	5	\$700	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Window Sills</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Window Sills</i>								
<i>Spalling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Window Sills</i>								
Windows								
Aluminum	40%	Now	\$15,600	2039	**	5	\$1,600	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 3rd Floor Windows</i>								
<i>Hardware Missing, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 3rd Floor Windows</i>								
Steel	60%	0-2	\$284,900	2048	**	5	\$30,200	A
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 35%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 100%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : East Facade, West Facade</i>								

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**NEW YORK PUBLIC LIBRARY - 035
COUNTEE CULLEN BRANCH LIBRARY**

Asset # : 4221

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Parapets								
Cast Stone/Terra Cotta	3%			LIFE	**	5	\$800	A
Masonry: Brick	25%	Now	\$6,100	LIFE	**	5	\$900	A
	<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Interior Face Of North Parapet</i>							
	<i>Spalling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Interior Face Of North Parapet</i>							
Masonry: Brick	65%	Now	\$47,600	LIFE	**	5	\$2,400	A
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : East And West Parapets</i>							
	<i>Spalling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : East And West Parapets</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 35%</i>							
	<i>Location : East And West Parapets</i>							
Masonry: Limestone	2%	Now	\$900	LIFE	**	5	\$100	A
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Coping At Parapet Over Mezzanine</i>							
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Coping At Parapet Over Mezzanine</i>							
Metal Security Bars	2%	Now	\$3,100	2063	**			A
	<i>Corrosion/Rusting, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : At Roof Over Mezzanine</i>							
	<i>Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : At Roof Over Mezzanine</i>							
Metal: Cage/Fence	3%	Now	\$200	2028	**	5	\$400	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : At West Parapet</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : At West Parapet</i>							

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NEW YORK PUBLIC LIBRARY - 035
COUNTEE CULLEN BRANCH LIBRARY
Asset # : 4221

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Roof								
Modified Bitumen	93%	Now	\$92,300	2033	**			A
<i>Blisters, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Over Third Floor</i>								
<i>Patching Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout, 2011</i>								
<i>Ponding, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Third Floor</i>								
<i>Seams Open/Split, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Over Third Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over 3rd Floor</i>								
Panel/Paver: Cer/Brk	5%	Now	\$9,000	2053	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Small Section Over Mezzanine</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Small Section Over Mezzanine</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Small Section Over Mezzanine</i>								
Skylight, Metal/Glass	2%			2033	**	10	\$900	A
Interior								
Floors								
Carpet	70%			2022	\$139,200	3	\$35,000	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 75%</i>								
<i>Location : 1st Thru 3rd Floor</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
Cast in Place Concrete	5%			LIFE	**	5	\$3,600	C
Ceramic Tile	5%			2032	**	5	\$1,700	C
Terrazzo	5%	0-2	\$5,000	LIFE	**	5	\$1,300	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stairs</i>								
Vinyl Tile	15%			2023	\$48,100	3	\$1,900	C
Interior Walls								
Ceramic Tile	3%			2026	**	5	\$2,600	C
Concrete Masonry Unit	5%			LIFE	**	5	\$1,700	C
Gypsum Board	82%			LIFE	**	5	\$42,800	C
Plaster	10%			LIFE	**	5	\$2,600	C
Ceilings								
AcousTileSusp.Lay-In	85%			2028	**	5	\$28,300	B
Gypsum Board	10%			LIFE	**	5	\$4,200	B
Plaster	5%			LIFE	**	5	\$1,000	B

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

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

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

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

**NEW YORK PUBLIC LIBRARY - 035
COUNTEE CULLEN BRANCH LIBRARY**

Asset # : 4221

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2043	**	5	\$100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Two 400 Amps Main Disconnect Switch</i>							
<hr/>								
Raceway								
Conduit	70%			2043	**	1		B
Conduit	30%			2033	**	1		B
<hr/>								
Panelboards								
Molded Case Bkrs	70%			2039	**	5	\$400	B
Molded Case Bkrs	30%			2022	\$6,800	5	\$200	B
<hr/>								
Wiring								
Thermoplastic	70%			2043	**	1		B
Thermoplastic	30%			2023	\$7,900	1		B
<hr/>								
Motor Controllers								
Locally Mounted	60%			2036	**	5	\$100	B
Locally Mounted	40%			2021	\$6,300	5	\$100	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Water Main</i>							
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	85%			2028	**	10	\$14,900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Using T-8 Lamps</i>							
<hr/>								
Fluorescent	10%			2023	\$11,400	10	\$1,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Using T-12 Lamps</i>							
<hr/>								
HID	2%			2028	**	10		B
Incandescent	3%			2028	**	2		B
<hr/>								
Egress Lighting								
Emergency, Service	50%			2028	**	1		B
Exit, Service	50%			2028	**	1		B
<hr/>								
Exterior Lighting								
HID	100%			2028	**	10	\$100	B
<hr/>								
Alarm								
Security System								
No Component	70%							D
Generic	30%			2033	**	1	\$2,100	B
<hr/>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2033	**	1-3	\$3,600	B

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

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NEW YORK PUBLIC LIBRARY - 035
COUNTEE CULLEN BRANCH LIBRARY
Asset # : 4221

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2043	**	1		B
Conversion Equipment								
Steam Boiler	100%	Now	\$107,000	2043	**	1	\$17,000	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Boiler Room</i>					
			<i>Explanation : 4 Units - Inadequate Heat Output</i>					
Distribution								
Steam Piping/Pump	100%	Now	\$15,400	2033	**	4	\$900	B
			<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>					
			<i>Location : Traps And Condensate Return Lines</i>					
Terminal Devices								
Air Handler	40%			2031	**	1	\$4,700	B
Convactor/Radiator	60%			2036	**	1	\$3,700	B
Air Conditioning								
Energy Source								
Electricity	100%			2039	**	1		B
Conversion Equipment								
Ext Pkg Unit - Cooling	35%			2031	**	2	\$400	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Roof</i>					
			<i>Explanation : Refrigerant Type 410a</i>					
No Component	65%							D
Terminal Devices								
Fan Coil - Cooling	35%			2031	**	1	\$2,200	B
No Component	65%							D
Heat Rejection								
Air Condenser Unit	35%			2031	**	2	\$4,700	B
No Component	65%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$10,700	B
Exhaust Fans								
Roof	100%			2023		2	\$600	B
Plumbing								
H/C Water Piping								
Brass/Copper	20%			2043	**	1		B
Galv Iron/Steel	80%			2036	**	1		B
Water Heater								
Gas Fired	100%			2021		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%			2015		4	\$2,000	B

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**NEW YORK PUBLIC LIBRARY - 035
COUNTEE CULLEN BRANCH LIBRARY**

Asset # : 4221

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : B, I, M, 2, 3</i>					
			<i>Explanation : One Unit</i>					
Fire Suppression								
Sprinkler								
No Component	85%							D
Generic	15%			2043	* *	1-2	\$800	B

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Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : HAMILTON GRANGE BRANCH LIBRARY
Address : 503 WEST 145TH ST. NEAR AMSTERDAM AVE.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0010.000 / 4224 **Yr Built/Renovated** : 1907 / 2004
Area Sq Ft : 23,520 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 15-Jul-2013 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 2077 **Lot** : 26 **BIN** : 1061938

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$235,300	
Interior Architecture	\$128,900	
Electrical		\$61,200
Mechanical		\$345,400
Total	\$364,200	\$406,600
Priority A	\$235,300	
Priority B		\$406,600
Priority C	\$128,900	
Total	\$364,200	\$406,600

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$34,000			
Interior Architecture	\$102,300	\$4,300	\$2,200	\$700
Electrical	\$3,700	\$1,800	\$2,200	\$1,900
Mechanical	\$28,300	\$2,800	\$12,300	\$2,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$172,300	\$12,900	\$20,700	\$9,400
Priority A	\$34,000			
Priority B	\$89,400	\$12,900	\$18,500	\$8,700
Priority C	\$48,900		\$2,200	\$700
Total	\$172,300	\$12,900	\$20,700	\$9,400



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.

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

NEW YORK PUBLIC LIBRARY - 035
HAMILTON GRANGE BRANCH LIBRARY
Asset # : 4224

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	65%	Now	\$68,200	LIFE	**	5	\$9,300	A
<i>Spalling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Facade, West Facade, North Facade</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Facade, West Facade, North Facade</i>								
Masonry: Granite	2%			LIFE	**	5	\$400	A
Masonry: Limestone	28%			LIFE	**	5	\$6,000	A
Metal Panel	5%			2034	**	5-10	\$4,900	A
Windows								
Wood	100%	Now	\$109,200	2049	**	5	\$16,000	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : North Facade</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : North Facade</i>								
Parapets								
Masonry: Brick	65%	Now	\$24,200	LIFE	**	5	\$1,700	A
<i>Spalling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Facade, West Facade, North Facade</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Facade, West Facade</i>								
Masonry: Limestone	20%			LIFE	**	5-10	\$6,200	A
Metal Panel	5%			2044	**	5	\$500	A
Pre-Cast Concrete	5%			LIFE	**	5	\$1,600	A
Slate	5%			LIFE	**	5	\$200	A
Roof								
Modified Bitumen	50%			2029	**	10	\$7,300	A
Modified Bitumen	50%	2-4	\$57,900	2034	**			A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Old Apartment</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Old Apartment</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Old Apartment</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Old Apartment And First Floor</i>								
Interior								

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

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

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

NEW YORK PUBLIC LIBRARY - 035
HAMILTON GRANGE BRANCH LIBRARY
Asset # : 4224

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$12,600	C
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Air Conditioning Room In Basement</i>							
Ceramic Tile	5%			2033	**	5	\$1,400	C
Vinyl Tile	50%			2029	**	3	\$5,400	C
Wood	30%	Now	\$40,000	2039	**	5	\$8,100	C
	<i>Deteriorated Finish, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : 3rd Floor</i>							
	<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : 3rd Floor</i>							
Wood	5%	Now	\$33,300	2064	**	5	\$1,400	C
	<i>Dry Rot/Decay, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Old Apartment</i>							
	<i>Split/Cracked, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Old Apartment</i>							
Interior Walls								
Ceramic Tile	3%			2037	**	5	\$900	C
Concrete Masonry Unit	10%			LIFE	**	5	\$2,300	C
Glass: Single Pane	2%			LIFE	**	5	\$900	C
Gypsum Board	60%			LIFE	**	5-10	\$29,900	C
Masonry: Brick	5%	Now	\$21,700	LIFE	**			C
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 3%</i>							
	<i>Location : Chimney At Fourth Floor</i>							
	<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Basement</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Basement</i>							
Plaster	15%	Now	\$26,400	LIFE	**	5	\$1,300	C
	<i>Cracking/Crumbling, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Air Conditioning Equipment Room In Basement And Fourth Floor</i>							
	<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Air Conditioning Equipment Room In Basement, 3rd And 4th Floors</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Air Conditioning Equipment Room In Basement</i>							
Plaster	5%	Now	\$29,300	LIFE	**	5	\$400	C
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Olde Apartment</i>							
	<i>Loose/Delam Surface, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Old Apartment</i>							

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NEW YORK PUBLIC LIBRARY - 035
HAMILTON GRANGE BRANCH LIBRARY
Asset # : 4224

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

Interior

Ceilings

AcousTileSusp.Lay-In	30%			2041	**	5	\$8,700	B
Glass: Susp Panels	5%			LIFE	**	10	\$1,100	B
Gypsum Board	20%			LIFE	**	5-10	\$19,900	B
Plaster	40%			LIFE	**	5-10	\$19,900	B
Plaster	5%	Now	\$27,100	LIFE	**	5	\$900	B

Broken/Missing Elements, Extent : Severe, Area Affected : 50%

Location : Old Apartment

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

Location : Old Apartment

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	\$3,300	5	\$500	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : No Nameplate Ratings Available

Switchgear / Switchboard

Molded Case Bkrs	100%			2024	\$48,800	5	\$500	B
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Raceway

Conduit	30%			2024	\$8,000	1		B
Conduit	70%			2044	**	1		B

Panelboards

Fused Disc Sw	5%			2040	**	5		B
Molded Case Bkrs	35%			2023	\$8,600	5	\$200	B
Molded Case Bkrs	60%			2040	**	5	\$300	B

Wiring

Thermoplastic	40%			2024	\$11,400	1		B
Thermoplastic	60%			2044	**	1		B

Motor Controllers

Locally Mounted	100%			2022	\$17,000	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.

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NEW YORK PUBLIC LIBRARY - 035
HAMILTON GRANGE BRANCH LIBRARY
Asset # : 4224

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	30%			2029	* *	10	\$5,300	B
	<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Fluorescent	10%			2019	\$12,500	10	\$1,800	B
	<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
Fluorescent	10%			2029	* *	10	\$1,800	B
	<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : 3rd Floor</i>							
Fluorescent	50%			2029	* *	10	\$8,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Reading Areas</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Egress Lighting								
Emergency, Battery	50%			2029	* *	10	\$2,300	B
Exit, Service	50%			2029	* *	1		B
Exterior Lighting								
Fluorescent	100%			2024	\$12,400	10	\$1,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Front And Rear Only</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Alarm								
Security System								
Generic	100%			2029	* *	1	\$7,200	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	100%			2029	* *	1-3	\$11,900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Strobe Lights, Smoke Detectors And Manual Pull Stations</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
Conversion Equipment								
Hot Water Boiler	100%			2022	\$53,800	1	\$9,500	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement Boiler Room</i>							
	<i>Explanation : 1 Unit</i>							

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NEW YORK PUBLIC LIBRARY - 035
HAMILTON GRANGE BRANCH LIBRARY
Asset # : 4224

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	100%			2023	\$120,200	4	\$1,400	B
Terminal Devices								
Air Handler	80%			2032	**	1	\$9,500	B
Convactor/Radiator	20%			2029	**	1	\$1,300	B
Air Conditioning								
Energy Source								
Electricity	100%			2032	**	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	50%			2019	\$40,600	1	\$4,500	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 50%</i>					
			<i>Location : Basement & 3rd Floor</i>					
Ext Pkg Unit - Cooling	20%			2019	\$22,100	2	\$200	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 20%</i>					
			<i>Location : Lower Roof</i>					
Ext Pkg Unit - Cooling	30%			2032	**	2	\$400	B
			<i>R-134a Refrigerant, Extent : Light, Area Affected : 30%</i>					
			<i>Location : Roof</i>					
Terminal Devices								
Direct Expansion	50%			2019	\$37,100	1		B
No Component	50%							D
Heat Rejection								
Remote Air Cond	50%	Now	\$14,300	2024	\$71,500	2	\$5,400	B
			<i>Broken, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Roof</i>					
No Component	50%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$17,000	B
Exhaust Fans								
Interior	60%			2024	\$15,900	2	\$400	B
Roof	40%	Now	\$2,300	2024	\$7,600	2	\$200	B
			<i>Broken, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Roof</i>					
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	**	1		B
Water Heater								
Gas Fired	100%			2022	\$5,600	2	\$300	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%	Now	\$1,700	LIFE	**	1		B
			<i>Leak Evident, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Drains Inside West Wall May Be Leaking</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.

NEW YORK PUBLIC LIBRARY - 035
HAMILTON GRANGE BRANCH LIBRARY
Asset # : 4224

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Sump Pump(s)								
Submersible	100%			2017	\$6,800	4	\$2,000	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement Fan Room</i>						
		<i>Explanation : 1 Unit</i>						
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B-3</i>						
		<i>Explanation : One Unit</i>						
Fire Suppression								
Sprinkler								
No Component	80%							D
Generic	20%			2044	* *	1-2	\$1,100	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 : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : JEFFERSON MARKET BRANCH LIBRARY
Address : 425 AVENUE OF THE AMERICAS AT WEST 10TH ST.
Borough : MANHATTAN **Agency's Number** : J01
Program / Asset # : NPL0J01.000 / 13343 **Yr Built/Renovated** : 1877 / 2013
Area Sq Ft : 20,735 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 08-Jul-2013 **Landmark Status** : EXTERIOR, HISTORICAL DISTRICT
Areas Surveyed : Basement, Roof, Floors 1,3
Block : 606 **Lot** : 1 **BIN** : 1082668

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture		\$35,200
Interior Architecture	\$48,200	\$237,500
Electrical		\$181,900
Mechanical	\$56,900	
Total	\$105,100	\$454,700
Priority A		\$35,200
Priority B	\$56,900	\$181,900
Priority C	\$48,200	\$237,500
Total	\$105,100	\$454,700

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$76,900		\$2,500	
Interior Architecture	\$155,900			\$2,900
Electrical	\$11,800	\$400	\$500	\$700
Mechanical	\$41,100	\$4,100	\$7,400	\$2,900
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$293,500	\$12,400	\$18,300	\$14,400
Priority A	\$76,900		\$2,500	
Priority B	\$134,500	\$12,400	\$15,800	\$11,600
Priority C	\$82,100			\$2,900
Total	\$293,500	\$12,400	\$18,300	\$14,400



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.

NEW YORK PUBLIC LIBRARY - 035
JEFFERSON MARKET BRANCH LIBRARY
Asset # : 13343

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast Iron	5%			LIFE	**	10	\$23,700	A
Masonry: Brick	75%			LIFE	**	5	\$64,900	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 66%</i>								
<i>Location : Throughout</i>								
Masonry: Granite	5%			LIFE	**	5	\$3,200	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 66%</i>								
<i>Location : Throughout</i>								
Masonry: Sandstone	15%			LIFE	**	5	\$9,700	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 66%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	75%			2032	**	5	\$5,000	A
Aluminum	10%	Now	\$1,800	2023	\$35,200	5	\$300	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Basement</i>								
<i>Glazing Clouded, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Basement</i>								
Aluminum	15%	2-4	\$3,000	2032	**	5	\$500	A
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Second Floor And Above</i>								
<i>Explanation : These Are Stained Glass Windows</i>								
Roof								
Copper/Terne	15%			2039	**	10	\$9,900	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Slate	85%	Now	\$9,400	LIFE	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : At Various Locations</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$5,600	C
Terrazzo	5%			LIFE	**	5	\$2,000	C
Vinyl Tile	40%	2-4	\$10,600	2024	\$105,600	3	\$3,800	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout 9x9 Tiles</i>								
Vinyl Tile	50%	2-4	\$13,200	2024	\$132,000	3	\$4,800	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								

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

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

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

NEW YORK PUBLIC LIBRARY - 035
JEFFERSON MARKET BRANCH LIBRARY
Asset # : 13343

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Gypsum Board	10%			LIFE	**	5-10	\$7,700	C
Masonry: Brick	20%	4+	\$33,700	LIFE	**			C
<i>Efflorescence, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Basement</i>								
Masonry: Fieldstone	2%	4+	\$5,000	LIFE	**			C
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Explanation : Efflorescence, Water Penetration</i>								
Masonry: Limestone	10%			LIFE	**	10	\$1,800	C
Plaster	53%	Now	\$48,200	LIFE	**	5	\$7,200	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Second Floor Toilet</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Second Floor Toilet And Fire Stair</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Basement Storage Room, 1st Floor Reading Room And Fire Stair</i>								
Wood	5%			LIFE	**	5	\$18,200	C
Ceilings								
Masonry: Infill Arch	10%	Now	\$16,100	LIFE	**			B
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Plaster	60%			LIFE	**	5-10	\$27,800	B
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : 2nd Floor Auditorium, 1st Floor Reading Room And 3rd Floor Mens Staff Toilet</i>								
Plaster	25%	Now	\$28,300	LIFE	**	5	\$4,200	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Rotunda Ceiling And Walkway Above Mezzanine, Auditorium</i>								
Wood	5%			LIFE	**	5	\$23,600	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2034	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : No Rating Available</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$81,300	5	\$500	B
Raceway								
Conduit	100%			2024	\$19,500	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.

NEW YORK PUBLIC LIBRARY - 035
JEFFERSON MARKET BRANCH LIBRARY
Asset # : 13343

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Molded Case Bkrs	95%			2023	\$35,100	5	\$400	B
Molded Case Bkrs	5%			2032	**	5		B
Wiring								
Braided Cloth	70%	2-4	\$11,000	2049	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Rubber	10%			2023	\$1,600	1		B
Thermoplastic	20%			2024	\$3,200	1		B
Motor Controllers								
Locally Mounted	100%			2022	\$6,700	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Boiler Room</i>								
<i>Explanation : Connected With Main Water Pipe</i>								
Lighting								
Interior Lighting								
Fluorescent	90%			2024	\$25,500	10	\$14,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-12 Lamps</i>								
Incandescent	10%			2019	\$2,800	2		B
Egress Lighting								
Exit, Service	50%			2024	\$1,500	1		B
Exit, Battery	50%			2024	\$7,700	10	\$600	B
Exterior Lighting								
HID	100%			2024	\$3,700	10	\$100	B
Alarm								
Security System								
No Component	80%							D
Generic	20%			2029	**	1	\$1,300	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2019	\$65,600	1-3	\$3,200	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Under Construction	100%							D
Conversion Equipment								
Under Construction	100%							D

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

NEW YORK PUBLIC LIBRARY - 035
JEFFERSON MARKET BRANCH LIBRARY
Asset # : 13343

Mechanical		Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost		
Heating									
Distribution									
Hot Wtr Piping/Pump	60%			2032	**	4	\$800	B	
Steam Piping/Pump	40%			2034	**	4	\$300	B	
Terminal Devices									
Convactor/Radiator	10%			2037	**	1	\$600	B	
No Component	40%							D	
		<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
		<i>Location : Basement</i>							
		<i>Explanation : Air Handlers Are Covered Under A C Section. 2 Units Out Of 3 Are Out</i>							
No Component	50%							D	
		<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
		<i>Location : .</i>							
		<i>Explanation : Fan Coil Units Are Covered Under A C Section</i>							
Air Conditioning									
Energy Source									
Electricity	100%			2040	**	1		B	
Conversion Equipment									
Centrifugal, Elec Chiller	100%	2-4	\$56,900	2039	**	1	\$16,500	B	
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>							
		<i>Location : 2 Units In Basement</i>							
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
		<i>Location : Basement</i>							
		<i>Explanation : Obsolete Chillers</i>							
Distribution									
Chilled Wtr Pipe/Pump	100%			2044	**	4	\$1,300	B	
Terminal Devices									
Air Handler/Cool/Ht	50%	Now	\$26,900	2029	**	1	\$4,700	B	
		<i>Unit Inoperable, Extent : Severe, Area Affected : 20%</i>							
		<i>Location : 2of 3 Out In Basement Chiller Room And One In Lobby Ceiling</i>							
Fan Coil - Cool/Heat	50%			2029	**	1	\$2,800	B	
Heat Rejection									
Water Cool Tower	100%			2029	**	2	\$17,100	B	
Ventilation									
Distribution									
Ductwork/Diffusers	100%			LIFE	**	2-5	\$15,000	B	
Exhaust Fans									
Roof	10%	Now	\$300	2024		2	\$1,700	B	
		<i>Not in Service, Extent : Severe, Area Affected : 10%</i>							
		<i>Location : Roof</i>							
No Component	90%							D	
Plumbing									
H/C Water Piping									
Galv Iron/Steel	100%			2029	**	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.

NEW YORK PUBLIC LIBRARY - 035
JEFFERSON MARKET BRANCH LIBRARY
Asset # : 13343

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Water Heater Electric	100%			2022	\$3,300	4	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 1%</i>								
<i>Location : Basement Boiler Room</i>								
<i>Explanation : 1 Reserved Gas Fire Unit Not Connected To Flue Pipe</i>								
Sanitary Piping Cast Iron	100%	Now	\$4,600	LIFE	* *	1		B
<i>On Extended Life, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Drainage, Especially In Kitchen</i>								
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s) Rigid Piping	100%			2024	\$11,200	4	\$2,000	B
Fixtures Generic	100%							B
Vertical Transport								
Elevators Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-3</i>								
<i>Explanation : 2 Units</i>								
Fire Suppression								
Sprinkler No Component	95%							D
Generic	5%			2034	* *	1-2	\$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.

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

Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : **KINGSBRIDGE BRANCH LIBRARY**
Address : **291 WEST 231 STREET @ CORLEAR AVE**
Borough : **BRONX** Agency's Number : N/A
Program / Asset # : **NPL0018.000 / 14728** Yr Built/Renovated : 2011 /
Area Sq Ft : **12,500** Project Type : **NEW YORK PUBLIC LIBRARY**
Date of Survey : **08-Jan-2013** Landmark Status : **NONE**
Areas Surveyed : **Basement, Roof, Floors 1,mez**
Block : **5713** Lot : **123** BIN : **2119474**

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Interior Architecture	\$35,700	\$35,700
Total	\$35,700	\$35,700
Priority C	\$35,700	\$35,700
Total	\$35,700	\$35,700

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$15,400			
Interior Architecture	\$74,100	\$500	\$1,400	
Electrical	\$1,200	\$1,100	\$1,100	\$1,000
Mechanical	\$4,200	\$2,400	\$2,000	\$1,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$98,900	\$8,000	\$8,500	\$6,000
Priority A	\$15,400			
Priority B	\$54,700	\$7,500	\$7,100	\$6,000
Priority C	\$28,700	\$500	\$1,400	
Total	\$98,900	\$8,000	\$8,500	\$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.

NEW YORK PUBLIC LIBRARY - 035
KINGSBRIDGE BRANCH LIBRARY
Asset # : 14728

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	20%			LIFE	**	5	\$13,500	A
Masonry: Brick	25%			LIFE	**	5	\$3,400	A
Metal Panel	20%			2050	**	5-10	\$9,300	A
Window Wall	35%			2050	**	5	\$8,900	A
Parapets								
Masonry: Brick	30%			LIFE	**	5-10		A
Metal Panel	20%			2050	**	5		A
Metal Rail	50%			2041	**	5-10		A
Roof								
IRMA/Protected Membrane	20%			2032	**	10		A
		<i>Water Penetration, Extent : Light, Area Affected : 5%</i>						
		<i>Location : First Floor Near Emergency Exit At East Side</i>						
IRMA/Protected Membrane	65%			2032	**	10		A
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : " Green " Roof Is Covered With Planting</i>						
Sloped Glazing	15%			LIFE	**	5		A
Interior								
Floors								
Carpet	5%			2025	**	3	\$1,600	C
Cast in Place Concrete	35%			LIFE	**	5	\$33,300	C
		<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>						
		<i>Location : First Floor At Column Junctions</i>						
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Polished Concrete</i>						
Cast in Place Concrete	40%			LIFE	**	5	\$38,100	C
Ceramic Tile	5%			2037	**	5	\$1,100	C
Vinyl Tile	15%			2032	**	3	\$1,200	C
Interior Walls								
Cast in Place Concrete	50%			LIFE	**	10	\$20,700	C
Ceramic Tile	5%			2037	**	5	\$800	C
Concrete Masonry Unit	10%			LIFE	**	5	\$1,300	C
Glass: Single Pane	5%			LIFE	**	5	\$1,200	C
Gypsum Board	15%			LIFE	**	5-10	\$4,200	C
Metal Panel	10%			LIFE	**	10	\$700	C
Wood	5%			LIFE	**	5	\$6,600	C

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

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

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

NEW YORK PUBLIC LIBRARY - 035
KINGSBRIDGE BRANCH LIBRARY
Asset # : 14728

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
Exposed Concrete	5%			LIFE	**	5-10	\$1,400	B
Gypsum Board	10%			LIFE	**	5-10	\$7,500	B
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : First Floor Near East Emergency Exit</i>								
Metal Panel	75%			LIFE	**	5	\$40,800	B
Wood	10%			LIFE	**	5	\$38,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Community Room, Childrens Story Room</i>								
<i>Explanation : Suspended Wood Slat Ceiling</i>								
<hr/>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2050	**	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 800 Amperes</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2050	**	5		B
<hr/>								
Raceway								
Conduit	100%			2050	**	1		B
<hr/>								
Panelboards								
Molded Case Bkrs	100%			2046	**	5	\$300	B
<hr/>								
Wiring								
Thermoplastic	100%			2050	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2041	**	5	\$100	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	70%			2032	**	10	\$6,600	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	30%			2032	**	10	\$2,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
<hr/>								
Egress Lighting								
Emergency, Battery	50%			2032	**	10	\$1,200	B
Exit, Service	50%			2032	**	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.*

NEW YORK PUBLIC LIBRARY - 035
KINGSBRIDGE BRANCH LIBRARY
Asset # : 14728

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Exterior Lighting Fluorescent	50%			2032	**	10	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Main Entrance</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
HID	50%			2032	**	10		B
Alarm								
Security System Generic	100%			2032	**	1	\$3,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Inside And Outside The Building</i>								
<i>Explanation : C C T V Surveillance Cameras</i>								
Fire/Smoke Detection Generic	100%			2032	**	1-3	\$6,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Strobe Lights, Manual Pull Station, Alarm Bells And Smoke Detectors</i>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source Natural Gas	100%			2050	**	1		B
Conversion Equipment Furnace	100%			2032	**	1	\$5,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Part Of Roof Top Units</i>								
<i>Explanation : 2 Units</i>								
Air Conditioning								
Energy Source Electricity	100%			2046	**	1		B
Conversion Equipment Ext Pkg Unit - Heating/Cooling	100%			2032	**	2	\$600	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2 Units</i>								
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	**	2-5	\$9,000	B
Exhaust Fans Roof	100%			2032	**	2	\$300	B
Plumbing								
H/C Water Piping Brass/Copper	100%			2050	**	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.

NEW YORK PUBLIC LIBRARY - 035
KINGSBRIDGE BRANCH LIBRARY
Asset # : 14728

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Water Heater Electric	100%			2023	\$1,800	4	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : One Tank</i>								
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s) Rigid Piping	100%			2032	* *	4	\$2,000	B
Sewage Ejector(s) Electric	100%			2032	* *	4	\$2,000	B
Backflow Preventer Generic	100%			2032	* *	1	\$600	B
Fixtures Generic	100%							B
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : At All Levels</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Chemical System No Component Generic	90%							D
	10%			2023	\$2,500	1-3	\$4,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Fire Extinguishers</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.

Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : LIBRARY FOR THE PERFORMING ARTS LINCOLN CENTER
Address : 40 LINCOLN CENTER PLAZA 111 AMSTERDAM AVE.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0003.000 / 1926 **Yr Built/Renovated** : 1964 / 2002
Area Sq Ft : 138,384 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 27-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 1134 **Lot** : 25 **BIN** : 1028832

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$498,600	\$282,000
Interior Architecture	\$156,800	\$70,400
Electrical	\$83,800	\$182,300
Total	\$739,100	\$534,700
Priority A	\$498,600	\$282,000
Priority B	\$119,000	\$252,700
Priority C	\$121,600	
Total	\$739,100	\$534,700

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture				
Interior Architecture	\$107,700	\$7,500	\$4,000	\$44,200
Electrical		\$1,300		\$800
Mechanical	\$22,400	\$17,900	\$26,300	\$29,900
Elevators/Escalators	\$19,700	\$19,700	\$19,700	\$19,700
Total	\$149,900	\$46,400	\$50,100	\$94,800
Priority A				
Priority B	\$42,100	\$38,900	\$46,100	\$58,600
Priority C	\$107,700	\$7,500	\$4,000	\$36,200
Total	\$149,900	\$46,400	\$50,100	\$94,800



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.

NEW YORK PUBLIC LIBRARY - 035
LIBRARY FOR THE PERFORMING ARTS LINCOLN CENTER

Asset # : 1926

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Travertine	55%			LIFE	**			A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Sidewalk Shed in Use, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Facade Along Amsterdam</i>								
Pre-Cast Concrete	10%	Now	\$76,000	LIFE	**	5	\$68,100	A
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Bulkhead</i>								
Window Wall	35%			2043	**	5	\$275,200	A
Windows								
Aluminum	100%			2039	**	5	\$3,300	A
Parapets								
Metal Rail	100%			2036	**	5-10	\$194,300	A
Roof								
Single Ply Membrane	95%			2028	**	10	\$167,000	A
<i>Blisters, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Around Bulkhead</i>								
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Around Auditorium</i>								
<i>Ponding, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Below Deck, Throughout</i>								
Skylight, Metal/Glass	5%			2043	**	10	\$29,300	A
Interior								
Floors								
Carpet	40%	4+	\$76,800	2022	\$383,900	3	\$96,500	C
<i>Worn/Eroded, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout All Floors</i>								
Cast in Place Concrete	5%			LIFE	**	5	\$17,600	C
Ceramic Tile	5%			2032	**	5	\$8,000	C
Terrazzo	25%	0-2	\$121,600	LIFE	**	5	\$31,400	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Main Stairs</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : 3rd Floor Corridor</i>								
Vinyl Tile	20%	Now	\$31,000	2028	**	3	\$12,100	C
<i>Other Observation, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 3rd Floor Backstacks</i>								
<i>Explanation : 9x9 Tiles</i>								
Wood	5%			2051	**	5	\$15,100	C
Interior Walls								
Cast in Place Concrete	10%			LIFE	**			C
Concrete Masonry Unit	10%			LIFE	**	5	\$3,400	C
Gypsum Board	15%			LIFE	**	5	\$7,700	C
Travertine Panels	15%			LIFE	**			C
Plaster	50%			LIFE	**	5	\$12,800	C

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NEW YORK PUBLIC LIBRARY - 035
LIBRARY FOR THE PERFORMING ARTS LINCOLN CENTER

Asset # : 1926

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

Interior

Ceilings

AcousTileConcealSpLn	35%			2028	**	5	\$70,400	B
AcousTileSusp.Lay-In	10%			2028	**	5	\$16,100	B
Exposed Concrete	15%			LIFE	**	5	\$3,800	B
Gypsum Board	5%			LIFE	**	5	\$10,100	B
Plaster	35%			LIFE	**	5	\$35,200	B

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2023	\$30,800	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 5000 Amp Main Service</i>								

Transformers

Dry Type	100%			2036	**	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 2- 300 Kva 277/480v</i>								

Switchgear / Switchboard

Fused Disc Sw	90%			2023	\$81,200	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Located In The Mechanical Room</i>								
Fused Disc Sw	10%			2043	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : First Floor A Level</i>								
<i>Explanation : Located At The First Floor</i>								

Raceway

Conduit	30%			2033	**	1		B
Conduit	50%			2043	**	1		B
Conduit	20%			2023	\$21,200	1		B

Panelboards

Molded Case Bkrs	50%			2031	**	5	\$1,500	B
Molded Case Bkrs	50%			2039	**	5	\$1,500	B

Wiring

Thermoplastic	30%			2043	**	1		B
Thermoplastic	70%			2033	**	1		B

Motor Controllers

Locally Mounted	50%			2036	**	5	\$400	B
Locally Mounted	30%			2028	**	5	\$200	B
Locally Mounted	20%			2021	\$32,200	5	\$200	B

Ground

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NEW YORK PUBLIC LIBRARY - 035
LIBRARY FOR THE PERFORMING ARTS LINCOLN CENTER

Asset # : 1926

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Water Main</i>								
Lighting								
Interior Lighting								
Fluorescent	85%			2028	**	10	\$83,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Using T-5 And T-8 Lamps - All Lighting Tied Into Motorized Control Panel</i>								
HID	5%			2028	**	10	\$200	B
Incandescent	10%			2028	**	2	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Gallery And Auditorium</i>								
<i>Explanation : All Incandescent Lighting At Auditorium And Gallery Contolled By Lutron Dimmers Panel Switch</i>								
Egress Lighting								
Emergency, Service	70%			2028	**	1		B
Exit, LED	30%			2051	**	1		B
Exterior Lighting								
HID	100%			2023	\$47,700	10	\$400	B
Alarm								
Security System								
Not Accessible	100%							D
Fire/Smoke Detection								
Not Accessible	100%							D

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Utility Steam	100%			2043	**	1		B
Conversion Equipment								
Heat Exchanger	50%			2032	**	1	\$26,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Lincoln Center</i>								
<i>Explanation : Equipment Is Located Outside The Library</i>								
Pres. Reducing Valve/LP Steam	50%			2032	**	5	\$3,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Lincoln Center</i>								
<i>Explanation : Equipment Is Located Outside The Library</i>								
Distribution								
Hot Wtr Piping/Pump	30%			2039	**	4	\$2,400	B
Steam Piping/Pump	70%			2043	**	4	\$5,600	B

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NEW YORK PUBLIC LIBRARY - 035
LIBRARY FOR THE PERFORMING ARTS LINCOLN CENTER

Asset # : 1926

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Energy Source								
District C.W.	100%			2043	**	1		B
Distribution								
Chilled Wtr Pipe/Pump	100%			2043	**	4	\$8,000	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2031	**	1	\$66,500	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$59,900	B
Exhaust Fans								
Interior	100%			2028	**	2	\$3,300	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2028	**	1		B
HW Heat Exchanger								
HTHW/HW	100%			2043	**			B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Lincoln Center</i>					
			<i>Explanation : Equipment Is Located Outside The Library</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sewage Ejector(s)								
Compressed Air	100%			2043	**	4	\$2,000	B
Backflow Preventer								
Generic	100%			2028	**	1	\$6,600	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement : 3rd Floor</i>					
			<i>Explanation : 4 Units</i>					
Fire Suppression								
Standpipe								
Generic	100%			2043	**	1-5	\$54,300	B
Sprinkler								
No Component	40%							D
Generic	60%			2043	**	1-2	\$18,100	B
Fire Pump								
Generic	100%			2032	**	1	\$20,100	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Lincoln Center</i>					
			<i>Explanation : Equipment Is Located Outside The Library</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 : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : MID-MANHATTAN BRANCH LIBRARY
Address : 455 FIFTH AVE. @ E. 40TH ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0012.000 / 4226 **Yr Built/Renovated** : 1916 / 2003
Area Sq Ft : 159,880 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 02-Jun-2010 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4,5,6,ph
Block : 869 **Lot** : 74 **BIN** : 1017602

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$1,262,400	\$208,600
Interior Architecture	\$651,700	\$514,300
Electrical	\$159,300	\$1,186,700
Mechanical	\$1,559,000	\$2,011,400
Total	\$3,632,400	\$3,921,000
Priority A	\$1,262,400	\$208,600
Priority B	\$1,938,600	\$3,335,100
Priority C	\$431,400	\$377,300
Total	\$3,632,400	\$3,921,000

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$7,200	\$13,200	\$4,200	
Interior Architecture	\$14,300		\$72,400	\$4,900
Electrical	\$42,700	\$29,900	\$10,800	\$8,800
Mechanical	\$51,600	\$52,100	\$79,200	\$33,700
Elevators/Escalators	\$37,900	\$37,900	\$37,900	\$37,900
Total	\$153,600	\$133,100	\$204,500	\$85,300
Priority A	\$7,200	\$13,200	\$4,200	
Priority B	\$132,200	\$119,900	\$127,800	\$80,400
Priority C	\$14,300		\$72,400	\$4,900
Total	\$153,600	\$133,100	\$204,500	\$85,300



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.

NEW YORK PUBLIC LIBRARY - 035
MID-MANHATTAN BRANCH LIBRARY
Asset # : 4226

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Copper/Terne	5%			2041	**	10	\$11,400	A
Masonry: Brick	12%			LIFE	**	5	\$11,700	A
Masonry: Limestone	58%			LIFE	**	5	\$42,400	A
Granite Panels	3%	Now	\$7,200	LIFE	**	5	\$2,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Stucco Cement	17%	Now	\$52,700	2034	**	5	\$20,700	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Window Wall	5%			2041	**	5	\$18,300	A
Windows								
Aluminum	30%			2037	**	5	\$8,400	A
Metal Clad	70%	Now	\$1,172,900	2046	**	5	\$61,100	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Bulkhead, Floors 3,4,5,6</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Bulkheads</i>								
<i>Unit Inoperable, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads, Floors 3,4,5,6</i>								
Parapets								
Copper/Terne	38%			2041	**	5	\$6,400	A
Copper/Terne	10%			2056	**	5	\$1,700	A
Masonry: Brick	50%			LIFE	**	5	\$1,800	A
<i>Spalling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Interior Face</i>								
Masonry: Limestone	2%			LIFE	**	5	\$100	A
Roof								
Modified Bitumen	95%			2026	**	10	\$36,700	A
Skylight, Metal/Glass	2%			2021		10	\$2,600	A
Skylight, Plastic	3%			2034	**	1		A

Interior

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NEW YORK PUBLIC LIBRARY - 035
MID-MANHATTAN BRANCH LIBRARY
Asset # : 4226

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	47%			2020	\$549,100	3	\$138,000	C
Cast in Place Concrete	10%			LIFE	**	5	\$85,700	C
<i>Water Penetration, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Mechanical Space At Penthouse</i>								
<i>Other Observation, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Mechanical Space At Penthouse</i>								
<i>Explanation : Water From Mechanical Equipment Is Flooding Floor.</i>								
Ceramic Tile	5%			2030	**	5	\$9,800	C
Panel/Paver: Cer/Brk	12%			2037	**	5	\$52,900	C
Marble Panels	3%			LIFE	**	5	\$4,400	C
Vinyl Tile	15%			2021	\$282,600	3	\$14,700	C
Vinyl Tile	5%	Now	\$94,200	2031	**	3	\$3,700	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 6th Floor</i>								
<i>Poor Subfloor Evident, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : 6th Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 6th Floor</i>								
Wood	3%	Now	\$125,700	2061	**	5	\$5,500	C
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouses</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Penthouses</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Penthouses</i>								
Interior Walls								
Ceramic Tile	5%			2030	**	5	\$11,400	C
Concrete Masonry Unit	10%			LIFE	**	5	\$9,100	C
Glass: Single Pane	2%			LIFE	**	5	\$3,400	C
Gypsum Board	38%			LIFE	**	5	\$51,900	C
Masonry: Brick	10%			LIFE	**			C
Plaster	10%	Now	\$168,600	LIFE	**	5	\$6,800	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Penthouses</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Penthouse</i>								
Plaster	25%			LIFE	**	5	\$17,100	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.

NEW YORK PUBLIC LIBRARY - 035
MID-MANHATTAN BRANCH LIBRARY
Asset # : 4226

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTileSusp.Lay-In	70%			2034	**	5	\$137,000	B
Exposed Concrete	10%	Now	\$152,400	LIFE	**	5	\$3,100	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Penthouse</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
Gypsum Board	10%			LIFE	**	5	\$24,500	B
Plaster	10%	Now	\$67,900	LIFE	**	5	\$12,200	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Penthouses</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Stairs</i>								
<hr/>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%	2-4	\$32,900	2051	**	5	\$300	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two Electrical Services Rated @ 4000 Amps And 2000 Amps</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%	2-4	\$105,300	2051	**	5	\$300	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<hr/>								
Raceway								
Conduit	20%			2031	**	1		B
Conduit	80%			2021	\$108,700	1		B
<hr/>								
Panelboards								
Fused Disc Sw	5%			2020	\$5,700	5	\$200	B
Molded Case Bkrs	40%			2029	**	5	\$1,400	B
Molded Case Bkrs	55%			2020	\$62,700	5	\$1,900	B
<hr/>								
Wiring								
Braided Cloth	30%	2-4	\$46,100	2046	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	70%			2031	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2019	\$193,300	5	\$900	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,900	B

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

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

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NEW YORK PUBLIC LIBRARY - 035
MID-MANHATTAN BRANCH LIBRARY
Asset # : 4226

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	78%			2021	\$611,100	10	\$93,600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Using T-8 Lamps</i>						
Fluorescent	1%			2016	\$7,800	10	\$1,200	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : Using T-12 Lamps</i>						
Fluorescent	2%			2021	\$15,700	10	\$2,400	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Lunch Room</i>						
		<i>Explanation : Using Compact Fluorescent Lamps</i>						
Fluorescent	10%			2026	* *	10	\$12,000	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : 5th Floor</i>						
		<i>Explanation : Using T-8 Lamps</i>						
HID	8%			2021	\$44,100	10	\$300	B
Incandescent	1%			2016	\$7,800	2		B
Egress Lighting								
Emergency, Battery	50%			2021	\$27,400	10	\$15,800	B
Exit, LED	5%			2049	* *	1		B
Exit, Service	45%			2021	\$9,900	1		B
Exterior Lighting								
HID	100%			2021	\$55,100	10	\$400	B
Alarm								
Security System								
No Component	40%							D
Generic	60%			2026	* *	1	\$29,400	B
Fire/Smoke Detection								
No Component	20%							D
Generic	80%			2026	* *	1-3	\$64,600	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								
Utility Steam	100%			2031	* *	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : From Con Edison</i>						
Conversion Equipment								
Pres. Reducing Valve/LP Steam	100%			2024	\$93,500	5	\$7,800	B

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

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NEW YORK PUBLIC LIBRARY - 035
MID-MANHATTAN BRANCH LIBRARY
Asset # : 4226

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	40%			2020	\$302,600	4	\$3,900	B
Steam Piping/Pump	60%			2021	\$630,900	4	\$3,900	B
Terminal Devices								
Air Handler	60%	Now	\$9,700	2016	\$487,200	1	\$43,700	B
<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Leaking From Drip Pan</i>								
Convactor/Radiator	25%			2026	**	1	\$10,600	B
Fan Coil Unit/Heat	15%			2021	\$338,200	1	\$6,400	B
Air Conditioning								
Energy Source								
Utility Steam	100%			2031	**	1		B
Conversion Equipment								
Absorption Chiller/Steam/HW	100%			2024	\$496,500	1	\$141,700	B
Distribution								
Chilled Wtr Pipe/Pump	100%			2031	**	4	\$9,700	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2016	\$639,600	1	\$81,000	B
Heat Rejection								
Water Cool Tower	100%	0-2	\$432,300	2026	**	2	\$105,300	B
<i>Corroded, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Roof</i>								
<i>On Extended Life, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Roof</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$72,900	B
Exhaust Fans								
Interior	90%			2021	\$149,800	2	\$3,600	B
Roof	10%			2021	\$12,000	2	\$400	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2031	**	1		B
HW Heat Exchanger								
Low Temp	100%			2031	**	4	\$19,500	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2021	\$10,400	4	\$1,300	B
Sewage Ejector(s)								
Electric	100%			2021	\$10,400	4	\$1,300	B
Fixtures								
Generic	100%							B
Vertical Transport								

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NEW YORK PUBLIC LIBRARY - 035
MID-MANHATTAN BRANCH LIBRARY
Asset # : 4226

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Vertical Transport							
Elevators							
Geared Traction	90%			LIFE	* *		C
	<i>Other Observation, Extent : Light, Area Affected : 90%</i>						
	<i>Location : B-6</i>						
	<i>Explanation : 4 Passenger Elevators</i>						
Hydraulic	10%			LIFE	* *		C
	<i>Other Observation, Extent : Light, Area Affected : 10%</i>						
	<i>Location : B-1</i>						
	<i>Explanation : 1 Freight</i>						
Escalators							
Under 20' Rise	100%			LIFE	* *		C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
	<i>Location : At Front Entrance</i>						
	<i>Explanation : Floors 1 - 2</i>						
Fire Suppression							
Standpipe							
Generic	100%			2041	* *	1-5	\$66,100 B
Sprinkler							
Generic	100%			2031	* *	1-2	\$36,700 B

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

Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : MORNINGSIDE HEIGHTS BRANCH LIBRARY
Address : 2900 BROADWAY
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0016.000 / 13638 **Yr Built/Renovated** : 2001 /
Area Sq Ft : 17,777 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 07-Jul-2011 **Landmark Status** : NONE
Areas Surveyed : Floors 1,2
Block : 1885 **Lot** : 7501 **BIN** : 1057018

CAPITAL**Total**

Priority

Total

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Interior Architecture	\$6,500	\$1,100	\$9,800	\$1,100
Electrical	\$1,100	\$800	\$14,300	\$1,300
Mechanical	\$1,700	\$2,200	\$2,600	\$4,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$13,400	\$8,100	\$30,600	\$10,300
Priority B	\$12,300	\$7,000	\$20,800	\$9,200
Priority C	\$1,100	\$1,100	\$9,800	\$1,100
Total	\$13,400	\$8,100	\$30,600	\$10,300



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.

NEW YORK PUBLIC LIBRARY - 035
MORNINGSIDE HEIGHTS BRANCH LIBRARY

Asset # : 13638

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

Interior

Floors

Carpet	10%			2021	\$13,000	3	\$4,400	C
Ceramic Tile	10%			2031	**	5	\$2,200	C
Panel/Paver: Bluestone	20%			LIFE	**	5	\$3,300	C
Sheet Vinyl/Rubber	60%			2027	**	5	\$19,600	C

Interior Walls

Gypsum Board	100%			LIFE	**	5	\$9,900	C
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Ceilings

AcousTileSusp.Lay-In	50%			2035	**	5	\$10,900	B
Gypsum Board	50%			LIFE	**	5	\$13,600	B

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2042	**	5	\$100	B
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Switchgear / Switchboard

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

Conduit	100%			2042	**	1		B
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Panelboards

Fused Disc Sw	10%			2038	**	5		B
Molded Case Bkrs	90%			2038	**	5	\$300	B

Wiring

Thermoplastic	100%			2042	**	1		B
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Motor Controllers

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

Grounding Devices

Not Accessible	100%							D
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Lighting

Interior Lighting

Fluorescent	20%			2027	**	10	\$2,700	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Throughout

Explanation : T-5 Lamps

Fluorescent	80%			2027	**	10	\$10,700	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Throughout

Explanation : T-8 Lamps

Egress Lighting

Emergency, Service	50%			2027	**	1		B
Exit, LED	50%			2050	**	1		B

Exterior Lighting

HID	100%			2027	**	10		B
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Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

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**NEW YORK PUBLIC LIBRARY - 035
MORNINGSIDE HEIGHTS BRANCH LIBRARY**

Asset # : 13638

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Alarm								
Fire/Smoke Detection								
Generic	100%			2027	**	1-3	\$9,200	B
Mechanical								
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	5%			2044	**	4	\$100	B
No Component	95%							D
Terminal Devices								
Convector/Radiator	5%			2039	**	1	\$200	B
No Component	95%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Covered Under A C System</i>								
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%			2048	**	4	\$1,100	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2030	**	1	\$9,000	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Mechanical Room</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$8,100	B
Exhaust Fans								
Interior	100%			2032	**	2	\$500	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2048	**	1		B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement : 2nd Floor</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2048	**	1-5	\$7,600	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.

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**NEW YORK PUBLIC LIBRARY - 035
MORNINGSIDE HEIGHTS BRANCH LIBRARY**

Asset # : 13638

Mechanical		Current Repair		Future Replacement		Maintenance		Priority	
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Code
	Type	Total	(Years)		FY		(Yrs)		
Fire Suppression	Sprinkler								
	Generic	100%			2048	* *	1-2	\$4,100	B

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

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

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

Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : SCHOMBURG CENTER FOR RESEARCH IN BLACK CULTURE
Address : 515 MALCOLM X BOULEVARD @ W. 135 STREET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0002.000 / 1925 **Yr Built/Renovated** : 1975 / 2006
Area Sq Ft : 40,150 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 26-Jul-2012 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,2,3,4
Block : 1920 **Lot** : 29 **BIN** : 1058276

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$96,300	\$77,500
Interior Architecture	\$72,700	\$89,800
Electrical		\$112,000
Mechanical		\$35,500
Total	\$169,000	\$314,800
Priority A	\$96,300	\$77,500
Priority B	\$72,700	\$147,500
Priority C		\$89,800
Total	\$169,000	\$314,800

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$6,000	\$11,500		\$7,600
Interior Architecture		\$11,700	\$3,000	\$9,000
Electrical	\$1,400	\$1,500	\$900	\$4,900
Mechanical	\$16,800	\$16,400	\$17,600	\$8,700
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$34,100	\$51,000	\$31,300	\$40,200
Priority A	\$6,000	\$11,500		\$7,600
Priority B	\$28,100	\$33,600	\$28,400	\$29,300
Priority C		\$5,800	\$3,000	\$3,200
Total	\$34,100	\$51,000	\$31,300	\$40,200



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.

NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH IN BLACK CULTURE

Asset # : 1925

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	95%			LIFE	**	5	\$77,500	A
Window Wall	5%			2043	**	5	\$15,300	A
Windows								
Aluminum	95%	Now	\$96,300	2031	**	5	\$5,000	A
	<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Weather Strip Missing, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Glass Block	5%			LIFE	**	5	\$300	A
Parapets								
Masonry: Brick	35%			LIFE	**	5	\$1,100	A
Metal Rail	35%			2036	**	5-10	\$19,000	A
Metal Rail	25%	4+	\$1,600	2028	**	5	\$5,300	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Parapets Above Langston Hughes Wing</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 35%</i>							
	<i>Location : Parapets Above Langston Hughes Wing</i>							
Pre-Cast Concrete	5%	Now	\$300	LIFE	**	5	\$900	A
	<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout Coping</i>							
Roof								
Built-Up (BUR)	35%			2023			\$6,000	A
Modified Bitumen	65%	Now	\$4,100	2028	**			A
	<i>Blisters, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Ponding, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Around Rooftop Units</i>							
Interior								
Floors								
Carpet	25%			2022	\$69,600	3	\$17,500	C
Cast in Place Concrete	25%			LIFE	**	5	\$25,500	C
Ceramic Tile	5%			2032	**	5	\$2,300	C
Cork Tile	5%			2033	**	5	\$2,000	C
Marble Panels	5%			LIFE	**	5	\$1,800	C
Terrazzo	10%			LIFE	**	5	\$3,600	C
Vinyl Tile	20%			2023	\$89,800	3	\$3,500	C
Wood	5%			2038	**	5	\$4,400	C

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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.

NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH IN BLACK CULTURE

Asset # : 1925

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$1,200	C
Concrete Masonry Unit	25%			LIFE	**	5	\$2,500	C
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 4th Floor</i>								
Gypsum Board	60%			LIFE	**	5	\$8,900	C
Metal Panel	5%			LIFE	**			C
Wood	5%			LIFE	**	5	\$5,000	C
Ceilings								
AcousTileConcealSpLn	20%	Now	\$72,700	2043	**	5	\$5,800	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 35%</i>								
<i>Location : 2nd Floor Manuscripts Area</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 2nd Floor Manuscripts Area</i>								
AcousTileConcealSpLn	20%			2028	**	5	\$11,700	B
AcousTileSusp.Lay-In	25%			2036	**	5	\$11,700	B
Exposed Concrete	30%			LIFE	**	5	\$2,200	B
Metal Panel	5%			LIFE	**	5	\$2,900	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2033	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Protector Rated @ 2000 Amps</i>								
Fused Disc Sw	50%			2049	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Protector Rated @ 2000 Amps</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2033	**	5	\$100	B
Fused Disc Sw	50%			2049	**	5	\$100	B
Raceway								
Conduit	80%			2033	**	1		B
Conduit	20%			2049	**	1		B
Panelboards								
Fused Disc Sw	5%			2031	**	5		B
Molded Case Bkrs	85%			2031	**	5	\$700	B
Molded Case Bkrs	10%			2045	**	5	\$100	B
Wiring								
Thermoplastic	80%			2033	**	1		B
Thermoplastic	20%			2049	**	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.

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NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH IN BLACK CULTURE

Asset # : 1925

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								
Motor Controllers								
Locally Mounted	10%			2036	**	5		B
Motor Control Center	90%			2040	**	5	\$800	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Connected To Metal Water Pipe</i>								
Lighting								
Interior Lighting								
Fluorescent	60%			2023	\$112,000	10	\$17,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Fluorescent	32%			2031	**	10	\$9,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	3%			2023	\$3,900	10		B
Incandescent	5%			2023	\$9,300	2		B
Egress Lighting								
Emergency, Battery	50%			2028	**	10	\$3,800	B
Exit, LED	50%			2051	**	1		B
Exterior Lighting								
HID	100%			2028	**	10	\$100	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2031	**	1	\$3,700	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2031	**	1-3	\$6,100	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2043	**	1		B

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

NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH IN BLACK CULTURE

Asset # : 1925

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Furnace	15%			2023	\$6,600	1	\$2,300	B
<i>Other Observation, Extent : Light, Area Affected : 15%</i>								
<i>Location : Part Of A C Units</i>								
<i>Explanation : 6 Units</i>								
Steam Boiler	85%			2040	**	1	\$26,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : 2 Units</i>								
Distribution								
Hot Wtr Piping/Pump	15%			2039	**	4	\$300	B
Steam Piping/Pump	85%			2033	**	4	\$1,300	B
Terminal Devices								
Air Handler	80%			2031	**	1	\$15,400	B
Convactor/Radiator	20%			2036	**	1	\$2,000	B
Air Conditioning								
Energy Source								
Electricity	100%			2039	**	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	85%			2028	**	1	\$12,300	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Chillers</i>								
Ext Pkg Unit - Heating/Cooling	15%			2023	\$35,500	2	\$300	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
Distribution								
Chilled Wtr Pipe/Pump	85%			2043	**	4	\$2,000	B
No Component	15%							D
Terminal Devices								
Air Handler/Cool/Ht	100%			2031	**	1	\$19,300	B
Heat Rejection								
Water Cool Tower	85%			2027	**	2	\$26,700	B
No Component	15%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$17,400	B
Exhaust Fans								
Interior	85%			2031	**	2	\$800	B
Roof	15%			2023	\$4,300	2	\$100	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2036	**	1		B
Water Heater								
Gas Fired	100%			2022	\$8,400	2	\$500	B

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NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH IN BLACK CULTURE

Asset # : 1925

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
HW Heat Exchanger Low Temp	100%			2043	* *	4	\$4,600	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	\$2,000	B
Sewage Ejector(s) Electric	100%			2028	* *	4	\$2,000	B
Fixtures Generic	100%							B
Vertical Transport								
Elevators Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B-4</i>						
		<i>Explanation : Two Units</i>						
Fire Suppression								
Standpipe No Component	50%							D
No Component	50%							D
Sprinkler No Component	50%							D
Generic	50%			2043	* *	1-2	\$4,400	B
Fire Pump Generic	100%			2032	* *	1	\$5,800	B

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Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : SCHOMBURG CENTER FOR RESEARCH MCKINN BLDG.
Address : 515 MALCOLM X BOULEVARD @ W. 135 STREET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0002.010 / 2824 **Yr Built/Renovated** : 1905 / 2006
Area Sq Ft : 27,540 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 26-Jul-2012 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Roof, Floors 1,2,3
Block : 1920 **Lot** : 29 **BIN** : 1058276

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$1,103,800	\$256,000
Interior Architecture		\$40,100
Electrical		\$187,300
Mechanical		\$90,200
Total	\$1,103,800	\$573,600
Priority A	\$1,103,800	\$256,000
Priority B		\$277,500
Priority C		\$40,100
Total	\$1,103,800	\$573,600

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$22,400			\$14,000
Interior Architecture	\$28,100	\$15,500	\$4,500	\$8,500
Electrical	\$700	\$1,100	\$600	\$3,500
Mechanical	\$2,000	\$2,600	\$3,600	\$3,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$57,200	\$23,100	\$12,700	\$33,100
Priority A	\$22,400			\$14,000
Priority B	\$23,200	\$16,700	\$8,200	\$10,600
Priority C	\$11,500	\$6,400	\$4,500	\$8,500
Total	\$57,200	\$23,100	\$12,700	\$33,100



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NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH MCKINN BLDG.

Asset # : 2824

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	65%	Now	\$326,300	LIFE	**	5	\$44,500	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	35%	Now	\$656,600	LIFE	**	5	\$18,000	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Windows								
Wood	100%			2031	**	5	\$140,800	A
Parapets								
Masonry: Brick	20%	Now	\$50,400	LIFE	**	5	\$3,500	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East And West Parapets</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Exterior Face Of East And West Facade</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : East And West Parapets</i>								
Masonry: Limestone	5%			LIFE	**	5	\$1,100	A
Metal Cornice	25%			2038	**	10	\$14,000	A
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : South Facade</i>								
<i>Explanation : This Component Is Actually Copper Cornice</i>								
Metal Rail	50%	Now	\$10,200	2028	**	5	\$61,400	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Roof								
Built-Up (BUR)	50%	Now	\$12,200	2028	**			A
<i>Vegetation Growth, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Highest Roof, Over 3rd Floor</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Highest Roof, Over 3rd Floor</i>								
Built-Up (BUR)	25%			2023		10	\$5,200	A
<i>Ponding, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Around Rooftop Units</i>								
Cement-Fiber Panel	25%			2019		5	\$3,600	A
<i>Worn/Eroded, Extent : Light, Area Affected : 25%</i>								
<i>Location : Sloped Roof</i>								

Interior

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**NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH MCKINN BLDG.**

Asset # : 2824

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	30%	4+	\$4,400	2022	\$88,100	3	\$20,500	C
<i>Worn/Eroded, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : 1st Floor Schomburg Shop</i>								
Cast in Place Concrete	5%			LIFE	**	5	\$5,000	C
Ceramic Tile	5%			2032	**	5	\$2,300	C
Terrazzo	15%			LIFE	**	5	\$5,300	C
Vinyl Tile	30%	Now	\$7,100	2028	**	3	\$5,100	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 3 Floor Corridor</i>								
<i>Deflection Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : 3rd Floor Corridor</i>								
Wood	15%			2051	**	5	\$12,800	C
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$6,700	C
Concrete Masonry Unit	10%			LIFE	**	5	\$5,400	C
Gypsum Board	50%			LIFE	**	5	\$40,100	C
Plaster	35%			LIFE	**	5	\$14,000	C
Ceilings								
AcousTileSusp.Lay-In	40%			2036	**	5	\$18,200	B
AcousTileSusp.Lay-In	5%	Now	\$16,600	2043	**	5	\$1,100	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : 3rd Floor Moving Image And Recorded Sound Division Office</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 25%</i>								
<i>Location : 3rd Floor Moving Image And Recorded Sound Division Office</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : 3rd Floor Moving Image And Recorded Sound Division Office</i>								
Exposed Struc: Steel	5%			LIFE	**			B
Gypsum Board	30%			LIFE	**	5	\$17,100	B
Plaster	20%			LIFE	**	5	\$5,700	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%			2023	\$3,300	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 1200 Amps</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$48,800	5	\$100	B
Raceway								
Conduit	90%			2023	\$23,900	1		B
Conduit	10%			2049	**	1		B

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**NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH MCKINN BLDG.**

Asset # : 2824

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Molded Case Bkrs	80%			2031	**	5	\$500	B
Molded Case Bkrs	20%			2045	**	5	\$100	B
Wiring								
Thermoplastic	80%			2033	**	1		B
Thermoplastic	20%			2049	**	1		B
Motor Controllers								
Locally Mounted	100%			2021	\$17,000	5	\$200	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	95%			2023	\$138,500	10	\$19,600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-12 Lamps</i>						
HID	5%			2023	\$5,100	10		B
Egress Lighting								
Emergency, Battery	50%			2028	**	10	\$2,700	B
Exit, Service	50%			2028	**	1		B
Exterior Lighting								
HID	100%			2023	\$10,300	10	\$100	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2031	**	1	\$2,500	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2031	**	1-3	\$4,200	B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2043	**	1		B
Conversion Equipment								
Furnace	80%			2028	**	1	\$8,900	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : A C Units</i>						
		<i>Explanation : 2 Units</i>						
No Component	20%							D

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**NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH MCKINN BLDG.**

Asset # : 2824

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Heating								
Distribution								
Hot Wtr Piping/Pump	20%			2031	**	4	\$300	B
		<i>Other Observation, Extent : Light, Area Affected : 20%</i>						
		<i>Location : Various Areas</i>						
		<i>Explanation : Supplied From Schomburg Main Bldg</i>						
No Component	80%							D
Terminal Devices								
Convactor/Radiator	20%			2028	**	1	\$1,500	B
No Component	80%							D
Air Conditioning								
Energy Source								
Electricity	100%			2039	**	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	25%			2021	\$90,200	2	\$400	B
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
Ext Pkg Unit - Cooling	75%			2028	**	2	\$1,000	B
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Roof</i>						
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$12,600	B
Exhaust Fans								
Interior	60%			2023	\$18,600	2	\$400	B
Roof	40%			2023	\$8,900	2	\$300	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2028	**	1		B
Water Heater								
Electric	100%			2022	\$4,300	4	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2028	**	4	\$2,000	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B-3, Located In Langston Hughes Hall</i>						
		<i>Explanation : One Unit</i>						
Fire Suppression								

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**NEW YORK PUBLIC LIBRARY - 035
SCHOMBURG CENTER FOR RESEARCH MCKINN BLDG.**

Asset # : 2824

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression								
Standpipe								
No Component	50%							D
Generic	50%			2043	* *	1-5	\$5,700	B
Sprinkler								
No Component	50%							D
Generic	50%			2033	* *	1-2	\$3,200	B

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Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : SCIENCE, INDUSTRY AND BUSINESS LIBRARY
Address : 188 MADISON AVENUE @ EAST 34 STREET
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0013.000 / 4227 **Yr Built/Renovated** : 1995 /
Area Sq Ft : 183,000 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 08-Apr-2008 **Landmark Status** : EXTERIOR LANDMARK
Areas Surveyed : Basement, Sub Basement, Floors 1,2,3,4,5,M
Block : 864 **Lot** : 7502 **BIN** : 1017097

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Interior Architecture		\$363,300
Electrical		\$964,800
Mechanical	\$599,200	\$3,346,200
Total	\$599,200	\$4,674,400
Priority B	\$599,200	\$4,390,800
Priority C		\$283,600
Total	\$599,200	\$4,674,400

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Interior Architecture	\$80,300		\$36,700	\$1,082,300
Electrical	\$6,000	\$4,700	\$6,800	\$4,700
Mechanical	\$14,400	\$15,500	\$53,600	\$17,600
Elevators/Escalators	\$35,500	\$35,500	\$35,500	\$35,500
Total	\$136,200	\$55,700	\$132,600	\$1,140,100
Priority B	\$55,900	\$55,700	\$127,800	\$57,800
Priority C	\$80,300		\$4,800	\$1,082,300
Total	\$136,200	\$55,700	\$132,600	\$1,140,100



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NEW YORK PUBLIC LIBRARY - 035
SCIENCE, INDUSTRY AND BUSINESS LIBRARY

Asset # : 4227

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

Interior

Floors

Carpet	73%			2018	\$1,000,900	3	\$310,500	C
Cast in Place Concrete	5%			LIFE	**	5	\$23,300	C
Ceramic Tile	1%			2028	**	5	\$2,100	C
Terrazzo	10%			LIFE	**	5	\$16,600	C
Vinyl Tile	10%			2024	\$221,100	3	\$10,600	C
Wood	1%			2047	**	5	\$4,000	C

Interior Walls

Cast in Place Concrete	2%			LIFE	**			C
Ceramic Tile	5%			2032	**	5	\$5,700	C
Gypsum Board	92%			LIFE	**	5	\$62,500	C
Wood	1%			LIFE	**	5	\$4,500	C

Ceilings

AcousTileSusp.Lay-In	30%			2032	**	5	\$63,800	B
Exposed Struc: Steel	20%			LIFE	**			B
Gypsum Board	30%			LIFE	**	5	\$79,800	B
Masonry: Infill Arch	20%			LIFE	**			B

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2029	**	5	\$700	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : Two 1600 Amps

Transformers

Dry Type	100%			2024	\$15,200	5	\$600	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : Two Transformers Rated At 300 Kva And 75 Kva.

Switchgear / Switchboard

Fused Disc Sw	100%			2029	**	5	\$700	B
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Raceway

Conduit	100%			2029	**	1		B
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Panelboards

Molded Case Bkrs	70%			2035	**	5	\$2,800	B
Molded Case Bkrs	30%			2027	**	5	\$1,200	B

Wiring

Thermoplastic	70%			2039	**	1		B
Thermoplastic	30%			2029	**	1		B

Motor Controllers

Locally Mounted	30%			2032	**	5	\$300	B
Motor Control Center	70%			2032	**	5	\$2,900	B

Ground

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**NEW YORK PUBLIC LIBRARY - 035
SCIENCE, INDUSTRY AND BUSINESS LIBRARY**

Asset # : 4227

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$2,200	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2032	* *	1	\$46,200	B
Generators								
Not Accessible	100%							D
Batteries								
Not Accessible	100%							D
Fuel Storage								
Main Tank	100%			2034	* *	5	\$4,200	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : One 6000 Gallon Tank</i>						
Lighting								
Interior Lighting								
Fluorescent	20%			2019	\$183,900	10	\$26,100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : All Lightings Fixtures Controlled By Motorized Switch And Using T-12 Lamps</i>						
Fluorescent	70%			2024	\$643,700	10	\$91,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : All Lighting Fixtures Controlled By Motorized Switch And Using T-5, T-8 Lamps.</i>						
HID	5%			2024	\$32,400	10	\$200	B
Incandescent	5%			2024	\$46,000	2	\$200	B
Egress Lighting								
Emergency, Service	50%			2024	\$12,900	1		B
Exit, LED	30%			2047	* *	1		B
Exit, Service	20%			2024	\$5,100	1		B
Mechanical								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Utility Steam	100%			2039	* *	1		B
Conversion Equipment								
Pres. Reducing Valve/LP Steam	50%			2028	* *	5	\$4,200	B
Radiant Heater	50%			2024	\$389,100	2	\$33,000	B
Distribution								
Ductwork/Diffusers	50%			LIFE	* *	2-5	\$39,600	B
Hot Wtr Piping/Pump	50%			2027	* *	4	\$5,300	B

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NEW YORK PUBLIC LIBRARY - 035
SCIENCE, INDUSTRY AND BUSINESS LIBRARY

Asset # : 4227

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	40%			2024	\$381,200	1	\$35,200	B
Convactor/Radiator	50%			2032	* *	1	\$23,000	B
Fan Coil Unit/Heat	10%			2024	\$264,600	1	\$4,600	B
Air Conditioning								
Energy Source								
Electricity	100%			2035	* *	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	100%			2020	\$2,276,100	2	\$8,800	B
Distribution								
Chilled Wtr Pipe/Pump	100%			2039	* *	4	\$10,500	B
Heat Rejection								
Water Cool Tower	100%	Now	\$50,700	2017	\$507,300	2	\$114,400	B
			<i>Leak Evident, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Roof</i>					
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$79,300	B
Exhaust Fans								
Roof	100%			2027	* *	2	\$4,400	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2036	* *	1		B
Water Heater								
Gas Fired	100%			2017	\$41,100	2	\$2,100	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sewage Ejector(s)								
Compressed Air	100%			2039	* *	4	\$2,000	B
Backflow Preventer								
Generic	100%	Now	\$900	2019	\$17,100	1	\$7,900	B
			<i>Other Observation, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : Corroded</i>					
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	60%			LIFE	* *			C
Hydraulic	40%			LIFE	* *			C

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Print Date : 05-Sep-2013

NEW YORK PUBLIC LIBRARY - FY 2014

Asset Name : SEWARD PARK BRANCH LIBRARY
Address : 192 EAST BROADWAY @JEFFERSON ST.
Borough : MANHATTAN **Agency's Number** : N/A
Program / Asset # : NPL0014.000 / 4228 **Yr Built/Renovated** : 1909 / 2003
Area Sq Ft : 19,681 **Project Type** : NEW YORK PUBLIC LIBRARY
Date of Survey : 25-Jun-2013 **Landmark Status** : NONE
Areas Surveyed : Basement, Roof, Floors 1,3,4
Block : 311 **Lot** : 31 **BIN** : 1004053

CAPITAL	FY 2015 - 2018	FY 2019 - 2024
Exterior Architecture	\$594,700	\$87,800
Interior Architecture	\$43,700	
Mechanical		\$93,100
Total	\$638,400	\$181,000
Priority A	\$594,700	\$87,800
Priority B		\$93,100
Priority C	\$43,700	
Total	\$638,400	\$181,000

EXPENSE	FY 2015	FY 2016	FY 2017	FY 2018
Exterior Architecture	\$44,800			\$8,600
Interior Architecture	\$51,100			\$2,300
Electrical	\$1,700	\$1,200	\$1,600	\$1,200
Mechanical	\$7,800	\$1,800	\$3,300	\$1,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$109,200	\$7,000	\$8,800	\$17,800
Priority A	\$44,800			\$8,600
Priority B	\$34,300	\$7,000	\$8,800	\$7,000
Priority C	\$30,100			\$2,300
Total	\$109,200	\$7,000	\$8,800	\$17,800



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NEW YORK PUBLIC LIBRARY - 035
SEWARD PARK BRANCH LIBRARY
Asset # : 4228

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	65%	2-4	\$140,300	LIFE	**	5	\$41,400	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Granite	5%	2-4	\$21,700	LIFE	**	5	\$2,400	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	25%	2-4	\$223,900	LIFE	**	5	\$11,900	A
<i>Broken/Missing Elements, Extent : Light, Area Affected : 1%</i>								
<i>Location : Front Of Building</i>								
Metal Panel	5%	2-4	\$1,300	2024	\$25,400	5	\$6,000	A
<i>Corrosion/Rusting, Extent : Light, Area Affected : 5%</i>								
<i>Location : Top Floor Walls</i>								
Windows								
Wood	100%	Now	\$230,500	2049	**	5	\$27,200	A
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Masonry: Brick	10%	0-2	\$900	LIFE	**	5	\$300	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%</i>								
<i>Location : East Facade</i>								
Masonry: Limestone	90%	2-4	\$21,000	LIFE	**	5	\$2,900	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Roof								
Roll Roofing	100%			2023	\$46,500	5	\$17,100	A
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$10,500	C
Marble Panels	3%			LIFE	**	5	\$1,100	C
Terrazzo	2%			LIFE	**	5	\$800	C
Traffic Topping	10%	2-4	\$6,600	2029	**	5	\$1,500	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	75%	2-4	\$17,400	2029	**	3	\$6,800	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Plaster	100%	0-2	\$43,700	LIFE	**	5	\$14,200	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Ceilings								
Plaster	100%	2-4	\$20,900	LIFE	**	5	\$15,100	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

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NEW YORK PUBLIC LIBRARY - 035
SEWARD PARK BRANCH LIBRARY
Asset # : 4228

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2044	**	5		B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : One 1600 Amps Main Disconnect Switch</i>						
Fused Disc Sw	50%			2044	**	5		B
Switchgear / Switchboard								
Fused Disc Sw	100%			2044	**	5	\$100	B
Raceway								
Conduit	100%			2044	**	1		B
Panelboards								
Fused Disc Sw	5%			2040	**	5		B
Molded Case Bkrs	95%			2040	**	5	\$400	B
Wiring								
Thermoplastic	100%			2044	**	1		B
Motor Controllers								
Locally Mounted	100%			2037	**	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$500	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Boiler Room</i>						
		<i>Explanation : Connected With Main Water Pipe</i>						
Lighting								
Interior Lighting								
Fluorescent	40%			2029	**	10	\$5,900	B
		<i>T-5 Lamps, Extent : Moderate, Area Affected : 40%</i>						
		<i>Location : Throughout The Building</i>						
Fluorescent	60%			2029	**	10	\$8,900	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,900	B
Exit, Service	50%			2029	**	1		B
Exterior Lighting								
HID	100%			2029	**	10	\$100	B
Alarm								
Security System								
No Component	50%							D
Generic	50%			2032	**	1	\$3,000	B
Fire/Smoke Detection								
Generic	100%			2029	**	1-3	\$9,900	B

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NEW YORK PUBLIC LIBRARY - 035
SEWARD PARK BRANCH LIBRARY
Asset # : 4228

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2034	**	1		B
Conversion Equipment								
Hot Water Boiler	100%	Now	\$800	2029	**	1	\$7,200	B
			<i>Insul. Deteriorating, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Boiler Room</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement Boiler Room</i>					
			<i>Explanation : 1 Unit</i>					
Distribution								
Hot Wtr Piping/Pump	100%			2023	\$93,100	4	\$1,200	B
Terminal Devices								
Convactor/Radiator	100%			2029	**	1	\$5,200	B
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		B
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	100%			2025	**	2	\$1,000	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>					
			<i>Location : A C Rooms</i>					
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$14,200	B
Exhaust Fans								
Roof	100%			2029	**	2	\$500	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		B
Water Heater								
Electric	100%			2019	\$2,900	4	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Backflow Preventer								
Generic	100%			2024	\$1,800	1	\$1,000	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : B-4</i>					
			<i>Explanation : 1 Unit</i>					
Fire Suppression								

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NEW YORK PUBLIC LIBRARY - 035
SEWARD PARK BRANCH LIBRARY
Asset # : 4228

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%			2034	* *	1-2	\$900	B
Fire Pump									
	Generic	100%			2027	* *	1	\$3,000	B

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