

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$167,800	\$526,700
Interior Architecture	\$235,700	\$346,600
Electrical	\$400,700	\$309,300
<b>Total</b>	<b>\$804,200</b>	<b>\$1,182,600</b>
Priority A	\$167,800	\$526,700
Priority B	\$400,700	\$309,300
Priority C	\$235,700	\$346,600
<b>Total</b>	<b>\$804,200</b>	<b>\$1,182,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$2,700			\$19,500
Interior Architecture	\$31,700			\$400
Electrical	\$2,400	\$2,600	\$3,600	\$50,500
Mechanical	\$8,600	\$4,800	\$12,300	\$18,500
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
<b>Total</b>	<b>\$50,300</b>	<b>\$12,300</b>	<b>\$20,800</b>	<b>\$93,900</b>
Priority A	\$2,700			\$19,500
Priority B	\$15,900	\$12,300	\$20,800	\$74,000
Priority C	\$31,700			\$400
<b>Total</b>	<b>\$50,300</b>	<b>\$12,300</b>	<b>\$20,800</b>	<b>\$93,900</b>



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

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

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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$15,600	A
Masonry: Brick	55%			LIFE	**	5	\$137,100	A
Metal Panel	20%			2048	**	5-10	\$342,800	A
Metal Coiling Doors	5%			2027	**	5	\$39,000	A
Window Wall	10%			2042	**	5	\$93,500	A
Parapets								
Masonry: Brick	80%			LIFE	**	5	\$4,200	A
Metal Rail	15%	Now	\$1,700	2027	**	5	\$5,600	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 20%							
	Location : North Side							
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : North Side							
Pre-Cast Concrete	5%	Now	\$1,000	LIFE	**	5	\$1,700	A
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
	Location : Coping							
	Caulking Deteriorated, Extent : Moderate, Area Affected : 25%							
	Location : Coping							
Roof								
Cast in Place Concrete	95%	Now	\$121,000	LIFE	**			A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Level 4							
Roll Roofing	5%			2018		5	\$6,800	A
Interior								
Floors								
Cast in Place Concrete	93%	Now	\$235,700	LIFE	**	5	\$346,600	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Panel/Paver: Cer/Brk	5%			2038	**	5	\$19,200	C
Vinyl Tile	2%	0-2	\$31,700	2032	**	3	\$1,300	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%							
	Location : Office							
	Worn/Eroded, Extent : Moderate, Area Affected : 20%							
	Location : Office							
Interior Walls								
Cast in Place Concrete	25%			LIFE	**			C
Concrete Masonry Unit	70%			LIFE	**	5	\$19,400	C
Gypsum Board	3%			LIFE	**	5	\$1,200	C
Metal Panel	2%			LIFE	**			C
Ceilings								
Exposed Concrete	98%			LIFE	**	5	\$26,100	B
Plaster	2%			LIFE	**	5	\$2,100	B

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
Service Equipment								
Fused Disc Sw	100%			2022	\$28,000	5	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 800 Amps, One 400 Amps And One 200 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$500	B
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$58,200	5	\$600	B
Raceway								
Conduit	100%			2022	\$75,900	1		B
Panelboards								
Molded Case Bkrs	100%			2021	\$49,600	5	\$3,400	B
Wiring								
Thermoplastic	100%			2022	\$59,300	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$66,300	5	\$900	B
<b>Ground</b>								
Grounding Devices								
Not Accessible	100%							D
<b>Lighting</b>								
Interior Lighting								
Fluorescent	5%			2017	\$12,400	10	\$5,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Office Only</i>								
<i>Explanation : Using T-12 Lamps</i>								
HID	95%			2017	\$65,200	10	\$3,500	B
Egress Lighting								
Emergency, Service	50%			2017	\$9,200	1		B
Exit, Service	50%			2017	\$9,200	1		B
Exterior Lighting								
HID	100%			2017	\$7,600	10	\$400	B
<b>Alarm</b>								
Security System								
No Component	90%							D
Generic	10%			2017	\$42,800	1	\$4,800	B
Fire/Smoke Detection								
No Component	80%							D
Generic	20%			2017	\$292,800	1-3	\$16,200	B
<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								

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**125TH STREET PARKING GARAGE 5 LEVEL GARAGE**  
**Asset # : 4334**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Electricity	5%			2042	**	1		B
No Component	95%							D
Conversion Equipment								
Radiant Heater	5%	Now	\$5,600	2027	**	2	\$2,100	B
<i>Not in Service, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Fire Suppression Control Room</i>								
No Component	95%							D
<b>Air Conditioning</b>								
Energy Source								
Electricity	5%			2038	**	1		B
No Component	95%							D
Conversion Equipment								
Window/Wall Unit	5%			2020	\$13,000	1		B
No Component	95%							D
<b>Ventilation</b>								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$63,500	B
Exhaust Fans								
Wall Unit	10%			2027	**	2	\$400	B
No Component	90%							D
<b>Plumbing</b>								
H/C Water Piping								
Galv Iron/Steel	10%			2027	**	1		B
No Component	90%							D
Water Heater								
Electric	5%			2017	\$1,000	4		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Janitors Closet</i>								
<i>Explanation : 1 - 10 Gallon Unit</i>								
No Component	95%							D
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
<b>Vertical Transport</b>								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-4</i>								
<i>Explanation : One Unit / out of service</i>								
<b>Fire Suppression</b>								
Standpipe								
Generic	100%			2042	**	1-5	\$57,500	B

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**125TH STREET PARKING GARAGE 5 LEVEL GARAGE**

**Asset # : 4334**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fire Suppression									
Sprinkler									
	No Component	80%							D
	Generic	20%			2042	* *	1-2	\$6,400	B
Other Observation, Extent : Light, Area Affected : 100%									
Location : Basement Level									
Explanation : Serves Basement Level Only									

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$381,000	\$249,800
Interior Architecture	\$761,900	\$487,200
Electrical	\$500,500	\$296,400
<b>Total</b>	<b>\$1,643,500</b>	<b>\$1,033,300</b>
Priority A	\$381,000	\$249,800
Priority B	\$739,400	\$332,400
Priority C	\$523,000	\$451,200
<b>Total</b>	<b>\$1,643,500</b>	<b>\$1,033,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$48,300			
Interior Architecture	\$19,200			\$1,500
Electrical		\$500	\$1,800	\$25,400
Mechanical	\$5,700		\$700	\$300
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
<b>Total</b>	<b>\$81,200</b>	<b>\$8,400</b>	<b>\$10,400</b>	<b>\$35,100</b>
Priority A	\$48,300			
Priority B	\$13,600	\$8,400	\$10,400	\$33,500
Priority C	\$19,200			\$1,500
<b>Total</b>	<b>\$81,200</b>	<b>\$8,400</b>	<b>\$10,400</b>	<b>\$35,100</b>



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

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Exterior Walls									
Cast in Place Concrete	15%	Now	\$269,800	LIFE	**	5	\$53,500	A	
Cracking/Crumbling, Extent : Moderate, Area Affected : 40%									
Location : Throughout East Elevation									
Efflorescence, Extent : Light, Area Affected : 40%									
Location : Throughout									
Exposed Reinforcement, Extent : Moderate, Area Affected : 40%									
Location : Throughout East Elevation, Piers Below Garage									
Cast in Place Concrete	20%			LIFE	**	5	\$71,400	A	
Concrete Masonry Unit	10%	Now	\$12,100	LIFE	**	5	\$4,500	A	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Concrete Masonry Unit	15%			LIFE	**	5	\$6,700	A	
Masonry: Brick	3%			LIFE	**	5	\$2,100	A	
Metal Panel	35%			2032	**	5-10	\$171,700	A	
Window Wall	2%	Now	\$7,700	2032	**	5	\$2,700	A	
Broken/Missing Elements, Extent : Light, Area Affected : 10%									
Location : Throughout									
Windows									
Steel	10%	2-4	\$24,600	2047	**	5	\$2,700	A	
Corrosion/Rusting, Extent : Moderate, Area Affected : 40%									
Location : Stairs									
Deteriorated Finish, Extent : Moderate, Area Affected : 50%									
Location : Stairs									
No Component	90%							D	
Parapets									
Cast in Place Concrete	20%	Now	\$3,900	LIFE	**	5	\$6,600	A	
Cracking/Crumbling, Extent : Severe, Area Affected : 10%									
Location : Inside Face Throughout									
Efflorescence, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Exposed Reinforcement, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Spalling, Extent : Moderate, Area Affected : 10%									
Location : Throughout									
Cast in Place Concrete	80%			LIFE	**	5	\$26,500	A	
Roof									
Cast in Place Concrete	30%	Now	\$64,400	LIFE	**			A	
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Drains Inad/Misposn, Extent : Moderate, Area Affected : 30%									
Location : Roof At Levels 7 And 8									
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : Ceiling Below Levels 7 And 8, Throughout									
Cast in Place Concrete	70%			LIFE	**			A	

**Interior**

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

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Interior</b>								
<b>Floors</b>								
Cast in Place Concrete	40%	Now	\$144,400	LIFE	* *	5	\$212,300	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	45%			LIFE	* *	5	\$238,900	C
Paver: Asphalt	10%	Now	\$132,700	2037	* *	5	\$18,200	C
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 80%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	5%	Now	\$112,900	2032	* *	3	\$4,600	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout Office</i>								
<b>Interior Walls</b>								
Cast in Place Concrete	40%			LIFE	* *			C
Cast in Place Concrete	30%	Now	\$133,100	LIFE	* *			C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Concrete Masonry Unit	20%	Now	\$17,200	LIFE	* *	5	\$1,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Gypsum Board	5%	Now	\$2,100	LIFE	* *	5	\$700	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	5%			LIFE	* *			C
<b>Ceilings</b>								
AcousTileSusp.Lay-In	5%	Now	\$79,100	2042	* *	5	\$6,100	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout Offices</i>								
Exposed Concrete	35%	Now	\$159,800	LIFE	* *	5	\$13,300	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Below Levels 7 And 8</i>								
<i>Spalling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Below Levels 7 And 8</i>								
Exposed Concrete	60%			LIFE	* *	5	\$22,700	B

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

Under 600 Volts

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**Asset # : 2135**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
Service Equipment								
Fused Disc Sw	50%			2022	\$15,900	5	\$400	B
			<i>Enclosure Damaged, Extent : Severe, Area Affected : 5%</i>					
			<i>Location : Missing Cover - First Floor Corridor</i>					
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : First Floor Corridor</i>					
			<i>Explanation : One 500 Amps Main Disconnect Switch</i>					
Fused Disc Sw	50%			2022	\$15,900	5	\$400	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : First Floor Corridor</i>					
			<i>Explanation : One 200 Amps Main Disconnect Switch</i>					
Raceway								
Conduit	100%			2022	\$151,800	1		B
Panelboards								
Fused Disc Sw	30%			2021	\$29,800	5	\$1,200	B
Molded Case Bkrs	20%			2030	* *	5	\$900	B
Molded Case Bkrs	50%			2021	\$49,600	5	\$2,400	B
Wiring								
Thermoplastic	80%			2022	\$94,900	1		B
Thermoplastic	20%			2032	* *	1		B
<b>Ground</b>								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$2,600	B
<b>Lighting</b>								
Interior Lighting								
Fluorescent	100%			2017	\$351,800	10	\$148,700	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
			<i>Explanation : T-12 Lamps</i>					
Exterior Lighting								
HID	50%			2017	\$5,300	10	\$300	B
Incandescent	50%			2017	\$19,300	2	\$200	B

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Electricity	5%			2042	* *	1		B
No Component	95%							D
Conversion Equipment								
Radiant Heater	5%			2022	\$400	2		B
			<i>Other Observation, Extent : Light, Area Affected : 5%</i>					
			<i>Location : Main Office, First Floor</i>					
			<i>Explanation : 4 Units - Small Base Board Type</i>					
No Component	95%							D

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

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ventilation								
Distribution								
Ductwork/Diffusers	5%	Now	\$5,600	LIFE	* *	2-5	\$4,500	B
Damaged, Extent : Moderate, Area Affected : 10%								
Location : First Floor Bathroom Exhaust								
No Component	95%							D
Exhaust Fans								
Interior	5%			2022	\$9,600	2	\$300	B
No Component	95%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	5%			2027	* *	1		B
No Component	95%							D
Water Heater								
Not Accessible	100%							D
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
No Component	95%							D
Generic	5%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
Other Observation, Extent : Light, Area Affected : 100%								
Location : 1st : Roof								
Explanation : One Unit								
Fire Suppression								
Standpipe								
Generic	100%			2032	* *	1-5	\$800	B
Sprinkler								
No Component	95%							D
Generic	5%			2032	* *	1-2		B

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

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

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

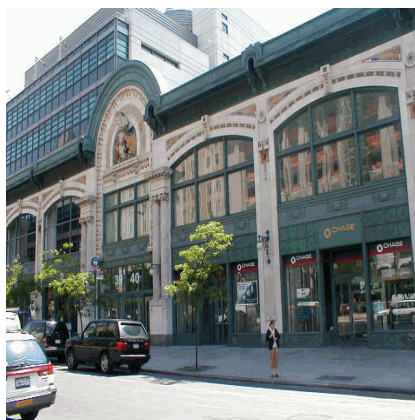
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Mechanical		\$86,300
<b>Total</b>		<b>\$86,300</b>
Priority B		\$86,300
<b>Total</b>		<b>\$86,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture		\$10,100		\$11,100
Interior Architecture		\$13,900	\$300	
Electrical	\$1,100	\$1,400	\$2,000	\$13,000
Mechanical	\$1,800	\$1,200	\$2,800	\$1,200
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
<b>Total</b>	<b>\$10,800</b>	<b>\$34,500</b>	<b>\$13,000</b>	<b>\$33,100</b>
Priority A		\$10,100		\$11,100
Priority B	\$10,800	\$15,900	\$12,700	\$22,000
Priority C		\$8,600	\$300	
<b>Total</b>	<b>\$10,800</b>	<b>\$34,500</b>	<b>\$13,000</b>	<b>\$33,100</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.

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	25%			LIFE	**	5	\$10,100	A
Masonry: Granite	2%			LIFE	**	5	\$100	A
Metal Panel	3%			2042	**	5-10	\$1,100	A
Stucco Cement	45%			2035	**	5	\$5,800	A
Window Wall	25%			2042	**	5	\$4,900	A
Windows								
Steel	25%			2030	**	5	\$11,200	A
Wood	75%			2038	**	5	\$26,900	A
Parapets								
Cast Stone/Terra Cotta	5%			LIFE	**	5	\$1,300	A
Metal Cornice	60%			2050	**	10	\$6,700	A
Stucco Cement	35%			2035	**	5	\$3,100	A
Roof								
Modified Bitumen	5%			2027	**	10	\$600	A
Spray-on Foam	95%			2032	**	5	\$15,500	A
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								
Interior								
Floors								
Carpet	30%			2021	\$33,800	3	\$8,800	C
Cast in Place Concrete	10%			LIFE	**	5	\$4,300	C
Ceramic Tile	3%			2031	**	5	\$600	C
Terrazzo	22%			LIFE	**	5	\$3,400	C
Vinyl Tile	5%			2030	**	3	\$400	C
Wood	30%			2050	**	5	\$11,000	C
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$400	C
Glass: Single Pane	5%			LIFE	**	5	\$700	C
Gypsum Board	65%			LIFE	**	5	\$7,500	C
Marble Panels	5%			LIFE	**			C
Plaster	20%			LIFE	**	5	\$1,200	C
Ceilings								
AcousTileSusp.Lay-In	55%			2035	**	5	\$10,800	B
Gypsum Board	25%			LIFE	**	5	\$6,100	B
Plaster	20%			LIFE	**	5	\$2,400	B

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

## Under 600 Volts

## Service Equipment

Fused Disc Sw

100%

2042

\*\*

5

\$100

B

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

Location : Electrical Room

Explanation : One 1200 Amps And One 600 Amps Main Disconnect Switch And 400 Amps

For Emergency Main Service

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

Estimates are rounded to the nearest hundred dollars.

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

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



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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2042	* *	5	\$100	B
Raceway								
Conduit	100%			2042	* *	1		B
Panelboards								
Fused Disc Sw	10%			2038	* *	5		B
Molded Case Bkrs	90%			2038	* *	5	\$300	B
Wiring								
Thermoplastic	100%			2042	* *	1		B
Motor Controllers								
Locally Mounted	100%			2035	* *	5	\$100	B
<b>Ground</b>								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$200	B
<b>Stand-by Power</b>								
Transfer Switches								
Automatic	100%			2035	* *	1	\$4,000	B
Generators								
Diesel	100%			2031	* *	1	\$5,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : One 200 Kw</i>								
Batteries								
Lead/Acid	100%			2016	\$600	5	\$500	B
Fuel Storage								
Main Tank	100%			2050	* *	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 300 Gals</i>								
<b>Lighting</b>								
Interior Lighting								
Fluorescent	98%			2027	* *	10	\$11,700	B
Incandescent	2%			2027	* *	2		B
Egress Lighting								
Emergency, Service	50%			2027	* *	1		B
Exit, Service	50%			2027	* *	1		B
Exterior Lighting								
HID	100%			2027	* *	10		B
<b>Alarm</b>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2027	* *	1-3	\$2,400	B

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

**Heating**

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

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

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Electricity	10%			2032	**	1		B
Natural Gas	90%			2032	**	1		B
Conversion Equipment								
Furnace	90%			2022	\$16,000	1	\$5,800	B
	Other Observation, Extent : Light, Area Affected : 95%							
	Location : Roof							
	Explanation : 2 Roof Top Package Units							
Radiant Heater	10%			2022	\$6,400	2	\$600	B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Entrance							
	Explanation : 5 Units							
Air Conditioning								
Energy Source								
Electricity	100%			2030	**	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	10%			2020	\$18,700	2	\$100	B
Ext Pkg Unit - Heating/Cooling	90%			2022	\$86,300	2	\$700	B
	Other Observation, Extent : Light, Area Affected : 90%							
	Location : Roof							
	Explanation : 2 Roof Top Units							
Heat Rejection								
Remote Air Cond	10%			2022	\$8,700	2	\$900	B
No Component	90%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$7,300	B
Exhaust Fans								
Roof	100%			2027	**	2	\$400	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2032	**	1		B
Water Heater								
Electric	100%			2020	\$2,300	4	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : B-2							
	Explanation : Two Units							

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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fire Suppression									
	Sprinkler								
	Generic	100%			2032	* *	1-2	\$3,700	B
Fire Pump									
	Generic	100%			2025	* *	1	\$2,400	B

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$521,500	\$197,800
Interior Architecture	\$1,642,800	\$373,000
Electrical	\$525,500	\$491,800
Mechanical	\$3,982,600	
<b>Total</b>	<b>\$6,672,500</b>	<b>\$1,062,600</b>
Priority A	\$521,500	\$197,800
Priority B	\$5,182,800	\$491,800
Priority C	\$968,100	\$373,000
<b>Total</b>	<b>\$6,672,500</b>	<b>\$1,062,600</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$71,900	\$7,700		\$2,600
Interior Architecture		\$20,000	\$9,700	\$22,400
Electrical	\$12,500	\$3,200	\$4,000	\$31,700
Mechanical	\$58,400	\$21,300	\$28,000	\$58,300
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
<b>Total</b>	<b>\$150,700</b>	<b>\$60,100</b>	<b>\$49,600</b>	<b>\$122,900</b>
Priority A	\$71,900	\$7,700		\$2,600
Priority B	\$78,800	\$35,900	\$39,900	\$120,400
Priority C		\$16,500	\$9,700	
<b>Total</b>	<b>\$150,700</b>	<b>\$60,100</b>	<b>\$49,600</b>	<b>\$122,900</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BATTERY MARITIME BUILDING**  
**Asset # : 2419**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast Iron	20%			LIFE	**			A
Copper/Terne	45%			2057	**	10	\$144,600	A
Metal, Corrugated	30%			2042	**	1		A
Granite Panels	5%			LIFE	**	5	\$5,100	A
Windows								
Steel	20%	Now	\$34,800	2030	**	5	\$30,900	A
Corrosion/Rusting, Extent : Moderate, Area Affected : 20%								
Location : Offices On Upper Floors								
Wood	80%			2038	**	5	\$197,800	A
Parapets								
Copper/Terne	15%			2057	**	5	\$5,100	A
Masonry: Brick	50%			LIFE	**	5	\$3,500	A
Metal Panel	10%	Now	\$13,000	2032	**	5	\$1,400	A
Deformed/Dented, Extent : Moderate, Area Affected : 10%								
Location : Coping Throughout Upper Roof								
Metal Rail	10%			2035	**	5-10	\$12,700	A
Metal Rail	15%	Now	\$24,100	2042	**	5	\$7,500	A
Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
Location : Upper Roof And East Balconies								
Corrosion/Rusting, Extent : Moderate, Area Affected : 100%								
Location : Upper Roof And East Balconies								
Roof								
Built-Up (BUR)	40%	Now	\$330,600	2032	**			A
Air/Water Blisters, Extent : Severe, Area Affected : 10%								
Location : Throughout								
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Split/Cracked, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Water Penetration, Extent : Severe, Area Affected : 10%								
Location : Throughout								
Worn/Eroded, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Cast in Place Concrete	15%			LIFE	**			A
Copper/Terne	8%			2050	**	10	\$28,900	A
Modified Bitumen	32%			2027	**	10	\$46,300	A
Skylight, Metal/Glass	5%			2042	**	10	\$24,100	A
Interior								
Floors								
Carpet	23%			2018	\$205,800	3	\$49,400	C
Cast in Place Concrete	50%			LIFE	**	5	\$156,600	C
Ceramic Tile	5%			2031	**	5	\$7,200	C
Terrazzo	7%			LIFE	**	5	\$7,800	C
Vinyl Tile	15%			2022	\$216,400	3	\$8,100	C

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

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Interior</b>								
<b>Interior Walls</b>								
Ceramic Tile	5%			2031	**	5	\$6,900	C
Concrete Masonry Unit	15%			LIFE	**	5	\$8,200	C
Gypsum Board	20%	Now	\$53,000	LIFE	**	5	\$16,400	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Non-public Areas</i>								
Plaster	25%	Now	\$674,000	LIFE	**	5	\$10,300	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Non-public Areas</i>								
Plaster	25%	Now	\$132,900	LIFE	**	5	\$10,300	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Offices, Non-public Areas, Stair</i>								
SGFT/Glazed Masonry	5%			LIFE	**			C
Wood	5%	Now	\$108,200	LIFE	**	5	\$27,400	C
<i>Split/Cracked, Extent : Moderate, Area Affected : 75%</i>								
<i>Location : Ground Level</i>								
<b>Ceilings</b>								
AcousTileConcealSpLn	25%			2027	**	5	\$44,700	B
AcousTileSusp.Lay-In	5%			2035	**	5	\$7,200	B
Exposed Concrete	25%			LIFE	**	5	\$5,600	B
Exposed Struc: Steel	10%	Now	\$344,300	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Skylights And Slip 2</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Skylights And Slip 2</i>								
Metal Panel	10%			LIFE	**	5	\$17,900	B
Plaster	5%	Now	\$39,000	LIFE	**	5	\$4,500	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Stairs And Other Non-public Areas</i>								
Plaster	20%	Now	\$291,400	LIFE	**	5	\$17,900	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Old Waiting Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Old Waiting Room</i>								

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
<b>Service Equipment</b>								
Fused Disc Sw	100%			2032	**	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 3 Electrical Services At 600 Amps Each</i>								
<b>Switchgear / Switchboard</b>								
Fused Disc Sw	100%			2032	**	5	\$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.*

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

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

Electrical		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Under 600 Volts									
Raceway									
Conduit	90%			2022	\$99,800	1		B	
Conduit	10%			2032	* *	1		B	
Panelboards									
Fused Knife Sw	5%	2-4	\$4,800	2047	* *	5	\$100	B	
	Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Fused Toggle Switch	5%	2-4	\$4,800	2047	* *	5	\$100	B	
	Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	On Extended Life, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Molded Case Bkrs	80%			2021	\$76,400	5	\$2,000	B	
Molded Case Bkrs	10%			2030	* *	5	\$300	B	
Wiring									
Braided Cloth	90%	2-4	\$115,600	2047	* *	1		B	
	Insulation Aged, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Thermoplastic	10%			2032	* *	1		B	
Motor Controllers									
Locally Mounted	20%			2027	* *	5	\$100	B	
Locally Mounted	30%			2020	\$40,500	5	\$200	B	
Locally Mounted	50%	0-2	\$67,500	2042	* *	5	\$200	B	
	On Extended Life, Extent : Moderate, Area Affected : 100%								
	Location : Mechanical Room								
Ground									
Grounding Devices									
Not Accessible	100%							D	
Stand-by Power									
Transfer Switches									
Automatic	100%			2020	\$11,500	1	\$29,700	B	
Lighting									
Interior Lighting									
Fluorescent	50%	4+	\$300,000	2032	* *			B	
	Inadequate Ltg Level, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Explanation : Using T-12 Lamps								
Fluorescent	40%			2022	\$240,000	10	\$35,100	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Explanation : Using T-12 Lamps								
HID	5%			2017	\$21,100	10	\$200	B	
Incandescent	5%			2022	\$30,000	2	\$100	B	

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

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

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Egress Lighting								
Emergency, Service	60%			2022	\$10,100	1		B
Exit, Service	40%			2017	\$6,700	1		B
Exterior Lighting								
HID	100%			2017	\$42,500	10	\$300	B
<b>Mechanical</b>								
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Electricity	10%			2042	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : 1st Fl. North Side</i>								
<i>Explanation : Only Small Portion Of The Building Is Occupied</i>								
Natural Gas	90%			2032	* *	1		B
Conversion Equipment								
Radiant Heater	10%			2027	* *	2	\$4,400	B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : 1st Floor</i>								
<i>Explanation : About 15 Electric Units</i>								
Steam Boiler	90%	Now	\$489,200	2042	* *	1	\$76,800	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 90%</i>								
<i>Location : 3 Units, 1st Floor Boiler Room</i>								
Distribution								
Steam Piping/Pump	100%	Now	\$805,300	2052	* *	4	\$4,700	B
<i>Corroded, Extent : Severe, Area Affected : 70%</i>								
<i>Location : Throughout</i>								
<i>Leak Evident, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : Only 10% Of Building Is Occupied</i>								
Terminal Devices								
Air Handler	10%	Now	\$62,200	2032	* *	1	\$5,300	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 10%</i>								
<i>Location : 1st Floor</i>								
Convactor/Radiator	90%	Now	\$793,200	2042	* *	1	\$25,100	B
<i>Corroded, Extent : Severe, Area Affected : 70%</i>								
<i>Location : Various Areas</i>								
<i>Not in Service, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : Various Areas</i>								
<b>Air Conditioning</b>								
Energy Source								
Electricity	100%			2030	* *	1		B

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

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	30%	Now	\$93,300	2037	* *	1	\$28,000	B
	Unit Inoperable, Extent : Severe, Area Affected : 30%							
	Location : Obsolete Unit, 1st Fl. A/c Room							
Window/Wall Unit	10%			2017	\$23,700	1		B
No Component	60%							D
Distribution								
Chilled Wtr Pipe/Pump	30%	Now	\$67,600	2052	* *	4	\$1,400	B
	Obsolete Equipment, Extent : Light, Area Affected : 30%							
	Location : 1st Fl. A/c Room							
No Component	70%							D
Terminal Devices								
Air Handler/Cool/Ht	30%	Now	\$58,800	2032	* *	1	\$16,000	B
	Obsolete Equipment, Extent : Severe, Area Affected : 30%							
	Location : 1st Floor							
No Component	70%							D
Heat Rejection								
Water Cool Tower	30%	Now	\$39,700	2027	* *	2	\$23,100	B
	Not in Service, Extent : Severe, Area Affected : 30%							
	Location : Lower Roof							
	On Extended Life, Extent : Severe, Area Affected : 30%							
	Location : Lower Roof							
No Component	70%							D
Ventilation								
Exhaust Fans								
Roof	10%	Now	\$17,200	2032	* *	2	\$200	B
	Obsolete Equipment, Extent : Severe, Area Affected : 10%							
	Location : Roof							
No Component	90%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$103,300	2032	* *	1		B
	Corroded, Extent : Severe, Area Affected : 30%							
	Location : Throughout							
Water Heater								
Electric	10%			2020	\$1,800	4	\$100	B
No Component	90%							D
Sanitary Piping								
Cast Iron	100%	Now	\$25,100	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 30%							
	Location : 1st Floor							
Storm Drain Piping								
Cast Iron	100%	Now	\$16,100	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 30%							
	Location : Various Areas							

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Estimates are rounded to the nearest hundred dollars.

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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Sewage Ejector(s)								
	Electric	100%			2017	\$10,900	4	\$1,300	B
	Fixtures								
	Generic	100%							B
Vertical Transport									
	Elevators								
	Geared Traction	100%			LIFE	* *			C
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1-4							
		Explanation : Two Units, Not In Service							
Fire Suppression									
	Standpipe								
	Generic	100%	Now	\$123,500	2032	* *	1-5	\$34,000	B
		Corroded, Extent : Severe, Area Affected : 70%							
		Location : Throughout							
	Sprinkler								
	Generic	100%	Now	\$1,346,600	2052	* *	1-2	\$23,300	B
		Corroded, Extent : Severe, Area Affected : 80%							
		Location : Throughout							
	Fire Pump								
	Not Accessible	100%							D

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$2,846,300	\$6,352,100
Interior Architecture	\$1,483,500	\$926,900
Electrical		\$116,100
Mechanical		\$68,800
<b>Total</b>	<b>\$4,329,800</b>	<b>\$7,463,900</b>
Priority A	\$2,846,300	\$6,352,100
Priority B	\$559,900	\$253,900
Priority C	\$923,600	\$857,900
<b>Total</b>	<b>\$4,329,800</b>	<b>\$7,463,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$26,900			
Interior Architecture	\$50,600		\$49,000	\$12,300
Electrical	\$26,800	\$5,800	\$9,100	\$5,800
Mechanical	\$29,400	\$23,500	\$23,400	\$21,100
Elevators/Escalators	\$35,500	\$35,500	\$35,500	\$35,500
<b>Total</b>	<b>\$169,300</b>	<b>\$64,900</b>	<b>\$117,100</b>	<b>\$74,700</b>
Priority A	\$26,900			
Priority B	\$91,800	\$64,900	\$92,600	\$62,400
Priority C	\$50,600		\$24,500	\$12,300
<b>Total</b>	<b>\$169,300</b>	<b>\$64,900</b>	<b>\$117,100</b>	<b>\$74,700</b>



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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	85%			LIFE	* *	5	\$805,600	A
Metal Coiling Doors	10%			2028	* *	5	\$29,600	A
Window Wall	5%			2043	* *	5	\$17,800	A
Windows								
Metal Louvers	10%			2032	* *	10	\$60,000	A
Steel	85%	Now	\$1,397,200	2022	\$4,657,500	5	\$510,100	A
Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Under Construction	5%							D
Parapets								
Cast in Place Concrete	100%			LIFE	* *	5	\$1,249,800	A
Roof								
Cast in Place Concrete	10%			LIFE	* *	10	\$26,900	A
Spray-on Foam	90%	0-2	\$421,400	2033	* *	5	\$96,800	A
Blisters, Extent : Moderate, Area Affected : 10%								
Location : Main Roof								
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Main Roof								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Interior								
Floors								
Carpet	10%			2022	\$282,900	3	\$73,500	C
Cast in Place Concrete	80%			LIFE	* *	5	\$1,715,900	C
Ceramic Tile	5%			2032	* *	5	\$24,500	C
Terrazzo	5%			LIFE	* *	5	\$38,300	C
Interior Walls								
Cast in Place Concrete	25%	Now	\$65,700	LIFE	* *			C
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Above Windows, Stair 11, Foundation								
Paint Peeling, Extent : Moderate, Area Affected : 25%								
Location : Columns,Throughout								
Cast in Place Concrete	55%			LIFE	* *	10	\$28,400	C
Concrete Masonry Unit	10%			LIFE	* *	5	\$1,700	C
Gypsum Board	10%			LIFE	* *	5-10	\$3,500	C

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

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

## Interior

## Ceilings

AcousTileSusp.Lay-In	10%			2036	**	5	\$49,000	B
Exposed Concrete	20%	Now	\$184,500	LIFE	**	5	\$15,300	B

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

*Location : North Tunnel Entrance, Throughout*

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

*Location : North Tunnel Entrance, Throughout*

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

*Location : Throughout*

Exposed Concrete	70%			LIFE	**	5-10	\$429,000	B
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Electrical	Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

## Under 600 Volts

## Service Equipment

Fused Disc Sw	100%			2043	**	5	\$1,500	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

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

## Transformers

Dry Type	100%			2036	**	5	\$1,200	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

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

## Switchgear / Switchboard

Fused Disc Sw	100%			2043	**	5	\$1,500	B
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## Raceway

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

## Panelboards

Fused Disc Sw	5%			2039	**	5	\$400	B
Molded Case Bkrs	20%			2039	**	5	\$1,700	B
No Component	75%							D

## Wiring

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

## Motor Controllers

Locally Mounted	100%			2036	**	5	\$2,200	B
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## Ground

## Grounding Devices

Generic	100%			LIFE	**	5	\$9,700	B
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## Lighting

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

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting									
Interior Lighting	Fluorescent	10%			2028	* *	10	\$30,000	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Explanation : T-8 Lamps							
Fluorescent	Fluorescent	5%			2018	\$35,500	10	\$15,000	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Explanation : T-12 Lamps							
Fluorescent	Fluorescent	5%			2028	* *	10	\$15,000	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Throughout The Building							
		Explanation : Compact Fluorescent Lamps							
Incandescent	Incandescent	5%			2018	\$35,500	2	\$400	B
	No Component	75%							D
Egress Lighting									
Emergency, Battery	Emergency, Battery	5%			2028	* *	10	\$4,000	B
	Exit, Service	5%			2028	* *	1		B
	No Component	90%							D
Exterior Lighting									
	HID	100%			2028	* *	10	\$1,000	B
Alarm									
Security System									
No Component	No Component	90%							D
	Generic	10%			2028	* *	1	\$12,300	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Corridor							
		Explanation : C C T V Cameras							
Fire/Smoke Detection									
No Component	No Component	75%							D
	Generic	25%			2028	* *	1-3	\$50,500	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Hallways							
		Explanation : Smoke Detectors, Manual Pull Stations And Horns							

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Natural Gas	35%			2033	* *	1		B
	No Component	65%							D
Conversion Equipment									
	Hot Water Boiler	35%			2028	* *	1	\$56,800	B
	No Component	65%							D

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

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Distribution								
Hot Wtr Piping/Pump	35%			2039	* *	4	\$8,500	B
No Component	65%							D
Terminal Devices								
Air Handler	10%			2018	\$68,800	1	\$20,300	B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : Loading Dock Level</i>								
<i>Explanation : Service Dock Area</i>								
Convector/Radiator	25%			2028	* *	1	\$26,500	B
Fan Coil Unit/Heat	10%			2028	* *	1	\$10,600	B
No Component	55%							D
<b>Ventilation</b>								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$28,900	B
No Component	90%							D
Exhaust Fans								
Interior	5%			2028	* *	2	\$500	B
Roof	5%			2028	* *	2	\$500	B
No Component	90%							D
<b>Plumbing</b>								
H/C Water Piping								
Galv Iron/Steel	35%			2036	* *	1		B
No Component	65%							D
Water Heater								
Electric	35%			2021	\$19,800	4	\$700	B
No Component	65%							D
Sanitary Piping								
Cast Iron	35%			LIFE	* *	1		B
No Component	65%							D
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Backflow Preventer								
No Component	65%							D
Generic	35%			2028	* *	1	\$7,100	B
Fixtures								
Generic	100%							B
<b>Vertical Transport</b>								
Elevators								
Gearless Traction	35%			LIFE	* *			C
No Component	65%							D
<b>Fire Suppression</b>								
Standpipe								
No Component	65%							D
Generic	35%			2043	* *	1-5	\$57,900	B
Sprinkler								
No Component	65%							D
Generic	35%			2043	* *	1-2	\$32,200	B

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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fire Suppression									
Fire Pump									
	No Component	65%							D
	Generic	35%			2032	* *	1	\$21,500	B

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

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$9,125,800	\$26,603,000
Interior Architecture	\$5,253,400	\$6,356,500
Electrical	\$1,659,900	\$4,766,800
Mechanical	\$44,900	\$7,751,100
<b>Total</b>	<b>\$16,084,000</b>	<b>\$45,477,400</b>
Priority A	\$9,125,800	\$26,603,000
Priority B	\$4,613,100	\$13,034,200
Priority C	\$2,345,200	\$5,840,200
<b>Total</b>	<b>\$16,084,000</b>	<b>\$45,477,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture				
Interior Architecture	\$120,600		\$67,700	\$76,200
Electrical	\$70,400	\$54,200	\$71,000	\$72,100
Mechanical	\$275,500	\$385,300	\$270,100	\$306,800
Elevators/Escalators	\$239,800	\$239,800	\$239,800	\$239,800
<b>Total</b>	<b>\$706,300</b>	<b>\$679,300</b>	<b>\$648,600</b>	<b>\$694,900</b>
Priority A				
Priority B	\$585,700	\$679,300	\$580,900	\$618,700
Priority C	\$120,600		\$67,700	\$76,200
<b>Total</b>	<b>\$706,300</b>	<b>\$679,300</b>	<b>\$648,600</b>	<b>\$694,900</b>



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

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

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

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

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior									
Exterior Walls									
	Cast in Place Concrete	20%	Now	\$506,100	LIFE	* *	5	\$803,100	A
		Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
		Location : Atrium Walls And Balconies							
		Exposed Reinforcement, Extent : Moderate, Area Affected : 20%							
		Location : Mechanical Penthouses							
		Staining/Discoloring, Extent : Moderate, Area Affected : 35%							
		Location : Atrium Walls And Balconies							
		Vertical Cracks, Extent : Severe, Area Affected : 20%							
		Location : Atrium Walls							
	Cast in Place Concrete	60%			LIFE	* *	5	\$4,818,600	A
	Metal Panel	5%			2033	* *	5-10	\$276,100	A
	Metal Coiling Doors	10%			2028	* *	5	\$251,000	A
	Window Wall	5%			2043	* *	5	\$150,600	A
Windows									
	Metal Louvers	10%			2032	* *	10	\$233,000	A
	Steel	90%	Now	\$5,745,500	2022	\$19,151,700	5	\$2,097,400	A
		Air Infiltration, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Glazing Broken/Cracked, Extent : Moderate, Area Affected : 15%							
		Location : Throughout							
		Thermally Inefficient, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
Parapets									
	Cast in Place Concrete	28%	Now	\$83,600	LIFE	* *	5	\$70,500	A
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : North And South Parapets Above Atrium							
		Vertical Cracks, Extent : Moderate, Area Affected : 15%							
		Location : North And South Parapets Above Atrium							
	Cast in Place Concrete	70%			LIFE	* *	5	\$352,700	A
	Metal Panel	2%			2043	* *	5	\$1,900	A

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

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

## Exterior

## Roof

Paver: Asphalt	15%	Now	\$205,000	2026	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Basement</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Basement</i>								
Single Ply Membrane	10%			2023	\$236,000	10	\$68,000	A
Spray-on Foam	75%			2028	**	5	\$680,000	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout Atrium</i>								
<i>Explanation : Ballast Over Roofing. There Is An Original Steel Structure Above The Atrium Open To The Sky</i>								

## Interior

## Floors

Carpet	5%			2022	\$781,400	3	\$203,100	C
Cast in Place Concrete	65%			LIFE	**	5	\$1,100,300	C
Ceramic Tile	5%			2032	**	5	\$135,400	C
Terrazzo	5%			LIFE	**	5	\$211,600	C
Vinyl Tile	20%			2023	\$5,040,300	3	\$270,800	C

## Interior Walls

Cast in Place Concrete	70%			LIFE	**	10	\$1,481,800	C
Ceramic Tile	2%			2032	**	5	\$16,900	C
Concrete Masonry Unit	10%			LIFE	**	5	\$67,700	C
Glass: Single Pane	3%			LIFE	**	5	\$38,100	C
Gypsum Board	15%			LIFE	**	5-10	\$215,900	C

## Ceilings

AcousTileSusp.Lay-In	10%			2036	**	5	\$270,800	B
Exposed Concrete	85%			LIFE	**	5-10	\$2,877,700	B
Exposed Concrete	5%	Now	\$254,900	LIFE	**	5	\$21,200	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Under Ramps</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Ceiling Near Atrium</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								

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

## Over 600 Volts

## Service Equipment

Not Accessible	100%							D
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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BROOKLYN ARMY TERMINAL BUILDING B**  
**Asset # : 13425**

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts									
	Transformers								
	Dry Type	100%			2021	\$32,700	3	\$10,200	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : 2- 2500 Kva, 27000 Volts / 480 Volts							
	Switchgear / Switchboard								
	Not Accessible	100%							D
	Feeders								
	Cable	100%			2022	\$1,000	1		B
	Raceway								
	Conduit	100%			2023	\$3,500	1		B
Under 600 Volts									
	Service Equipment								
	Fused Disc Sw	50%			2023		5	\$4,100	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room 1							
		Explanation : 2- 4000 Amperes Main Service Switches							
	Fused Disc Sw	50%			2033	* *	5	\$4,100	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room 2							
		Explanation : 4- 5000 Amperes Main Service Switches							
	Transformers								
	Dry Type	100%			2021	\$13,600	5	\$6,800	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Roof							
		Explanation : 3- 118 Kva, 1- 112 Kva, 1- 30 Kva							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2023		5	\$8,100	B
	Raceway								
	Conduit	90%			2023		1		B
	Conduit	10%			2033	* *	1		B
	Panelboards								
	Fused Disc Sw	10%			2022		5	\$4,200	B
	Molded Case Bkrs	80%			2022		5	\$38,500	B
	Molded Case Bkrs	10%			2031	* *	5	\$4,800	B
	Wiring								
	Thermoplastic	40%			2033	* *	1		B
	Thermoplastic	60%			2023		1		B
	Motor Controllers								
	Locally Mounted	70%			2021		5	\$8,500	B
	Locally Mounted	30%			2028	* *	5	\$3,700	B
Ground									

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

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

**Ground**

## Grounding Devices

Generic	50%			LIFE		**	5	\$26,700	B
Generic	50%	2-4	\$400	LIFE		**	5	\$13,400	B

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

*Location : Basement*

*Explanation : Corroded*

**Lighting**

## Interior Lighting

Fluorescent	100%			2018	\$3,926,800		10	\$1,659,900	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Throughout The Building*

*Explanation : T-12 Lamps*

## Egress Lighting

Emergency, Battery	50%			2023	\$366,300		10	\$218,500	B
Exit, Service	50%			2023	\$146,500		1		B

## Exterior Lighting

HID	100%			2018	\$108,600		10	\$5,800	B
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**Alarm**

## Security System

No Component	70%								D
Generic	30%			2028		**	1	\$203,100	B

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

*Location : Hallways*

*Explanation : C C T V Cameras*

## Fire/Smoke Detection

No Component	70%								D
Generic	30%			2028		**	1-3	\$335,200	B

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

*Location : Hallways*

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

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

**Heating**

## Energy Source

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

## Conversion Equipment

Hot Water Boiler	90%			2028		**	1	\$807,500	B
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*Other Observation, Extent : Light, Area Affected : 100%*

*Location : Boilers Rooms*

*Explanation : 72 Gas Fired Hot Water Boilers*

Radiant Heater	10%			2023	\$886,900		2	\$84,000	B
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*Other Observation, Extent : Light, Area Affected : 100%*

*Location : Throughout Common Areas*

*Explanation : Electric Unit Heaters And Base Board Radiant Heaters*

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

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

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Distribution								
Hot Wtr Piping/Pump	100%			2039	* *	4	\$134,100	B
Terminal Devices								
Convactor/Radiator	80%			2028	* *	1	\$468,600	B
Fan Coil Unit/Heat	20%			2023	\$6,032,800	1	\$117,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout Tenant Storge Areas</i>								
<i>Explanation : Hot Water Unit Heaters</i>								
<b>Air Conditioning</b>								
Energy Source								
Electricity	100%			2039	* *	1		B
Conversion Equipment								
Ext Pkg Unit - Cooling	5%			2033	* *	2	\$5,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : Newly Commissioned Split Units, Condensing Unit</i>								
No Component	95%							D
Terminal Devices								
Fan Coil - Cooling	5%			2033	* *	1	\$29,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Elevator Equipment Rooms</i>								
<i>Explanation : Newly Commissioned Split Unit, Fan Coil Section</i>								
No Component	95%							D
<b>Ventilation</b>								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$159,800	B
No Component	90%							D
Exhaust Fans								
Interior	10%			2028	* *	2	\$5,600	B
No Component	90%							D
<b>Plumbing</b>								
H/C Water Piping								
Brass/Copper	100%			2043	* *	1		B
Water Heater								
Electric	100%			2018	\$312,600	4	\$16,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Near Each Tenant Water Closet</i>								
<i>Explanation : One Unit Per Tenant Space</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Backflow Preventer								
Generic	100%			2028	* *	1	\$111,700	B
<b>Vertical Transport</b>								

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

Mechanical		Current Repair		Future Replacement		Maintenance				
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Vertical Transport										
Elevators										
	Geared Traction	100%			LIFE		* *		C	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>										
<i>Location : B-8</i>										
<i>Explanation : 9 Pass,18 Freight, Recent Upgrade Observed On 4 of 9 Passenger Elevators</i>										
Fire Suppression										
Standpipe										
	Generic	100%			2033		* *	1-5	\$914,100	B
Sprinkler										
	Generic	100%			2033		* *	1-2	\$507,800	B
Fire Pump										
	Generic	100%			2026		* *	1	\$338,600	B

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **BROOKLYN WHSLE MEAT MARKET BLDG A**  
**Address** : **5600 1ST AVENUE**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBS0011.000 / 2431** **Yr Built/Renovated** : **1971 /**  
**Area Sq Ft** : **103,906** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **28-Jun-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** : **Basement, Roof, Floors 1,2**  
**Block** : **819** **Lot** : **1** **BIN** : **3255737**

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$506,000	\$41,000
Interior Architecture	\$133,800	\$383,900
Electrical	\$339,300	\$201,300
Mechanical		\$1,081,200
<b>Total</b>	<b>\$979,000</b>	<b>\$1,707,400</b>
Priority A	\$506,000	\$41,000
Priority B	\$384,500	\$1,282,500
Priority C	\$88,600	\$383,900
<b>Total</b>	<b>\$979,000</b>	<b>\$1,707,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$32,300			\$28,200
Interior Architecture			\$1,700	\$31,200
Electrical	\$10,800	\$6,400	\$7,000	\$15,500
Mechanical	\$15,300	\$10,200	\$23,700	\$10,200
<b>Total</b>	<b>\$58,400</b>	<b>\$16,600</b>	<b>\$32,300</b>	<b>\$85,100</b>
Priority A	\$32,300			\$28,200
Priority B	\$26,100	\$16,600	\$30,700	\$56,900
Priority C			\$1,700	
<b>Total</b>	<b>\$58,400</b>	<b>\$16,600</b>	<b>\$32,300</b>	<b>\$85,100</b>



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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	* *	5	\$20,500	A
	Exposed Reinforcement, Extent : Light, Area Affected : 1%							
	Location : South Facade							
Cement-Fiber Panel	3%			2022	\$19,400	10	\$7,700	A
Concrete Masonry Unit	52%			LIFE	* *	5	\$26,700	A
Masonry: Brick	20%	Now	\$26,900	LIFE	* *	5	\$16,400	A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%							
	Location : At Base Course Throughout Loading Dock							
	Punct/Tear/Impact Damage, Extent : Light, Area Affected : 15%							
	Location : At Base Course Throughout Loading Dock							
Metal Panel	10%			2042	* *	5-10	\$56,400	A
Metal Coiling Doors	10%			2027	* *	5	\$25,600	A
Windows								
Aluminum	100%	Now	\$446,600	2030	* *	5	\$15,800	A
	Thermally Inefficient, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Caulking Deteriorated, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Various Areas							
Roof								
Modified Bitumen	90%	Now	\$59,400	2027	* *			A
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location : Various Areas							
Spray-on Foam	10%	Now	\$5,400	2027	* *	5	\$12,500	A
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Loading Dock Canopy							
	Explanation : Bird Damage							
Interior								
Floors								
Cast in Place Concrete	90%	Now	\$88,600	LIFE	* *	5	\$260,700	C
	Cracking/Crumbling, Extent : Severe, Area Affected : 5%							
	Location : Loading Dock							
Vinyl Tile	10%			2022	\$123,200	3	\$5,000	C
Interior Walls								
Concrete Masonry Unit	40%			LIFE	* *	5	\$13,300	C
Fiberglass Panel	60%			LIFE	* *			C

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTileSusp.Lay-In	25%	Now	\$45,200	2027	* *	5	\$17,300	B
Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
Location : Offices								
Staining/Discoloring, Extent : Moderate, Area Affected : 60%								
Location : Offices								
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
AcousTileSusp.Lay-In	45%			2027	* *	5	\$62,300	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Meat Packing Areas								
Explanation : Special Laminated Lay-in Tiles For Food Service Cold Rooms								
Exposed Struc: Steel	30%			LIFE	* *			B
Water Penetration, Extent : Severe, Area Affected : 5%								
Location : Electrical Room Over Main Panel								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2032	* *	5	\$400	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Basement								
Explanation : Service Size - 2000 Amps								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$300	B
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$48,500	5	\$400	B
Raceway								
Conduit	100%			2022	\$56,000	1		B
Panelboards								
Fused Disc Sw	20%			2021	\$7,700	5	\$400	B
Molded Case Bkrs	80%			2021	\$30,900	5	\$1,800	B
Wiring								
Thermoplastic	100%			2022	\$43,000	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$53,800	5	\$600	B
Ground								
Grounding Devices								
Generic	75%			LIFE	* *	5	\$900	B
Generic	25%	0-2	\$200	LIFE	* *	5	\$300	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Water Main								
Explanation : Corroded								

**Stand-by Power**

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Stand-by Power</b>								
Transfer Switches Automatic	100%	Now	\$10,600	2042	* *	1	\$23,600	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
Generators Diesel	100%	Now	\$71,600	2037	* *	1	\$29,600	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<b>Lighting</b>								
Interior Lighting Fluorescent	98%			2017	\$188,100	10	\$79,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-12 Lamps</i>								
Incandescent	2%			2017	\$3,800	2		B
Exterior Lighting HID	100%			2017	\$5,100	10	\$300	B
<b>Mechanical</b>								
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source Interruptible Gas/Dual Fuel	100%			2032	* *	1		B
Conversion Equipment Hot Water Boiler	100%			2027	* *	1	\$43,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : 2 Units</i>								
Distribution Hot Wtr Piping/Pump	100%			2030	* *	4	\$6,600	B
Terminal Devices Air Handler	50%			2022	\$265,500	1	\$27,400	B
Fan Coil Unit/Heat	50%			2022	\$737,300	1	\$14,300	B
<b>Ventilation</b>								
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$49,300	B
Exhaust Fans Roof	100%			2022	\$78,300	2	\$2,700	B
<b>Plumbing</b>								
H/C Water Piping Brass/Copper	70%			2042	* *	1		B
Galv Iron/Steel	30%			2027	* *	1		B
HW Heat Exchanger Low Temp	100%			2032	* *	4	\$8,800	B

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801  
BROOKLYN WHSLE MEAT MARKET BLDG A**

**Asset # : 2431**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Sump Pump(s)								
	Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Sprinkler								
	Generic	100%			2042	* *	1-2	\$24,800	B

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **BROOKLYN WHSLE MEAT MARKET BLDG B**  
**Address** : **5600 1ST AVENUE**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBS0011.010 / 2432** **Yr Built/Renovated** : **1971 /**  
**Area Sq Ft** : **78,304** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **28-Jun-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** : **Basement, Roof, Floors 1,2**  
**Block** : **819** **Lot** : **1** **BIN** : **3378176**

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$669,900	\$35,200
Interior Architecture	\$354,100	\$241,500
Electrical	\$138,200	\$137,700
Mechanical		\$1,331,900
<b>Total</b>	<b>\$1,162,300</b>	<b>\$1,746,300</b>
Priority A	\$669,900	\$35,200
Priority B	\$138,200	\$1,469,600
Priority C	\$354,100	\$241,500
<b>Total</b>	<b>\$1,162,300</b>	<b>\$1,746,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture				\$7,100
Interior Architecture	\$83,300		\$1,300	\$27,000
Electrical		\$800	\$400	\$14,700
Mechanical	\$10,500	\$6,200	\$15,800	\$6,200
<b>Total</b>	<b>\$93,800</b>	<b>\$7,000</b>	<b>\$17,600</b>	<b>\$55,000</b>
Priority A				\$7,100
Priority B	\$43,300	\$7,000	\$16,300	\$43,600
Priority C	\$50,500		\$1,300	\$4,400
<b>Total</b>	<b>\$93,800</b>	<b>\$7,000</b>	<b>\$17,600</b>	<b>\$55,000</b>



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

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

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

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

Architecture		Current Repair			Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	* *	5	\$14,700	A
Cement-Fiber Panel	3%			2022	\$13,900	10	\$5,500	A
Concrete Masonry Unit	27%	Now	\$107,500	LIFE	* *	5	\$9,900	A
Cracking/Crumbling, Extent : Severe, Area Affected : 5%								
Location : East And West Facades								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : West Facade								
Vertical Cracks, Extent : Severe, Area Affected : 15%								
Location : East Facade								
Masonry: Brick	60%	Now	\$57,800	LIFE	* *	5	\$35,200	A
Broken/Missing Elements, Extent : Severe, Area Affected : 5%								
Location : Typical Throughout Loading Dock Along Base And At Building Corners								
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%								
Location : Typical Throughout Loading Dock Along Base And At Building Corners								
Metal Coiling Doors	5%	Now	\$35,100	2027	* *	5	\$4,600	A
Bent/Warped Elements, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Corrosion/Rusting, Extent : Severe, Area Affected : 25%								
Location : Various Roll Down Doors								
Deformed/Dented, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Windows								
Aluminum	95%	Now	\$374,200	2030	* *	5	\$13,300	A
Thermally Inefficient, Extent : Severe, Area Affected : 100%								
Location : Offices								
Caulking Deteriorated, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Various Areas								
Metal Louvers	5%			2031	* *	10	\$8,700	A
Roof								
Modified Bitumen	90%			2027	* *	10	\$95,300	A
Spray-on Foam	10%			2027	* *	5	\$14,100	A
Other Observation, Extent : Moderate, Area Affected : 10%								
Location : Loading Dock Canopy								
Explanation : Bird Damage - Holes In Surface								

**Interior**

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BROOKLYN WHSLE MEAT MARKET BLDG B**  
**Asset # : 2432**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Floors								
Carpet	10%	Now	\$50,500	2024	* *	3	\$13,100	C
	Staining/Discoloring, Extent : Severe, Area Affected : 100%							
	Location : Offices							
	Wrinkling, Extent : Severe, Area Affected : 20%							
	Location : Offices							
Cast in Place Concrete	75%	Now	\$97,700	LIFE	* *	5	\$143,700	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : Throughout Loading Dock							
Steel Plate	3%	Now	\$59,500	LIFE	* *	1		C
	Broken/Missing Elements, Extent : Moderate, Area Affected : 40%							
	Location : Steel Stairs							
Vinyl Tile	12%			2022	\$97,800	3	\$3,900	C
Interior Walls								
Concrete Masonry Unit	100%	Now	\$196,900	LIFE	* *	5	\$21,300	C
	Loose/Miss Fasteners, Extent : Moderate, Area Affected : 15%							
	Location : Interior							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 15%							
	Location : Interior							
Ceilings								
AcousTileSusp.Lay-In	25%	Now	\$32,700	2035	* *	5	\$12,600	B
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
	Location : Offices							
	Staining/Discoloring, Extent : Moderate, Area Affected : 50%							
	Location : Offices							
AcousTileSusp.Lay-In	45%			2027	* *	5	\$45,200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Meat Packing Areas							
	Explanation : Special Laminate Tiles Made For Food Service Cold Rooms							
Exposed Struc: Steel	30%			LIFE	* *			B

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts									
	Service Equipment								
	Fused Disc Sw	100%			2022	\$28,000	5	\$300	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : 2nd Floor							
		Explanation : Service Size - 2000 Amps							
	Transformers								
	Dry Type	100%			2020	\$13,600	5	\$200	B
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2022	\$101,800	5	\$300	B
	Raceway								
	Conduit	100%			2022	\$32,400	1		B

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

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

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

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

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts									
Panelboards									
	Molded Case Bkrs	50%			2021	\$35,800	5	\$900	B
	Molded Case Bkrs	50%			2030	* *	5	\$900	B
Wiring									
	Thermoplastic	70%			2022	\$20,400	1		B
	Thermoplastic	30%			2032	* *	1		B
Motor Controllers									
	Locally Mounted	100%			2020	\$20,700	5	\$400	B
Ground									
Grounding Devices									
	Not Accessible	100%							D
Lighting									
Interior Lighting									
	Fluorescent	98%			2017	\$85,600	10	\$52,600	B
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Explanation : T-12 Lamps								
	Incandescent	2%			2017	\$1,700	2		B
Exterior Lighting									
	HID	100%			2017	\$12,500	10	\$200	B

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Interruptible Gas/Dual Fuel	100%			2032	* *	1		B
Conversion Equipment									
	Hot Water Boiler	100%			2027	* *	1	\$29,000	B
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Mechanical Room								
	Explanation : 2 Units								
Distribution									
	Hot Wtr Piping/Pump	100%			2030	* *	4	\$4,300	B
Terminal Devices									
	Air Handler	20%			2022	\$70,200	1	\$7,300	B
	Fan Coil Unit/Heat	80%			2022	\$780,300	1	\$15,200	B
Air Conditioning									
	Energy Source								
	Electricity	100%			2030	* *	1		B

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

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%			2022	\$429,600	2	\$3,600	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : All Systems Are Used For Refrigeration							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$32,600	B
Exhaust Fans								
Roof	100%			2022	\$51,800	2	\$1,800	B
Plumbing								
H/C Water Piping								
Brass/Copper	70%			2042	* *	1		B
Galv Iron/Steel	30%			2027	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2032	* *	4	\$5,800	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,100	4	\$2,000	B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
Generic	100%			2032	* *	1-2	\$16,400	B

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **BROOKLYN WHSLE MEAT MARKET BLDG D - FDNY FIRE INVESTIGATION**  
**Address** : **5600 1ST AVENUE**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBS0011.030 / 162** **Yr Built/Renovated** : **1971 /**  
**Area Sq Ft** : **9,920** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **27-Jul-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** : **Roof, Floors 1,2**  
**Block** : **819** **Lot** : **1** **BIN** : **3378177**

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$63,100	\$216,500
Electrical		\$85,000
Mechanical	\$54,300	
<b>Total</b>	<b>\$117,500</b>	<b>\$301,500</b>
Priority A	\$63,100	\$216,500
Priority B	\$54,300	\$85,000
<b>Total</b>	<b>\$117,500</b>	<b>\$301,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$93,600			
Interior Architecture	\$30,400			\$3,900
Electrical		\$100	\$100	\$1,200
Mechanical	\$1,200	\$100	\$9,600	\$1,400
<b>Total</b>	<b>\$125,200</b>	<b>\$200</b>	<b>\$9,700</b>	<b>\$6,600</b>
Priority A	\$93,600			
Priority B	\$12,000	\$200	\$9,700	\$5,400
Priority C	\$19,500			\$1,200
<b>Total</b>	<b>\$125,200</b>	<b>\$200</b>	<b>\$9,700</b>	<b>\$6,600</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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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BROOKLYN WHSLE MEAT MARKET BLDG D - FDNY FIRE INVESTIGATION**  
**Asset # : 162**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cement-Fiber Panel	40%	Now	\$17,600	2022	\$58,700			A
	Broken/Missing Elements, Extent : Severe, Area Affected : 30%							
	Location : South Facade							
	Cracking/Crumbling, Extent : Severe, Area Affected : 30%							
	Location : South Facade							
Stucco Cement	60%	Now	\$34,300	2027	**	5	\$14,000	A
	Cracking/Crumbling, Extent : Light, Area Affected : 15%							
	Location : Throughout							
Windows								
Aluminum	100%	Now	\$16,300	2030	**	5	\$900	A
	Air Infiltration, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
Parapets								
Masonry: Brick	100%	Now	\$25,400	LIFE	**	5	\$3,900	A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
	Water Penetration, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Roof								
Modified Bitumen	100%	Now	\$63,100	2022	\$157,900			A
	Blisters, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Broken/Missing Elements, Extent : Light, Area Affected : 20%							
	Location : Throughout							
	Water Penetration, Extent : Moderate, Area Affected : 15%							
	Location : Throughout							
Interior								
Floors								
Cast in Place Concrete	10%	Now	\$300	LIFE	**	5	\$2,400	C
	Cracking/Crumbling, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Panel/Paver: Cer/Brk	5%			2038	**	5	\$1,200	C
Vinyl Tile	85%	Now	\$17,500	2027	**	3	\$3,500	C
	Cracking/Crumbling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 15%							
	Location : 2nd Floor, Stair(s)							

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

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

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

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

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

## Interior

## Interior Walls

Concrete Masonry Unit	25%			LIFE	* *	5	\$400	C
Gypsum Board	40%			LIFE	* *	5	\$900	C
Metal Panel	5%			LIFE	* *			C
Plaster	25%	Now	\$1,700	LIFE	* *	5	\$300	C

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

Location : Throughout

Plywood/Hardboard	5%			LIFE	* *			C
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## Ceilings

AcousTileSusp.Lay-In	50%	Now	\$10,800	2035	* *	5	\$2,800	B
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Cracking/Crumbling, Extent : Moderate, Area Affected : 30%

Location : Throughout

AcousTileSusp.Lay-In	50%			2027	* *	5	\$5,500	B
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Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

## Under 600 Volts

## Service Equipment

Fused Disc Sw	100%			2022	\$1,600	5		B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : 1st Floor

Explanation : 400 Amps Service

## Transformers

Dry Type	100%			2020	\$13,600	5		B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : 30 Kva

## Switchgear / Switchboard

Fused Disc Sw	100%			2022	\$48,500	5		B
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## Raceway

Conduit	100%			2022	\$9,300	1		B
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## Panelboards

Molded Case Bkrs	50%			2030	* *	5	\$100	B
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Molded Case Bkrs	50%			2021	\$5,500	5	\$100	B
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## Wiring

Thermoplastic	100%			2022	\$9,300	1		B
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## Motor Controllers

Locally Mounted	100%			2020	\$7,800	5	\$100	B
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## Ground

## Grounding Devices

Not Accessible	100%							D
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## Lighting

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

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

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

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Interior Lighting Fluorescent	100%			2022	\$36,500	10	\$6,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-12 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2017	\$600	1		B
Exit, Service	50%			2017	\$600	1		B
Exterior Lighting								
HID	100%			2022	\$3,300	10		B
<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Natural Gas	100%			2042	**	1		B
<b>Air Conditioning</b>								
Energy Source								
Electricity	100%			2030	**	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%	2-4	\$54,300	2032	**	2	\$400	B
<i>Malfunctioning, Extent : Moderate, Area Affected : 70%</i>								
<i>Location : Roof</i>								
<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 : 2 Roof Top Units With Built In Gas Furnace</i>								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2	\$9,600	B
<b>Ventilation</b>								
Distribution								
Ductwork/Diffusers	10%			LIFE	**	2-5	\$400	B
No Component	90%							D
Exhaust Fans								
Interior	10%	Now	\$900	2032	**	2		B
<i>Broken, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Ceiling Mounted Units - Bathrooms</i>								
No Component	90%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Roof Top Units</i>								
<i>Explanation : Ventilation Is Part Of AC System</i>								
<b>Plumbing</b>								

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

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

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

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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2027	* *	1		B
	Water Heater								
	Electric	100%			2017	\$1,300	4		B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Sump Pump(s)								
	Submersible	100%			2016	\$6,100	4	\$1,300	B
	Fixtures								
	Generic	100%							B
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Fire Suppression									
	Sprinkler								
	Generic	100%			2032	* *	1-2	\$2,100	B

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Estimates are rounded to the nearest hundred dollars.*

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.050 / 2153 **Yr Built/Renovated** : 1910 / 2008  
**Area Sq Ft** : 10,323 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,3  
**Block** : 725 **Lot** : 1 **BIN** : 3345660

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$91,800	
Electrical		\$20,400	\$79,000
<b>Total</b>		<b>\$112,200</b>	<b>\$79,000</b>
Priority A		\$91,800	
Priority B		\$20,400	\$79,000
<b>Total</b>		<b>\$112,200</b>	<b>\$79,000</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$21,300	\$6,200	\$1,500	
Interior Architecture	\$9,500	\$500	\$3,800	
Electrical	\$17,700	\$4,400		
Mechanical	\$4,300	\$7,300	\$200	\$100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$56,800</b>	<b>\$22,300</b>	<b>\$9,500</b>	<b>\$4,000</b>
Priority A	\$21,300	\$6,200	\$1,500	
Priority B	\$30,700	\$16,100	\$4,200	\$4,000
Priority C	\$4,700		\$3,800	
<b>Total</b>	<b>\$56,800</b>	<b>\$22,300</b>	<b>\$9,500</b>	<b>\$4,000</b>



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

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

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

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

**Asset # : 2153**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	95%	Now	\$91,800	LIFE	**	5	\$14,000	A
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%							
	Location : East Facade, South Facade, Bulkheads							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
	Location : Bulkheads							
Masonry: Granite	5%	Now	\$4,800	LIFE	**	5	\$600	A
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
	Location : Building Base							
Windows								
Aluminum	100%			2036	**	5	\$3,100	A
Parapets								
Masonry: Brick	10%	Now	\$2,800	LIFE	**	5	\$200	A
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
	Location : Interior Face - East Side							
	Worn/Eroded, Extent : Moderate, Area Affected : 20%							
	Location : Interior Face - East Side							
Metal Cornice	90%			2035	**	10	\$6,200	A
Roof								
Built-Up (BUR)	7%	Now	\$3,300	2030	**			A
	Blisters, Extent : Moderate, Area Affected : 20%							
	Location : Over Stair							
	Water Penetration, Extent : Moderate, Area Affected : 20%							
	Location : Over Stair							
	Worn/Eroded, Extent : Moderate, Area Affected : 25%							
	Location : Over Stair							
Modified Bitumen	90%			2030	**	10	\$7,900	A
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Skylight, Metal/Glass	3%	Now	\$10,400	2030	**			A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 50%							
	Location : Over Stair							
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 30%							
	Location : Over Stair							
Interior								
Floors								
Carpet	80%			2022	\$43,400	3	\$11,300	C
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Cast in Place Concrete	10%			LIFE	**	5	\$2,100	C
Terrazzo	10%			LIFE	**	5	\$700	C

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

**Asset # : 2153**

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

**Interior**

**Interior Walls**

Gypsum Board

15%

LIFE

\* \*

5

\$300

C

Plaster

80%

Now

\$4,700

LIFE

\* \*

5

\$800

C

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

*Location : Third Floor Entrance, Stair*

*Water Penetration, Extent : Moderate, Area Affected : 20%*

*Location : Third Floor, Stair*

Wood

5%

LIFE

\* \*

5

\$700

C

**Ceilings**

AcousTileSusp.Lay-In

10%

2025

\* \*

5

\$900

B

Embossed Metal

30%

LIFE

\* \*

5

\$1,300

B

Plaster

60%

Now

\$4,700

LIFE

\* \*

5

\$3,500

B

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

*Location : Stair*

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

*Location : Stair, Third Floor*

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

**Under 600 Volts**

**Service Equipment**

Molded Case Bkrs

100%

2020

\$3,000

5

\$200

B

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

*Location : Electrical Room*

*Explanation : One 200 Amps Main Disconnect Switch*

**Switchgear / Switchboard**

Molded Case Bkrs

100%

2020

\$58,200

5

\$200

B

**Raceway**

Conduit

100%

2020

\$18,600

1

B

**Panelboards**

Fused Disc Sw

20%

2019

\$4,400

5

B

Fused Knife Sw

5%

0-2

\$1,100

2045

\* \*

5

B

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

*Location : Electrical Room*

Molded Case Bkrs

65%

2019

\$14,300

5

\$100

B

Molded Case Bkrs

10%

2028

\* \*

5

B

**Wiring**

Braided Cloth

70%

2-4

\$16,600

2045

\* \*

1

B

*Insulation Aged, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

Thermoplastic

30%

2020

\$7,100

1

B

**Ground**

**Grounding Devices**

Not Accessible

100%

D

**Lighting**

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES**  
**Asset # : 2153**

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

**Lighting**

Interior Lighting  
Fluorescent

50% 2020 \$20,800 10 \$3,900 B  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Throughout The Building*  
*Explanation : Using T8 Lamps*

Fluorescent

49% 2015 \$20,400 10 \$3,800 B  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Throughout The Building*  
*Explanation : Using T12 Lamps*

HID

1% 2015 \$300 10 B

Egress Lighting  
Exit, Service

100% 2020 \$1,400 1 B

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

**Heating**

Energy Source  
Natural Gas

100% 2030 \* \* 1 B

Conversion Equipment  
Furnace

30% 2020 \$2,600 1 \$900 B  
*Other Observation, Extent : Light, Area Affected : 30%*  
*Location : 3rd Floor Tenant Is Also Responsible For 1st & 2 Floors*  
*Explanation : 1 Unit*

Not Accessible

70% D

Distribution

Ductwork/Diffusers  
No Component

30% LIFE \* \* 2-5 \$1,100 B  
 70% D

**Air Conditioning**

Energy Source  
Electricity

100% 2036 \* \* 1 B

Conversion Equipment  
Window/Wall Unit  
No Component

50% 2015 \$7,200 1 B  
 50% D

**Plumbing**

H/C Water Piping  
Galv Iron/Steel

100% 0-2 \$4,200 2025 \* \* 1 B  
*Corroded, Extent : Moderate, Area Affected : 20%*  
*Location : Throughout*

Water Heater

Electric  
Not Accessible

30% 2018 \$300 4 B  
 70% D  
*Other Observation, Extent : Light, Area Affected : 0%*  
*Location :*  
*Explanation : Tenant Is Responsible For 1st & 2 Floors*

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
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**DEPT. OF SMALL BUSINESS SERV. - 801  
BUSH TERMINAL-MASTAS ADMIN. BLDG - OFFICES**

**Asset # : 2153**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Plumbing								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-3</i>								
<i>Explanation : One Unit</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 : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS BUILDING #39/40 - WAREHOUSE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.040 / 2430 **Yr Built/Renovated** : 1910 / 2008  
**Area Sq Ft** : 15,275 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 15-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 725 **Lot** : 1 **BIN** : 3345656

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$70,700	\$35,100
Electrical	\$35,800	
Mechanical		\$289,200
<b>Total</b>	<b>\$106,500</b>	<b>\$324,300</b>
Priority A	\$70,700	\$35,100
Priority B	\$35,800	\$289,200
<b>Total</b>	<b>\$106,500</b>	<b>\$324,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$111,100			
Interior Architecture		\$9,700	\$200	
Electrical	\$43,800	\$24,400		\$100
Mechanical	\$600	\$21,600	\$600	\$700
<b>Total</b>	<b>\$155,500</b>	<b>\$55,700</b>	<b>\$700</b>	<b>\$700</b>
Priority A	\$111,100			
Priority B	\$44,400	\$45,900	\$600	\$700
Priority C		\$9,700	\$200	
<b>Total</b>	<b>\$155,500</b>	<b>\$55,700</b>	<b>\$700</b>	<b>\$700</b>



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

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

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

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

**Asset # : 2430**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$70,700	LIFE	* *	5	\$21,600	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%								
Location : East Facade, North Facade								
Vertical Cracks, Extent : Moderate, Area Affected : 10%								
Location : West Facade								
Metal Coiling Doors	10%	Now	\$32,300	2033	* *	5	\$4,200	A
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 40%								
Location : Throughout								
Stucco Cement	10%	Now	\$16,600	2025	* *	5	\$3,400	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : West Facade								
Windows								
Aluminum	5%			2036	* *	5		A
Steel	95%	Now	\$31,900	2045	* *	5	\$3,500	A
Air Infiltration, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Parapets								
Masonry: Brick	100%	Now	\$30,400	LIFE	* *	5	\$4,700	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Misaligned/Bulging, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Roof								
Built-Up (BUR)	100%			2030	* *	10	\$35,100	A
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								
Interior								
Floors								
Cast in Place Concrete	55%			LIFE	* *	5	\$31,200	C
Vinyl Tile	5%			2025	* *	3	\$500	C
Wood	40%			2035	* *	5	\$19,500	C
Interior Walls								
Concrete Masonry Unit	10%			LIFE	* *	5	\$100	C
Gypsum Board	10%			LIFE	* *	5	\$200	C
Masonry: Brick	80%			LIFE	* *			C
Ceilings								
Exposed Concrete	75%			LIFE	* *	5	\$4,400	B
Exposed Struc: Steel	15%			LIFE	* *			B
Gypsum Board	10%			LIFE	* *	5	\$4,700	B

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL-MASTAS BUILDING #39/40 - WAREHOUSE**  
**Asset # : 2430**

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Transformers								
Liquid Filled	100%	2-4	\$32,700	2040	* *	3	\$100	B
On Extended Life, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Switchgear / Switchboard								
Air Circuit Breaker	100%	2-4	\$3,600	2050	* *	3	\$100	B
Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Feeders								
Cable	100%			2019	\$9,800	1		B
Raceway								
Conduit	100%			2020	\$3,500	1		B
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2020	\$900	5	\$300	B
Switchgear / Switchboard								
Molded Case Bkrs	100%			2020	\$19,400	5	\$300	B
Raceway								
Conduit	100%			2020	\$21,100	1		B
Panelboards								
Fused Disc Sw	20%			2019	\$2,200	5	\$100	B
Molded Case Bkrs	80%			2019	\$8,800	5	\$300	B
Wiring								
Braided Cloth	50%	2-4	\$7,400	2045	* *	1		B
Insulation Aged, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								
Thermoplastic	50%			2020	\$7,400	1		B
Motor Controllers								
Locally Mounted	100%			2018	\$8,300	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	10%			2015	\$3,800	10	\$1,600	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								
Explanation : Using T8 Lamps								
Fluorescent	85%			2015	\$32,000	10	\$13,500	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								
Explanation : Using T12 Lamps								
Incandescent	5%			2015	\$1,900	2		B
Egress Lighting								
Emergency, Battery	50%			2015	\$3,500	10	\$2,100	B
Exit, Service	50%			2015	\$1,400	1		B

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL-MASTAS BUILDING #39/40 - WAREHOUSE**  
**Asset # : 2430**

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Electricity	100%			2030	* *	1		B
Terminal Devices								
Fan Coil Unit/Heat	100%			2020	\$289,200	1	\$5,600	B
Ventilation								
Exhaust Fans								
Roof	60%			2015	\$9,200	2	\$300	B
Wall Unit	40%			2015	\$11,700	2	\$200	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2025	* *	1		B
Water Heater								
Not Accessible	100%							D
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS BUILDING #45 - GARAGE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.030 / 2429 **Yr Built/Renovated** : 1910 /  
**Area Sq Ft** : 13,720 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 725 **Lot** : 1 **BIN** : 3345661

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$88,800	
Interior Architecture			\$35,300
Mechanical			\$239,700
<b>Total</b>		<b>\$88,800</b>	<b>\$275,100</b>
Priority A		\$88,800	
Priority B			\$239,700
Priority C			\$35,300
<b>Total</b>		<b>\$88,800</b>	<b>\$275,100</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$28,000	\$24,900		
Interior Architecture	\$1,400			\$100
Electrical	\$23,200	\$11,900	\$100	\$100
Mechanical	\$8,400	\$8,500	\$400	\$400
<b>Total</b>	<b>\$60,900</b>	<b>\$45,300</b>	<b>\$500</b>	<b>\$600</b>
Priority A	\$28,000	\$24,900		
Priority B	\$31,600	\$20,400	\$500	\$500
Priority C	\$1,400			\$100
<b>Total</b>	<b>\$60,900</b>	<b>\$45,300</b>	<b>\$500</b>	<b>\$600</b>



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

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

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



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

**Asset # : 2429**

Architecture		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior									
Exterior Walls									
	Concrete Masonry Unit	80%			LIFE	**	5	\$15,200	A
	Masonry: Brick	5%			LIFE	**	5	\$1,500	A
	Metal Panel	10%			2030	**	5-10	\$20,900	A
	Metal Coiling Doors	5%			2025	**	5	\$4,800	A
Windows									
	Steel	100%	Now	\$28,000	2045	**	5	\$3,100	A
	Air Infiltration, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Roof									
	Built-Up (BUR)	50%	Now	\$88,800	2030	**			A
	Blisters, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Modified Bitumen	50%			2025	**	10	\$16,800	A
Interior									
Floors									
	Cast in Place Concrete	90%			LIFE	**	5	\$35,300	C
	Ceramic Tile	5%			2029	**	5	\$900	C
	Vinyl Tile	5%			2020		3	\$400	C
Interior Walls									
	Concrete Masonry Unit	95%			LIFE	**	5	\$1,200	C
	Gypsum Board	5%	Now	\$800	LIFE	**	5	\$100	C
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 10%								
	Location : Throughout								
Ceilings									
	Exposed Concrete	100%			LIFE	**	5	\$2,800	B

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

Over 600 Volts

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

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

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Over 600 Volts</b>								
Transformers								
Liquid Filled	100%	2-4	\$19,600	2040	* *	3	\$100	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 200kva 4160v-208v/120v</i>								
Switchgear / Switchboard								
Air Circuit Breaker	100%	2-4	\$3,600	2050	* *	3	\$100	B
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
Feeders								
Cable	100%			2019	\$9,800	1		B
Raceway								
Conduit	100%			2020	\$3,500	1		B
<b>Under 600 Volts</b>								
Service Equipment								
Molded Case Bkrs	100%			2040	* *	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1000 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2040	* *	5	\$100	B
Raceway								
Conduit	50%			2020	\$10,600	1		B
Conduit	50%			2040	* *	1		B
Panelboards								
Fused Disc Sw	10%			2036	* *	5		B
Molded Case Bkrs	60%			2036	* *	5	\$200	B
Molded Case Bkrs	30%			2019	\$3,300	5	\$100	B
Wiring								
Thermoplastic	60%			2040	* *	1		B
Thermoplastic	40%			2020	\$5,900	1		B
Motor Controllers								
Locally Mounted	100%			2033	* *	5	\$100	B
<b>Ground</b>								
Grounding Devices								
Not Accessible	100%							D
<b>Lighting</b>								

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

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

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

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

**Asset # : 2429**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Interior Lighting								
Fluorescent	90%			2025	* *	10	\$9,900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Using T8 Lamps</i>							
Fluorescent	5%			2015	\$1,300	10	\$600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical And Storage Room</i>							
	<i>Explanation : Using T12 Lamps</i>							
HID	3%			2020	\$200	10		B
Incandescent	2%			2020	\$500	2		B
<b>Egress Lighting</b>								
Emergency, Battery	50%			2020	\$2,400	10	\$1,400	B
Exit, Service	50%			2020	\$1,000	1		B

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Electricity	100%			2030	* *	1		B
Terminal Devices								
Fan Coil Unit/Heat	100%			2020	\$199,900	1	\$3,900	B
<b>Ventilation</b>								
Exhaust Fans								
Wall Unit	40%			2015	\$8,100	2	\$200	B
No Component	60%							D
<b>Plumbing</b>								
H/C Water Piping								
Galv Iron/Steel	100%	0-2	\$8,000	2018	\$39,900	1		B
	<i>Corroded, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : 1st Floor</i>							
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS BUILDING #57 - WAREHOUSE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.010 / 2449 **Yr Built/Renovated** : 1910 /  
**Area Sq Ft** : 157,500 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 15-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,3,5,6  
**Block** : 725 **Lot** : 1 **BIN** : 3378183

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$2,459,300	\$722,800
Interior Architecture		\$364,500	\$401,200
Electrical		\$249,500	\$273,400
<b>Total</b>		<b>\$3,073,200</b>	<b>\$1,397,400</b>
Priority A		\$2,459,300	\$722,800
Priority B		\$249,500	\$273,400
Priority C		\$364,500	\$401,200
<b>Total</b>		<b>\$3,073,200</b>	<b>\$1,397,400</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$5,800	\$1,800		
Interior Architecture	\$15,700			
Electrical	\$50,300	\$2,300		\$100
Mechanical	\$9,100	\$13,300		\$7,200
Elevators/Escalators	\$17,800	\$17,800	\$17,800	\$17,800
<b>Total</b>	<b>\$98,800</b>	<b>\$35,200</b>	<b>\$17,800</b>	<b>\$25,000</b>
Priority A	\$5,800	\$1,800		
Priority B	\$77,200	\$33,400	\$17,800	\$25,000
Priority C	\$15,700			
<b>Total</b>	<b>\$98,800</b>	<b>\$35,200</b>	<b>\$17,800</b>	<b>\$25,000</b>



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

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

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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	95%			LIFE	**	5	\$168,800	A
Masonry: Brick	5%	Now	\$5,800	LIFE	**	5	\$1,800	A
Horizontal Cracks, Extent : Moderate, Area Affected : 15%								
Location : At Stair Bulkhead								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : At Stair Bulkhead								
Windows								
Glass Block	10%	Now	\$41,000	LIFE	**	5	\$2,300	A
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Steel	90%	Now	\$1,849,400	2045	**	5	\$202,500	A
Air Infiltration, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Unit Inoperable, Extent : Moderate, Area Affected : 35%								
Location : Throughout								
Parapets								
Cast in Place Concrete	100%	Now	\$104,100	LIFE	**	5	\$351,500	A
Vertical Cracks, Extent : Moderate, Area Affected : 5%								
Location : East Facade, West Facade								
Roof								
Built-Up (BUR)	97%	Now	\$464,800	2030	**			A
Blisters, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Vegetation Growth, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Spray-on Foam	3%			2020	\$7,900	5	\$3,600	A
Interior								
Floors								
Cast in Place Concrete	95%			LIFE	**	5	\$401,200	C
Steel Plate	5%	Now	\$364,500	LIFE	**	1		C
Corrosion/Rusting, Extent : Severe, Area Affected : 40%								
Location : Stair Landings Throughout								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL-MASTAS BUILDING #57 - WAREHOUSE**  
**Asset # : 2449**

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Interior</b>								
<b>Interior Walls</b>								
Cast in Place Concrete	20%	Now	\$10,300	LIFE	**			C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Fifth Floor</i>								
Concrete Masonry Unit	15%			LIFE	**	5	\$500	C
Gypsum Board	5%			LIFE	**	5	\$200	C
Masonry: Brick	10%	Now	\$5,400	LIFE	**			C
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Stair</i>								
Masonry: Brick	50%			LIFE	**			C
<b>Ceilings</b>								
Exposed Concrete	95%			LIFE	**	5	\$28,700	B
Gypsum Board	5%			LIFE	**	5	\$12,100	B

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
<b>Switchgear / Switchboard</b>								
Fused Disc Sw	100%			2020	\$58,200	5	\$600	B
<b>Raceway</b>								
Conduit	100%			2020	\$75,900	1		B
<b>Panelboards</b>								
Fused Disc Sw	20%			2019	\$9,900	5	\$600	B
Fused Knife Sw	50%	2-4	\$24,800	2045	**	5	\$700	B
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Molded Case Bkrs	30%			2019	\$14,900	5	\$1,000	B
<b>Wiring</b>								
Braided Cloth	70%	2-4	\$24,700	2045	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	30%			2020	\$17,800	1		B
<b>Motor Controllers</b>								
Locally Mounted	30%			2018	\$19,900	5	\$300	B
Locally Mounted	70%			2025	**	5	\$600	B

<b>Ground</b>								
<b>Grounding Devices</b>								
Not Accessible	100%							D

**Lighting**

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

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

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

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Interior Lighting								
Fluorescent	50%			2015	\$139,900	10	\$59,200	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
			<i>Explanation : Using T12 Lamps</i>					
Fluorescent	30%			2020	\$84,000	10	\$35,500	B
HID	2%			2015	\$1,600	10	\$100	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Outside The Building</i>					
			<i>Explanation : High Pressure Sodium Lights</i>					
Incandescent	18%			2015	\$50,400	2	\$500	B

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Natural Gas	100%			2040	* *	1		B
Conversion Equipment								
Radiant Heater	60%			2025	* *	2	\$35,900	B
			<i>Other Observation, Extent : Light, Area Affected : 60%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Heating Equipment Is Installed And Maintained By Tenants</i>					
No Component	40%							D
<b>Plumbing</b>								
H/C Water Piping								
Galv Iron/Steel	100%			2025	* *	1		B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%	Now	\$6,100	2015	\$6,100	4	\$1,300	B
			<i>Malfunctioning, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Basement</i>					
Sewage Ejector(s)								
Electric	100%	Now	\$3,000	2028	* *	4	\$1,300	B
			<i>Not in Service, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Burnt Out Motor</i>					
Fixtures								
Generic	100%							B

**Vertical Transport**

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

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

**Asset # : 2449**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Vertical Transport									
Elevators									
Geared Traction		100%			LIFE		* *		C
Other Observation, Extent : Light, Area Affected : 100%									
Location : 1-6									
Explanation : 3 Units, 1 Unit Not In Service									

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

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

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



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS BUILDING #58 - WAREHOUSE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.000 / 2448 **Yr Built/Renovated** : 1927 /  
**Area Sq Ft** : 142,560 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 15-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2,5,6  
**Block** : 725 **Lot** : 1 **BIN** : 3378184

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$2,284,900	\$674,600
Interior Architecture	\$52,000	\$382,200
Electrical	\$114,000	\$351,100
Mechanical	\$38,800	
<b>Total</b>	<b>\$2,489,700</b>	<b>\$1,407,900</b>
Priority A	\$2,284,900	\$674,600
Priority B	\$152,800	\$351,100
Priority C	\$52,000	\$382,200
<b>Total</b>	<b>\$2,489,700</b>	<b>\$1,407,900</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$15,400	\$1,100		
Interior Architecture	\$4,900			
Electrical	\$132,900	\$42,200		\$400
Mechanical	\$7,200	\$13,700	\$100	\$7,600
Elevators/Escalators	\$17,800	\$17,800	\$17,800	\$17,800
<b>Total</b>	<b>\$178,100</b>	<b>\$74,800</b>	<b>\$17,800</b>	<b>\$25,800</b>
Priority A	\$15,400	\$1,100		
Priority B	\$157,800	\$73,700	\$17,800	\$25,800
Priority C	\$4,900			
<b>Total</b>	<b>\$178,100</b>	<b>\$74,800</b>	<b>\$17,800</b>	<b>\$25,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL-MASTAS BUILDING #58 - WAREHOUSE**  
**Asset # : 2448**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$10,100	LIFE	* *	5	\$8,000	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location : Stair Bulkhead								
Exposed Reinforcement, Extent : Moderate, Area Affected : 15%								
Location : Stair Bulkhead								
Cast in Place Concrete	90%			LIFE	* *	5	\$144,800	A
Masonry: Brick	5%	Now	\$5,300	LIFE	* *	5	\$1,600	A
Diagonal Cracks, Extent : Severe, Area Affected : 15%								
Location : Elevator Shaft								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : Elevator Shaft								
Windows								
Steel	100%	Now	\$1,859,900	2045	* *	5	\$203,700	A
Air Infiltration, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Broken/Missing Elements, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Parapets								
Cast in Place Concrete	100%			LIFE	* *	5	\$318,200	A
Roof								
Built-Up (BUR)	98%	Now	\$425,100	2030	* *			A
Blisters, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Vegetation Growth, Extent : Moderate, Area Affected : 15%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Spray-on Foam	2%			2020	\$4,800	5	\$2,200	A
Interior								
Floors								
Cast in Place Concrete	100%	Now	\$52,000	LIFE	* *	5	\$382,200	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Interior Walls								
Cast in Place Concrete	15%			LIFE	* *			C
Concrete Masonry Unit	15%			LIFE	* *	5	\$400	C
Gypsum Board	5%			LIFE	* *	5	\$200	C
Masonry: Brick	10%	Now	\$4,900	LIFE	* *			C
Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
Location : East Stair								
Masonry: Brick	55%			LIFE	* *			C

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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
Exposed Concrete	100%			LIFE	* *	5	\$27,300	B
Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Transformers								
Liquid Filled	100%	2-4	\$32,700	2040	* *	3	\$1,000	B
On Extended Life, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : Four 200 Kva 4160v-120/240v								
Feeders								
Busway	100%			2018	\$66,400	1		B
Raceway								
Tray	100%			2018	\$3,500	1		B
Under 600 Volts								
Service Equipment								
Fused Knife Sw	100%	2-4	\$15,600	2050	* *	5	\$300	B
Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 2500 Amps And One 1000 Amps Main Disconnect Switch								
Switchgear / Switchboard								
Fused Disc Sw	100%			2020	\$48,500	5	\$500	B
Raceway								
Conduit	100%			2020	\$56,000	1		B
Panelboards								
Fused Disc Sw	20%			2019	\$7,700	5	\$500	B
Fused Knife Sw	5%	2-4	\$1,900	2045	* *	5	\$100	B
Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Fused Toggle Switch	45%	2-4	\$35,000	2045	* *	5	\$600	B
Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Molded Case Bkrs	30%			2028	* *	5	\$900	B
Wiring								
Braided Cloth	70%	2-4	\$20,000	2045	* *	1		B
Insulation Aged, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Thermoplastic	30%			2030	* *	1		B
Motor Controllers								
Locally Mounted	100%			2025	* *	5	\$800	B

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

**Asset # : 2448**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	30%			2015	\$76,000	10	\$32,100	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Using T12 Lamps</i>					
Fluorescent	50%			2020	\$126,700	10	\$53,500	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Using T8 Lamps</i>					
HID	5%			2015	\$3,500	10	\$200	B
Incandescent	15%			2015	\$38,000	2	\$400	B
Egress Lighting								
Emergency, Battery	50%	Now	\$23,600	2030	* *			B
			<i>Not Functioning, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
Exit, Service	30%			2015	\$5,700	1		B
Exit, Service	20%	Now	\$3,800	2030	* *	1		B
			<i>Not Functioning, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Heating								
Energy Source								
Natural Gas	100%			2040	* *	1		B
Conversion Equipment								
Radiant Heater	70%			2025	* *	2	\$37,900	B
			<i>Other Observation, Extent : Light, Area Affected : 70%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Heating Equipment Is Installed And Maintained By Tenants</i>					
No Component	30%							D
Terminal Devices								
No Component	70%							D
No Component	30%							D
Ventilation								
Exhaust Fans								
Wall Unit	10%			2020	\$19,700	2	\$400	B
No Component	90%							D
Plumbing								

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

**Asset # : 2448**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Plumbing</b>								
H/C Water Piping Galv Iron/Steel	100%	0-2	\$38,800	2025	* *	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s) Submersible	100%	Now	\$6,100	2015	\$6,100	4	\$1,300	B
<i>Malfunctioning, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Sewage Ejector(s) Electric	100%	Now	\$1,000	2028	* *	4	\$1,300	B
<i>Malfunctioning, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Fixtures Generic	100%							B
<b>Vertical Transport</b>								
Elevators Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-6</i>								
<i>Explanation : 3 Units</i>								

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.060 / 2283 **Yr Built/Renovated** : 1920 /  
**Area Sq Ft** : 4,351 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 715 **Lot** : 1 **BIN** : 3345662

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$319,800	
<b>Total</b>	<b>\$319,800</b>	
Priority A	\$319,800	
<b>Total</b>	<b>\$319,800</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$18,500	\$1,300		
Interior Architecture	\$100			
Electrical	\$39,200	\$6,700		
Mechanical	\$8,600	\$600	\$100	\$100
<b>Total</b>	<b>\$66,500</b>	<b>\$8,600</b>	<b>\$100</b>	<b>\$100</b>
Priority A	\$18,500	\$1,300		
Priority B	\$47,900	\$7,300	\$100	\$100
Priority C	\$100			
<b>Total</b>	<b>\$66,500</b>	<b>\$8,600</b>	<b>\$100</b>	<b>\$100</b>



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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP**  
**Asset # : 2283**

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Exterior Walls									
Concrete Masonry Unit	5%			LIFE	**	5	\$300	A	
Masonry: Brick	85%	Now	\$67,300	LIFE	**	5	\$6,800	A	
Diagonal Cracks, Extent : Moderate, Area Affected : 15%									
Location : South Facade									
Misaligned/Bulging, Extent : Moderate, Area Affected : 10%									
Location : South Facade									
Metal Coiling Doors	10%			2025	**	5	\$2,500	A	
Windows									
Metal Louvers	25%			2023	\$27,800	10	\$5,400	A	
Wood	75%	Now	\$79,200	2045	**	5	\$12,900	A	
Air Infiltration, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Thermally Inefficient, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Split/Cracked, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Unit Inoperable, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Parapets									
Masonry: Brick	100%	Now	\$76,200	LIFE	**	5	\$3,900	A	
Diagonal Cracks, Extent : Moderate, Area Affected : 10%									
Location : Corners									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Throughout									
Roof									
Modified Bitumen	97%	Now	\$18,500	2015	\$61,700			A	
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 40%									
Location : Throughout									
Skylight, Metal/Glass	3%	Now	\$35,500	2050	**			A	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : Over First Floor									
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%									
Location : Over First Floor									
Interior									
Floors									
Cast in Place Concrete	85%			LIFE	**	5	\$8,900	C	
Panel/Paver: Cer/Brk	15%			2028	**	5	\$1,600	C	
Interior Walls									
Ceramic Tile	10%			2029	**	5	\$300	C	
Masonry: Brick	70%			LIFE	**			C	
Plaster	20%			LIFE	**	5	\$200	C	
Ceilings									
Exposed Concrete	40%			LIFE	**	5	\$300	B	
Exposed Struc: Wood	60%			LIFE	**			B	

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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL-MASTAS PUMP HOUSE - SHOP**  
**Asset # : 2283**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Over 600 Volts</b>								
Transformers								
Liquid Filled	100%	2-4	\$32,700	2040	* *	3		B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
Switchgear / Switchboard								
Air Circuit Breaker	100%	2-4	\$3,600	2050	* *	3		B
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
Feeders								
Cable	100%			2019	\$1,000	1		B
Raceway								
Conduit	100%			2020	\$3,500	1		B
<b>Under 600 Volts</b>								
Service Equipment								
Fused Disc Sw	100%			2020	\$900	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Ratings Is Not Available</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2020	\$9,700	5		B
Molded Case Bkrs	50%			2030	* *	5		B
Raceway								
Conduit	30%			2030	* *	1		B
Conduit	70%			2020	\$14,800	1		B
Panelboards								
Molded Case Bkrs	50%			2028	* *	5		B
Molded Case Bkrs	50%			2019	\$5,500	5		B
Wiring								
Braided Cloth	20%	2-4	\$3,000	2045	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Shop And Electrical Room</i>								
Thermoplastic	50%			2030	* *	1		B
Thermoplastic	30%			2020	\$4,400	1		B
Motor Controllers								
Locally Mounted	100%			2025	* *	5		B
<b>Ground</b>								
Grounding Devices								
Not Accessible	100%							D
<b>Lighting</b>								

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

**Asset # : 2283**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Interior Lighting								
Fluorescent	63%			2015	\$4,400	10	\$1,900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Using T12 Lamps</i>							
Fluorescent	30%			2020	\$2,100	10	\$900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Pump House</i>							
	<i>Explanation : Using T8 Lamps</i>							
HID	2%			2015		10		B
Incandescent	5%			2015	\$300	2		B

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Electricity	20%			2030	* *	1		B
Natural Gas	80%			2030	* *	1		B
Conversion Equipment								
Radiant Heater	20%			2020	\$3,100	2	\$300	B
	<i>Other Observation, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Pump House</i>							
	<i>Explanation : Electrical Unit Heater In Pump House Only</i>							
No Component	80%							D
Terminal Devices								
Fan Coil Unit/Heat	80%	Now	\$8,600	2030	* *	1	\$700	B
	<i>Unit Inoperable, Extent : Severe, Area Affected : 80%</i>							
	<i>Location : Obsolete Gas Fired Fan Coil Unit Heaters In The Shop</i>							
No Component	20%							D
<b>Ventilation</b>								
Exhaust Fans								
Wall Unit	30%			2020	\$1,600	2		B
No Component	70%							D
<b>Plumbing</b>								
H/C Water Piping								
Galv Iron/Steel	100%			2025	* *	1		B
Water Heater								
Electric	100%			2015	\$600	4		B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS RESTAURANT  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.070 / 2154 **Yr Built/Renovated** : 1920 /  
**Area Sq Ft** : 7,360 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 15-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 725 **Lot** : 1 **BIN** : 3345657

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$88,700	
<b>Total</b>	<b>\$88,700</b>	
Priority A	\$88,700	
<b>Total</b>	<b>\$88,700</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$46,500			
<b>Total</b>	<b>\$46,500</b>			
Priority A	\$46,500			
<b>Total</b>	<b>\$46,500</b>			



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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	100%	Now	\$51,200	LIFE	* *	5	\$15,600	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement Entrance</i>								
Windows								
Wood	100%	Now	\$37,500	2045	* *	5	\$6,100	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Wood Cornice	100%	Now	\$22,900	2030	* *	5	\$14,400	A
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
Roof								
Slate	75%	Now	\$23,600	LIFE	* *			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Not Accessible	25%							D
Interior								
Floors								
Not Accessible	100%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Building Is Vacant And Locked - No Access To Interior</i>								
Interior Walls								
Not Accessible	100%							D
Ceilings								
Not Accessible	100%							D

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Not Accessible	100%							D
Switchgear / Switchboard								
Not Accessible	100%							D

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

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

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

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

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts									
	Raceway								
	Not Accessible	100%							D
	Panelboards								
	Not Accessible	100%							D
	Wiring								
	Not Accessible	100%							D
	Motor Controllers								
	Not Accessible	100%							D
Ground									
	Grounding Devices								
	Not Accessible	100%							D
Lighting									
	Interior Lighting								
	Not Accessible	100%							D
	Egress Lighting								
	Not Accessible	100%							D

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Not Accessible	100%							D
Other Observation, Extent : Light, Area Affected : 0%									
Location : Entire Building									
Explanation : Bldg Padlocked By City Marshal									
	Conversion Equipment								
	Not Accessible	100%							D
	Distribution								
	Not Accessible	100%							D
	Terminal Devices								
	Not Accessible	100%							D
Air Conditioning									
	Energy Source								
	Not Accessible	100%							D
	Conversion Equipment								
	Not Accessible	100%							D
	Distribution								
	Not Accessible	100%							D
	Terminal Devices								
	Not Accessible	100%							D
	Heat Rejection								
	Not Accessible	100%							D
Ventilation									
	Distribution								
	Not Accessible	100%							D

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

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

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

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

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ventilation								
Exhaust Fans								
Not Accessible	100%							D
Plumbing								
H/C Water Piping								
Not Accessible	100%							D
Water Heater								
Not Accessible	100%							D
HW Heat Exchanger								
Not Accessible	100%							D
Sanitary Piping								
Not Accessible	100%							D
Storm Drain Piping								
Not Accessible	100%							D
Sump Pump(s)								
Not Accessible	100%							D
Sewage Ejector(s)								
Not Accessible	100%							D
Backflow Preventer								
Not Accessible	100%							D
Fixtures								
Not Accessible	100%							D

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS UNIT C - WAREHOUSE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.080 / 2155 **Yr Built/Renovated** : 1910 /  
**Area Sq Ft** : 162,409 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2,4  
**Block** : 715 **Lot** : 1 **BIN** : 3345581

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,840,200	\$172,200
Interior Architecture	\$137,800	\$477,600
Electrical	\$442,100	\$249,900
Mechanical	\$43,500	\$634,500
<b>Total</b>	<b>\$2,463,600</b>	<b>\$1,534,300</b>
Priority A	\$1,840,200	\$172,200
Priority B	\$485,600	\$1,117,200
Priority C	\$137,800	\$244,900
<b>Total</b>	<b>\$2,463,600</b>	<b>\$1,534,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$26,700			
Interior Architecture		\$4,900		
Electrical	\$86,600	\$35,400		\$400
Mechanical	\$5,800	\$5,800	\$10,400	\$5,800
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
<b>Total</b>	<b>\$127,000</b>	<b>\$54,000</b>	<b>\$18,300</b>	<b>\$14,100</b>
Priority A	\$26,700			
Priority B	\$100,300	\$54,000	\$18,300	\$14,100
Priority C				
<b>Total</b>	<b>\$127,000</b>	<b>\$54,000</b>	<b>\$18,300</b>	<b>\$14,100</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.

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

**Asset # : 2155**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$512,800	LIFE	* *	5	\$78,200	A
	Horizontal Cracks, Extent : Moderate, Area Affected : 20%							
	Location : Bulkheads							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 10%							
	Location : East Facade							
Metal Coiling Doors	10%	Now	\$207,900	2025	* *	5	\$13,600	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : West Facade							
	Deformed/Dented, Extent : Light, Area Affected : 25%							
	Location : West Facade							
	Unit Inoperable, Extent : Moderate, Area Affected : 25%							
	Location : West Facade							
Windows								
Steel	100%	Now	\$859,000	2045	* *	5	\$94,100	A
	Air Infiltration, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Parapets								
Masonry: Brick	95%	Now	\$26,700	LIFE	* *	5	\$8,200	A
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Masonry: Limestone	5%			LIFE	* *	5	\$500	A
Roof								
Metal Panel	10%	Now	\$122,000	2040	* *			A
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%							
	Location : Canopies Over Loading Areas							
	Corrosion/Rusting, Extent : Severe, Area Affected : 50%							
	Location : Canopies Over Loading Areas							
Modified Bitumen	85%			2025	* *	10	\$78,100	A
	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Skylight, Metal/Glass	5%	Now	\$60,400	2030	* *			A
	Water Penetration, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Interior								
Floors								
Cast in Place Concrete	25%			LIFE	* *	5	\$107,100	C
Wood	75%			2035	* *	5	\$275,500	C

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

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

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

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

**Asset # : 2155**

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

**Interior**

**Interior Walls**

Concrete Masonry Unit	5%			LIFE		**	5	\$600	C
Masonry: Brick	85%			LIFE		**			C
Plaster	10%			LIFE		**	5	\$1,000	C

**Ceilings**

AcousTileSusp.Lay-In	5%			2025		**	5	\$9,800	B
Gypsum Board	95%			LIFE		**	5	\$232,700	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

**Over 600 Volts**

**Transformers**

Liquid Filled	100%	2-4		\$32,700	2040		**	3	\$1,200	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 : Six 300 Kva 4160v-480v/277v</i>										

**Feeders**

Busway	100%				2018			\$66,400	1	B
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**Raceway**

Tray	100%				2018			\$3,500	1	B
------	------	--	--	--	------	--	--	---------	---	---

**Under 600 Volts**

**Service Equipment**

Fused Knife Sw	100%	2-4		\$28,000	2050		**	5	\$300	B
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>										
<i>Location : Electrical Room</i>										

**Switchgear / Switchboard**

Fused Knife Sw	100%	2-4		\$58,200	2050		**	5	\$300	B
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>										
<i>Location : Electrical Room</i>										

**Raceway**

Conduit	100%				2020			\$75,900	1	B
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**Panelboards**

Fused Disc Sw	20%				2019			\$9,900	5	\$600	B
Molded Case Bkrs	30%				2028		**		5	\$1,100	B
Molded Case Bkrs	50%				2019			\$24,800	5	\$1,800	B

**Wiring**

Braided Cloth	70%	2-4	\$24,700	2045	**	1	B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
<i>Location : Throughout The Building</i>							

Thermoplastic	5%				2030		**	1			B
Thermoplastic	25%				2020			\$14,800	1		B

**Motor Controllers**

Locally Mounted	100%				2018			\$82,800	5	\$900	B
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*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

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

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



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

**Asset # : 2155**

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

Ground

Grounding Devices  
Not Accessible

100%

D

Lighting

Interior Lighting  
Fluorescent

95%

2015

\$269,900

10

\$114,100

B

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

*Location : Throughout The Building*

*Explanation : Using T12 Lamps*

Incandescent

5%

2015

\$14,200

2

\$100

B

Egress Lighting

Emergency, Service

60%

2015

\$12,700

1

B

Exit, Service

40%

2015

\$8,500

1

B

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

Heating

Energy Source

Natural Gas

100%

2030

\* \*

1

B

Conversion Equipment

Furnace

50%

2020

\$89,000

1

\$32,500

B

*Other Observation, Extent : Light, Area Affected : 50%*

*Location : Roof*

*Explanation : 2 Units*

No Component

50%

D

Terminal Devices

Fan Coil Unit/Heat

50%

2020

\$545,500

1

\$21,200

B

No Component

50%

D

Ventilation

Distribution

Ductwork/Diffusers

50%

LIFE

\* \*

2-5

\$36,500

B

No Component

50%

D

Exhaust Fans

Roof

50%

2025

\* \*

2

\$2,000

B

No Component

50%

D

Plumbing

H/C Water Piping

Galv Iron/Steel

100%

0-2

\$43,500

2025

\* \*

1

B

*Corroded, Extent : Moderate, Area Affected : 15%*

*Location : 1st Floor*

Water Heater

Electric

100%

2018

\$22,600

4

\$1,200

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.*

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

**Asset # : 2155**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Plumbing								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE		* *		C
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : 1-4</i>					
			<i>Explanation : Two Units</i>					

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS UNIT D - WAREHOUSE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.090 / 2156 **Yr Built/Renovated** : 1910 / 2008  
**Area Sq Ft** : 36,768 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 715 **Lot** : 1 **BIN** : 3378186

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,282,300	\$173,000
Interior Architecture	\$329,000	\$155,400
Mechanical		\$40,000
<b>Total</b>	<b>\$1,611,300</b>	<b>\$368,400</b>
Priority A	\$1,282,300	\$173,000
Priority B		\$40,000
Priority C	\$329,000	\$155,400
<b>Total</b>	<b>\$1,611,300</b>	<b>\$368,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture				
Electrical	\$47,600	\$41,800		
Mechanical	\$23,300	\$4,400	\$100	\$4,400
<b>Total</b>	<b>\$70,900</b>	<b>\$46,200</b>	<b>\$100</b>	<b>\$4,400</b>
Priority A				
Priority B	\$70,900	\$46,200	\$100	\$4,400
<b>Total</b>	<b>\$70,900</b>	<b>\$46,200</b>	<b>\$100</b>	<b>\$4,400</b>



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

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

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

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

**Asset # : 2156**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$347,100	LIFE	**	5	\$35,300	A
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 15%							
	Location : East Facade, West Facade							
	Vertical Cracks, Extent : Severe, Area Affected : 10%							
	Location : West Facade							
	Worn/Eroded, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Metal Coiling Doors	10%	Now	\$234,600	2040	**	5	\$6,100	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 10%							
	Location : East Facade, West Facade							
	Deformed/Dented, Extent : Moderate, Area Affected : 10%							
	Location : East Facade, West Facade							
Windows								
Steel	100%	Now	\$447,400	2045	**	5	\$49,000	A
	Air Infiltration, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
Parapets								
Cast Stone/Terra Cotta	5%			LIFE	**	5	\$5,100	A
Masonry: Brick	95%	Now	\$164,500	LIFE	**	5	\$12,600	A
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
	Location : East Facade, North Facade							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 10%							
	Location : South Facade							
	Worn/Eroded, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Roof								
Spray-on Foam	100%			2030	**	5	\$177,600	A
	Recent Repair Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Interior								
Floors								
Cast in Place Concrete	100%	Now	\$211,300	LIFE	**	5	\$155,400	C
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%							
	Location : First Floor							
	Worn/Eroded, Extent : Moderate, Area Affected : 20%							
	Location : First Floor							

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

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

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

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

**Asset # : 2156**

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

**Interior**

**Interior Walls**

Masonry: Brick

100% Now

\$117,700 LIFE

\* \*

C

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

*Location : Throughout*

**Ceilings**

Exposed Struc: Wood

100%

LIFE

\* \*

B

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

**Under 600 Volts**

**Switchgear / Switchboard**

Fused Disc Sw

40%

2030

\* \*

5

\$100

B

Fused Knife Sw

60%

2-4

\$11,600

2050

\* \*

5

B

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

*Location : First Floor*

**Raceway**

Conduit

100%

2020

\$21,100

1

B

**Panelboards**

Fused Disc Sw

20%

2019

\$3,300

5

\$100

B

Fused Knife Sw

40%

2-4

\$31,800

2045

\* \*

5

\$100

B

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

*Location : Throughout*

Molded Case Bkrs

20%

2019

\$3,300

5

\$200

B

Molded Case Bkrs

20%

2028

\* \*

5

\$200

B

**Wiring**

Braided Cloth

60%

2-4

\$4,000

2045

\* \*

1

B

*Insulation Aged, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

Thermoplastic

30%

2020

\$4,400

1

B

Thermoplastic

10%

2030

\* \*

1

B

**Motor Controllers**

Locally Mounted

100%

2018

\$16,600

5

\$200

B

**Ground**

**Grounding Devices**

Not Accessible

100%

D

**Lighting**

**Interior Lighting**

Fluorescent

10%

2015

\$10,300

10

\$4,400

B

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

*Location : Throughout The Building*

*Explanation : Using T12 Lamps*

HID

90%

2015

\$25,700

10

\$1,400

B

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

*Location : Throughout The Building*

*Explanation : Metal Halide*

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL-MASTAS UNIT D - WAREHOUSE**  
**Asset # : 2156**

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%			2040	* *	1		B
Conversion Equipment								
Radiant Heater	100%			2025	* *	2	\$22,000	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout								
Explanation : 10 Units								
Ventilation								
Exhaust Fans								
Wall Unit	50%			2020	\$40,000	2	\$700	B
No Component	50%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	0-2	\$15,800	2025	* *	1		B
Corroded, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Leak Evident, Extent : Moderate, Area Affected : 5%								
Location : Water Main Connection Pipe								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%	Now	\$7,400	LIFE	* *	1		B
Corroded, Extent : Moderate, Area Affected : 10%								
Location : Various Locations								
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-MASTAS UNIT G - WAREHOUSE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0016.020 / 2428 **Yr Built/Renovated** : 1902 /  
**Area Sq Ft** : 316,940 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,3,5,7  
**Block** : 725 **Lot** : 1 **BIN** : 3378185

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,517,700	\$268,300
Interior Architecture	\$2,921,400	\$867,200
Electrical	\$492,400	\$900,400
Mechanical	\$172,400	\$64,800
<b>Total</b>	<b>\$5,103,900</b>	<b>\$2,100,700</b>
Priority A	\$1,517,700	\$268,300
Priority B	\$3,586,300	\$1,025,900
Priority C		\$806,500
<b>Total</b>	<b>\$5,103,900</b>	<b>\$2,100,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture		\$18,200	\$800	
Interior Architecture			\$2,400	
Electrical	\$48,800	\$62,900	\$800	\$700
Mechanical	\$7,600	\$4,400	\$1,500	\$4,400
Elevators/Escalators	\$6,900	\$6,900	\$6,900	\$6,900
<b>Total</b>	<b>\$63,300</b>	<b>\$92,500</b>	<b>\$12,400</b>	<b>\$12,000</b>
Priority A		\$18,200	\$800	
Priority B	\$63,300	\$74,200	\$9,200	\$12,000
Priority C			\$2,400	
<b>Total</b>	<b>\$63,300</b>	<b>\$92,500</b>	<b>\$12,400</b>	<b>\$12,000</b>



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

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

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

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

**Asset # : 2428**

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior									
Exterior Walls									
	Concrete Masonry Unit	5%			LIFE	**	5	\$6,100	A
	Masonry: Brick	10%	Now	\$127,500	LIFE	**	5	\$19,400	A
		Diagonal Cracks, Extent : Moderate, Area Affected : 50%							
		Location : At Elevator Shaft							
		Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
		Location : At Elevator Shaft							
	Masonry: Brick	60%			LIFE	**	5	\$116,600	A
	Metal, Corrugated	5%			2040	**	1		A
	Metal Coiling Doors	15%	Now	\$349,000	2025	**	5	\$45,500	A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : Throughout							
	Window Wall	5%			2040	**	5	\$36,400	A
Windows									
	Aluminum	10%			2036	**	5	\$1,500	A
	Steel	90%	Now	\$791,800	2045	**	5	\$86,700	A
		Air Infiltration, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Thermally Inefficient, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
		Unit Inoperable, Extent : Moderate, Area Affected : 25%							
		Location : Various Locations							
Parapets									
	Masonry: Brick	100%	Now	\$61,300	LIFE	**	5	\$9,400	A
		Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
Roof									
	Modified Bitumen	98%	0-2	\$74,600	2025	**			A
		Ponding, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
	Skylight, Metal/Glass	2%	Now	\$113,400	2030	**			A
		Broken/Missing Elements, Extent : Moderate, Area Affected : 30%							
		Location : Over Elevator Shaft							
		Corrosion/Rusting, Extent : Moderate, Area Affected : 30%							
		Location : Over Elevator Shaft							
Interior									
Floors									
	Cast in Place Concrete	95%			LIFE	**	5	\$806,500	C
	Vinyl Tile	5%			2025	**	3	\$7,300	C
Interior Walls									
	Concrete Masonry Unit	5%			LIFE	**	5	\$2,500	C
	Masonry: Brick	95%			LIFE	**			C

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

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

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



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

**Asset # : 2428**

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

**Interior**

**Ceilings**

Exposed Concrete

100% Now \$2,921,400 LIFE \* \* 5 \$60,600 B  
*Cracking/Crumbling, Extent : Light, Area Affected : 10%*  
*Location : Around Beams*

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

**Over 600 Volts**

**Transformers**

Liquid Filled

100% 2040 \* \* 3 \$2,300 B  
*On Extended Life, Extent : Moderate, Area Affected : 100%*  
*Location : Electrical Room*  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Electrical Room*  
*Explanation : Two 200 Kva 4160v-208v/120v*

**Switchgear / Switchboard**

Air Circuit Breaker

100% 2-4 \$3,600 2050 \* \* 3 \$2,000 B  
*Obsolete Equipment, Extent : Moderate, Area Affected : 100%*  
*Location : Electrical Room*

**Feeders**

Cable

100% 2019 \$2,000 1 B

**Raceway**

Conduit

100% 2020 \$3,500 1 B

**Under 600 Volts**

**Service Equipment**

Molded Case Bkrs

100% 2-4 \$31,800 2050 \* \* 5 \$3,400 B  
*On Extended Life, Extent : Moderate, Area Affected : 100%*  
*Location : Electrical Room*

**Switchgear / Switchboard**

Molded Case Bkrs

100% 2-4 \$116,400 2050 \* \* 5 \$3,400 B  
*On Extended Life, Extent : Moderate, Area Affected : 100%*  
*Location : Electrical Room*

**Raceway**

Conduit

10% 2030 \* \* 1 B

Conduit

90% 2020 \$136,600 1 B

**Panelboards**

Fused Disc Sw

5% 2028 \* \* 5 \$300 B

Fused Disc Sw

10% 2019 \$9,900 5 \$600 B

Molded Case Bkrs

10% 2028 \* \* 5 \$700 B

Molded Case Bkrs

65% 2019 \$70,400 5 \$4,500 B

Molded Case Bkrs

10% 2-4 \$10,800 2045 \* \* 5 \$300 B

*On Extended Life, Extent : Moderate, Area Affected : 100%*  
*Location : Basement*

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

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

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

**Asset # : 2428**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Under 600 Volts								
Wiring								
Braided Cloth	50%	2-4	\$35,300	2045	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	10%			2030	* *	1		B
Thermoplastic	40%			2020	\$47,500	1		B
Motor Controllers								
Locally Mounted	100%			2018	\$165,600	5	\$1,700	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	60%			2020	\$337,600	10	\$142,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T8 Lamps</i>								
Fluorescent	36%			2015	\$202,600	10	\$85,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T12 Lamps</i>								
HID	3%			2015	\$4,700	10	\$300	B
Incandescent	1%			2015	\$5,600	2	\$100	B
Egress Lighting								
Emergency, Battery	50%			2015	\$52,500	10	\$31,300	B
Exit, Service	50%			2015	\$21,000	1		B

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Heating								
Energy Source								
Natural Gas	15%			2040	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout Building</i>								
<i>Explanation : Only 1st Floor Is Currently Occupied. 2nd - 7th Floors Are Vacant</i>								
No Component	85%							D
Conversion Equipment								
Radiant Heater	15%			2025	* *	2	\$18,000	B
<i>Other Observation, Extent : Light, Area Affected : 15%</i>								
<i>Location : First Floor</i>								
<i>Explanation : Heating Equipment Is Installed And Maintained By Tenants</i>								
No Component	85%							D
Terminal Devices								
Fan Coil Unit/Heat	10%			2020	\$64,800	1	\$8,400	B
No Component	90%							D

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

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

**Asset # : 2428**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$172,400	2025	* *	1		B
		<i>Corroded, Extent : Moderate, Area Affected : 20%</i>						
		<i>Location : 1st Floor &amp; Throughout</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%			2014	\$6,100	4	\$2,000	B
Sewage Ejector(s)								
Electric	100%			2020	\$10,100	4	\$1,300	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-7</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 : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-OTHERS BUILDING A - WAREHOUSE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0017.000 / 2157 **Yr Built/Renovated** : 1910 / 2000  
**Area Sq Ft** : 208,400 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,3,5  
**Block** : 715 **Lot** : 1 **BIN** : 3378187

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$2,033,000	\$250,200
Interior Architecture	\$896,900	\$543,100
Electrical	\$36,800	\$418,700
Mechanical	\$97,000	\$83,100
<b>Total</b>	<b>\$3,063,700</b>	<b>\$1,295,100</b>
Priority A	\$2,033,000	\$250,200
Priority B	\$133,800	\$771,300
Priority C	\$896,900	\$273,500
<b>Total</b>	<b>\$3,063,700</b>	<b>\$1,295,100</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture		\$600		
Interior Architecture	\$6,300			
Electrical	\$5,700	\$16,900		
Mechanical	\$6,800	\$5,200	\$8,800	\$5,200
Elevators/Escalators	\$14,800	\$14,800	\$14,800	\$14,800
<b>Total</b>	<b>\$33,600</b>	<b>\$37,500</b>	<b>\$23,600</b>	<b>\$20,000</b>
Priority A		\$600		
Priority B	\$27,300	\$36,900	\$23,600	\$20,000
Priority C	\$6,300			
<b>Total</b>	<b>\$33,600</b>	<b>\$37,500</b>	<b>\$23,600</b>	<b>\$20,000</b>



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

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

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

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

**Asset # : 2157**

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Exterior</b>								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$27,600	A
Masonry: Brick	95%			LIFE	**	5	\$105,000	A
Windows								
Aluminum	5%			2045	**	5	\$1,200	A
Steel	95%	Now	\$1,325,900	2045	**	5	\$145,200	A
Air Infiltration, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Parapets								
Masonry: Brick	100%			LIFE	**	5	\$9,200	A
Roof								
Modified Bitumen	100%	Now	\$707,100	2030	**			A
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%								
Location : Section On West Side								
Seams Open/Split, Extent : Moderate, Area Affected : 25%								
Location : Section On West Side								
Water Penetration, Extent : Moderate, Area Affected : 15%								
Location : Fifth Floor								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Section On West Side								
Explanation : Loose Membrane								
<b>Interior</b>								
Floors								
Cast in Place Concrete	15%	Now	\$56,600	LIFE	**	5	\$83,200	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location : Loading Areas								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Loading Areas								
Ceramic Tile	5%			2029	**	5	\$12,700	C
Wood	80%	Now	\$840,300	2035	**	5	\$190,300	C
Split/Cracked, Extent : Moderate, Area Affected : 25%								
Location : Second Floor								
Staining/Discoloring, Extent : Moderate, Area Affected : 25%								
Location : Second Floor								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Second Floor								
Interior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$1,300	C
Gypsum Board	5%			LIFE	**	5	\$1,000	C
Masonry: Brick	80%			LIFE	**			C
Plaster	5%			LIFE	**	5	\$500	C

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

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

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

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

**Asset # : 2157**

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

**Interior**

**Ceilings**

Exposed Struc: Steel	10%			LIFE		**			B
Gypsum Board	5%			LIFE		**	5	\$15,900	B
Gypsum Board	80%			LIFE		**	5	\$253,700	B
Plaster	5%			LIFE		**	5	\$7,900	B

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

**Under 600 Volts**

**Service Equipment**

Fused Disc Sw	100%			2030		**	5	\$800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Electrical Room</i>									
<i>Explanation : One 600 Amps And Two 400 Amps Main Disconnect Switch</i>									

**Switchgear / Switchboard**

Fused Disc Sw	100%			2030		**	5	\$800	B
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**Raceway**

Conduit	100%			2030		**	1		B
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**Panelboards**

Fused Disc Sw	20%			2019		\$19,800	5	\$800	B
Molded Case Bkrs	80%			2028		**	5	\$3,600	B

**Wiring**

Braided Cloth	10%	2-4	\$5,300	2045		**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									

Thermoplastic	90%			2030		**	1		B
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**Motor Controllers**

Locally Mounted	100%			2025		**	5	\$1,100	B
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**Ground**

**Grounding Devices**

Not Accessible	100%								D
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**Lighting**

**Interior Lighting**

Fluorescent	80%			2020		\$294,300	10	\$124,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Throughout The Building</i>									
<i>Explanation : Using T8 Lamps</i>									

Fluorescent	10%			2015		\$36,800	10	\$15,500	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Throughout The Building*  
*Explanation : Using T12 Lamps*

HID	10%			2020		\$10,200	10	\$600	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : 1st Floor*  
*Explanation : Metal Halide Lamps*

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

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

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

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

**Asset # : 2157**

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

**Lighting**

Egress Lighting								
Emergency, Battery	50%			2020	\$34,300	10	\$20,500	B
Exit, Service	50%			2020	\$13,700	1		B

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

**Heating**

Energy Source								
Electricity	10%			2040	**	1		B
Natural Gas	90%			2040	**	1		B

**Conversion Equipment**

Furnace	10%			2028	**	1	\$8,400	B
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*Other Observation, Extent : Light, Area Affected : 10%*

*Location : 2nd Floor*

*Explanation : 2 Units For The Office Area*

Radiant Heater	10%			2020	\$83,100	2	\$7,900	B
No Component	80%							D

**Distribution**

Ductwork/Diffusers	10%			LIFE	**	2-5	\$9,500	B
No Component	90%							D

**Terminal Devices**

Fan Coil Unit/Heat	80%			2025	**	1	\$43,900	B
No Component	20%							D

**Air Conditioning**

Energy Source								
Electricity	100%			2036	**	1		B

**Conversion Equipment**

Window/Wall Unit	25%			2015	\$97,000	1		B
No Component	75%							D

**Plumbing**

H/C Water Piping								
Galv Iron/Steel	100%			2025	**	1		B

**Sanitary Piping**

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

Cast Iron	100%			LIFE	**	1		B
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**Sewage Ejector(s)**

Electric	100%			2028	**	4	\$1,300	B
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**Vertical Transport**

Elevators								
Geared Traction	100%			LIFE	**			C

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

*Location : 1-5*

*Explanation : 3 Freight, One Not In Service*

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-OTHERS BUILDING B - WAREHOUSE  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0017.010 / 2158 **Yr Built/Renovated** : 1910 / 2000  
**Area Sq Ft** : 267,120 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,3,5,6  
**Block** : 715 **Lot** : 1 **BIN** : 3378188

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$1,118,800	\$775,200
Interior Architecture		\$179,100	\$355,900
Electrical		\$415,600	\$652,000
Mechanical		\$673,400	
<b>Total</b>		<b>\$2,386,800</b>	<b>\$1,783,100</b>
Priority A		\$1,118,800	\$775,200
Priority B		\$1,089,000	\$652,000
Priority C		\$179,100	\$355,900
<b>Total</b>		<b>\$2,386,800</b>	<b>\$1,783,100</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$4,800	\$19,000		
Interior Architecture	\$23,400	\$7,300	\$7,300	
Electrical	\$61,100	\$66,900		
Mechanical		\$3,800	\$3,800	\$3,800
Elevators/Escalators	\$23,700	\$23,700	\$23,700	\$23,700
<b>Total</b>	<b>\$113,100</b>	<b>\$120,700</b>	<b>\$34,800</b>	<b>\$27,500</b>
Priority A	\$4,800	\$19,000		
Priority B	\$84,800	\$101,700	\$27,500	\$27,500
Priority C	\$23,400		\$7,300	
<b>Total</b>	<b>\$113,100</b>	<b>\$120,700</b>	<b>\$34,800</b>	<b>\$27,500</b>



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

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Exterior Walls									
Cast in Place Concrete	7%			LIFE	**	5	\$42,500	A	
Concrete Masonry Unit	3%			LIFE	**	5	\$2,300	A	
Masonry: Brick	80%			LIFE	**	5	\$97,100	A	
Metal Sect. OHD	10%			2025	**	5	\$37,900	A	
Windows									
Aluminum	100%	2-4	\$928,100	2045	**	5	\$9,900	A	
Air Infiltration, Extent : Light, Area Affected : 50%									
Location : Throughout									
Deteriorated Finish, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Thermally Inefficient, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Parapets									
Masonry: Brick	100%			LIFE	**	5	\$6,900	A	
Roof									
Modified Bitumen	98%	Now	\$190,700	2020	\$635,700			A	
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 30%									
Location : Throughout									
Skylight, Metal/Glass	2%	Now	\$4,800	2040	**			A	
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%									
Location : Stair									
Water Penetration, Extent : Moderate, Area Affected : 20%									
Location : Throughout									
Interior									
Floors									
Carpet	5%			2019	\$84,800	3	\$22,000	C	
Cast in Place Concrete	15%			LIFE	**	5	\$96,400	C	
Ceramic Tile	5%			2029	**	5	\$14,700	C	
Paver: Asphalt	5%	Now	\$16,100	2023	\$80,300	5	\$11,000	C	
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : Loading Area									
Worn/Eroded, Extent : Moderate, Area Affected : 25%									
Location : Loading Area									
Terrazzo	5%			LIFE	**	5	\$11,500	C	
Wood	65%			2035	**	5	\$358,200	C	
Interior Walls									
Concrete Masonry Unit	5%			LIFE	**	5	\$600	C	
Gypsum Board	5%			LIFE	**	5	\$1,000	C	
Masonry: Brick	85%			LIFE	**			C	
SGFT/Glazed Masonry	5%			LIFE	**			C	
Ceilings									
AcousTileSusp.Lay-In	5%			2025	**	5	\$14,700	B	
Exposed Concrete	10%			LIFE	**	5	\$4,600	B	
Exposed Struc: Wood	75%			LIFE	**			B	
Plaster	10%			LIFE	**	5	\$18,400	B	

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
Service Equipment								
Fused Disc Sw	100%			2020	\$31,800	5	\$1,000	B
	<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 3000 AMPS Main Disconnect Switch</i>							
Switchgear / Switchboard								
Fused Disc Sw	50%			2020	\$58,200	5	\$500	B
	<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
Molded Case Bkrs	50%			2020	\$58,200	5	\$2,900	B
Raceway								
Conduit	10%			2040	* *	1		B
Conduit	90%			2020	\$136,600	1		B
Panelboards								
Fused Disc Sw	30%			2019	\$29,800	5	\$1,500	B
Fused Knife Sw	10%	2-4	\$9,900	2045	* *	5	\$300	B
	<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Fused Toggle Switch	20%	2-4	\$19,800	2045	* *	5	\$500	B
	<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Molded Case Bkrs	40%			2019	\$39,700	5	\$2,300	B
Wiring								
Braided Cloth	60%	2-4	\$29,500	2045	* *	1		B
	<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Thermoplastic	30%			2030	* *	1		B
Thermoplastic	10%			2020	\$11,900	1		B
Motor Controllers								
Locally Mounted	100%			2018	\$165,600	5	\$1,500	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								

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

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Interior Lighting								
Fluorescent	30%			2020	\$127,800	10	\$54,000	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : Using T8 Lamps							
Fluorescent	62%			2015	\$264,200	10	\$111,700	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : Using T12 Lamps							
HID	3%			2015	\$3,600	10	\$200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Outside The Building							
	Explanation : Mercury Vapor Lamps							
Incandescent	5%			2015	\$21,300	2	\$200	B
<b>Egress Lighting</b>								
Emergency, Battery	50%			2015	\$39,700	10	\$23,700	B
Exit, Service	50%			2015	\$15,900	1		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								
Interruptible Gas/Dual Fuel	100%			2030	* *	1		B
Conversion Equipment								
Not Accessible	100%							D
Distribution								
Steam Piping/Pump	100%	Now	\$457,900	2030	* *	4	\$9,700	B
	Corroded, Extent : Moderate, Area Affected : 30%							
	Location : Various Locations							
Terminal Devices								
Convactor/Radiator	60%	Now	\$123,900	2025	* *	1	\$34,300	B
	Leak Evident, Extent : Severe, Area Affected : 15%							
	Location : Radiators, Throughout							
No Component	40%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2025	* *	1		B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%	Now	\$91,600	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 40%							
	Location : Various Locations							

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

**Asset # : 2158**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Fixtures								
	Generic	100%							B
Vertical Transport									
	Elevators								
	Geared Traction	100%			LIFE		* *		C
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : 1-6							
		Explanation : 4 Units							

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

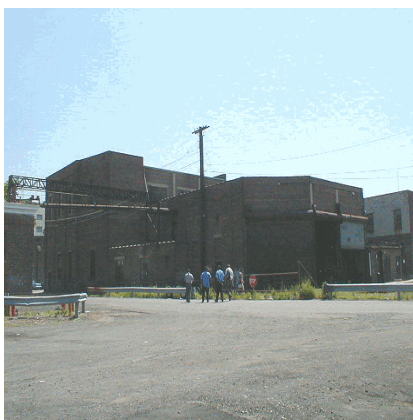
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL-OTHERS ROUNDHOUSE - TRAIN REPAIRS  
**Address** : 41ST - 51ST STREET AND 1ST AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0017.050 / 1582 **Yr Built/Renovated** : 1907 /  
**Area Sq Ft** : 9,480 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 15-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 725 **Lot** : 1 **BIN** : 3345658

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$694,000	
Interior Architecture		\$57,500	
<b>Total</b>		<b>\$751,500</b>	
Priority A		\$694,000	
Priority B		\$57,500	
<b>Total</b>		<b>\$751,500</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$28,800			
Interior Architecture	\$35,100			\$100
Electrical	\$45,200	\$25,100		
<b>Total</b>	<b>\$109,100</b>	<b>\$25,100</b>		<b>\$200</b>
Priority A	\$28,800			
Priority B	\$47,500	\$25,100		
Priority C	\$32,800			\$100
<b>Total</b>	<b>\$109,100</b>	<b>\$25,100</b>		<b>\$200</b>



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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$196,900	LIFE	**	5	\$15,000	A
Diagonal Cracks, Extent : Moderate, Area Affected : 15%								
Location : East Facade								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Misaligned/Bulging, Extent : Moderate, Area Affected : 25%								
Location : South Facade, West Facade								
Metal Coiling Doors	10%	Now	\$99,800	2040	**	5	\$2,600	A
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
Location : South Facade, Throughout								
Deformed/Dented, Extent : Light, Area Affected : 25%								
Location : South Facade, Throughout								
Windows								
Glass Block	15%			LIFE	**	5	\$100	A
Steel	25%	Now	\$12,600	2045	**	5	\$1,400	A
Bent/Warped Elements, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Wood	60%	Now	\$16,200	2045	**	5	\$2,600	A
Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Light, Area Affected : 100%								
Location : Throughout								
Split/Cracked, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Unit Inoperable, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Parapets								
Masonry: Brick	100%	Now	\$173,600	LIFE	**	5	\$5,300	A
Diagonal Cracks, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Misaligned/Bulging, Extent : Moderate, Area Affected : 25%								
Location : East Facade								
Miss/Damaged Copings, Extent : Moderate, Area Affected : 50%								
Location : Throughout								

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

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

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

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

**Asset # : 1582**

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Roof									
Built-Up (BUR)	50%	Now	\$95,700	2030	* *			A	
	Blisters, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Train Garage								
	Worn/Eroded, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
Modified Bitumen	50%	Now	\$128,000	2030	* *			A	
	Blisters, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Deteriorated Finish, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 25%								
	Location : Over Shop								
Interior									
Floors									
Cast in Place Concrete	90%			LIFE	* *	5	\$23,000	C	
Vinyl Tile	10%	Now	\$10,900	2030	* *	3	\$400	C	
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Interior Walls									
Concrete Masonry Unit	10%			LIFE	* *	5	\$200	C	
Masonry: Brick	85%	Now	\$21,900	LIFE	* *			C	
	Diagonal Cracks, Extent : Severe, Area Affected : 10%								
	Location : Train Garage								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Train Garage								
Plywood/Hardboard	5%			LIFE	* *			C	
Ceilings									
AcousTileSusp.Lay-In	10%	Now	\$2,300	2025	* *	5	\$600	B	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
Exposed Concrete	40%			LIFE	* *	5	\$700	B	
Exposed Struc: Steel	35%			LIFE	* *			B	
Exposed Struc: Wood	15%	Now	\$57,500	LIFE	* *			B	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
	Location : Shop								
	Dry Rot/Decay, Extent : Severe, Area Affected : 25%								
	Location : Shop								
Electrical									
Current Repair		Future Replacement		Maintenance					
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Over 600 Volts									

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

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

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

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Transformers								
Liquid Filled	100%	2-4	\$32,700	2040	* *	3	\$100	B
On Extended Life, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room Substation #2								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room Substation #2								
Explanation : Four 200 Kva 4160v-480v/277v								
Switchgear / Switchboard								
Air Circuit Breaker	100%	2-4	\$3,600	2050	* *	3	\$100	B
Obsolete Equipment, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room Substation #2								
Feeders								
Cable	100%			2019	\$1,000	1		B
Raceway								
Conduit	100%			2020	\$3,500	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2020	\$900	5		B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 400 Amps Main Disconnect Switch								
Transformers								
Dry Type	100%			2018	\$13,600	5		B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 45 Kva 480v-277/120v								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2020	\$19,400	5	\$200	B
Raceway								
Conduit	100%			2020	\$21,100	1		B
Panelboards								
Fused Disc Sw	10%			2019	\$1,100	5		B
Molded Case Bkrs	90%			2019	\$9,900	5	\$200	B
Wiring								
Braided Cloth	60%	2-4	\$8,900	2045	* *	1		B
Insulation Aged, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								
Thermoplastic	40%			2020	\$5,900	1		B
Motor Controllers								
Locally Mounted	100%			2018	\$4,100	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								

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

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

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



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

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

**Lighting**

Interior Lighting  
Fluorescent

98%  
 2015 \$16,600 10 \$7,000 B  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Throughout The Building*  
*Explanation : Using T-12 Lamps*

HID

2% 2015 \$100 10 B

Egress Lighting

Exit, Service 100% 2015 \$1,300 1 B

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

**Heating**

Energy Source  
Not Accessible

100%  
 D  
*Other Observation, Extent : Light, Area Affected : 0%*  
*Location : Entire Building*  
*Explanation : Bldg Padlocked By City Marshal*

Conversion Equipment

Not Accessible 100% D

Distribution

Not Accessible 100% D

Terminal Devices

Not Accessible 100% D

**Ventilation**

Exhaust Fans

Not Accessible 100% D

**Plumbing**

H/C Water Piping

Not Accessible 100% D

Water Heater

Not Accessible 100% D

Sanitary Piping

Not Accessible 100% D

Storm Drain Piping

Not Accessible 100% D

Sump Pump(s)

Not Accessible 100% D

Sewage Ejector(s)

Not Accessible 100% D

Backflow Preventer

Not Accessible 100% D

Fixtures

Not Accessible 100% D

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$3,507,000	\$300,000
Interior Architecture	\$1,837,600	
Electrical	\$73,000	
Mechanical	\$691,100	\$181,100
<b>Total</b>	<b>\$6,108,700</b>	<b>\$481,100</b>
Priority A	\$3,507,000	\$300,000
Priority B	\$1,599,100	\$181,100
Priority C	\$1,002,600	
<b>Total</b>	<b>\$6,108,700</b>	<b>\$481,100</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$29,900			
Interior Architecture	\$2,500			\$4,100
Electrical	\$51,600			
Mechanical	\$27,500	\$2,400	\$3,800	\$2,400
<b>Total</b>	<b>\$111,500</b>	<b>\$2,400</b>	<b>\$3,800</b>	<b>\$6,500</b>
Priority A	\$29,900			
Priority B	\$79,100	\$2,400	\$3,800	\$2,400
Priority C	\$2,500			\$4,100
<b>Total</b>	<b>\$111,500</b>	<b>\$2,400</b>	<b>\$3,800</b>	<b>\$6,500</b>



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

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

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

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

**Asset # : 2427**

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Exterior</b>								
<b>Exterior Walls</b>								
Cast in Place Concrete	5%	Now	\$18,700	LIFE	* *	5	\$13,700	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Side</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Side</i>								
Cast Iron	5%	Now	\$128,700	LIFE	* *			A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Columns At West Facade</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Columns At West Facade</i>								
Cement-Fiber Panel	30%	Now	\$140,700	2033	* *			A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : East Facade</i>								
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 25%</i>								
<i>Location : East Facade</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>								
<i>Location : East Facade</i>								
Metal Panel	40%	Now	\$73,600	2043	* *	5	\$41,200	A
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 25%</i>								
<i>Location : East Facade</i>								
<i>Deformed/Dented, Extent : Severe, Area Affected : 25%</i>								
<i>Location : East Facade, North Facade</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Metal Coiling Doors	10%	Now	\$178,100	2036	* *	5	\$8,600	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : West Facade</i>								
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : West Facade</i>								
Stucco Cement	10%	Now	\$36,600	2028	* *	5	\$6,900	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Facade</i>								
<b>Windows</b>								
Aluminum	35%			2039	* *	5	\$22,300	A
Steel	65%	Now	\$2,559,800	2048	* *	5	\$258,800	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

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

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

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

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

**Asset # : 2427**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Parapets								
Metal Panel	100%	Now	\$171,300	2033	* *	5	\$18,000	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Roof								
Single Ply Membrane	100%	Now	\$218,300	2033	* *			A
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Staining/Discoloring, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Water Penetration, Extent : Severe, Area Affected : 25%							
	Location : Over Third Floor							
Interior								
Floors								
Cast in Place Concrete	30%	Now	\$67,400	LIFE	* *	5	\$30,500	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%							
	Location : First Floor							
	Uneven Substrate, Extent : Moderate, Area Affected : 25%							
	Location : First Floor							
Vinyl Tile	70%	Now	\$327,800	2033	* *	3	\$12,200	C
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Cracking/Crumbling, Extent : Severe, Area Affected : 75%							
	Location : Throughout							
	Loose Units, Extent : Severe, Area Affected : 50%							
	Location : Throughout							

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

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

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

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

**Asset # : 2427**

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Interior</b>								
<b>Interior Walls</b>								
Concrete Masonry Unit	35%	Now	\$175,700	LIFE	* *	5	\$5,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Gypsum Board	20%	Now	\$161,600	LIFE	* *	5	\$5,000	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	20%			LIFE	* *	10	\$2,500	C
Plywood/Hardboard	25%	Now	\$270,300	LIFE	* *			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<b>Ceilings</b>								
AcousTileSusp.Lay-In	35%	Now	\$114,800	2043	* *	5	\$8,100	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Exposed Struc: Steel	30%	Now	\$335,200	LIFE	* *			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor</i>								
Exposed Struc: Wood	35%	Now	\$384,900	LIFE	* *			B
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 20%</i>								
<i>Location : First Floor</i>								
<i>Paint Peeling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : First Floor</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 25%</i>								
<i>Location : First Floor</i>								

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

Under 600 Volts

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

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

**Asset # : 2427**

Electrical		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Under 600 Volts									
Switchgear / Switchboard									
Fused Knife Sw	100%	Now	\$21,000	2053	* *	5	\$100	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : Not In Service								
Raceway									
Conduit	100%			2023	\$22,900	1		B	
Panelboards									
Molded Case Bkrs	90%	0-2	\$16,100	2048	* *	5	\$400	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : Not In Service								
Molded Case Bkrs	10%			2022	\$1,800	5	\$100	B	
Wiring									
Braided Cloth	90%	Now	\$14,400	2048	* *	1		B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : Not In Service								
Thermoplastic	10%			2023	\$1,600	1		B	
Ground									
Grounding Devices									
Not Accessible	100%							D	
Lighting									
Interior Lighting									
Fluorescent	98%	Now	\$71,500	2033	* *			B	
	Not in Service, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
Fluorescent	2%	0-2	\$1,500	2033	* *			B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : 1st Floor								
	Explanation : T-12 Lamps , On Extended Life								
Exterior Lighting									
HID	100%			2018	\$2,000	10	\$100	B	

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Electricity	30%			2033	* *	1		B
	Natural Gas	70%			2033	* *	1		B

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

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

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

**Asset # : 2427**

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment								
Hot Water Boiler	70%	Now	\$58,900	2043	* *	1	\$9,700	B
	Other Observation, Extent : Light, Area Affected : 70%							
	Location : 1st Floor Mech Room							
	Explanation : 1 Aging Unit, It Has Been Disconnected							
Radiant Heater	30%			2018	\$49,400	2	\$4,300	B
	Other Observation, Extent : Light, Area Affected : 30%							
	Location : 1st Floor							
	Explanation : 30 Units							
Distribution								
Hot Wtr Piping/Pump	70%	Now	\$13,200	2022	\$131,600	4	\$1,100	B
	Corroded, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
No Component	30%							D
Terminal Devices								
Convactor/Radiator	70%	Now	\$83,300	2043	* *	1	\$6,300	B
	Corroded, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 70%							
	Location : Throughout							
No Component	30%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$111,800	2053	* *	1		B
	Corroded, Extent : Severe, Area Affected : 80%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Water Heater								
Electric	100%			2018	\$5,800	4	\$300	B
Sanitary Piping								
Cast Iron	100%	Now	\$8,100	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
Storm Drain Piping								
Cast Iron	100%	Now	\$5,200	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
Fixtures								
Generic	100%							B
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Fire Suppression								

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

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

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

**Asset # : 2427**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fire Suppression	Sprinkler								
	Generic	100%	0-2	\$437,000	2053	* *	1-2	\$7,600	B
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Explanation : Aging System									

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

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



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture		\$466,700	\$127,700
Interior Architecture		\$1,346,300	\$39,300
Electrical		\$45,100	\$208,100
Mechanical		\$481,300	\$754,500
<b>Total</b>		<b>\$2,339,400</b>	<b>\$1,129,600</b>
Priority A		\$466,700	\$127,700
Priority B		\$1,274,000	\$962,600
Priority C		\$598,700	\$39,300
<b>Total</b>		<b>\$2,339,400</b>	<b>\$1,129,600</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$23,700			
Interior Architecture	\$101,200		\$2,700	\$3,100
Electrical	\$17,000	\$900	\$1,600	\$1,200
Mechanical	\$2,500	\$3,200	\$13,100	\$3,200
<b>Total</b>	<b>\$144,400</b>	<b>\$4,100</b>	<b>\$17,400</b>	<b>\$7,500</b>
Priority A	\$23,700			
Priority B	\$44,200	\$4,100	\$14,700	\$4,400
Priority C	\$76,500		\$2,700	\$3,100
<b>Total</b>	<b>\$144,400</b>	<b>\$4,100</b>	<b>\$17,400</b>	<b>\$7,500</b>



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

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

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

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

**Asset # : 2426**

Architecture		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior									
Exterior Walls									
	Cast in Place Concrete	10%	Now	\$73,900	LIFE	* *	5	\$27,100	A
	Cracking/Crumbling, Extent : Severe, Area Affected : 15%								
	Location : South Wall Of Old Freezer Area								
	Diagonal Cracks, Extent : Severe, Area Affected : 10%								
	Location : South Wall Of Old Freezer Area								
	Cast Iron	5%	Now	\$127,000	LIFE	* *			A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%								
	Location : Cast Iron Columns At West Facade								
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
	Location : Cast Iron Columns At West Facade								
	Concrete Masonry Unit	10%	Now	\$39,800	LIFE	* *	5	\$3,400	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 10%								
	Location : North Facade								
	Other Observation, Extent : Moderate, Area Affected : 10%								
	Location : North Facade								
	Explanation : Exposed Reinforcing								
	Metal Panel	65%	Now	\$59,000	2033	* *	5	\$66,000	A
	Deformed/Dented, Extent : Moderate, Area Affected : 15%								
	Location : South Facade								
	Deteriorated Finish, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Metal Coiling Doors	10%	Now	\$105,400	2028	* *	5	\$8,500	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%								
	Location : West Facade								
	Corrosion/Rusting, Extent : Severe, Area Affected : 25%								
	Location : West Facade								
Windows									
	Aluminum	100%			2039	* *	5	\$25,800	A
Parapets									
	Metal Panel	35%			2043	* *	5	\$10,700	A
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Exterior Face								
	Explanation : This Component Is Actually Fiberglass Panel								
	Metal Panel	65%			2043	* *	5	\$19,800	A

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

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

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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Roof								
Roll Roofing	20%	Now	\$61,600	2025	* *	5	\$10,900	A
Vegetation Growth, Extent : Severe, Area Affected : 25%								
Location : Over Canopy At West Side								
Water Penetration, Extent : Severe, Area Affected : 25%								
Location : First Floor At West Side								
Worn/Eroded, Extent : Moderate, Area Affected : 35%								
Location : Over Canopy At West Side								
Roll Roofing	20%			2019	\$61,600	5	\$21,700	A
Spray-on Foam	60%			2028	* *	5	\$52,100	A
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Over Second Floor								
Explanation : Ballast Over Spray-on								
Interior								
Floors								
Cast in Place Concrete	25%	Now	\$86,800	LIFE	* *	5	\$39,300	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : First Floor								
Misaligned/Bulging, Extent : Moderate, Area Affected : 20%								
Location : First Floor								
Worn/Eroded, Extent : Severe, Area Affected : 25%								
Location : First Floor								
Ceramic Tile	5%			2032	* *	5	\$3,600	C
Vinyl Tile	15%	Now	\$108,600	2033	* *	3	\$4,000	C
Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
Location : Mezzanine, Second Floor								
Loose/Delam Surface, Extent : Severe, Area Affected : 50%								
Location : Mezzanine								
Worn/Eroded, Extent : Severe, Area Affected : 50%								
Location : Mezzanine								
Vinyl Tile	30%			2028	* *	3	\$8,100	C
Wood	15%	Now	\$120,800	2051	* *	5	\$10,100	C
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
Location : Mezzanine								
Deteriorated Finish, Extent : Severe, Area Affected : 50%								
Location : Mezzanine								
Dry Rot/Decay, Extent : Severe, Area Affected : 25%								
Location : Mezzanine								
Wood	10%			2038	* *	5	\$13,500	C

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

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

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

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

**Asset # : 2426**

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

**Interior**

**Interior Walls**

Cast in Place Concrete	5%	Now	\$30,100	LIFE	**			C
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*Broken/Missing Elements, Extent : Moderate, Area Affected : 20%*

*Location : First Floor*

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

*Location : First Floor*

Gypsum Board	60%			LIFE	**	5-10	\$44,600	C
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Plywood/Hardboard	25%	Now	\$282,500	LIFE	**			C
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*Broken/Missing Elements, Extent : Moderate, Area Affected : 25%*

*Location : Mezzanine, First Floor*

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

*Location : Mezzanine First Floor*

Wood	10%			LIFE	**	5	\$35,000	C
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**Ceilings**

AcousTileConcealSpLn	15%	Now	\$100,800	2043	**	5	\$7,700	B
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*Broken/Missing Elements, Extent : Severe, Area Affected : 25%*

*Location : Mezzanine*

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

*Location : Mezzanine*

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

*Location : Mezzanine*

Exposed Struc: Steel	15%			LIFE	**	10	\$24,700	B
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Exposed Struc: Wood	20%	Now	\$585,000	LIFE	**			B
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*Dry Rot/Decay, Extent : Severe, Area Affected : 20%*

*Location : Under Canopy*

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

*Location : Under Canopy*

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

*Location : Under Canopy*

Exposed Struc: Wood	50%			LIFE	**	10	\$61,800	B
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Electrical	Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

**Under 600 Volts**

**Service Equipment**

Fused Disc Sw	100%			2033	**	5	\$200	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

*Explanation : Main Service Switch Rated @ 1600 Amperes*

**Switchgear / Switchboard**

Fused Disc Sw	100%			2033	**	5	\$200	B
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**Raceway**

Conduit	100%			2033	**	1		B
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**Panelboards**

Molded Case Bkrs	100%			2031	**	5	\$1,400	B
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*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

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

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

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

**Asset # : 2426**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Under 600 Volts								
Wiring								
Thermoplastic	100%			2033	* *	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	40%	Now	\$45,100	2033	* *			B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 2nd Floor</i>								
Fluorescent	10%			2023	\$11,300	10	\$4,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 2nd Floor Hallways</i>								
<i>Explanation : T-8 Lamps</i>								
HID	50%	Now	\$15,700	2033	* *			B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 1st Floor</i>								
Egress Lighting								
Emergency, Battery	25%			2023	\$5,300	10	\$2,900	B
Exit, Battery	25%			2023	\$10,500	10	\$800	B
No Component	50%							D
Exterior Lighting								
HID	100%			2018	\$3,400	10	\$200	B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2023	\$196,900	1-3	\$10,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Strobe Lights, Smoke Detector And Manual Pull Station</i>								

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Heating								
Energy Source								
Electricity	40%			2023		1		B
Natural Gas	60%			2023	\$36,400	1		B

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

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

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

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

**Asset # : 2426**

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment								
Furnace	60%			2023	\$42,400	1	\$14,300	B
	Other Observation, Extent : Light, Area Affected : 60%							
	Location : 1st And 2nd Floor							
	Explanation : 30 Units							
Radiant Heater	40%	Now	\$101,900	2033	* *	2	\$7,100	B
	Damaged, Extent : Severe, Area Affected : 30%							
	Location : 1st Floor							
	Other Observation, Extent : Light, Area Affected : 40%							
	Location : 1st Floor							
	Explanation : 20 Aging Units							
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$172,900	2053	* *	1		B
	Corroded, Extent : Severe, Area Affected : 80%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Water Heater								
Electric	100%			2016	\$9,000	4	\$400	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 2nd Floor							
	Explanation : 10 Units, All Of Them Are Disconnected							
Sanitary Piping								
Cast Iron	100%	Now	\$125,700	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 90%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Storm Drain Piping								
Cast Iron	100%	Now	\$80,800	LIFE	* *	1		B
	Corroded, Extent : Severe, Area Affected : 80%							
	Location : Throughout							
	On Extended Life, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Fixtures								
Generic	100%							B
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
	Location : Various Locations							
Fire Suppression								
Sprinkler								
Generic	100%			2023	\$675,700	1-2	\$13,500	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Aging System							

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture		\$4,000		\$200
Interior Architecture	\$10,200	\$900	\$100	
Electrical		\$100	\$100	\$200
Mechanical	\$900	\$100	\$200	\$1,200
<b>Total</b>	<b>\$11,100</b>	<b>\$5,100</b>	<b>\$400</b>	<b>\$1,700</b>
Priority A		\$4,000		\$200
Priority B	\$3,800	\$200	\$300	\$1,500
Priority C	\$7,300	\$900	\$100	
<b>Total</b>	<b>\$11,100</b>	<b>\$5,100</b>	<b>\$400</b>	<b>\$1,700</b>



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

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

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

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

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

## Exterior

## Exterior Walls

Cast in Place Concrete	5%			LIFE		**	5	\$400	A
Cement-Fiber Panel	85%			2022	\$12,400		10	\$4,500	A
Masonry: Brick	5%			LIFE		**	5	\$100	A
Wood	5%			2027		**	5	\$400	A

## Windows

Bronze/Brass	100%			2030		**	5	\$8,000	A
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## Roof

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

## Floors

Cast in Place Concrete	3%			LIFE		**	5	\$100	C
Ceramic Tile	2%			2031		**	5		C
Wood	45%			2050		**	5	\$1,800	C
Wood	50%	Now	\$7,300	2037		**	5	\$1,000	C

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

*Location : Second Floor*

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

*Location : Second Floor*

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

*Location : Second Floor*

## Interior Walls

Ceramic Tile	3%			2031		**	5	\$100	C
Gypsum Board	37%			LIFE		**	5	\$500	C
Metal Panel	60%			LIFE		**			C

## Ceilings

Embossed Metal	100%	Now	\$2,800	LIFE		**	5	\$800	B
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*Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%*

*Location : 2nd Floor Office*

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

## Under 600 Volts

## Service Equipment

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

*Location : Basement*

*Explanation : 100 Amps Service*

## Raceway

Conduit	100%			2042		**	1		B
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## Panelboards

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

Thermoplastic	100%			2042		**	1		B
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*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

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

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



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

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts									
	Motor Controllers								
	Locally Mounted	100%			2035	* *	5		B
Ground									
	Grounding Devices								
	Generic	100%			LIFE	* *	5		B
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Basement								
	Explanation : Main Water Pipe								
Lighting									
	Interior Lighting								
	Fluorescent	80%			2022	\$6,200	10	\$1,100	B
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation : T-12 Lamps								
	Incandescent	20%			2022	\$1,600	2		B
	Egress Lighting								
	Emergency, Battery	50%			2027	* *	10	\$200	B
	Exit, Service	50%			2027	* *	1		B
	Exterior Lighting								
	HID	100%			2022	\$1,100	10		B
Alarm									
	Security System								
	No Component	80%							D
	Generic	20%			2027	* *	1	\$200	B
	Fire/Smoke Detection								
	No Component	80%							D
	Generic	20%			2022	\$6,100	1-3	\$300	B
Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Natural Gas	100%			2042	* *	1		B
	Conversion Equipment								
	Hot Water Boiler	100%			2027	* *	1	\$700	B
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Basement								
	Explanation : 1 Boiler								
	Distribution								
	Hot Wtr Piping/Pump	100%			2030	* *	4	\$100	B
	Terminal Devices								
	Convector/Radiator	100%			2027	* *	1	\$500	B
Air Conditioning									
	Energy Source								
	Electricity	100%			2030	* *	1		B

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

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

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

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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning									
	Conversion Equipment								
	Int Pkg Unit - Cooling	40%			2020	\$9,100	2		B
	Window/Wall Unit	30%			2017	\$1,100	1		B
	No Component	30%							D
Ventilation									
	Distribution								
	Ductwork/Diffusers	50%			LIFE	* *	2-5	\$400	B
	No Component	50%							D
	Exhaust Fans								
	Interior	50%			2022	\$1,000	2		B
	No Component	50%							D
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2032	* *	1		B
	Water Heater								
	Gas Fired	100%			2020	\$400	2		B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Sump Pump(s)								
	Rigid Piping	100%			2022	\$10,900	4	\$2,000	B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Sprinkler								
	Generic	100%			2032	* *	1-2	\$400	B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,104,100	\$1,008,600
Interior Architecture	\$452,900	\$699,400
Electrical	\$388,600	\$1,158,900
Mechanical	\$66,000	\$2,821,900
<b>Total</b>	<b>\$2,011,500</b>	<b>\$5,688,800</b>
Priority A	\$1,104,100	\$1,008,600
Priority B	\$504,100	\$4,056,800
Priority C	\$403,300	\$623,400
<b>Total</b>	<b>\$2,011,500</b>	<b>\$5,688,800</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$10,900			\$18,500
Interior Architecture	\$69,400			\$18,800
Electrical	\$700	\$2,400	\$2,300	\$26,400
Mechanical	\$81,600	\$21,900	\$52,500	\$27,900
<b>Total</b>	<b>\$162,600</b>	<b>\$24,200</b>	<b>\$54,800</b>	<b>\$91,600</b>
Priority A	\$10,900			\$18,500
Priority B	\$111,600	\$24,200	\$54,800	\$54,400
Priority C	\$40,100			\$18,800
<b>Total</b>	<b>\$162,600</b>	<b>\$24,200</b>	<b>\$54,800</b>	<b>\$91,600</b>



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

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

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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$74,600	LIFE	* *	5	\$59,200	A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%							
	Location : Loading Docks							
Concrete Masonry Unit	70%	Now	\$140,600	LIFE	* *	5	\$51,800	A
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
	Location : North Facade, South Facade							
Metal Coiling Doors	10%			2027	* *	5	\$37,000	A
Weathering Steel	10%			LIFE	* *	1		A
Windows								
Aluminum	100%	4+	\$264,800	2030	* *	5	\$28,200	A
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Parapets								
Concrete Masonry Unit	80%	Now	\$60,600	LIFE	* *	5	\$23,300	A
	Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%							
	Location : North Facade, South Facade							
Metal Rail	20%	Now	\$10,900	2027	* *	5	\$36,600	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 20%							
	Location : East Facade							
Roof								
Built-Up (BUR)	50%	Now	\$563,600	2032	* *			A
	Blisters, Extent : Moderate, Area Affected : 25%							
	Location : Upper Roof							
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%							
	Location : Upper Roof							
	Repairs in Progress, Extent : Light, Area Affected : 66%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 100%							
	Location : Upper Roof							
Modified Bitumen	50%			2022	\$754,200	10	\$106,800	A

**Interior**

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

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

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

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

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior									
Floors									
	Carpet	15%	Now	\$30,600	2021	\$152,900	3	\$39,700	C
		Punct/Tear/Impact Damage, Extent : Light, Area Affected : 30%							
		Location : Throughout							
	Cast in Place Concrete	55%	Now	\$144,500	LIFE	**	5	\$212,500	C
		Broken/Missing Elements, Extent : Light, Area Affected : 20%							
		Location : Throughout							
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Ceramic Tile	5%	Now	\$9,600	2031	**	5	\$4,400	C
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Vinyl Tile	25%	Now	\$82,200	2022	\$410,900	3	\$16,600	C
		Deflection Evident, Extent : Light, Area Affected : 20%							
		Location : Throughout							
Interior Walls									
	Concrete Masonry Unit	60%	Now	\$119,100	LIFE	**	5	\$25,800	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Gypsum Board	30%	Now	\$57,500	LIFE	**	5	\$19,300	C
		Cracking/Crumbling, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Plywood/Hardboard	10%			LIFE	**			C
Ceilings									
	AcousTileConcealSpLn	5%	Now	\$7,600	2035	**	5	\$6,300	B
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	AcousTileSusp.Lay-In	75%	Now	\$49,500	2035	**	5	\$76,000	B
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Exposed Concrete	10%	4+	\$15,200	LIFE	**	5	\$3,200	B
		Cracking/Crumbling, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Metal Panel	10%	Now	\$6,400	LIFE	**	5	\$25,300	B
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$32,800	3	\$400	B

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

Electrical		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts									
	Transformers								
	Dry Type	100%			2020	\$32,700	3	\$1,000	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : One 2000 Kva 4160hv-480y/265lv							
	Feeders								
	Cable	100%			2021	\$1,000	1		B
	Raceway								
	Conduit	100%			2022	\$3,500	1		B
Under 600 Volts									
	Service Equipment								
	Fused Disc Sw	100%			2022	\$63,600	5	\$600	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : Two 2000 Amps Main Disconnect Switch							
	Transformers								
	Dry Type	100%			2020	\$13,600	5	\$500	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : One 225 Kva 480hv-208y/120lv							
	Switchgear / Switchboard								
	Fused Disc Sw	100%			2022	\$160,000	5	\$600	B
	Raceway								
	Conduit	100%			2022	\$211,800	1		B
	Panelboards								
	Fused Disc Sw	15%			2021	\$24,800	5	\$500	B
	Molded Case Bkrs	85%			2021	\$140,500	5	\$2,900	B
	Wiring								
	Braided Cloth	50%	2-4	\$123,400	2047	* *	1		B
		Insulation Aged, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	Thermoplastic	50%			2022	\$123,400	1		B
	Motor Controllers								
	Locally Mounted	10%			2020	\$20,200	5	\$100	B
	Motor Control Center	90%			2020	\$405,400	5	\$3,200	B
		Enclosure Corroded, Extent : Moderate, Area Affected : 100%							
		Location : Basement							
Ground									
	Grounding Devices								
	Not Accessible	100%							D
Lighting									

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**HUNTS POINT CO-OP MARKET BUILDING A**  
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Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Interior Lighting								
Fluorescent	20%			2017	\$116,300	10	\$21,700	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-12 Lamps							
Fluorescent	50%			2030	* *	10	\$54,100	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : T-8 Lamps							
HID	20%			2017	\$96,200	10	\$800	B
HID	10%			2027	* *	10	\$400	B
Egress Lighting								
Emergency, Battery	50%			2030	* *	10	\$14,300	B
Exit, Service	40%			2030	* *	1		B
Exit, Service	10%			2017	\$1,900	1		B
Exterior Lighting								
HID	100%			2017	\$52,600	10	\$400	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2027	* *	1	\$4,800	B

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2032	* *	1		B
Conversion Equipment								
HTHW/HW Exchanger	100%			2025	* *	2	\$7,300	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Tunnel							
	Explanation : 2 Units							
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$66,000	2030	* *	4	\$5,800	B
	Corroded, Extent : Severe, Area Affected : 10%							
	Location : Basement							
Terminal Devices								
Convactor/Radiator	40%			2027	* *	1	\$15,300	B
Fan Coil Unit/Heat	60%			2022	\$1,180,400	1	\$22,900	B
Air Conditioning								
Energy Source								
District C.W.	100%			2032	* *	1		B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : District Cold Water							
	Explanation : Used For Refrigeration Only, Not Air Conditioning							

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

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	95%			2025	* *	1	\$121,500	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Utility Building							
	Explanation : 6 Chillers Provide Chilled Water							
Ext Pkg Unit - Cooling	5%			2027	* *	2	\$400	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Roof							
	Explanation : R-410a							
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$32,100	2032	* *	4	\$5,800	B
	Insul. Deteriorating, Extent : Severe, Area Affected : 10%							
	Location : Chilled Water Pipes							
Terminal Devices								
Direct Expansion	5%			2027	* *	1		B
Fan Coil - Cooling	95%			2022	\$961,100	1	\$36,300	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Additional Split Air Conditioning Systems Belong To Share Holders							
Heat Rejection								
Water Cool Tower	100%			2020	\$377,200	2	\$118,800	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Utility Building							
	Explanation : 3 Cooling Towers							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$65,800	B
Exhaust Fans								
Roof	100%			2027	* *	2	\$3,600	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2027	* *	1		B
HW Heat Exchanger								
HTHW/HW	100%			2022	\$303,300			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%	Now	\$6,100	2017	\$6,100	4	\$1,300	B
	On Extended Life, Extent : Light, Area Affected : 100%							
	Location : Basement							
Fixtures								
Generic	100%							B

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,433,900	\$894,600
Interior Architecture	\$486,800	\$621,300
Electrical	\$400,000	\$922,300
Mechanical		\$2,609,800
<b>Total</b>	<b>\$2,320,700</b>	<b>\$5,048,000</b>
Priority A	\$1,433,900	\$894,600
Priority B	\$552,500	\$3,606,300
Priority C	\$334,300	\$547,200
<b>Total</b>	<b>\$2,320,700</b>	<b>\$5,048,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$33,300			\$22,900
Interior Architecture	\$47,600	\$12,900	\$2,600	\$4,300
Electrical	\$700	\$2,200	\$2,300	\$39,500
Mechanical	\$113,600	\$19,400	\$53,600	\$25,500
<b>Total</b>	<b>\$195,100</b>	<b>\$34,500</b>	<b>\$58,500</b>	<b>\$92,200</b>
Priority A	\$33,300			\$22,900
Priority B	\$129,200	\$21,600	\$55,800	\$65,000
Priority C	\$32,700	\$12,900	\$2,600	\$4,300
<b>Total</b>	<b>\$195,100</b>	<b>\$34,500</b>	<b>\$58,500</b>	<b>\$92,200</b>



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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$72,800	LIFE	* *	5	\$28,900	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Loading Docks								
Concrete Masonry Unit	75%	Now	\$294,000	LIFE	* *	5	\$54,200	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : North Facade, South Facade								
Caulking Deteriorated, Extent : Moderate, Area Affected : 10%								
Location : North Facade, South Facade								
Metal Coiling Doors	10%			2027	* *	5	\$36,100	A
Weathering Steel	10%			LIFE	* *	1		A
Windows								
Aluminum	100%	Now	\$517,000	2030	* *	5	\$27,500	A
Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Parapets								
Concrete Masonry Unit	90%	Now	\$33,300	LIFE	* *	5	\$25,600	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%								
Location : North Facade, South Facade, East Facade, West Facade								
Metal Panel	10%			2042	* *	5	\$9,700	A
Roof								
Built-Up (BUR)	50%	Now	\$550,100	2032	* *			A
Blisters, Extent : Moderate, Area Affected : 25%								
Location : Upper Roof								
Repairs in Progress, Extent : Light, Area Affected : 66%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Upper Roof								
Modified Bitumen	50%			2022	\$736,200	10	\$104,200	A
Interior								
Floors								
Carpet	15%			2021	\$149,200	3	\$38,800	C
Cast in Place Concrete	60%	Now	\$153,900	LIFE	* *	5	\$226,300	C
Cracking/Crumbling, Extent : Light, Area Affected : 30%								
Location : Throughout								
Ceramic Tile	5%	Now	\$9,300	2031	* *	5	\$4,300	C
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								
Vinyl Tile	20%	Now	\$64,200	2022	\$320,900	3	\$12,900	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								

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

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Interior									
Interior Walls									
Ceramic Tile	5%			2031	**	5	\$5,200	C	
Concrete Masonry Unit	60%	Now	\$116,300	LIFE	**	5	\$25,200	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Throughout								
Gypsum Board	25%	Now	\$23,400	LIFE	**	5	\$15,700	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Throughout								
Plywood/Hardboard	10%			LIFE	**			C	
Ceilings									
AcousTileConcealSpLn	10%	Now	\$14,900	2027	**	5	\$12,400	B	
	Cracking/Crumbling, Extent : Light, Area Affected : 20% Location : Throughout								
AcousTileSusp.Lay-In	75%	Now	\$96,700	2035	**	5	\$74,100	B	
	Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Throughout								
Exposed Concrete	15%	Now	\$55,800	LIFE	**	5	\$4,600	B	
	Cracking/Crumbling, Extent : Light, Area Affected : 10% Location : Throughout								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$32,800	3	\$400	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 600 Amps Main Disconnect Switch At 4800 Volts Supply								
Transformers								
Dry Type	100%			2020	\$32,700	3	\$900	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 2000 Kva 4160hv-480y/265lv								
Feeders								
Cable	100%			2021	\$1,000	1		B
Raceway								
Conduit	100%			2022	\$3,500	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$63,600	5	\$600	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 800 Amps Main Disconnect Switch								

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**HUNTS POINT CO-OP MARKET BUILDING B**  
**Asset # : 2130**

Electrical		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts									
Transformers									
	Dry Type	100%			2020	\$13,600	5	\$500	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room									
Explanation : One 225 Kva 460hv-208y/120lv, One 250 Kva 460hv-208y/120lv And 30 Kva 460hv-208y/120lv									
Switchgear / Switchboard									
	Fused Disc Sw	100%			2022	\$160,000	5	\$600	B
Raceway									
	Conduit	95%			2022	\$201,300	1		B
	Conduit	5%			2048	* *	1		B
Panelboards									
	Fused Disc Sw	10%			2021	\$16,500	5	\$300	B
	Molded Case Bkrs	90%			2021	\$148,800	5	\$3,000	B
Wiring									
	Braided Cloth	55%	2-4	\$135,700	2047	* *	1		B
Insulation Aged, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
	Thermoplastic	40%			2022	\$98,700	1		B
	Thermoplastic	5%			2048	* *	1		B
Motor Controllers									
	Locally Mounted	20%			2020	\$40,500	5	\$200	B
	Motor Control Center	80%			2020	\$161,900	5	\$2,800	B
Ground									
Grounding Devices									
	Not Accessible	100%							D
Lighting									
Interior Lighting									
	Fluorescent	30%			2017	\$170,300	10	\$31,700	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout The Building									
Explanation : T-12 Lamps									
	Fluorescent	45%			2030	* *	10	\$47,600	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Explanation : T-5 Lamps									
	HID	5%			2027	* *	10	\$200	B
	HID	20%			2017	\$93,900	10	\$800	B
Egress Lighting									
	Emergency, Battery	50%			2030	* *	10	\$13,900	B
	Exit, Service	20%			2030	* *	1		B
	Exit, Service	30%			2017	\$5,600	1		B
Exterior Lighting									
	Not Accessible	100%							D
Alarm									

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**HUNTS POINT CO-OP MARKET BUILDING B**  
**Asset # : 2130**

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

**Alarm**

## Security System

No Component

90%

2027

\* \*

1

\$4,700

D

Generic

10%

B

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

**Heating**

## Energy Source

HTHW/HW

100%

2032

\* \*

1

B

## Conversion Equipment

HTHW/HW Exchanger

100%

Now

\$700

2025

\* \*

2

\$5,700

B

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

## Distribution

Hot Wtr Piping/Pump

100%

Now

\$32,200

2030

\* \*

4

\$5,700

B

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

## Terminal Devices

Convactor/Radiator

40%

2027

\* \*

1

\$14,900

B

Fan Coil Unit/Heat

60%

2022

\$1,152,200

1

\$22,400

B

**Air Conditioning**

## Energy Source

District C.W.

100%

2032

\* \*

1

B

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

## Conversion Equipment

Centrifugal, Elec Chiller

95%

2031

\* \*

1

\$118,600

B

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

Ext Pkg Unit - Cooling

5%

2027

\* \*

2

\$400

B

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

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

Mechanical		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Air Conditioning									
Distribution									
Chilled Wtr Pipe/Pump	100%	Now	\$31,300	2032	* *	4	\$5,700	B	
Corroded, Extent : Moderate, Area Affected : 5%									
Location : Pipe Supports In Tunnel Area									
Insul. Deteriorating, Extent : Moderate, Area Affected : 5%									
Location : Throughout									
Terminal Devices									
Fan Coil - Cooling	100%			2022	\$987,500	1	\$37,300	B	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Additional Split Air Conditioning Systems Belong To Share Holders									
Heat Rejection									
Water Cool Tower	100%			2020	\$368,100	2	\$116,000	B	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Utility Building Roof									
Explanation : 3 Cooling Towers									
Ventilation									
Distribution									
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$64,300	B	
Exhaust Fans									
Roof	100%			2022	\$102,000	2	\$3,600	B	
Plumbing									
H/C Water Piping									
Brass/Copper	100%			2032	* *	1		B	
HW Heat Exchanger									
HTHW/HW	100%			2032	* *			B	
Sanitary Piping									
Cast Iron	100%			LIFE	* *	1		B	
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1		B	
Sump Pump(s)									
Submersible	100%	0-2	\$6,100	2017	\$6,100	4	\$1,300	B	
Obsolete Equipment, Extent : Severe, Area Affected : 100%									
Location : Basement									
Fixtures									
Generic	100%							B	

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,599,500	\$965,600
Interior Architecture	\$512,800	\$310,800
Electrical	\$459,800	\$899,500
Mechanical		\$2,606,100
<b>Total</b>	<b>\$2,572,100</b>	<b>\$4,782,000</b>
Priority A	\$1,599,500	\$965,600
Priority B	\$640,500	\$3,586,000
Priority C	\$332,100	\$230,300
<b>Total</b>	<b>\$2,572,100</b>	<b>\$4,782,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$33,800			\$5,000
Interior Architecture	\$115,000			\$17,500
Electrical	\$700	\$2,200	\$2,100	\$33,300
Mechanical	\$116,300	\$19,500	\$54,300	\$25,600
<b>Total</b>	<b>\$265,900</b>	<b>\$21,800</b>	<b>\$56,500</b>	<b>\$81,500</b>
Priority A	\$33,800			\$5,000
Priority B	\$147,400	\$21,800	\$56,500	\$59,000
Priority C	\$84,700			\$17,500
<b>Total</b>	<b>\$265,900</b>	<b>\$21,800</b>	<b>\$56,500</b>	<b>\$81,500</b>



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

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

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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$74,100	LIFE	* *	5	\$58,800	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Loading Docks								
Concrete Masonry Unit	70%	Now	\$279,300	LIFE	* *	5	\$51,500	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : North Facade, South Facade								
Metal Coiling Doors	10%	Now	\$70,400	2035	* *	5	\$18,400	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Weathering Steel	10%	Now	\$89,600	LIFE	* *	1		A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Windows								
Aluminum	100%	Now	\$526,200	2030	* *	5	\$28,000	A
Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Parapets								
Concrete Masonry Unit	90%	Now	\$33,800	LIFE	* *	5	\$26,000	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%								
Location : North Facade, South Facade								
Metal Panel	10%			2042	* *	5	\$9,900	A
Roof								
Built-Up (BUR)	50%	Now	\$559,900	2032	* *			A
Blisters, Extent : Moderate, Area Affected : 25%								
Location : Upper Roof								
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%								
Location : Upper Roof								
Repairs in Progress, Extent : Light, Area Affected : 66%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 50%								
Location : Upper Roof								
Modified Bitumen	50%			2022	\$749,300	10	\$106,100	A

**Interior**

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

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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior Floors								
Carpet	15%	Now	\$7,600	2021	\$151,900	3	\$39,500	C
<i>Punct/Tear/Impact Damage, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	60%	Now	\$156,600	LIFE	**	5	\$230,300	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceramic Tile	5%	Now	\$19,000	2031	**	5	\$4,400	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	20%	0-2	\$32,700	2027	**	3	\$13,200	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Concrete Masonry Unit	60%	Now	\$118,400	LIFE	**	5	\$25,600	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Gypsum Board	30%	0-2	\$57,100	LIFE	**	5	\$19,200	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Plywood/Hardboard	10%	Now	\$25,500	LIFE	**			C
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceilings								
AcousTileConcealSpLn	10%	Now	\$30,300	2027	**	5	\$12,600	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	80%	Now	\$105,000	2035	**	5	\$80,500	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	10%	4+	\$75,700	LIFE	**	5	\$3,100	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$32,800	3	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 600 Amps Main Disconnect Switch At 4800 Volts Supply</i>								

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

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

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

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

Electrical		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Over 600 Volts									
Transformers									
Dry Type	100%			2020	\$32,700	3	\$1,000	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : One 2000 Kva 4160hv-480y/265lv								
Feeders									
Cable	100%			2021	\$1,000	1		B	
Raceway									
Conduit	100%			2022	\$3,500	1		B	
Under 600 Volts									
Service Equipment									
Fused Disc Sw	100%			2022	\$63,600	5	\$600	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : One 800 Amps Main Disconnect Switch								
Transformers									
Dry Type	100%			2020	\$13,600	5	\$500	B	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : One 225 Kva 460 Hv-208y/120lv And One 25 Kva 480hv-208y/120lv								
Switchgear / Switchboard									
Fused Disc Sw	100%			2022	\$160,000	5	\$600	B	
Raceway									
Conduit	100%			2022	\$211,800	1		B	
Panelboards									
Fused Disc Sw	10%			2021	\$16,500	5	\$300	B	
Molded Case Bkrs	10%			2030	* *	5	\$300	B	
Molded Case Bkrs	80%			2021	\$132,300	5	\$2,700	B	
Wiring									
Braided Cloth	60%	2-4	\$148,100	2047	* *	1		B	
	Insulation Aged, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
Thermoplastic	35%			2022	\$86,400	1		B	
Thermoplastic	5%			2032	* *	1		B	
Motor Controllers									
Locally Mounted	30%			2020	\$60,700	5	\$300	B	
Motor Control Center	70%			2020	\$141,700	5	\$2,500	B	
Ground									
Grounding Devices									
Generic	100%			LIFE	* *	5	\$1,900	B	
Lighting									

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

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Interior Lighting								
Fluorescent	25%			2017	\$144,400	10	\$26,900	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout The Building</i>					
			<i>Explanation : T-12 Lamps</i>					
Fluorescent	40%			2030	* *	10	\$43,000	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : T-8 Lamps</i>					
HID	35%			2017	\$167,300	10	\$1,300	B
<b>Egress Lighting</b>								
Emergency, Battery	50%			2030	* *	10	\$14,200	B
Exit, Service	30%			2030	* *	1		B
Exit, Service	20%			2017	\$3,800	1		B
<b>Exterior Lighting</b>								
Not Accessible	100%							D
<b>Alarm</b>								
<b>Security System</b>								
No Component	90%							D
Generic	10%			2027	* *	1	\$4,800	B

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2032	* *	1		B
Conversion Equipment								
HTHW/HW Exchanger	100%	Now	\$1,800	2025	* *	2	\$5,800	B
	Corroded, Extent : Moderate, Area Affected : 5%							
	Location : Tunnel							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Tunnel							
	Explanation : 2 Units							
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$32,800	2030	* *	4	\$5,800	B
	Corroded, Extent : Moderate, Area Affected : 5%							
	Location : Tunnel Area							
Terminal Devices								
Convactor/Radiator	40%			2027	* *	1	\$15,200	B
Fan Coil Unit/Heat	60%			2022	\$1,172,700	1	\$22,800	B

**Air Conditioning**

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

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

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

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

Mechanical	Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	95%			2025	* *	1	\$120,700	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Utility Building								
Explanation : 6 Chillers Provide Chilled Water, Refrigerant Is Ammonia								
Ext Pkg Unit - Cooling	5%			2027	* *	2	\$400	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Roof								
Explanation : 3 Units, Refrigerant R-507								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$31,900	2032	* *	4	\$5,800	B
Insul. Deteriorating, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Other Observation, Extent : Light, Area Affected : 100%								
Location : Chilled Water								
Explanation : Used For Refrigerator Boxes Only - Comes From Utility Building								
Terminal Devices								
Direct Expansion	5%			2027	* *	1		B
Fan Coil - Cooling	95%			2022	\$954,900	1	\$36,100	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout Offices								
Explanation : Additional Split Air Conditioning Systems Belong To Share Holders								
Heat Rejection								
Water Cool Tower	100%			2020	\$374,700	2	\$118,000	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Utility Building								
Explanation : 3 Cooling Towers								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$65,400	B
Exhaust Fans								
Roof	100%			2022	\$103,800	2	\$3,600	B
Plumbing								
H/C Water Piping								
Brass/Copper	30%			2032	* *	1		B
Galv Iron/Steel	70%			2027	* *	1		B
HW Heat Exchanger								
HTHW/HW	100%			2032	* *			B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Tunnel								
Explanation : 2 Units								
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.

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

**Asset # : 2131**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Sump Pump(s)								
	Submersible	100%	0-2	\$6,100	2017	\$6,100	4	\$1,300	B
		Obsolete Equipment, Extent : Severe, Area Affected : 100%							
		Location : Basement							
	Fixtures								
	Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$526,200	
Interior Architecture	\$117,700	\$58,800
Electrical	\$48,700	\$863,000
Mechanical		\$61,700
<b>Total</b>	<b>\$692,600</b>	<b>\$983,600</b>
Priority A	\$526,200	
Priority B	\$89,500	\$924,800
Priority C	\$76,900	\$58,800
<b>Total</b>	<b>\$692,600</b>	<b>\$983,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$39,600	\$700		\$1,800
Interior Architecture	\$34,600		\$300	\$200
Electrical		\$100	\$200	\$29,600
Mechanical	\$39,200	\$3,200	\$8,600	\$25,000
<b>Total</b>	<b>\$113,400</b>	<b>\$4,100</b>	<b>\$9,100</b>	<b>\$56,600</b>
Priority A	\$39,600	\$700		\$1,800
Priority B	\$60,400	\$3,400	\$8,800	\$54,600
Priority C	\$13,400		\$300	\$200
<b>Total</b>	<b>\$113,400</b>	<b>\$4,100</b>	<b>\$9,100</b>	<b>\$56,600</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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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HUNTS POINT CO-OP MARKET UTILITY BUILDING D**  
**Asset # : 2132**

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Exterior Walls									
Cast in Place Concrete	5%			LIFE	**	5	\$6,400	A	
Concrete Masonry Unit	88%	Now	\$76,500	LIFE	**	5	\$14,100	A	
	Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%								
	Location : South Facade								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : South Facade								
Metal Coiling Doors	5%	Now	\$15,300	2035	**	5	\$2,000	A	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 15%								
	Location : South Facade								
Window Wall	2%			2042	**	5	\$1,900	A	
Windows									
Aluminum	5%			2030	**	5	\$1,500	A	
Metal Louvers	95%	Now	\$91,100	2031	**			A	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Parapets									
Concrete Masonry Unit	95%	Now	\$24,200	LIFE	**	5	\$9,300	A	
	Expansion Jnt Failure, Extent : Moderate, Area Affected : 25%								
	Location : South Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : Interior Face								
Metal Panel	5%			2042	**	5	\$1,700	A	
Roof									
Built-Up (BUR)	25%	Now	\$71,500	2032	**			A	
	Blisters, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Repairs in Progress, Extent : Light, Area Affected : 66%								
	Location : Throughout								
	Vegetation Growth, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Modified Bitumen	75%	Now	\$287,100	2032	**			A	
	Blisters, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
	Seams Open/Split, Extent : Moderate, Area Affected : 15%								
	Location : Throughout								

## Interior

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

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

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

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

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Interior									
Floors									
Cast in Place Concrete	93%			LIFE	**	5	\$58,800	C	
Ceramic Tile	2%			2031	**	5	\$600	C	
Vinyl Tile	5%	Now	\$13,400	2032	**	3	\$500	C	
Adhesion Failure, Extent : Moderate, Area Affected : 25%									
Location : Entrance									
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%									
Location : Entrance									
Interior Walls									
Concrete Masonry Unit	80%	Now	\$76,900	LIFE	**	5	\$8,300	C	
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
Gypsum Board	10%			LIFE	**	5	\$1,600	C	
Metal Panel	10%			LIFE	**			C	
Ceilings									
AcousTileSusp.Lay-In	10%	Now	\$1,900	2027	**	5	\$1,400	B	
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
Exposed Concrete	75%	4+	\$40,800	LIFE	**	5	\$3,400	B	
Cracking/Crumbling, Extent : Light, Area Affected : 10%									
Location : Throughout									
Exposed Struc: Steel	15%	4+	\$19,300	LIFE	**			B	
Corrosion/Rusting, Extent : Light, Area Affected : 10%									
Location : Throughout									

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts									
Service Equipment									
Air Circuit Breaker		100%			2022	\$32,800	3	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Electrical Room</i>									
<i>Explanation : One 2500 Amps And One 1000 Amps Main Disconnect Switch</i>									
Transformers									
Dry Type		40%			2020	\$61,300	3	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Electrical Room</i>									
<i>Explanation : Two1500/2000 Kva 4160hv-480y/277lv</i>									
Liquid Filled		60%			2020	\$91,900	3	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Outside</i>									
<i>Explanation : Four 4200/5260 Kva 13,200hv-4160y/2402lv</i>									
Switchgear / Switchboard									
Air Circuit Breaker		100%			2022	\$3,600	3	\$200	B

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Over 600 Volts</b>								
Feeders								
Cable	100%			2021	\$42,000	1		B
Raceway								
Conduit	100%			2022	\$27,200	1		B
<b>Under 600 Volts</b>								
Service Equipment								
Molded Case Bkrs	50%			2022	\$1,500	5	\$300	B
Molded Case Bkrs	50%			2042	* *	5	\$300	B
Transformers								
Dry Type	100%			2020	\$28,500	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 750 Kva 480hv-208y/120lv</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2022	\$254,100	5		B
Molded Case Bkrs	50%			2032	* *	5	\$300	B
Raceway								
Conduit	80%			2022	\$358,600	1		B
Conduit	20%			2032	* *	1		B
Panelboards								
Fused Disc Sw	15%			2021	\$7,900	5	\$100	B
Fused Disc Sw	5%			2030	* *	5		B
Molded Case Bkrs	30%			2030	* *	5	\$200	B
Molded Case Bkrs	50%			2021	\$26,500	5	\$300	B
Wiring								
Thermoplastic	30%			2032	* *	1		B
Thermoplastic	70%			2022	\$28,700	1		B
Motor Controllers								
Locally Mounted	10%			2020	\$600	5		B
Motor Control Center	90%			2027	* *	5	\$500	B
<b>Ground</b>								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$300	B
<b>Lighting</b>								
Interior Lighting								
Fluorescent	30%			2027	* *	10	\$5,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	40%			2017	\$48,700	10	\$7,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : T-12 Lamps</i>								
HID	30%			2022	\$23,600	10	\$200	B
Egress Lighting								
Emergency, Battery	60%			2017	\$4,700	10	\$2,800	B
Exit, Service	40%			2017	\$1,300	1		B

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

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

## Lighting

Exterior Lighting  
HID

100%

2017

\$7,700

10

\$100

B

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

## Heating

Energy Source

Electricity

5%

2032

\* \*

1

B

Fuel Oil No 4

95%

2032

\* \*

5

\$5,700

B

Conversion Equipment

Hot Water Boiler

95%

2035

\* \*

1

\$9,100

B

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

Radiant Heater

5%

2022

\$4,700

2

\$500

B

Distribution

Hot Wtr Piping/Pump

100%

Now

\$21,600

2030

\* \*

4

\$1,000

B

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

Terminal Devices

Air Handler

10%

2022

\$11,600

1

\$1,200

B

No Component

90%

D

## Air Conditioning

Energy Source

Electricity

100%

2038

\* \*

1

B

Conversion Equipment

Centrifugal, Elec Chiller

100%

2031

\* \*

1

\$20,900

B

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

Distribution

Chilled Wtr Pipe/Pump

100%

Now

\$10,500

2032

\* \*

4

\$1,000

B

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

Heat Rejection

Water Cool Tower

100%

2020

\$61,700

2

\$19,400

B

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

## Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$10,800

B

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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ventilation									
	Exhaust Fans								
	Interior	20%			2017	\$4,800	2	\$100	B
	Roof	80%			2027	* *	2	\$500	B
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2027	* *	1		B
	Water Heater								
	Electric	100%			2017	\$3,300	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%			2017	\$10,100	4	\$1,300	B
	Fixtures								
	Generic	100%							B
	Obsolete Fixtures, Extent : Severe, Area Affected : 100%								
	Location : Throughout								

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$863,000	
Interior Architecture	\$408,700	\$171,400
Electrical	\$35,600	\$1,502,700
Mechanical		\$1,394,600
<b>Total</b>	<b>\$1,307,300</b>	<b>\$3,068,600</b>
Priority A	\$863,000	
Priority B	\$327,600	\$2,897,200
Priority C	\$116,700	\$171,400
<b>Total</b>	<b>\$1,307,300</b>	<b>\$3,068,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$46,900			
Interior Architecture	\$81,700			\$13,100
Electrical	\$2,600	\$3,700	\$4,200	\$3,300
Mechanical	\$59,000	\$14,100	\$41,600	\$14,100
<b>Total</b>	<b>\$190,200</b>	<b>\$17,800</b>	<b>\$45,700</b>	<b>\$30,400</b>
Priority A	\$46,900			
Priority B	\$94,600	\$17,800	\$45,700	\$17,300
Priority C	\$48,800			\$13,100
<b>Total</b>	<b>\$190,200</b>	<b>\$17,800</b>	<b>\$45,700</b>	<b>\$30,400</b>



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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	2-4	\$6,800	LIFE	* *	5	\$10,700	A
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Concrete Masonry Unit	80%	Now	\$232,800	LIFE	* *	5	\$21,400	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 5%								
Location : West Facade								
Metal Panel	10%	Now	\$3,300	2042	* *	5	\$8,000	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Metal Coiling Doors	5%	Now	\$25,700	2035	* *	5	\$3,400	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Windows								
Aluminum	90%	Now	\$40,400	2030	* *	5	\$4,300	A
Broken/Missing Elements, Extent : Light, Area Affected : 20%								
Location : Throughout								
Metal Louvers	10%	Now	\$3,100	2031	* *			A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Parapets								
Concrete Masonry Unit	90%	Now	\$74,800	LIFE	* *	5	\$9,600	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 50%								
Location : East Facade, West Facade								
Metal Panel	10%	Now	\$8,000	2042	* *	5	\$1,800	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Roof								
Built-Up (BUR)	40%	Now	\$237,200	2032	* *			A
Blisters, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Repairs in Progress, Extent : Light, Area Affected : 66%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Built-Up (BUR)	25%			2032	* *	10	\$28,100	A
Recent Replace Evident, Extent : Moderate, Area Affected : 100%								
Location : Partial Section								
Modified Bitumen	35%	0-2	\$277,800	2032	* *			A
Blisters, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Seams Open/Split, Extent : Moderate, Area Affected : 15%								
Location : Throughout								

**Interior**

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

**Asset # : 2133**

Architecture		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior									
Floors									
	Carpet	15%	Now	\$5,700	2021	\$113,000	3	\$29,400	C
		Broken/Missing Elements, Extent : Light, Area Affected : 20%							
		Location : Throughout							
	Cast in Place Concrete	60%	0-2	\$58,300	LIFE	* *	5	\$171,400	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Ceramic Tile	5%	0-2	\$14,100	2031	* *	5	\$3,300	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Vinyl Tile	20%	0-2	\$24,300	2027	* *	3	\$9,800	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Interior Walls									
	Concrete Masonry Unit	75%	0-2	\$58,500	LIFE	* *	5	\$6,300	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Gypsum Board	25%	0-2	\$4,700	LIFE	* *	5	\$3,200	C
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
Ceilings									
	AcousTileConcealSpLn	35%	0-2	\$17,300	2035	* *	5	\$28,800	B
		Cracking/Crumbling, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Exposed Struc: Steel	50%	4+	\$292,000	LIFE	* *			B
		Broken/Missing Elements, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Metal Panel	15%	Now	\$15,700	LIFE	* *	5	\$24,700	B
		Broken/Missing Elements, Extent : Light, Area Affected : 10%							
		Location : Throughout							

Electrical		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts									
Service Equipment									
	Fused Disc Sw	100%			2022	\$32,800	3	\$300	B
Transformers									
	Dry Type	100%			2020	\$32,700	3	\$700	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Electrical Room									
Explanation : One 1000 Kva 4160hv-480y/277lv & One 750 Kva 4160hv-480y/277lv									
Feeders									
	Cable	100%			2021	\$1,000	1		B

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Over 600 Volts								
Raceway								
Conduit	100%			2022	\$3,500	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$59,600	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 1000 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2020	\$13,600	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 112.5 Kva 480hv-208y/120lv &amp; One 45 Kva 480hv-208y/120lv</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2022	\$145,500	5	\$400	B
Raceway								
Conduit	100%			2022	\$102,300	1		B
Panelboards								
Fused Disc Sw	20%			2021	\$28,700	5	\$400	B
Molded Case Bkrs	80%			2021	\$114,600	5	\$1,900	B
Wiring								
Thermoplastic	100%			2022	\$170,900	1		B
Motor Controllers								
Locally Mounted	10%			2020	\$14,800	5	\$100	B
Motor Control Center	90%			2020	\$133,600	5	\$2,200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$1,300	B
Lighting								
Interior Lighting								
Fluorescent	40%			2022	\$171,900	10	\$32,000	B
HID	60%			2022	\$213,300	10	\$1,700	B
Egress Lighting								
Emergency, Battery	50%			2022	\$17,700	10	\$10,500	B
Exit, Service	50%			2022	\$7,100	1		B
Exterior Lighting								
HID	100%			2017	\$35,600	10	\$300	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2022	\$88,400	1	\$9,800	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2022	\$302,500	1-3	\$16,200	B

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

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Electricity	20%			2032	* *	1		B
HTHW/HW	80%			2032	* *	1		B
Conversion Equipment								
HTHW/HW Exchanger	100%			2018	\$26,400	2	\$5,400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								
Distribution								
Hot Wtr Piping/Pump	20%			2030	* *	4	\$1,300	B
No Component	80%							D
Terminal Devices								
Fan Coil Unit/Heat	20%			2022	\$290,800	1	\$5,700	B
No Component	80%							D
<b>Air Conditioning</b>								
Energy Source								
District C.W.	100%			2042	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : District Cold Water</i>								
<i>Explanation : Used For Refrigeration Only, Not Air Conditioning</i>								
Conversion Equipment								
Centrifugal, Elec Chiller	95%			2025	* *	1	\$89,800	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Utility Building</i>								
<i>Explanation : 6 Chillers Provide Chilled Water - Refrigerant Is Ammonia</i>								
Ext Pkg Unit - Cooling	5%			2027	* *	2	\$300	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$23,700	2032	* *	4	\$4,300	B
<i>Corroded, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Basement, Glycol Concentrator, Glycol Concentrating Tank</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Westside E Wing Uses Glycol Spray System ( No Frost ) To Prevent Icing</i>								
Terminal Devices								
Fan Coil - Cooling	100%			2022	\$747,800	1	\$28,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Additional Split Air Conditioning Systems Belong To Share Holders</i>								
Heat Rejection								
Water Cool Tower	100%			2020	\$278,800	2	\$87,800	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Utility Building</i>								
<i>Explanation : 3 Cooling Towers</i>								
<b>Ventilation</b>								

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

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

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



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

**Asset # : 2133**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$48,700	B
	Exhaust Fans								
	Roof	100%			2022	\$77,200	2	\$2,700	B
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2027	* *	1		B
	HW Heat Exchanger								
	HTHW/HW	100%			2032	* *			B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Sprinkler								
	Generic	100%			2032	* *	1-2	\$24,500	B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$35,800	
Interior Architecture	\$47,800	\$79,200
Electrical		\$446,100
<b>Total</b>	<b>\$83,700</b>	<b>\$525,200</b>
Priority A	\$35,800	
Priority B		\$446,100
Priority C	\$47,800	\$79,200
<b>Total</b>	<b>\$83,700</b>	<b>\$525,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$59,300			
Interior Architecture	\$16,500			\$500
Electrical	\$600	\$900	\$1,100	\$24,000
Mechanical	\$1,300	\$900	\$3,400	\$900
<b>Total</b>	<b>\$77,700</b>	<b>\$1,800</b>	<b>\$4,500</b>	<b>\$25,400</b>
Priority A	\$59,300			
Priority B	\$3,900	\$1,800	\$4,500	\$24,900
Priority C	\$14,500			\$500
<b>Total</b>	<b>\$77,700</b>	<b>\$1,800</b>	<b>\$4,500</b>	<b>\$25,400</b>



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

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

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

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	0-2	\$2,100	LIFE	* *	5	\$3,300	A
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Concrete Masonry Unit	80%	Now	\$35,800	LIFE	* *	5	\$6,600	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%								
Location : West Facade								
Metal Coiling Doors	10%	Now	\$7,900	2035	* *	5	\$2,100	A
Broken/Missing Elements, Extent : Light, Area Affected : 20%								
Location : Throughout								
Weathering Steel	5%	4+	\$2,500	LIFE	* *	1		A
Worn/Eroded, Extent : Light, Area Affected : 10%								
Location : Throughout								
Windows								
Aluminum	100%	Now	\$13,800	2030	* *	5	\$1,500	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Parapets								
Concrete Masonry Unit	100%	Now	\$8,500	LIFE	* *	5	\$3,300	A
Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%								
Location : East Facade, West Facade								
Water Penetration, Extent : Moderate, Area Affected : 100%								
Location : West Facade								
Roof								
Modified Bitumen	100%	Now	\$24,400	2030	* *			A
Water Penetration, Extent : Light, Area Affected : 10%								
Location : Throughout								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	* *	5	\$8,800	C
Cast in Place Concrete	80%	0-2	\$47,800	LIFE	* *	5	\$70,400	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Vinyl Tile	10%	0-2	\$3,700	2027	* *	3	\$1,500	C
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Interior Walls								
Concrete Masonry Unit	80%	0-2	\$9,600	LIFE	* *	5	\$2,100	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Gypsum Board	10%			LIFE	* *	5	\$400	C
Gypsum Board	10%	0-2	\$1,200	LIFE	* *	5	\$400	C
Cracking/Crumbling, Extent : Light, Area Affected : 20%								
Location : Throughout								

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

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

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

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

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

## Interior

## Ceilings

AcousTileSusp.Lay-In	10%			2039	**	5	\$4,100	B
Exposed Struc: Steel	90%			LIFE	**			B

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

## Over 600 Volts

## Service Equipment

Fused Disc Sw	100%			2022	\$32,800	3	\$100	B
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## Transformers

Dry Type	100%			2020	\$32,700	3	\$200	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

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

## Feeders

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

Conduit	100%			2022	\$3,500	1		B
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## Under 600 Volts

## Service Equipment

Air Circuit Breaker	100%			2022	\$15,600	5	\$100	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

*Explanation : One 1600 Amps Main Disconnect Switch*

## Transformers

Dry Type	100%			2020	\$13,600	5	\$100	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

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

## Switchgear / Switchboard

Fused Disc Sw	100%			2022	\$72,700	5	\$100	B
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## Raceway

Conduit	100%			2022	\$39,800	1		B
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## Panelboards

Fused Disc Sw	20%			2021	\$8,800	5	\$100	B
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Molded Case Bkrs	80%			2021	\$35,300	5	\$600	B
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## Wiring

Thermoplastic	100%			2022	\$41,000	1		B
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## Motor Controllers

Locally Mounted	20%			2020	\$10,800	5		B
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Motor Control Center	80%			2020	\$43,200	5	\$600	B
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## Lighting

## Interior Lighting

Fluorescent	50%			2022	\$66,200	10	\$12,300	B
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HID	50%			2022	\$54,700	10	\$400	B
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*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

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

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

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

**Lighting**

Egress Lighting									
Emergency, Battery	60%			2017	\$6,500	10		\$3,900	B
Exit, Service	40%			2017	\$1,700	1			B
Exterior Lighting									
HID	100%			2017	\$11,000	10		\$100	B

**Alarm**

Security System									
No Component	90%								D
Generic	10%			2022	\$9,100	1		\$1,000	B
Fire/Smoke Detection									
No Component	70%								D
Generic	30%			2022	\$93,200	1-3		\$5,000	B

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

**Heating**

Energy Source									
Electricity	20%			2032	**	1			B
HTHW/HW	80%			2032	**	1			B

**Air Conditioning**

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

Terminal Devices									
Air Handler/Cool/Ht	15%			2030	**	1		\$2,500	B
No Component	85%								D

**Ventilation**

Distribution									
Ductwork/Diffusers	100%			LIFE	**	2-5		\$15,000	B
Exhaust Fans									
Roof	100%			2027	**	2		\$800	B

**Plumbing**

H/C Water Piping									
Galv Iron/Steel	100%			2027	**	1			B
HW Heat Exchanger									
HTHW/HW	100%			2032	**				B
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : Basement</i> <i>Explanation : 2 Units</i>									

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

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

**Asset # : 2134**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Sprinkler								
	Generic	100%			2042	* *	1-2	\$7,500	B

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$97,900	\$184,400
Interior Architecture	\$126,200	\$494,100
Electrical		\$533,200
Mechanical	\$497,300	\$2,620,500
<b>Total</b>	<b>\$721,400</b>	<b>\$3,832,300</b>
Priority A	\$97,900	\$184,400
Priority B	\$497,300	\$3,153,700
Priority C	\$126,200	\$494,100
<b>Total</b>	<b>\$721,400</b>	<b>\$3,832,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$78,600			
Interior Architecture			\$4,500	\$19,000
Electrical	\$37,300	\$1,100	\$800	\$20,400
Mechanical	\$33,000	\$18,100	\$33,300	\$40,100
<b>Total</b>	<b>\$148,900</b>	<b>\$19,200</b>	<b>\$38,600</b>	<b>\$79,500</b>
Priority A	\$78,600			
Priority B	\$70,300	\$19,200	\$34,100	\$79,500
Priority C			\$4,500	
<b>Total</b>	<b>\$148,900</b>	<b>\$19,200</b>	<b>\$38,600</b>	<b>\$79,500</b>



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

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

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

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

**Asset # : 2143**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$29,300	LIFE	* *	5	\$23,200	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : West Facade								
Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 5%								
Location : West Facade								
Concrete Masonry Unit	25%	Now	\$19,700	LIFE	* *	5	\$7,300	A
Diagonal Cracks, Extent : Light, Area Affected : 10%								
Location : East Facade, Corners								
Metal Panel	45%	Now	\$8,100	2032	* *	5	\$39,200	A
Corrosion/Rusting, Extent : Moderate, Area Affected : 15%								
Location : West Facade								
Metal Coiling Doors	20%	Now	\$55,600	2027	* *	5	\$14,500	A
Bent/Warped Elements, Extent : Moderate, Area Affected : 15%								
Location : East Facade								
Corrosion/Rusting, Extent : Moderate, Area Affected : 15%								
Location : East Facade								
Parapets								
Metal Rail	100%	Now	\$21,600	2027	* *	5	\$145,200	A
Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Roof								
Single Ply Membrane	100%	Now	\$42,200	2030	* *			A
Blisters, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Broken/Missing Elements, Extent : Moderate, Area Affected : 2%								
Location : Bird Damage At Various Locations								
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								
Water Penetration, Extent : Light, Area Affected : 5%								
Location : Various								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
Explanation : Fluid Applied Rubber Membrane Over Insulation.								
Interior								
Floors								
Cast in Place Concrete	90%	Now	\$126,200	LIFE	* *	5	\$371,300	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Loading Dock At West Side								
Ceramic Tile	3%			2031	* *	5	\$5,700	C
Vinyl Tile	7%			2022	\$122,800	3	\$5,000	C

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

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



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

**Asset # : 2143**

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

**Interior**

**Interior Walls**

Concrete Masonry Unit	65%			LIFE	* *	5	\$7,900	C
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various</i>								

Gypsum Board	10%			LIFE	* *	5	\$1,800	C
Metal Panel	25%			LIFE	* *			C

**Ceilings**

AcousTileSusp.Lay-In	20%			2027	* *	5	\$38,000	B
Exposed Struc: Steel	80%			LIFE	* *			B
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Various</i>								

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

**Under 600 Volts**

**Raceway**

Conduit	70%			2022	\$53,100	1		B
Conduit	30%			2042	* *	1		B

**Panelboards**

Molded Case Bkrs	40%			2030	* *	5	\$1,300	B
Molded Case Bkrs	10%			2038	* *	5	\$300	B
Molded Case Bkrs	50%			2021	\$24,800	5	\$1,700	B

**Wiring**

Braided Cloth	50%	2-4	\$29,700	2047	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								

Thermoplastic	40%			2022	\$23,700	1		B
Thermoplastic	10%			2042	* *	1		B

**Motor Controllers**

Locally Mounted	100%			2020	\$66,300	5	\$900	B
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**Lighting**

**Interior Lighting**

Fluorescent	100%			2022	\$273,400	10	\$115,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12</i>								

**Egress Lighting**

Exit, Service	100%			2017	\$20,400	1		B
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**Exterior Lighting**

HID	100%	Now	\$7,600	2032	* *			B
<i>Not in Service, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

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

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

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

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

**Asset # : 2143**

<b>Mechanical</b>	<b>Current Repair</b>			<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Heating								
Energy Source								
Natural Gas	100%	Now	\$1,400	2032	* *	1		B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Outside #240/220 Building</i>								
<i>Explanation : Gas Shut Off Valve Frozen</i>								
Conversion Equipment								
Radiant Heater	60%			2022	\$370,600	2	\$35,100	B
<i>Other Observation, Extent : Light, Area Affected : 60%</i>								
<i>Location : Various Locations</i>								
<i>Explanation : 50-60 Gas Fired Units</i>								
No Component	40%							D
Air Conditioning								
Energy Source								
Electricity	100%			2030	* *	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	40%			2017	\$190,400	1	\$23,400	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 40%</i>								
<i>Location : Roof</i>								
No Component	60%							D
Terminal Devices								
Fan Coil - Cooling	40%			2017	\$172,800	1	\$16,300	B
No Component	60%							D
Heat Rejection								
Remote Air Cond	40%			2017	\$134,100	2	\$35,100	B
No Component	60%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$70,300	B
Exhaust Fans								
Roof	100%			2022	\$111,500	2	\$3,900	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2032	* *	1		B
Water Heater								
Electric	10%			2017	\$2,200	4	\$100	B
Gas Fired	10%			2017	\$3,300	2	\$200	B
No Component	80%							D
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%	Now	\$9,800	LIFE	* *	1		B
<i>Blockage /Clogged, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Roof Drains Clogged</i>								
Sewage Ejector(s)								
Electric	100%			2022	\$10,100	4	\$2,000	B

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

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

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

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

**Asset # : 2143**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Standpipe								
	Generic	100%			2022	\$500,600	1-5	\$63,600	B
	Sprinkler								
	Generic	100%			2022	\$1,637,800	1-2	\$35,400	B
	Fire Pump								
	Generic	100%			2025	* *	1	\$23,600	B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$260,100	\$49,600
Interior Architecture		\$76,000
Mechanical	\$45,500	
<b>Total</b>	<b>\$305,600</b>	<b>\$125,600</b>
Priority A	\$260,100	\$49,600
Priority B	\$45,500	
Priority C		\$76,000
<b>Total</b>	<b>\$305,600</b>	<b>\$125,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$13,300			
Mechanical	\$61,300	\$400	\$3,000	\$400
<b>Total</b>	<b>\$74,600</b>	<b>\$400</b>	<b>\$3,000</b>	<b>\$400</b>
Priority A	\$13,300			
Priority B	\$61,300	\$400	\$3,000	\$400
<b>Total</b>	<b>\$74,600</b>	<b>\$400</b>	<b>\$3,000</b>	<b>\$400</b>



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

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

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

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

**Asset # : 2144**

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

**Exterior**

Exterior Walls

Metal, Corrugated

10% Now \$13,300 2052 \* \* 1 A  
*Broken/Missing Elements, Extent : Severe, Area Affected : 100%*  
*Location : Throughout*

No Component

90% D

**Roof**

Roll Roofing

100% Now \$260,100 2024 \* \* 5 \$49,600 A  
*Drains Inad/Misposn, Extent : Severe, Area Affected : 100%*  
*Location : Throughout*  
*Ponding, Extent : Severe, Area Affected : 100%*  
*Location : Throughout*  
*Worn/Eroded, Extent : Moderate, Area Affected : 25%*  
*Location : Throughout*

**Interior**

Floors

Cast in Place Concrete

100% LIFE \* \* 5 \$76,000 C

**Ceilings**

Exposed Struc: Steel

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

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

**Heating**

Energy Source

Natural Gas

100% Now \$8,400 2042 \* \* 1 B  
*Not in Service, Extent : Severe, Area Affected : 100%*  
*Location : Obsolete Piping Along Wall*

Conversion Equipment

Radiant Heater

100% Now \$45,500 2027 \* \* 2 \$8,600 B  
*Other Observation, Extent : Severe, Area Affected : 100%*  
*Location : Along Ceiling*  
*Explanation : 30 Obsolete Units*

**Plumbing**

H/C Water Piping

Brass/Copper

100% Now \$15,400 2042 \* \* 1 B  
*Corroded, Extent : Severe, Area Affected : 100%*  
*Location : Railroad Shed*

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

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

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

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

**Asset # : 2144**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Storm Drain Piping								
	Cast Iron	100%	Now	\$7,200	LIFE	* *	1		B
		Blockage /Clogged, Extent : Severe, Area Affected : 100%							
		Location : Roof Drains							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Entire Roof							
		Explanation : Massive Ponding On Roof							
Fire Suppression									
	Sprinkler								
	Generic	100%	0-2	\$30,200	2042	* *	1-2	\$5,600	B
		Corroded, Extent : Severe, Area Affected : 100%							
		Location : Throughout							

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$19,400			
Interior Architecture				
<b>Total</b>	<b>\$19,400</b>			
Priority A	\$19,400			
Priority C				
<b>Total</b>	<b>\$19,400</b>			



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

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

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

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

**Asset # : 2145**

Architecture		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior									
	Roof								
	Metal, Corrugated	20%	Now	\$19,400	2042	* *	1		A
		Broken/Missing Elements, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
	No Component	80%							D
Interior									
	Floors								
	Cast in Place Concrete	100%			LIFE	* *	5	\$29,500	C

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

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

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



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$107,200	
Interior Architecture		\$59,200
Electrical	\$6,400	\$34,200
Mechanical		\$193,900
<b>Total</b>	<b>\$113,600</b>	<b>\$287,200</b>
Priority A	\$107,200	
Priority B	\$6,400	\$287,200
<b>Total</b>	<b>\$113,600</b>	<b>\$287,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$6,800	\$800		
Interior Architecture		\$27,800	\$300	
Electrical	\$21,300		\$100	\$1,300
Mechanical	\$2,200	\$600	\$2,000	\$4,100
<b>Total</b>	<b>\$30,300</b>	<b>\$29,100</b>	<b>\$2,500</b>	<b>\$5,300</b>
Priority A	\$6,800	\$800		
Priority B	\$23,500	\$7,000	\$2,100	\$5,300
Priority C		\$21,300	\$300	
<b>Total</b>	<b>\$30,300</b>	<b>\$29,100</b>	<b>\$2,500</b>	<b>\$5,300</b>



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

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

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

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

**Asset # : 2797**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	100%	Now	\$107,200	LIFE	* *	5	\$16,300	A
	Horizontal Cracks, Extent : Moderate, Area Affected : 5%							
	Location : West Facade							
	Misaligned/Bulging, Extent : Severe, Area Affected : 25%							
	Location : West Facade							
Windows								
Aluminum	100%			2030	* *	5	\$1,500	A
Parapets								
Masonry: Brick	100%			LIFE	* *	5	\$6,800	A
Roof								
Single Ply Membrane	100%	Now	\$6,800	2030	* *			A
	Blisters, Extent : Moderate, Area Affected : 10%							
	Location : Throughout							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : Fluid Applied Rubber Membrane Over Insulation.							
Interior								
Floors								
Carpet	25%			2015	\$18,700	3	\$4,900	C
	Worn/Eroded, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Offices							
	Explanation : Open Seams							
Cast in Place Concrete	10%			LIFE	* *	5	\$2,800	C
Ceramic Tile	5%			2031	* *	5	\$600	C
Vinyl Tile	60%			2027	* *	3	\$2,900	C
Interior Walls								
Concrete Masonry Unit	10%			LIFE	* *	5	\$200	C
Gypsum Board	90%			LIFE	* *	5	\$2,400	C
Ceilings								
AcousTile,Adhered	30%			2020	\$22,900	5	\$3,900	B
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Various							
	Staining/Discoloring, Extent : Light, Area Affected : 30%							
	Location : Throughout							
	Worn/Eroded, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
AcousTileSusp.Lay-In	70%			2020	\$59,200	5	\$9,100	B
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : Various							
	Staining/Discoloring, Extent : Light, Area Affected : 25%							
	Location : Various							
	Worn/Eroded, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							

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

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

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

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

**Asset # : 2797**

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	33%			2032	* *	5		B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room In Building 240							
	Explanation : Three Electrical Services Rated At 600, 800, And 400 Amps							
Fused Disc Sw	33%			2042	* *	5		B
Fused Disc Sw	34%			2048	* *	5		B
Switchgear / Switchboard								
Fused Disc Sw	70%			2032	* *	5		B
Fused Disc Sw	30%			2048	* *	5		B
Raceway								
Conduit	30%			2042	* *	1		B
Conduit	70%			2022	\$13,000	1		B
Panelboards								
Molded Case Bkrs	30%			2038	* *	5	\$100	B
Molded Case Bkrs	70%			2021	\$15,400	5	\$200	B
Wiring								
Braided Cloth	70%	2-4	\$16,600	2047	* *	1		B
	Insulation Aged, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
Thermoplastic	30%			2042	* *	1		B
Motor Controllers								
Locally Mounted	100%			2027	* *	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$100	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Water Main							
	Explanation : Main Water Pipe							
Lighting								
Interior Lighting								
Fluorescent	80%			2022	\$34,200	10	\$6,400	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : Compact Fluorecent							
Fluorescent	15%			2017	\$6,400	10	\$1,200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Hallway, Office And Storage Room							
	Explanation : T-12 Lambs							
HID	5%			2022	\$1,800	10		B
Egress Lighting								
Exit, Service	100%	2-4	\$800	2032	* *	1		B
	On Extended Life, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							

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

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

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

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

**Asset # : 2797**

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

**Lighting**

Exterior Lighting  
HID

100%	Now	\$3,900	2032	* *		B
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*Not in Service, Extent : Moderate, Area Affected : 100%*  
*Location : Throughout*

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

**Heating**

Energy Source

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

Conversion Equipment

Furnace	10%		2027	* *	1	\$400	B
Heat Pump	60%		2020	\$43,100	2	\$1,600	B

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

Radiant Heater	30%		2022	\$12,700	2	\$1,200	B
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*Other Observation, Extent : Light, Area Affected : 30%*  
*Location : Various Areas*  
*Explanation : 6 Gas Radiant Heaters*

**Air Conditioning**

Energy Source

Electricity	100%		2030	* *	1		B
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Conversion Equipment

Ext Pkg Unit - Heating/Cooling	60%		2022	\$38,200	2	\$300	B
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*Other Observation, Extent : Light, Area Affected : 60%*  
*Location : Roof*  
*Explanation : 6 Exterior Package Units*

No Component	40%						D
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**Ventilation**

Distribution

Ductwork/Diffusers	100%		LIFE	* *	2-5	\$4,800	B
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Exhaust Fans

Roof	100%		2022	\$7,700	2	\$300	B
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**Plumbing**

H/C Water Piping

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

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

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

Cast Iron	100%		LIFE	* *	1		B
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*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

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

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

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

**Asset # : 2797**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Sewage Ejector(s)								
	Electric	100%			2022	\$10,100	4	\$2,000	B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Standpipe								
	Generic	100%			2032	* *	1-5	\$4,500	B
	Sprinkler								
	Generic	100%			2022	\$112,600	1-2	\$2,400	B
	Fire Pump								
	Generic	100%			2025	* *	1	\$1,600	B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$179,300	\$138,100
Interior Architecture	\$56,400	\$144,600
Electrical	\$163,600	
Mechanical		\$1,111,700
<b>Total</b>	<b>\$399,400</b>	<b>\$1,394,400</b>
Priority A	\$179,300	\$138,100
Priority B	\$163,600	\$1,111,700
Priority C	\$56,400	\$144,600
<b>Total</b>	<b>\$399,400</b>	<b>\$1,394,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$26,800	\$5,800		\$500
Interior Architecture	\$30,700	\$8,900	\$1,400	
Electrical	\$1,400	\$1,800	\$1,400	\$12,200
Mechanical	\$13,000	\$10,700	\$12,900	\$38,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
<b>Total</b>	<b>\$75,800</b>	<b>\$31,100</b>	<b>\$19,600</b>	<b>\$54,800</b>
Priority A	\$26,800	\$5,800		\$500
Priority B	\$49,000	\$20,200	\$18,200	\$54,300
Priority C		\$5,200	\$1,400	
<b>Total</b>	<b>\$75,800</b>	<b>\$31,100</b>	<b>\$19,600</b>	<b>\$54,800</b>



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

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

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

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

**Asset # : 4338**

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Exterior Walls									
Masonry: Brick	85%			LIFE	* *	5	\$74,800	A	
Masonry: Limestone	5%			LIFE	* *	5	\$3,300	A	
Pre-Cast Concrete	10%			LIFE	* *	5	\$28,600	A	
Windows									
Aluminum	50%			2038	* *	5	\$12,700	A	
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout								
	Explanation : Windows Were Installed In The Interior.								
Wood	50%	Now	\$84,000	2030	* *	5	\$63,400	A	
	Deteriorated Finish, Extent : Moderate, Area Affected : 25%								
	Location : Throughout								
Parapets									
Masonry: Brick	25%			LIFE	* *	5	\$2,100	A	
Metal Cornice	70%			2050	* *	10	\$18,500	A	
Slate	5%	Now	\$55,900	LIFE	* *	5	\$400	A	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
	Location : Coping								
	Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%								
	Location : Coping								
	Misaligned/Bulging, Extent : Severe, Area Affected : 25%								
	Location : Coping								
Roof									
Asphalt Macadam	5%			2022	\$6,300	5	\$1,000	A	
Metal Panel	10%			2035	* *	10	\$5,800	A	
Modified Bitumen	82%	Now	\$39,400	2027	* *			A	
	Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%								
	Location : Over Fourth Floor								
	Water Penetration, Extent : Moderate, Area Affected : 10%								
	Location : Over Dance Studio								
Skylight, Metal/Glass	3%	Now	\$26,800	2032	* *			A	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 10%								
	Location : Over Fifth Floor								
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%								
	Location : Over Fifth Floor								
Interior									
Floors									
Cast in Place Concrete	10%			LIFE	* *	5	\$16,500	C	
Ceramic Tile	5%			2018	\$88,100	5	\$3,800	C	
Quarry Tile	5%			2035	* *	5	\$5,600	C	
Wood	80%			2037	* *	5	\$112,900	C	

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

**Asset # : 4338**

Architecture		Current Repair			Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Interior Walls								
Ceramic Tile	5%			2025	* *	5	\$4,700	C
Ceramic Tile	3%			2031	* *	5	\$2,800	C
Concrete Masonry Unit	2%			LIFE	* *	5	\$800	C
Glass Block	2%			LIFE	* *			C
Gypsum Board	35%			LIFE	* *	5	\$19,700	C
Masonry: Brick	10%			LIFE	* *			C
Plaster	43%			LIFE	* *	5	\$12,100	C
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Room 403								
Ceilings								
AcousTileSusp.Lay-In	10%			2035	* *	5	\$7,500	B
Embossed Metal	70%			LIFE	* *	5	\$23,700	B
Exposed Concrete	5%	Now	\$30,700	LIFE	* *	5	\$600	B
Cracking/Crumbling, Extent : Severe, Area Affected : 20%								
Location : Beams In Basement								
Exposed Reinforcement, Extent : Severe, Area Affected : 10%								
Location : Beams In Basement								
Gypsum Board	15%			LIFE	* *	5	\$14,100	B
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Room 403								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2042	* *	5	\$200	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 800 Amps And One 400 Amps Main Disconnect Switch								
Switchgear / Switchboard								
Fused Disc Sw	100%			2042	* *	5	\$200	B
Raceway								
Conduit	100%			2042	* *	1		B
Panelboards								
Fused Disc Sw	10%			2038	* *	5	\$100	B
Molded Case Bkrs	90%			2038	* *	5	\$1,200	B
Wiring								
Thermoplastic	100%			2042	* *	1		B
Motor Controllers								
Locally Mounted	100%			2035	* *	5	\$300	B
Ground								
Grounding Devices								
Not Accessible	100%							D

**Lighting**

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

**Asset # : 4338**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Interior Lighting								
Fluorescent	95%			2027	* *	10	\$43,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	5%			2017	\$119,800	2	\$100	B
Egress Lighting								
Emergency, Battery	50%			2027	* *	10	\$6,100	B
Exit, Service	50%			2027	* *	1		B
Exterior Lighting								
Fluorescent	100%			2027	* *	10	\$4,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : T-5 Lamps</i>								
<b>Alarm</b>								
Security System								
No Component	70%							D
Generic	30%			2027	* *	1	\$5,500	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2027	* *	1-3	\$9,100	B
<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Fuel Oil No 2	100%			2032	* *	5	\$15,600	B
Conversion Equipment								
Steam Boiler	100%			2035	* *	1	\$49,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 1 Unit</i>								
Distribution								
Steam Piping/Pump	100%			2022	\$423,200	4	\$3,700	B
Terminal Devices								
Convactor/Radiator	100%			2020	\$572,600	1	\$16,300	B
<b>Air Conditioning</b>								
Energy Source								
Electricity	100%			2030	* *	1		B
Conversion Equipment								
Reciprocating	20%			2022	\$41,100	1	\$4,700	B
Compr/Chiller								
Window/Wall Unit	60%			2020	\$74,800	1		B
No Component	20%							D

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

**Asset # : 4338**

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	20%			2032	* *	4	\$500	B
No Component	80%							D
Terminal Devices								
No Component	80%							D
Not Accessible	20%							D
Heat Rejection								
Air Condenser Unit	20%			2022	\$19,400	2	\$7,000	B
No Component	80%							D
Ventilation								
Distribution								
Ductwork/Diffusers	40%			LIFE	* *	2-5	\$11,200	B
No Component	60%							D
Exhaust Fans								
Roof	40%			2027	* *	2	\$600	B
No Component	60%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2032	* *	1		B
Water Heater								
Gas Fired	100%			2017	\$14,100	2	\$800	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2022	\$10,900	4	\$2,000	B
Backflow Preventer								
Generic	100%			2027	* *	1	\$3,100	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
Other Observation, Extent : Light, Area Affected : 100%								
Location : C-4								
Explanation : 1 Unit								
Fire Suppression								
Standpipe								
Generic	100%			2042	* *	1-5	\$25,400	B
Sprinkler								
No Component	80%							D
Generic	20%			2032	* *	1-2	\$2,800	B
Fire Pump								
Generic	100%			2025	* *	1	\$9,400	B

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Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$908,800	\$2,349,300
Interior Architecture	\$13,427,600	\$1,620,600
Electrical	\$1,403,800	\$76,300
Mechanical	\$9,336,300	\$344,500
<b>Total</b>	<b>\$25,076,500</b>	<b>\$4,390,600</b>
Priority A	\$908,800	\$2,349,300
Priority B	\$16,088,300	\$597,500
Priority C	\$8,079,300	\$1,443,800
<b>Total</b>	<b>\$25,076,500</b>	<b>\$4,390,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$29,600			
Interior Architecture	\$6,900	\$4,300		\$11,100
Electrical	\$129,600	\$49,200	\$50,500	\$49,200
Mechanical	\$19,800	\$63,700	\$102,100	\$63,700
<b>Total</b>	<b>\$185,900</b>	<b>\$117,200</b>	<b>\$152,500</b>	<b>\$124,000</b>
Priority A	\$29,600			
Priority B	\$149,400	\$112,900	\$152,500	\$112,900
Priority C	\$6,900	\$4,300		\$11,100
<b>Total</b>	<b>\$185,900</b>	<b>\$117,200</b>	<b>\$152,500</b>	<b>\$124,000</b>



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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	5%			LIFE	* *	5	\$285,800	A
Recent Repair Evident, Extent : Moderate, Area Affected : 15%								
Location : Throughout								
Copper/Terne	5%			2056	* *	10	\$85,700	A
Fiberglass Panel	10%	0-2	\$576,700	2036	* *	5	\$137,200	A
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : North Facade,South Facade								
Staining/Discoloring, Extent : Moderate, Area Affected : 50%								
Location : North Facade,South Facade								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : North Facade,South Facade								
Explanation : Corrugated Panels								
Masonry: Brick	80%			LIFE	* *	5	\$585,200	A
Efflorescence, Extent : Light, Area Affected : 5%								
Location : North And East Elevations.								
Recent Repair Evident, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Windows								
Wood	100%			2037	* *	5	\$492,700	A
Parapets								
Cast Stone/Terra Cotta	5%			LIFE	* *	5	\$73,200	A
Masonry: Brick	95%			LIFE	* *	5	\$179,700	A
Roof								
Copper/Terne	7%			2061	* *	10	\$146,600	A
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Turrets And Bands At Barrel Roof.								
Modified Bitumen	10%	Now	\$29,600	2029	* *			A
Ponding, Extent : Light, Area Affected : 10%								
Location : Flat Section Over Second Floor								
Modified Bitumen	83%			2031	* *	10	\$695,300	A
Recent Replace Evident, Extent : Moderate, Area Affected : 100%								
Location : Barrel Roof								

## Interior

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Floors								
Cast in Place Concrete	75%	Now	\$4,588,800	LIFE	* *	5	\$1,124,800	C
Loose/Delam Surface, Extent : Severe, Area Affected : 20%								
Location : Basement & 2nd Floor.								
Ceramic Tile	2%			2024	* *	5	\$13,700	C
Vinyl Tile	5%			2021	\$319,000	3	\$12,900	C
Vinyl Tile	13%	Now	\$829,300	2031	* *	3	\$33,400	C
Broken/Missing Elements, Extent : Severe, Area Affected : 75%								
Location : Second Floor Offices And Throughout 2nd Floor In General.								
Poor Subfloor Evident, Extent : Severe, Area Affected : 50%								
Location : Second Floor Offices.								
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout 2nd Floor.								
Explanation : 9"x9" Tiles.								
Wood	5%	Now	\$709,700	2061	* *	5	\$32,100	C
Broken/Missing Elements, Extent : Severe, Area Affected : 100%								
Location : Basketball Court, Bowling Alley								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	* *	5	\$10,700	C
Gypsum Board	5%			LIFE	* *	5	\$16,100	C
Masonry: Brick	70%			LIFE	* *			C
Recent Repair Evident, Extent : Moderate, Area Affected : 15%								
Location : Drill Floor								
Masonry: Brick	5%	Now	\$1,066,200	LIFE	* *			C
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Basketball Court								
Diagonal Cracks, Extent : Severe, Area Affected : 5%								
Location : Basketball Court								
Plaster	12%	Now	\$691,100	LIFE	* *	5	\$19,300	C
Broken/Missing Elements, Extent : Severe, Area Affected : 75%								
Location : All Areas.								
Loose/Delam Surface, Extent : Severe, Area Affected : 75%								
Location : All Areas.								
Water Penetration, Extent : Severe, Area Affected : 25%								
Location : Second Floor And Basement.								
Steel Plate	3%	Now	\$194,300	LIFE	* *	5	\$9,600	C
Corrosion/Rusting, Extent : Severe, Area Affected : 20%								
Location : Columns At Loading Dock.								

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTileSusp.Lay-In	10%	Now	\$268,200	2026	* *	5	\$34,300	B
	Broken/Missing Elements, Extent : Severe, Area Affected : 70%							
	Location : All.							
	Worn/Eroded, Extent : Severe, Area Affected : 30%							
	Location : All.							
Exposed Concrete	65%	Now	\$3,354,600	LIFE	* *	5	\$69,600	B
	Corrosion/Rusting, Extent : Severe, Area Affected : 5%							
	Location : Steel Members At Lower Levels							
	Cracking/Crumbling, Extent : Moderate, Area Affected : 2%							
	Location : Lower Levels							
	Exposed Reinforcement, Extent : Moderate, Area Affected : 8%							
	Location : Loading Dock Area And Various Basement Ceiling Locations							
	Staining/Discoloring, Extent : Severe, Area Affected : 5%							
	Location : Steel Members At Lower Levels							
Plaster	25%	Now	\$1,725,400	LIFE	* *	5	\$107,100	B
	Broken/Missing Elements, Extent : Severe, Area Affected : 75%							
	Location : All Areas.							
	Loose/Delam Surface, Extent : Severe, Area Affected : 75%							
	Location : All Areas.							

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%	Now	\$31,800	2051	* *	5	\$1,000	B
On Extended Life, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room.								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room.								
Explanation : Rated At 950 Amperes.								
Transformers								
Dry Type	100%	Now	\$13,600	2041	* *	5	\$900	B
Not in Service, Extent : Severe, Area Affected : 100%								
Location : First Floor								
Switchgear / Switchboard								
Molded Case Bkrs	20%			2041	* *	5	\$2,400	B
Molded Case Bkrs	80%	Now	\$139,600	2051	* *	5	\$4,800	B
On Extended Life, Extent : Severe, Area Affected : 80%								
Location : First Floor								
Raceway								
Conduit	20%			2031	* *	1		B
Conduit	80%	0-2	\$36,700	2051	* *	1		B
Corroded, Extent : Moderate, Area Affected : 100%								
Location : Basement								

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

<b>Electrical</b>		<b>Current Repair</b>			<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>	
<b>Under 600 Volts</b>									
Panelboards									
Molded Case Bkrs	10%			2037	**	5	\$1,200	B	
Molded Case Bkrs	20%			2029	**	5	\$2,400	B	
Molded Case Bkrs	10%			2020	\$13,200	5	\$1,200	B	
Molded Case Bkrs	60%	Now	\$79,400	2046	**	5	\$3,600	B	
<i>On Extended Life, Extent : Severe, Area Affected : 60%</i>									
<i>Location : First Floor And Throughout</i>									
<i>Aged Component, Extent : Severe, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<b>Wiring</b>									
Braided Cloth	80%	Now	\$57,000	2046	**	1		B	
<i>Insulation Aged, Extent : Severe, Area Affected : 80%</i>									
<i>Location : Basement</i>									
Thermoplastic	20%			2031	**	1		B	
<b>Motor Controllers</b>									
Locally Mounted	20%			2019	\$4,200	5	\$600	B	
Locally Mounted	80%	Now	\$17,000	2041	**	5	\$1,200	B	
<i>Not Functioning, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>									
<i>Location :</i>									
<b>Ground</b>									
Grounding Devices									
Generic	100%	0-2	\$900	LIFE	**	5	\$6,700	B	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Basement</i>									
<i>Explanation : Corroded</i>									
<b>Stand-by Power</b>									
Transfer Switches									
Automatic	100%	Now	\$10,600	2041	**	1	\$126,200	B	
<i>On Extended Life, Extent : Severe, Area Affected : 100%</i>									
<i>Location : First Floor Electrical Room</i>									
<b>Generators</b>									
Diesel	100%	Now	\$71,600	2036	**	1	\$158,400	B	
<i>Engine Inoperable, Extent : Severe, Area Affected : 100%</i>									
<i>Location : First Floor</i>									
<b>Batteries</b>									
Lead/Acid	100%	Now	\$600	2016	\$600	5	\$8,400	B	
<i>On Extended Life, Extent : Severe, Area Affected : 100%</i>									
<i>Location : Generator Room</i>									
<b>Fuel Storage</b>									
Main Tank	100%	Now	\$61,800	2061	**	5	\$6,800	B	
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>									
<i>Location : Corroded</i>									
<i>Explanation : 200 Gallons</i>									
<b>Lighting</b>									

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

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Interior Lighting Fluorescent	15%			2031	* *	10	\$63,000	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : T-8 Lamps							
Fluorescent	85%	Now	\$920,600	2031	* *			B
	Damaged Fixtures, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
Egress Lighting								
Emergency, Battery	50%	Now	\$18,500	2031	* *			B
	Not Functioning, Extent : Moderate, Area Affected : 100%							
	Location : 1st Floor							
Exit, Battery	50%	Now	\$37,100	2031	* *			B
	Not Functioning, Extent : Moderate, Area Affected : 100%							
	Location : 1st Floor							
Exterior Lighting								
HID	100%	Now	\$18,200	2031	* *			B
	Damaged Fixtures, Extent : Severe, Area Affected : 100%							
	Location : Outside Perimeter							
Alarm								
Security System Generic	100%			2026	* *	1	\$170,000	B

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Electricity	5%			2041	* *	1		B
Natural Gas	95%			2031	* *	1		B
Not in Service, Extent : Light, Area Affected : 100%								
Location : Boiler Room.								
Other Observation, Extent : Moderate, Area Affected : 95%								
Location : Basement.								
Explanation : Gas Supply Has Been Shut Off.								
Conversion Equipment								
Radiant Heater	5%			2021	\$112,300	2	\$10,600	B
Steam Boiler	95%	Now	\$1,230,900	2041	* *	1	\$388,400	B
Not in Service, Extent : Light, Area Affected : 100%								
Location : Boiler Room.								
On Extended Life, Extent : Severe, Area Affected : 100%								
Location : Basement Boiler Room.								
Other Observation, Extent : Light, Area Affected : 95%								
Location : Basement Boiler Room.								
Explanation : 3 Units								

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



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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
Distribution	Steam Piping/Pump	100%	Now	\$1,651,700	2051	* *	4	\$22,600	B
Not in Service, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Explanation : Piping Cut Loose From Radiation And Broken Or Missing Throughout									
Terminal Devices	Air Handler	20%	Now	\$549,900	2031	* *	1	\$51,100	B
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Basement									
Explanation : Air Handlers Severly Damaged With Steam Coils Cut Out									
	Convactor/Radiator	80%	Now	\$3,299,500	2026	* *	1	\$106,700	B
Not in Service, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Explanation : Damaged Radiators / Many With Missing Or Broken Valves And Steam Traps Throughout									
Ventilation									
Distribution	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$255,500	B
Not in Service, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Exhaust Fans	Interior	100%	Now	\$19,800	2031	* *	2	\$11,300	B
Broken, Extent : Severe, Area Affected : 100%									
Location : Basement									
Plumbing									
H/C Water Piping	Brass/Copper	100%	Now	\$1,523,200	2051	* *	1		B
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Explanation : Piping Broken Or Missing									
Water Heater	Gas Fired	100%	Now	\$118,700	2021	\$118,700	2	\$5,500	B
Unit Inoperable, Extent : Severe, Area Affected : 100%									
Location : Boiler Room.									
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Boiler Room.									
Explanation : Boiler Room Flooded / No Hot Water Supplied To Any Fixtures.									

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

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

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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing									
	Sanitary Piping								
	Cast Iron	100%	Now	\$664,700	LIFE	* *	1		B
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Connections At Fixtures							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Explanation : Piping In Poor Condition / Most Has Been Out Of Service For An Extended Period							
Storm Drain Piping									
	Cast Iron	100%			LIFE	* *	1		B
		Recent Replace Evident, Extent : Light, Area Affected : 80%							
		Location : All Piping Above Slabs Up To Roof Drains							
Fixtures									
	Generic	100%							B
		Not in Service, Extent : Severe, Area Affected : 100%							
		Location : Throughout.							
		Obsolete Fixtures, Extent : Severe, Area Affected : 100%							
		Location : Throughout.							
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Throughout.							
		Explanation : Broken/ Missing Fixtures.							
Fire Suppression									
	Sprinkler								
	No Component	90%							D
	Generic	10%	Now	\$297,700	2031	* *	1-2	\$11,100	B
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Loading Dock / Basement Storage							
		Explanation : System Not In Service / Main Valve Closed							

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

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

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,519,800	\$1,176,200
Interior Architecture	\$1,646,800	\$1,157,900
Electrical		\$373,600
Mechanical	\$80,200	\$182,800
<b>Total</b>	<b>\$3,246,800</b>	<b>\$2,890,500</b>
Priority A	\$1,519,800	\$1,176,200
Priority B	\$1,120,200	\$556,400
Priority C	\$606,800	\$1,157,900
<b>Total</b>	<b>\$3,246,800</b>	<b>\$2,890,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture		\$16,900		
Interior Architecture		\$14,400	\$27,000	
Electrical	\$22,200	\$17,600	\$24,000	\$17,600
Mechanical	\$80,000	\$44,700	\$86,600	\$44,700
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
<b>Total</b>	<b>\$110,100</b>	<b>\$101,500</b>	<b>\$145,500</b>	<b>\$70,200</b>
Priority A		\$16,900		
Priority B	\$110,100	\$84,600	\$118,400	\$70,200
Priority C			\$27,000	
<b>Total</b>	<b>\$110,100</b>	<b>\$101,500</b>	<b>\$145,500</b>	<b>\$70,200</b>



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

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

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

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Exterior</b>								
Exterior Walls								
Metal Panel	95%			2049	**	5-10	\$1,415,400	A
Metal Coiling Doors	5%			2040	**	5	\$33,900	A
Windows								
Aluminum	100%			2045	**	5		A
Roof								
Metal Panel	70%			2036	**	10	\$942,100	A
Spray-on Foam	30%	Now	\$191,600	2028	**	5	\$146,800	A
<i>Blisters, Extent : Moderate, Area Affected : 30%</i> <i>Location : Throughout</i> <i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 20%</i> <i>Location : Throughout</i> <i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : At Expansion Joints</i> <i>Other Observation, Extent : Moderate, Area Affected : 25%</i> <i>Location : Throughout</i> <i>Explanation : Expansion Joint Failure</i>								
<b>Interior</b>								
Floors								
Cast in Place Concrete	75%	Now	\$320,600	LIFE	**	5	\$943,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i> <i>Location : Service Area</i> <i>Uneven Surface, Extent : Moderate, Area Affected : 10%</i> <i>Location : At Trench Drains And Expansion Joints</i>								
Ceramic Tile	2%			2036	**	5	\$11,500	C
Vinyl Tile	23%			2031	**	3	\$49,600	C
Interior Walls								
Ceramic Tile	2%			2036	**	5	\$9,500	C
Concrete Masonry Unit	68%			LIFE	**	5	\$258,700	C
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i> <i>Location : Stair S104</i>								
Gypsum Board	30%			LIFE	**	5-10	\$242,500	C
Ceilings								
AcousTileSusp.Lay-In	5%			2040	**	5	\$28,700	B
Exposed Concrete	10%			LIFE	**	5-10	\$71,800	B
Exposed Struc: Steel	85%			LIFE	**	10	\$977,100	B

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
Service Equipment								
Fused Disc Sw	100%			2043	**	5	\$1,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i> <i>Location : Electrical Room</i> <i>Explanation : 4 Main Disconnect Switches Rated At 3000 Amps Each</i>								

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
Transformers								
Dry Type	100%			2036	* *	5	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Approx 50 Transformers With Capacities Ranging From 30 Kva To 75 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2043	* *	5	\$1,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Various Locations</i>								
<i>Explanation : 4 Different Switchgear Rooms</i>								
Raceway								
Conduit	100%			2043	* *	1		B
Panelboards								
Fused Disc Sw	5%			2039	* *	5	\$400	B
Molded Case Bkrs	95%			2039	* *	5	\$8,800	B
Wiring								
Thermoplastic	100%			2043	* *	1		B
Motor Controllers								
Locally Mounted	100%			2036	* *	5	\$2,300	B
<b>Ground</b>								
Grounding Devices								
Not Accessible	100%							D
<b>Lighting</b>								
Interior Lighting								
Fluorescent	40%			2028	* *	10	\$127,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Offices</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	40%			2031	* *	10	\$127,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Interior Open Space</i>								
<i>Explanation : T-5 Lamps</i>								
Fluorescent	10%			2023	\$75,700	10	\$32,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Entrances</i>								
<i>Explanation : T-12 Lamps</i>								
HID	10%			2028	* *	10	\$1,100	B
Egress Lighting								
Emergency, Battery	50%			2028	* *	10	\$42,100	B
Exit, Service	50%			2028	* *	1		B
Exterior Lighting								
HID	100%			2028	* *	10	\$1,100	B

**Alarm**

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

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

**Alarm**

## Security System

No Component

70%

Generic

30%

2028

\* \*

1

\$39,100

D

B

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

## Fire/Smoke Detection

No Component

30%

Generic

70%

2028

\* \*

1-3

\$150,700

D

B

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

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

**Heating**

## Energy Source

Electricity

3%

2043

\* \*

1

B

Natural Gas

97%

2043

\* \*

1

B

## Conversion Equipment

Furnace

40%

2028

\* \*

1

\$69,200

B

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

Radiant Heater

3%

2023

\$51,300

2

\$4,900

B

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

No Component

57%

D

**Air Conditioning**

## Energy Source

Electricity

100%

2039

\* \*

1

B

## Conversion Equipment

Reciprocating

60%

2028

\* \*

1

\$97,100

B

Compr/Chiller

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

Ext Pkg Unit -

40%

2028

\* \*

2

\$8,600

B

Heating/Cooling

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

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

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Terminal Devices								
Direct Expansion	60%			2028	* *	1		B
No Component	40%							D
Heat Rejection								
Remote Air Cond	60%			2028	* *	2	\$145,800	B
No Component	40%							D
Ventilation								
Distribution								
Ductwork/Diffusers	40%			LIFE	* *	2-5	\$123,200	B
No Component	60%							D
Exhaust Fans								
Interior	40%			2028	* *	2	\$4,300	B
Roof	60%			2028	* *	2	\$6,500	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2043	* *	1		B
Water Heater								
Electric	5%			2021	\$3,000	4	\$100	B
Gas Fired	95%			2021	\$85,800	2	\$5,000	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
Other Observation, Extent : Light, Area Affected : 100%								
Location : I- M								
Explanation : 2 Units								
Fire Suppression								
Standpipe								
Generic	100%			2049	* *	1-5	\$176,100	B
Sprinkler								
Generic	100%			2049	* *	1-2	\$97,800	B
Fire Pump								
Generic	100%			2036	* *	1	\$65,200	B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET BUILDING A  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.000 / 2146 **Yr Built/Renovated** : 1965 / 2001  
**Area Sq Ft** : 228,576 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 24-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 2770 **Lot** : 1 **BIN** : 2109488

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,039,000	\$248,200
Interior Architecture	\$1,222,400	\$1,247,600
Electrical	\$496,800	\$893,300
Mechanical		\$395,300
<b>Total</b>	<b>\$2,758,300</b>	<b>\$2,784,500</b>
Priority A	\$1,039,000	\$248,200
Priority B	\$624,600	\$1,336,300
Priority C	\$1,094,600	\$1,200,000
<b>Total</b>	<b>\$2,758,300</b>	<b>\$2,784,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$24,400			
Interior Architecture	\$76,600	\$30,500		\$25,500
Electrical	\$22,900	\$4,800	\$7,300	\$27,100
Mechanical	\$8,100	\$5,100	\$23,100	\$5,100
<b>Total</b>	<b>\$132,000</b>	<b>\$40,400</b>	<b>\$30,400</b>	<b>\$57,600</b>
Priority A	\$24,400			
Priority B	\$31,000	\$40,400	\$30,400	\$32,100
Priority C	\$76,600			\$25,500
<b>Total</b>	<b>\$132,000</b>	<b>\$40,400</b>	<b>\$30,400</b>	<b>\$57,600</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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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING A**  
**Asset # : 2146**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$56,900	LIFE	* *	5	\$45,100	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$153,000	LIFE	* *	5	\$28,200	A
Diagonal Cracks, Extent : Moderate, Area Affected : 10%								
Location : East Facade, West Facade								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
Location : East Facade, West Facade								
Metal Panel	35%	Now	\$24,400	2042	* *	5	\$118,400	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Metal Coiling Doors	30%			2027	* *	5	\$169,200	A
Weathering Steel	5%			LIFE	* *	1		A
Windows								
Aluminum	100%	Now	\$163,700	2030	* *	5	\$34,800	A
Broken/Missing Elements, Extent : Light, Area Affected : 10%								
Location : Throughout								
Roof								
Modified Bitumen	100%	Now	\$580,800	2027	* *			A
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Interior								
Floors								
Carpet	10%	Now	\$50,400	2021	\$168,100	3	\$43,700	C
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 20%								
Location : Throughout								
Cast in Place Concrete	55%			LIFE	* *	5	\$350,500	C
Ceramic Tile	5%	Now	\$63,000	2031	* *	5	\$7,300	C
Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Vinyl Tile	30%	Now	\$243,900	2022	\$813,100	3	\$32,800	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
Location : Throughout								

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

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

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

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

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Interior</b>								
<b>Interior Walls</b>								
Ceramic Tile	5%	0-2	\$26,200	2025	**	5	\$4,600	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Concrete Masonry Unit	50%	Now	\$673,500	LIFE	**	5	\$36,400	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
Gypsum Board	10%			LIFE	**	5	\$10,900	C
Plaster	35%	Now	\$114,300	LIFE	**	5	\$19,100	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<b>Ceilings</b>								
AcousTileSusp.Lay-In	20%			2035	**	5	\$60,900	B
Exposed Concrete	10%			LIFE	**	5	\$4,800	B
Exposed Struc: Steel	45%			LIFE	**			B
Plaster	25%	0-2	\$127,800	LIFE	**	5	\$47,600	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
<b>Service Equipment</b>								
Molded Case Bkrs	100%			2022	\$28,000	5	\$5,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Closet</i>								
<i>Explanation : Three 1600 Amps Main Disconnect Switch For Sections A1, A2 &amp; A3</i>								
<b>Transformers</b>								
Dry Type	100%			2020	\$13,600	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Closet</i>								
<i>Explanation : Three 75 Kva - One For Each Section A1, A2 &amp; A3</i>								
<b>Raceway</b>								
Busway	10%			2020	\$3,100	1		B
Conduit	90%			2022	\$27,500	1		B
<b>Panelboards</b>								
Fused Disc Sw	20%			2021	\$17,600	5	\$900	B
Molded Case Bkrs	80%			2021	\$70,500	5	\$4,000	B
<b>Wiring</b>								
Braided Cloth	40%	2-4	\$19,100	2047	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	60%			2022	\$28,600	1		B
<b>Motor Controllers</b>								
Locally Mounted	100%			2020	\$73,600	5	\$1,300	B

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

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

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

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

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Ground</b>								
Grounding Devices								
Not Accessible	100%							D
<b>Lighting</b>								
Interior Lighting								
Fluorescent	75%			2017	\$345,100	10	\$133,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Fluorescent	10%			2027	* *	10	\$17,900	B
HID	15%			2017	\$11,700	10	\$1,000	B
Egress Lighting								
Emergency, Battery	50%			2022	\$39,400	10	\$23,500	B
Exit, Service	50%			2022	\$15,800	1		B
Exterior Lighting								
HID	100%			2017	\$7,500	10	\$600	B
<b>Alarm</b>								
Security System								
No Component	90%							D
Generic	10%			2022	\$63,000	1	\$7,000	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2022	\$646,900	1-3	\$34,600	B
<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
Energy Source								
Electricity	10%			2042	* *	1		B
Natural Gas	90%			2042	* *	1		B
Conversion Equipment								
Furnace	40%			2022	\$105,900	1	\$38,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 3 Mechanical Rooms</i>								
<i>Explanation : 3 Air Handlers, Gas Fired</i>								
Radiant Heater	20%			2022	\$190,800	2	\$18,100	B
<i>Other Observation, Extent : Light, Area Affected : 20%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Electric Baseboard Radiators</i>								
No Component	40%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Businesses Supply And Maintain Their Own Heating And A C Equipment</i>								
<b>Ventilation</b>								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$108,500	B

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

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

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

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

**Asset # : 2146**

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Ventilation								
Exhaust Fans								
Roof	100%			2027	* *	2	\$6,000	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2035	* *	1		B
Water Heater								
Gas Fired	100%			2020	\$50,400	2	\$2,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 3 Mechanical Rooms</i>								
<i>Explanation : 3 Units</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET BUILDING B  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.010 / 2147 **Yr Built/Renovated** : 1965 / 2001  
**Area Sq Ft** : 228,576 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 24-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 2770 **Lot** : 1 **BIN** : 2109493

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,039,000	\$248,200
Interior Architecture	\$753,500	\$1,241,700
Electrical		\$1,436,200
Mechanical		\$204,600
<b>Total</b>	<b>\$1,792,500</b>	<b>\$3,130,700</b>
Priority A	\$1,039,000	\$248,200
Priority B	\$38,100	\$1,678,900
Priority C	\$715,400	\$1,203,700
<b>Total</b>	<b>\$1,792,500</b>	<b>\$3,130,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$24,400			
Interior Architecture	\$92,800			\$25,500
Electrical	\$22,900	\$4,800	\$7,300	\$27,100
Mechanical	\$4,400	\$8,700	\$19,500	\$8,700
<b>Total</b>	<b>\$144,600</b>	<b>\$13,500</b>	<b>\$26,800</b>	<b>\$61,200</b>
Priority A	\$24,400			
Priority B	\$52,900	\$13,500	\$26,800	\$35,800
Priority C	\$67,200			\$25,500
<b>Total</b>	<b>\$144,600</b>	<b>\$13,500</b>	<b>\$26,800</b>	<b>\$61,200</b>



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

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

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

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Exterior Walls									
Cast in Place Concrete	5%	Now	\$56,900	LIFE	**	5	\$45,100	A	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$153,000	LIFE	**	5	\$28,200	A	
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : East Facade, West Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%								
	Location : West Facade, East Facade								
Metal Panel	35%	Now	\$24,400	2042	**	5	\$118,400	A	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Metal Coiling Doors	30%			2027	**	5	\$169,200	A	
Weathering Steel	5%			LIFE	**	1		A	
Windows									
Aluminum	100%	Now	\$163,700	2030	**	5	\$34,800	A	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Roof									
Modified Bitumen	100%	Now	\$580,800	2027	**			A	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
Interior									
Floors									
Carpet	10%	Now	\$67,200	2021	\$168,100	3	\$43,700	C	
	Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
Cast in Place Concrete	55%			LIFE	**	5	\$350,500	C	
Ceramic Tile	5%	0-2	\$63,000	2031	**	5	\$7,300	C	
	Broken/Missing Elements, Extent : Light, Area Affected : 30%								
	Location : Throughout								
Vinyl Tile	30%	Now	\$162,600	2022	\$813,100	3	\$32,800	C	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
Interior Walls									
Ceramic Tile	5%	Now	\$78,600	2025	**	5	\$4,600	C	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Concrete Masonry Unit	55%	0-2	\$370,400	LIFE	**	5	\$40,100	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Gypsum Board	15%			LIFE	**	5	\$16,400	C	
Plaster	25%	0-2	\$40,800	LIFE	**	5	\$13,700	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								

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

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

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

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

**Asset # : 2147**

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

**Interior**

**Ceilings**

AcousTileSusp.Lay-In	25%			2027	**	5	\$76,200	B
Exposed Concrete	10%			LIFE	**	5	\$4,800	B
Exposed Struc: Steel	55%			LIFE	**			B
Plaster	10%	Now	\$25,600	LIFE	**	5	\$19,000	B

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

*Location : Throughout*

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

**Under 600 Volts**

**Service Equipment**

Molded Case Bkrs	100%			2022	\$28,000	5	\$5,000	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

*Explanation : Three 1600 Amps Main Disconnect Switch For Sections B1, B2 & B3*

**Transformers**

Dry Type	100%			2020	\$13,600	5	\$700	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Closet*

*Explanation : Three 75 Kva 480hv-208y/120lv - One For Each Section*

**Raceway**

Busway	10%			2020	\$3,100	1		B
Conduit	90%			2022	\$27,500	1		B

**Panelboards**

Fused Disc Sw	20%			2021	\$17,600	5	\$900	B
Molded Case Bkrs	80%			2021	\$70,500	5	\$4,000	B

**Wiring**

Braided Cloth	40%	2-4	\$19,100	2047	**	1		B
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*Insulation Aged, Extent : Moderate, Area Affected : 100%*

*Location : Throughout The Building*

Thermoplastic	60%			2022	\$28,600	1		B
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**Motor Controllers**

Locally Mounted	100%			2020	\$73,600	5	\$1,300	B
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**Ground**

**Grounding Devices**

Not Accessible	100%							D
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**Lighting**

**Interior Lighting**

Fluorescent	85%			2022	\$391,100	10	\$151,700	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Throughout The Building*

*Explanation : T-8 Lamps*

HID	15%			2017	\$11,700	10	\$1,000	B
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*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

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

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

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

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

**Lighting**

Egress Lighting									
Emergency, Battery	50%			2022	\$39,400	10		\$23,500	B
Exit, Service	50%			2022	\$15,800	1			B
Exterior Lighting									
HID	100%			2017	\$7,500	10		\$600	B

**Alarm**

Security System									
No Component	90%								D
Generic	10%			2022	\$63,000	1		\$7,000	B
Fire/Smoke Detection									
No Component	70%								D
Generic	30%			2022	\$646,900	1-3		\$34,600	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									
Electricity	10%			2042	**	1			B
Natural Gas	90%			2042	**	1			B
Conversion Equipment									
Furnace	40%			2022	\$105,900	1		\$38,600	B
Other Observation, Extent : Light, Area Affected : 100%									
Location : 3 Mechanical Rooms									
Explanation : 3 Air Handlers, Gas Fired									
Radiant Heater	20%			2027	**	2		\$18,100	B
Other Observation, Extent : Light, Area Affected : 20%									
Location : Hallways									
Explanation : Electric Baseboard Radiators									
No Component	40%								D
Other Observation, Extent : Light, Area Affected : 0%									
Location : Throughout									
Explanation : Businesses Supply And Maintain Their Own Heating And A C Equipment									

**Ventilation**

Distribution									
Ductwork/Diffusers	100%			LIFE	**	2-5		\$108,500	B
Exhaust Fans									
Roof	100%			2027	**	2		\$6,000	B

**Plumbing**

H/C Water Piping									
Galv Iron/Steel	100%			2035	**	1			B
Water Heater									
Gas Fired	100%			2020	\$50,400	2		\$2,900	B
Other Observation, Extent : Light, Area Affected : 100%									
Location : 3 Mechanical Rooms									
Explanation : 3 Units									

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

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

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



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

**Asset # : 2147**

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

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET BUILDING B-4  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.040 / 2150 **Yr Built/Renovated** : 1977 / 2001  
**Area Sq Ft** : 14,230 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 28-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2770 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$401,600	
Interior Architecture	\$50,000	\$38,700
Electrical	\$49,600	\$40,300
<b>Total</b>	<b>\$501,200</b>	<b>\$79,000</b>
Priority A	\$401,600	
Priority B	\$49,600	\$40,300
Priority C	\$50,000	\$38,700
<b>Total</b>	<b>\$501,200</b>	<b>\$79,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$31,900			\$33,200
Interior Architecture				
Electrical	\$200	\$300	\$500	\$16,800
Mechanical		\$100	\$1,000	\$100
<b>Total</b>	<b>\$32,200</b>	<b>\$400</b>	<b>\$1,400</b>	<b>\$50,100</b>
Priority A	\$31,900			\$33,200
Priority B	\$300	\$400	\$1,400	\$16,900
Priority C				
<b>Total</b>	<b>\$32,200</b>	<b>\$400</b>	<b>\$1,400</b>	<b>\$50,100</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.

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

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	10%			LIFE	**	5	\$7,800	A
Concrete Masonry Unit	60%	Now	\$31,900	LIFE	**	5	\$5,900	A
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%							
	Location : South Facade							
	Vertical Cracks, Extent : Moderate, Area Affected : 5%							
	Location : South Facade							
Metal Coiling Doors	30%	Now	\$56,400	2027	**	5	\$7,400	A
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
	Location : West Facade							
Windows								
Metal Louvers	75%			2025	**	10	\$85,400	A
Steel	25%	Now	\$259,800	2047	**	5	\$28,500	A
	Air Infiltration, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Moderate, Area Affected : 15%							
	Location : Throughout							
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Roof								
Modified Bitumen	100%			2027	**	10	\$33,200	A
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	**	5	\$38,700	C
Interior Walls								
Concrete Masonry Unit	85%	Now	\$50,000	LIFE	**	5	\$5,400	C
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
Metal Panel	15%			LIFE	**			C
Ceilings								
Exposed Struc: Steel	10%			LIFE	**			B
Metal Panel	90%			LIFE	**	5	\$19,900	B

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$3,000	5	\$100	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Electrical Room								
Explanation : One 600 Amps Main Disconnect Switch								

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

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

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

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

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Transformers								
Dry Type	100%			2020	\$13,600	5		B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room							
	Explanation : One 25 Kva 480hv-208y/120lv							
Raceway								
Busway	20%			2020	\$3,700	1		B
Conduit	80%			2022	\$14,900	1		B
Panelboards								
Fused Disc Sw	20%			2021	\$4,400	5	\$100	B
Molded Case Bkrs	80%			2021	\$17,600	5	\$200	B
Wiring								
Thermoplastic	100%			2022	\$23,600	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$7,800	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	85%			2017	\$49,600	10	\$9,200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-12 Lamps							
HID	15%			2017	\$7,200	10	\$100	B
Egress Lighting								
Emergency, Battery	50%			2022	\$2,400	10	\$1,400	B
Exit, Service	50%			2022	\$1,000	1		B
Exterior Lighting								
HID	100%			2032	* *	10		B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2022	\$3,900	1	\$400	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2022	\$40,300	1-3	\$2,200	B

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Energy Source								
	Electricity	10%			2042	* *	1		B
	Natural Gas	90%			2042	* *	1		B

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

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

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

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

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Conversion Equipment								
	Furnace	5%			2022	\$800	1	\$300	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Fan Room							
		Explanation : One Unit, Gas Fired							
	No Component	95%							D
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,600	B
	Exhaust Fans								
	Interior	20%			2027	* *	2	\$100	B
	Roof	80%			2027	* *	2	\$300	B
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2027	* *	1		B
	Water Heater								
	Electric	100%			2020	\$2,000	4	\$100	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Fan Room							
		Explanation : Instant Unit							
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET BUILDING C  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.020 / 2148 **Yr Built/Renovated** : 1965 / 2001  
**Area Sq Ft** : 228,576 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 24-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 2770 **Lot** : 1 **BIN** : 2109496

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,039,000	\$248,200
Interior Architecture	\$788,100	\$1,247,600
Electrical	\$834,900	\$2,340,800
Mechanical		\$395,300
<b>Total</b>	<b>\$2,662,000</b>	<b>\$4,231,900</b>
Priority A	\$1,039,000	\$248,200
Priority B	\$962,700	\$2,783,700
Priority C	\$660,300	\$1,200,000
<b>Total</b>	<b>\$2,662,000</b>	<b>\$4,231,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$24,400			
Interior Architecture	\$82,900			\$56,000
Electrical	\$3,800	\$4,800	\$7,300	\$5,800
Mechanical	\$8,100	\$5,100	\$23,100	\$5,100
<b>Total</b>	<b>\$119,300</b>	<b>\$9,900</b>	<b>\$30,400</b>	<b>\$66,800</b>
Priority A	\$24,400			
Priority B	\$11,900	\$9,900	\$30,400	\$41,300
Priority C	\$82,900			\$25,500
<b>Total</b>	<b>\$119,300</b>	<b>\$9,900</b>	<b>\$30,400</b>	<b>\$66,800</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING C**  
**Asset # : 2148**

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Exterior Walls									
Cast in Place Concrete	5%	Now	\$56,900	LIFE	**	5	\$45,100	A	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$153,000	LIFE	**	5	\$28,200	A	
	Diagonal Cracks, Extent : Moderate, Area Affected : 15%								
	Location : East Facade, West Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : East Facade, West Facade								
Metal Panel	35%	Now	\$24,400	2042	**	5	\$118,400	A	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Metal Coiling Doors	30%			2027	**	5	\$169,200	A	
Weathering Steel	5%			LIFE	**	1		A	
Windows									
Aluminum	100%	Now	\$163,700	2030	**	5	\$34,800	A	
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Roof									
Modified Bitumen	100%	Now	\$580,800	2027	**			A	
	Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
Interior									
Floors									
Carpet	10%	Now	\$50,400	2021	\$168,100	3	\$43,700	C	
	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Cast in Place Concrete	55%			LIFE	**	5	\$350,500	C	
Ceramic Tile	5%	0-2	\$63,000	2031	**	5	\$7,300	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Vinyl Tile	30%	Now	\$162,600	2022	\$813,100	3	\$32,800	C	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								
Interior Walls									
Concrete Masonry Unit	50%	0-2	\$336,700	LIFE	**	5	\$36,400	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Gypsum Board	20%	0-2	\$32,500	LIFE	**	5	\$21,900	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								
Plaster	30%	0-2	\$97,900	LIFE	**	5	\$16,400	C	
	Cracking/Crumbling, Extent : Light, Area Affected : 10%								
	Location : Throughout								

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

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

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

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

**Asset # : 2148**

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

**Interior**

**Ceilings**

AcousTileSusp.Lay-In	20%				2027	**	5	\$60,900	B
Exposed Concrete	10%				LIFE	**	5	\$4,800	B
Exposed Struc: Steel	45%				LIFE	**			B
Plaster	25%	0-2		\$127,800	LIFE	**	5	\$47,600	B

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

*Location : Throughout*

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

**Under 600 Volts**

**Service Equipment**

Fused Disc Sw	100%				2022	\$159,000	5	\$800	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

*Explanation : Three 600 Amps Main Disconnect Switch For Sections C1, C2 & C3*

**Transformers**

Dry Type	100%				2020	\$13,600	5	\$700	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

*Explanation : One 75 Kva 480hv-208y/120lv*

**Raceway**

Busway	30%				2020	\$127,100	1		B
Conduit	70%				2022	\$296,600	1		B

**Panelboards**

Fused Disc Sw	20%				2021	\$70,500	5	\$900	B
Molded Case Bkrs	80%				2021	\$282,200	5	\$4,000	B

**Wiring**

Braided Cloth	60%	2-4		\$296,200	2047	**	1		B
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*Insulation Aged, Extent : Moderate, Area Affected : 100%*

*Location : Throughout The Building*

Thermoplastic	40%				2022	\$197,500	1		B
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**Motor Controllers**

Locally Mounted	100%				2020	\$458,700	5	\$1,300	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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*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING C**  
**Asset # : 2148**

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Interior Lighting								
Fluorescent	20%			2017	\$191,800	10	\$35,700	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-12 Lamps							
Fluorescent	65%			2027	* *	10	\$116,000	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : T-8 Lamps							
HID	15%			2017	\$119,000	10	\$1,000	B
Egress Lighting								
Emergency, Battery	50%			2022	\$39,400	10	\$23,500	B
Exit, Service	50%			2022	\$15,800	1		B
Exterior Lighting								
HID	100%			2017	\$76,200	10	\$600	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2022	\$63,000	1	\$7,000	B
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2022	\$646,900	1-3	\$34,600	B
Mechanical								
Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Electricity	10%			2042	* *	1		B
Natural Gas	90%			2042	* *	1		B
Conversion Equipment								
Furnace	40%			2022	\$105,900	1	\$38,600	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : 3 Mechanical Rooms							
	Explanation : 3 Air Handlers, Gas Fired							
Radiant Heater	20%			2022	\$190,800	2	\$18,100	B
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Hallways							
	Explanation : Electric Baseboard Radiators							
No Component	40%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Throughout							
	Explanation : Businesses Supply And Maintain Their Own Heating And A C Equipment							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$108,500	B

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

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

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

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

**Asset # : 2148**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ventilation									
	Exhaust Fans								
	Roof	100%			2027	* *	2	\$6,000	B
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2035	* *	1		B
	Water Heater								
	Gas Fired	100%			2020	\$50,400	2	\$2,900	B
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : 3 Mechanical Rooms								
	Explanation : 3 Units								
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
Fixtures									
	Generic	100%							B

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET BUILDING C-4  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.050 / 2127 **Yr Built/Renovated** : 1965 / 2001  
**Area Sq Ft** : 14,230 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 28-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2770 **Lot** : 1 **BIN** : 2109490

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$383,100	
Interior Architecture		\$38,700
Electrical	\$43,700	\$40,300
<b>Total</b>	<b>\$426,800</b>	<b>\$79,000</b>
Priority A	\$383,100	
Priority B	\$43,700	\$40,300
Priority C		\$38,700
<b>Total</b>	<b>\$426,800</b>	<b>\$79,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$28,400			
Interior Architecture				
Electrical	\$1,100	\$300	\$500	\$25,500
Mechanical		\$100	\$1,000	\$100
<b>Total</b>	<b>\$29,600</b>	<b>\$400</b>	<b>\$1,400</b>	<b>\$25,600</b>
Priority A	\$28,400			
Priority B	\$1,200	\$400	\$1,400	\$25,600
Priority C				
<b>Total</b>	<b>\$29,600</b>	<b>\$400</b>	<b>\$1,400</b>	<b>\$25,600</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING C-4**  
**Asset # : 2127**

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Exterior</b>								
<b>Exterior Walls</b>								
Cast in Place Concrete	5%	Now	\$4,900	LIFE	**	5	\$3,900	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Loading Dock</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Loading Dock</i>								
Concrete Masonry Unit	70%	Now	\$37,300	LIFE	**	5	\$6,900	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Southeast Corner</i>								
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corners</i>								
Metal Coiling Doors	25%	Now	\$23,500	2027	**	5	\$6,100	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : East Facade</i>								
<b>Windows</b>								
Metal Louvers	80%			2025	**	10	\$91,100	A
Steel	20%	Now	\$207,900	2047	**	5	\$22,800	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<b>Roof</b>								
Modified Bitumen	100%	Now	\$46,900	2027	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<b>Interior</b>								
<b>Floors</b>								
Cast in Place Concrete	100%			LIFE	**	5	\$38,700	C
<b>Interior Walls</b>								
Concrete Masonry Unit	100%			LIFE	**	5	\$6,400	C
<b>Ceilings</b>								
Exposed Concrete	20%			LIFE	**	5	\$600	B
Exposed Struc: Steel	80%			LIFE	**			B

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

Under 600 Volts

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING C-4**  
**Asset # : 2127**

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2022	\$3,000	5	\$100	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room							
	Explanation : One 600 Amps Main Disconnect Switch							
Transformers								
Dry Type	100%			2020	\$13,600	5		B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room							
	Explanation : One 25 Kva 480hv-208y/120lv							
Raceway								
Busway	40%			2020	\$7,500	1		B
Conduit	60%			2022	\$11,200	1		B
Panelboards								
Fused Disc Sw	10%			2021	\$2,200	5		B
Molded Case Bkrs	90%			2021	\$19,800	5	\$300	B
Wiring								
Thermoplastic	100%			2022	\$23,600	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$7,800	5	\$100	B
Ground								
Grounding Devices								
Generic	100%	0-2	\$900	LIFE	* *	5	\$200	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : 1st Floor							
	Explanation : Corroded							
Lighting								
Interior Lighting								
Fluorescent	75%			2017	\$43,700	10	\$8,100	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-12 Lamps							
Fluorescent	10%			2027	* *	10	\$1,100	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : T-8 Lamps							
HID	15%			2017	\$7,200	10	\$100	B
Egress Lighting								
Exit, Service	50%			2022	\$1,000	1		B
Exit, Service	50%			2022	\$1,000	1		B
Exterior Lighting								
HID	100%			2017	\$4,700	10		B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2017	\$3,900	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.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING C-4**

**Asset # : 2127**

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

**Alarm**

Fire/Smoke Detection

No Component

70%

2022

\$40,300

1-3

\$2,200

D

Generic

30%

B

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

**Heating**

Energy Source

Electricity

10%

2042

\* \*

1

B

Natural Gas

90%

2042

\* \*

1

B

Conversion Equipment

Furnace

5%

2022

\$800

1

\$300

B

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

*Location : Fan Room*

*Explanation : One Unit, Gas Fired*

No Component

95%

D

**Ventilation**

Distribution

Ductwork/Diffusers

100%

LIFE

\* \*

2-5

\$6,600

B

Exhaust Fans

Roof

100%

2027

\* \*

2

\$400

B

**Plumbing**

H/C Water Piping

Galv Iron/Steel

100%

2035

\* \*

1

B

Water Heater

Electric

100%

2020

\$2,000

4

\$100

B

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

*Location : Fan Room*

*Explanation : Instant Heater, Very Small Unit*

Sanitary Piping

Cast Iron

100%

LIFE

\* \*

1

B

Storm Drain Piping

Cast Iron

100%

LIFE

\* \*

1

B

Fixtures

Generic

100%

B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET BUILDING D  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.030 / 2149 **Yr Built/Renovated** : 1965 / 2001  
**Area Sq Ft** : 231,054 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 24-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1,2  
**Block** : 2770 **Lot** : 1 **BIN** : 2109499

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$1,648,600	\$445,500
Interior Architecture	\$356,100	\$1,301,900
Electrical	\$739,800	\$2,348,500
Mechanical		\$151,600
<b>Total</b>	<b>\$2,744,600</b>	<b>\$4,247,500</b>
Priority A	\$1,648,600	\$445,500
Priority B	\$867,600	\$2,547,700
Priority C	\$228,400	\$1,254,300
<b>Total</b>	<b>\$2,744,600</b>	<b>\$4,247,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture				\$53,800
Interior Architecture	\$40,300			\$8,000
Electrical	\$4,800	\$4,900	\$7,400	\$7,300
Mechanical	\$1,900	\$7,300	\$17,000	
<b>Total</b>	<b>\$47,000</b>	<b>\$12,200</b>	<b>\$24,400</b>	<b>\$69,000</b>
Priority A				
Priority B	\$6,700	\$12,200	\$24,400	\$45,700
Priority C	\$40,300			\$23,300
<b>Total</b>	<b>\$47,000</b>	<b>\$12,200</b>	<b>\$24,400</b>	<b>\$69,000</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING D**  
**Asset # : 2149**

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Exterior Walls									
Cast in Place Concrete	5%	Now	\$56,900	LIFE	**	5	\$45,100	A	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$153,000	LIFE	**	5	\$28,200	A	
	Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
	Location : East Facade, West Facade								
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%								
	Location : East Facade, West Facade								
Metal Panel	35%			2042	**	5-10	\$434,300	A	
Metal Coiling Doors	30%			2027	**	5	\$169,200	A	
Weathering Steel	5%			LIFE	**	1		A	
Windows									
Aluminum	100%	Now	\$654,900	2030	**	5	\$34,800	A	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
Roof									
Modified Bitumen	100%	Now	\$580,800	2027	**			A	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
Interior									
Floors									
Carpet	8%	Now	\$40,300	2021	\$134,500	3	\$35,000	C	
	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
Cast in Place Concrete	55%			LIFE	**	5	\$350,500	C	
Ceramic Tile	5%	Now	\$63,000	2031	**	5	\$7,300	C	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30%								
	Location : Throughout								
Vinyl Tile	32%	0-2	\$86,700	2022	\$867,400	3	\$35,000	C	
	Broken/Missing Elements, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Interior Walls									
Ceramic Tile	5%	Now	\$78,600	2025	**	5	\$4,600	C	
	Cracking/Crumbling, Extent : Severe, Area Affected : 30%								
	Location : Throughout								
Concrete Masonry Unit	50%			LIFE	**	5	\$36,400	C	
Gypsum Board	20%			LIFE	**	5	\$21,900	C	
Plaster	25%			LIFE	**	5	\$13,700	C	
Ceilings									
AcousTileSusp.Lay-In	20%			2027	**	5	\$60,900	B	
Exposed Concrete	10%			LIFE	**	5	\$4,800	B	
Exposed Struc: Steel	45%			LIFE	**			B	
Plaster	25%	Now	\$127,800	LIFE	**	5	\$47,600	B	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
	Location : Throughout								

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

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

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



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING D**  
**Asset # : 2149**

Electrical		Current Repair			Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2022	\$159,000	5	\$5,000	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room							
	Explanation : Four 600 Amps Main Disconnect Switch							
Transformers								
Dry Type	100%			2020	\$13,600	5	\$700	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room							
	Explanation : One 112.5 Kva And Three 75 Kva							
Raceway								
Busway	20%			2020	\$84,700	1		B
Conduit	80%			2022	\$338,900	1		B
Panelboards								
Fused Disc Sw	20%			2021	\$70,500	5	\$900	B
Molded Case Bkrs	80%			2021	\$282,200	5	\$4,000	B
Wiring								
Braided Cloth	60%	2-4	\$296,200	2047	* *	1		B
	Insulation Aged, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
Thermoplastic	40%			2022	\$197,500	1		B
Motor Controllers								
Locally Mounted	100%			2020	\$458,700	5	\$1,300	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	* *	5	\$2,800	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Water Main							
	Explanation : Corroded							
Lighting								
Interior Lighting								
Fluorescent	10%			2017	\$95,900	10	\$17,900	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-12 Lamps							
Fluorescent	75%			2027	* *	10	\$133,900	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-8 Lamps							
HID	15%			2017	\$119,000	10	\$1,000	B
Egress Lighting								
Emergency, Battery	50%			2022	\$39,400	10	\$23,500	B
Exit, Service	50%			2022	\$15,800	1		B
Exterior Lighting								
HID	100%			2017	\$77,000	10	\$600	B

**Alarm**

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

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

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

**Asset # : 2149**

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

**Alarm**

Security System									
	No Component	90%							D
	Generic	10%			2022	\$63,700	1	\$7,100	B
Fire/Smoke Detection									
	No Component	70%							D
	Generic	30%			2022	\$653,900	1-3	\$35,000	B

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

**Heating**

Energy Source									
	Electricity	10%			2042	**	1		B
	Natural Gas	90%			2042	**	1		B
Conversion Equipment									
	Furnace	20%			2022	\$53,000	1	\$19,300	B
Other Observation, Extent : Light, Area Affected : 100%									
Location : 3 Mechanical Rooms									
Explanation : 3 Air Handlers, Gas Fired									
	Radiant Heater	20%			2027	**	2	\$18,100	B
Other Observation, Extent : Light, Area Affected : 20%									
Location : Hallways									
Explanation : Electric Baseboard Radiators									
	No Component	60%							D
Other Observation, Extent : Light, Area Affected : 0%									
Location :									
Explanation : Businesses Supply And Maintain Their Own Heating And A C Equipment									

**Ventilation**

Distribution									
	Ductwork/Diffusers	100%			LIFE	**	2-5	\$108,500	B
Exhaust Fans									
	Roof	100%			2027	**	2	\$6,000	B

**Plumbing**

H/C Water Piping									
	Galv Iron/Steel	100%			2035	**	1		B
Water Heater									
	Gas Fired	100%			2021	\$50,400	2	\$2,900	B
Other Observation, Extent : Light, Area Affected : 100%									
Location : 3 Mechanical Rooms									
Explanation : 3 Units									
Sanitary Piping									
	Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping									
	Cast Iron	100%			LIFE	**	1		B
Fixtures									
	Generic	100%							B

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING D**  
**Asset # : 2149**

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.090 / 2128 **Yr Built/Renovated** : 1965 / 2001  
**Area Sq Ft** : 70,800 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Basement, Roof, Floors 1,2  
**Block** : 2770 **Lot** : 1 **BIN** : 2109502

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$215,600	\$43,100
Interior Architecture	\$167,500	\$202,600
Electrical	\$261,500	\$371,400
Mechanical		\$169,100
<b>Total</b>	<b>\$644,600</b>	<b>\$786,300</b>
Priority A	\$215,600	\$43,100
Priority B	\$348,000	\$540,500
Priority C	\$81,100	\$202,600
<b>Total</b>	<b>\$644,600</b>	<b>\$786,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$49,000			\$16,200
Interior Architecture	\$76,600			\$19,500
Electrical	\$1,500	\$1,500	\$2,000	\$40,100
Mechanical	\$12,500	\$9,900	\$5,400	\$6,900
<b>Total</b>	<b>\$139,600</b>	<b>\$11,400</b>	<b>\$7,400</b>	<b>\$82,600</b>
Priority A	\$49,000			\$16,200
Priority B	\$14,000	\$11,400	\$7,400	\$59,400
Priority C	\$76,600			\$7,100
<b>Total</b>	<b>\$139,600</b>	<b>\$11,400</b>	<b>\$7,400</b>	<b>\$82,600</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE**  
**Asset # : 2128**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$9,100	LIFE	**	5	\$7,200	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
Location : Loading Dock								
Exposed Reinforcement, Extent : Moderate, Area Affected : 15%								
Location : Loading Dock								
Concrete Masonry Unit	25%	Now	\$24,400	LIFE	**	5	\$4,500	A
Diagonal Cracks, Extent : Moderate, Area Affected : 5%								
Location : North Facade, South Facade								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%								
Location : North Facade, South Facade								
Metal Panel	35%	Now	\$15,600	2042	**	5	\$18,900	A
Broken/Missing Elements, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Metal Panel	30%			2042	**	5-10	\$59,300	A
Weathering Steel	5%			LIFE	**	1		A
Windows								
Aluminum	100%	Now	\$165,800	2030	**	5	\$17,600	A
Broken/Missing Elements, Extent : Light, Area Affected : 20%								
Location : Throughout								
Roof								
Modified Bitumen	100%			2027	**	10	\$49,700	A
Interior								
Floors								
Carpet	20%	0-2	\$5,000	2021	\$50,300	3	\$13,100	C
Broken/Missing Elements, Extent : Light, Area Affected : 20%								
Location : Throughout								
Cast in Place Concrete	25%			LIFE	**	5	\$23,800	C
Ceramic Tile	5%	Now	\$18,800	2031	**	5	\$1,100	C
Cracking/Crumbling, Extent : Severe, Area Affected : 40%								
Location : Throughout								
Vinyl Tile	50%	Now	\$81,100	2022	\$202,600	3	\$8,200	C
Cracking/Crumbling, Extent : Severe, Area Affected : 40%								
Location : Throughout								
Interior Walls								
Concrete Masonry Unit	20%	Now	\$31,600	LIFE	**	5	\$1,700	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Gypsum Board	25%			LIFE	**	5	\$3,200	C
Plaster	55%	Now	\$21,100	LIFE	**	5	\$3,500	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Throughout								

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE**  
**Asset # : 2128**

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

## Interior

## Ceilings

AcousTileConcealSpLn	25%			2027	* *	5	\$24,800	B
Exposed Concrete	10%			LIFE	* *	5	\$1,200	B
Plaster	65%	Now	\$86,500	LIFE	* *	5	\$32,200	B

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

*Location : Throughout*

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

## Under 600 Volts

## Service Equipment

Fused Disc Sw	100%			2022	\$29,800	5	\$300	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

*Explanation : Three 600 Amps Main Disconnect Switch*

## Transformers

Dry Type	100%			2020	\$13,600	5	\$200	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Basement And Second Floor Electrical Closet*

*Explanation : One 225 Kva 480hv-208y/120lv And One 75 Kva 480hv-208y/120lv*

## Raceway

Busway	10%			2020	\$7,700	1		B
Conduit	90%			2022	\$69,400	1		B

## Panelboards

Fused Disc Sw	10%			2021	\$8,800	5	\$100	B
Molded Case Bkrs	90%			2021	\$79,400	5	\$1,400	B

## Wiring

Braided Cloth	60%	2-4	\$46,800	2047	* *	1		B
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*Insulation Aged, Extent : Moderate, Area Affected : 100%*

*Location : Throughout The Building*

Thermoplastic	40%			2022	\$31,200	1		B
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## Motor Controllers

Locally Mounted	100%			2020	\$107,900	5	\$400	B
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## Ground

## Grounding Devices

Not Accessible	100%							D
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## Lighting

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE**  
**Asset # : 2128**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Lighting</b>								
Interior Lighting								
Fluorescent	80%			2022	\$114,700	10	\$21,400	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout The Building							
	Explanation : T-8 Lamps							
Fluorescent	10%			2017	\$14,300	10	\$2,700	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : T-12 Lamps							
HID	10%			2017	\$11,900	10	\$100	B
<b>Egress Lighting</b>								
Emergency, Battery	50%			2022	\$5,900	10	\$3,500	B
Exit, Service	50%			2022	\$2,400	1		B
<b>Exterior Lighting</b>								
HID	100%			2017	\$23,600	10	\$200	B
<b>Alarm</b>								
<b>Security System</b>								
No Component	90%							D
Generic	10%			2022	\$19,500	1	\$2,200	B
<b>Fire/Smoke Detection</b>								
No Component	70%							D
Generic	30%			2017	\$200,400	1-3	\$11,100	B
<b>Mechanical</b>								
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Heating</b>								
<b>Energy Source</b>								
Electricity	10%			2042	**	1		B
Natural Gas	90%			2042	**	1		B
<b>Conversion Equipment</b>								
Hot Water Boiler	90%	Now	\$3,300	2027	**	1	\$11,700	B
	Corroded, Extent : Moderate, Area Affected : 5%							
	Location : Boiler							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Basement							
	Explanation : 2 Units							
No Component	10%							D
<b>Distribution</b>								
Hot Wtr Piping/Pump	100%	Now	\$7,300	2030	**	4	\$1,400	B
	Corroded, Extent : Moderate, Area Affected : 5%							
	Location : Throughout Boiler Room							

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET BUILDING S.B. - SERVICE BRIDGE**  
**Asset # : 2128**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Terminal Devices								
	Air Handler	60%			2022	\$94,300	1	\$10,800	B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Fan Room							
		Explanation : Gas Fired Air Handler							
	Convactor/Radiator	40%			2027	* *	1	\$3,800	B
Air Conditioning									
	Energy Source								
	Electricity	100%			2038	* *	1		B
	Conversion Equipment								
	Ext Pkg Unit - Cooling	50%			2022	\$74,800	2	\$900	B
		R-22 Refrigerant, Extent : Light, Area Affected : 100%							
		Location : Offices							
	No Component	50%							D
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$16,200	B
	Exhaust Fans								
	Roof	100%			2027	* *	2	\$900	B
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2027	* *	1		B
	Water Heater								
	Gas Fired	50%			2017	\$3,800	2	\$200	B
	Gas Fired	50%			2020	\$3,800	2	\$200	B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Sump Pump(s)								
	Submersible	100%			2015	\$6,100	4	\$2,000	B
	Backflow Preventer								
	Generic	100%			2022	\$3,100	1	\$1,800	B
	Fixtures								
	Generic	100%							B

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

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

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



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT A  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.110 / 2129 **Yr Built/Renovated** : 1965 /  
**Area Sq Ft** : 1,444 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2770 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$35,400	
Electrical		\$52,900
<b>Total</b>	<b>\$35,400</b>	<b>\$52,900</b>
Priority A	\$35,400	
Priority B		\$52,900
<b>Total</b>	<b>\$35,400</b>	<b>\$52,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$11,500			
Interior Architecture				
Electrical				\$9,000
<b>Total</b>	<b>\$11,500</b>			<b>\$9,000</b>
Priority A	\$11,500			
Priority B				\$9,000
Priority C				
<b>Total</b>	<b>\$11,500</b>			<b>\$9,000</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT A**  
**Asset # : 2129**

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

**Exterior**

## Exterior Walls

Concrete Masonry Unit	100%	Now	\$35,400	LIFE	* *	5	\$3,300	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

## Windows

Metal Louvers	100%			2025	* *	10		A
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## Roof

Single Ply Membrane	100%	Now	\$11,500	2032	* *			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Vault Area</i>								

**Interior**

## Floors

Cast in Place Concrete	100%			LIFE	* *	5	\$3,900	C
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## Interior Walls

Concrete Masonry Unit	100%			LIFE	* *	5		C
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## Ceilings

Exposed Concrete	100%			LIFE	* *	5	\$300	B
<i>Water Penetration, Extent : Light, Area Affected : 15%</i>								
<i>Location : Vault Area</i>								

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

**Under 600 Volts**

## Service Equipment

Air Circuit Breaker	100%			2022	\$3,000	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps Main Disconnect Switch Fed To Buildings A &amp; B</i>								

## Switchgear / Switchboard

Air Circuit Breaker	65%			2022	\$9,500	5		B
Molded Case Bkrs	35%			2022	\$1,300	5		B

## Raceway

Busway	50%			2020	\$1,800	1		B
Conduit	50%			2022	\$1,800	1		B

## Panelboards

Molded Case Bkrs	100%			2021	\$52,900	5		B
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## Wiring

Thermoplastic	100%			2022	\$3,400	1		B
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**Lighting**

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT A**  
**Asset # : 2129**

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting									
Interior Lighting									
Fluorescent		100%			2017	\$7,500	10	\$1,100	B
Other Observation, Extent : Moderate, Area Affected : 100%									
Location : Throughout									
Explanation : T-12 Lamps									
Exterior Lighting									
HID		100%			2017	\$500	10		B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT B  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.120 / 2289 **Yr Built/Renovated** : 1965 /  
**Area Sq Ft** : 1,444 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2770 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Electrical		\$52,900
<b>Total</b>		<b>\$52,900</b>
Priority B		\$52,900
<b>Total</b>		<b>\$52,900</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$29,200			
Interior Architecture				
Electrical				\$9,000
Mechanical				\$2,000
<b>Total</b>	<b>\$29,200</b>			<b>\$11,000</b>
Priority A	\$29,200			
Priority B				\$11,000
Priority C				
<b>Total</b>	<b>\$29,200</b>			<b>\$11,000</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT B**  
**Asset # : 2289**

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

**Exterior**

## Exterior Walls

Concrete Masonry Unit	100%	Now	\$17,700	LIFE	* *	5	\$3,300	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corners</i>								

## Windows

Metal Louvers	100%			2025	* *	10		A
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## Roof

Single Ply Membrane	100%	Now	\$11,500	2032	* *			A
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Vault Area</i>								

**Interior**

## Floors

Cast in Place Concrete	100%			LIFE	* *	5	\$3,900	C
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## Interior Walls

Concrete Masonry Unit	100%			LIFE	* *	5		C
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## Ceilings

Exposed Concrete	100%			LIFE	* *	5	\$300	B
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Vault Area</i>								

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

**Under 600 Volts**

## Service Equipment

Air Circuit Breaker	100%			2022	\$3,000	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 5000 Amps Main Disconnect Switch Fed To Buildings C And D</i>								

## Switchgear / Switchboard

Air Circuit Breaker	65%			2022	\$9,500	5		B
Molded Case Bkrs	35%			2022	\$1,300	5		B

## Raceway

Busway	50%			2020	\$1,800	1		B
Conduit	50%			2022	\$1,800	1		B

## Panelboards

Molded Case Bkrs	100%			2021	\$52,900	5		B
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## Wiring

Thermoplastic	100%			2022	\$3,400	1		B
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**Lighting**

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT B**  
**Asset # : 2289**

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

## Lighting

Interior Lighting  
Fluorescent

100% 2017 \$7,500 10 \$1,100 B  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Throughout*  
*Explanation : T-12 Lamps*

Exterior Lighting  
HID

100% 2017 \$500 10 B

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

## Ventilation

Exhaust Fans  
Wall Unit

100% 2017 \$2,000 2 B  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Side Wall Of The Vault*  
*Explanation : One Unit*

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT C  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.130 / 2290 **Yr Built/Renovated** : 1965 /  
**Area Sq Ft** : 1,444 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2770 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Electrical		\$52,900
<b>Total</b>		<b>\$52,900</b>
Priority B		\$52,900
<b>Total</b>		<b>\$52,900</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$29,200			
Interior Architecture				
Electrical				\$9,000
Mechanical				\$2,000
<b>Total</b>	<b>\$29,200</b>			<b>\$11,000</b>
Priority A	\$29,200			
Priority B				\$11,000
Priority C				
<b>Total</b>	<b>\$29,200</b>			<b>\$11,000</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT C**  
**Asset # : 2290**

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

## Exterior

## Exterior Walls

Concrete Masonry Unit	100%	Now	\$17,700	LIFE	* *	5	\$3,300	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								

## Windows

Metal Louvers	100%			2025	* *	10		A
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## Roof

Single Ply Membrane	100%	Now	\$11,500	2032	* *			A
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Vault Area</i>								

## Interior

## Floors

Cast in Place Concrete	100%			LIFE	* *	5	\$3,900	C
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## Interior Walls

Concrete Masonry Unit	100%			LIFE	* *	5		C
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## Ceilings

Exposed Concrete	100%			LIFE	* *	5	\$300	B
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Vault Area</i>								

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

## Under 600 Volts

## Service Equipment

Air Circuit Breaker	100%			2022	\$3,000	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 5000 Amps Main Disconnect Switch Fed To Buildings A, B And Cafeteria</i>								

## Switchgear / Switchboard

Air Circuit Breaker	80%			2022	\$11,600	5		B
Molded Case Bkrs	20%			2022	\$700	5		B

## Raceway

Busway	50%			2020	\$1,800	1		B
Conduit	50%			2022	\$1,800	1		B

## Panelboards

Molded Case Bkrs	100%			2021	\$52,900	5		B
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## Wiring

Thermoplastic	100%			2022	\$3,400	1		B
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## Lighting

## Interior Lighting

Fluorescent	100%			2017	\$7,500	10	\$1,100	B
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Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

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

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



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT C**  
**Asset # : 2290**

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

## Lighting

Exterior Lighting

HID

100%

2017

\$500

10

B

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

## Ventilation

Exhaust Fans

Wall Unit

100%

2017

\$2,000

2

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Mounted On Side Wall**Explanation : One Unit*

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT D  
**Address** : HALLECK STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0021.140 / 2291 **Yr Built/Renovated** : 1965 / 1982  
**Area Sq Ft** : 1,444 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 2770 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Electrical		\$52,900
<b>Total</b>		<b>\$52,900</b>
Priority B		\$52,900
<b>Total</b>		<b>\$52,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$29,200			
Interior Architecture				
Electrical				\$9,000
Mechanical				
<b>Total</b>	<b>\$29,200</b>			<b>\$9,000</b>
Priority A	\$29,200			
Priority B				\$9,000
Priority C				
<b>Total</b>	<b>\$29,200</b>			<b>\$9,000</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT D**  
**Asset # : 2291**

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

## Exterior

## Exterior Walls

Concrete Masonry Unit	100%	Now	\$17,700	LIFE	* *	5	\$3,300	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								

## Windows

Metal Louvers	100%			2025	* *	10		A
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## Roof

Single Ply Membrane	100%	Now	\$11,500	2032	* *			A
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Vault Area</i>								

## Interior

## Floors

Cast in Place Concrete	100%			LIFE	* *	5	\$3,900	C
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## Interior Walls

Concrete Masonry Unit	100%			LIFE	* *	5		C
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## Ceilings

Exposed Concrete	100%			LIFE	* *	5	\$300	B
<i>Water Penetration, Extent : Light, Area Affected : 15%</i>								
<i>Location : Vault Area</i>								

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

## Under 600 Volts

## Service Equipment

Air Circuit Breaker	100%			2022	\$3,000	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 5000 Amps &amp; One 3000 Amps Main Disconnect Switch Fed To Building D And Service Bridge</i>								

## Switchgear / Switchboard

Air Circuit Breaker	100%			2022	\$14,500	5		B
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## Raceway

Busway	50%			2020	\$1,800	1		B
Conduit	50%			2022	\$1,800	1		B

## Panelboards

Molded Case Bkrs	100%			2021	\$52,900	5		B
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## Wiring

Thermoplastic	100%			2022	\$3,400	1		B
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## Lighting

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NEW YORK CITY TERMINAL MARKET TRANSFORMER VAULT D**  
**Asset # : 2291**

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

## Lighting

Interior Lighting  
Fluorescent

100%  
2017 \$7,500 10 \$1,100 B  
*Other Observation, Extent : Moderate, Area Affected : 100%*  
*Location : Throughout*  
*Explanation : T-12 Lamps*

Exterior Lighting  
HID

100% 2017 \$500 10 B

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

## Ventilation

Exhaust Fans  
Wall Unit

100%  
2022 \$2,000 2 B  
*Other Observation, Extent : Light, Area Affected : 100%*  
*Location : Mounted On Side Wall*  
*Explanation : One Unit*

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 42 TERMINAL  
**Address** : EAST RIVER AT GOUVERNEUR SLIP MONTGOMERY - JACKSON STREETS  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0006.000 / 2404 **Yr Built/Renovated** : 1962 /  
**Area Sq Ft** : 100,480 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 06-Jul-2009 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 241 **Lot** : 13 **BIN** : 1003138

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$2,446,000	\$1,819,000
Interior Architecture	\$418,400	\$233,500
Electrical	\$168,700	\$43,600
Mechanical		\$249,700
<b>Total</b>	<b>\$3,033,000</b>	<b>\$2,345,900</b>
Priority A	\$2,446,000	\$1,819,000
Priority B	\$217,200	\$293,300
Priority C	\$369,900	\$233,500
<b>Total</b>	<b>\$3,033,000</b>	<b>\$2,345,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$64,500			
Interior Architecture				\$700
Electrical	\$31,300	\$2,200		
Mechanical	\$2,100	\$9,000	\$800	\$800
<b>Total</b>	<b>\$97,900</b>	<b>\$11,200</b>	<b>\$800</b>	<b>\$1,500</b>
Priority A	\$64,500			
Priority B	\$33,400	\$11,200	\$800	\$800
Priority C				\$700
<b>Total</b>	<b>\$97,900</b>	<b>\$11,200</b>	<b>\$800</b>	<b>\$1,500</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 42 TERMINAL**  
**Asset # : 2404**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
<b>Exterior</b>								
Exterior Walls								
Concrete Masonry Unit	10%	Now	\$25,600	LIFE	* *	5	\$4,700	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
Fiberglass Panel	10%			2023	\$59,400	5	\$28,300	A
Metal Panel	53%	Now	\$30,900	2030	* *	5	\$74,900	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Metal Coiling Doors	25%	Now	\$225,500	2025	* *	5	\$29,400	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Window Wall	2%	Now	\$8,100	2030	* *	5	\$2,800	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade</i>								
<b>Windows</b>								
Aluminum	100%	Now	\$505,400	2019	\$1,684,800	5	\$17,900	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : North Facade</i>								
<b>Roof</b>								
Fiberglass Panel	5%			2023	\$29,800	1		A
Metal Panel	95%	Now	\$1,715,000	2040	* *			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								

**Interior**

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 42 TERMINAL**  
**Asset # : 2404**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Floors								
Cast in Place Concrete	95%	Now	\$317,600	LIFE	**	5	\$233,500	C
Cracking/Crumbling, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Throughout								
Vinyl Tile	5%	Now	\$52,300	2030	**	3	\$2,100	C
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Office								
Loose Units, Extent : Moderate, Area Affected : 25%								
Location : Office								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Office								
Interior Walls								
Concrete Masonry Unit	92%			LIFE	**	5	\$25,200	C
Gypsum Board	5%			LIFE	**	5	\$2,100	C
Metal Panel	3%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	5%	Now	\$48,500	2040	**	5	\$4,000	B
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%								
Location : Office								
Worn/Eroded, Extent : Moderate, Area Affected : 25%								
Location : Office								
Exposed Struc: Steel	95%			LIFE	**			B
Water Penetration, Extent : Moderate, Area Affected : 25%								
Location : Throughout								

Electrical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts									
	Service Equipment								
	Molded Case Bkrs	100%			2020	\$1,600	5	\$2,200	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical Room							
		Explanation : One 2000 Amps Main Disconnect Switch							
Transformers									
	Dry Type	100%			2018	\$13,600	5	\$300	B
		Other Observation, Extent : Moderate, Area Affected : 100%							
		Location : Electrical And Mechanical Room							
		Explanation : One 300 And 150 Kva 277/120 V							
Switchgear / Switchboard									
	Molded Case Bkrs	100%			2020	\$43,600	5	\$2,200	B
Raceway									
	Conduit	100%			2020	\$10,200	1		B

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 42 TERMINAL**  
**Asset # : 2404**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2019	\$1,700	5	\$100	B
Molded Case Bkrs	95%			2019	\$31,400	5	\$2,100	B
Wiring								
Braided Cloth	90%	2-4	\$14,200	2045	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	10%			2030	* *	1		B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	* *	5	\$1,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Corroded</i>								
Lighting								
Interior Lighting								
Fluorescent	65%	0-2	\$115,400	2030	* *			B
<i>Inadequate Ltg Level, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	30%	Now	\$53,300	2030	* *			B
<i>Damaged Fixtures, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Ground Floor</i>								
HID	4%	2-4	\$1,200	2030	* *			B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside The Building</i>								
Incandescent	1%	Now	\$1,800	2030	* *	2		B
<i>Damaged Fixtures, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
Egress Lighting								
Exit, Service	100%	Now	\$12,200	2030	* *	1		B
<i>Not Functioning, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Ground Floor</i>								

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Heating								
Energy Source								
Natural Gas	100%			2020	\$13,600	1		B
<i>Not in Service, Extent : Light, Area Affected : 100%</i>								
<i>Location : Incoming Gas Service Is Shut Off At Main</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Entire Building</i>								
<i>Explanation : The Building Has Been Vacant For Many Years. All Mechanical Equipment Is Obsolete</i>								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
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**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 42 TERMINAL**  
**Asset # : 2404**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Conversion Equipment								
	Furnace	20%	0-2	\$2,000	2020	\$20,400	1	\$6,700	B
		Not in Service, Extent : Moderate, Area Affected : 20%							
		Location : 1st Floor							
	No Component	80%							D
Ventilation									
	Exhaust Fans								
	Wall Unit	5%			2015	\$6,300	2	\$100	B
	No Component	95%							D
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2018	\$249,700	1		B
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Next To Office							
		Explanation : Incoming Water Service Is Shut Off At Main							
	Water Heater								
	Gas Fired	10%	Now		2015	\$1,900	2	\$100	B
		Not in Service, Extent : Moderate, Area Affected : 10%							
		Location : Office Area							
	No Component	90%							D
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B
		Not in Service, Extent : Light, Area Affected : 100%							
		Location : Bathrooms In Office Area							

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL  
**Address** : 29TH ST PIERSHED - BLDG #03  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.020 / 134 **Yr Built/Renovated** : 1955 / 1999  
**Area Sq Ft** : 79,757 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 31-Jul-2012 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 662 **Lot** : 1 **BIN** : 3378172

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$216,400	\$151,000
Interior Architecture	\$184,100	
Electrical		\$54,700
<b>Total</b>	<b>\$400,500</b>	<b>\$205,700</b>
Priority A	\$216,400	\$151,000
Priority B	\$184,100	\$54,700
<b>Total</b>	<b>\$400,500</b>	<b>\$205,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$56,900			
Interior Architecture	\$54,900			\$3,100
Electrical	\$600	\$600	\$1,600	\$600
Mechanical	\$8,500	\$4,000	\$8,200	\$4,100
<b>Total</b>	<b>\$120,800</b>	<b>\$4,600</b>	<b>\$9,800</b>	<b>\$7,900</b>
Priority A	\$56,900			
Priority B	\$9,100	\$4,600	\$9,800	\$4,700
Priority C	\$54,900			\$3,100
<b>Total</b>	<b>\$120,800</b>	<b>\$4,600</b>	<b>\$9,800</b>	<b>\$7,900</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL**  
**Asset # : 134**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Concrete Masonry Unit	40%	0-2	\$30,400	LIFE	* *	5	\$11,200	A
	Water Penetration, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Masonry: Brick	10%	Now	\$14,700	LIFE	* *	5	\$4,500	A
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%							
	Location : East Facade							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%							
	Location : East Facade							
Metal Panel	20%	Now	\$6,900	2033	* *	5	\$16,800	A
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%							
	Location : East Facade							
	Corrosion/Rusting, Extent : Moderate, Area Affected : 10%							
	Location : East Facade							
Metal Coiling Doors	30%	Now	\$40,300	2028	* *	5	\$21,000	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : North Facade, South Facade							
	Deformed/Dented, Extent : Moderate, Area Affected : 15%							
	Location : North Facade, South Facade							
Windows								
Aluminum	10%			2039	* *	5	\$300	A
Steel	90%	Now	\$176,100	2048	* *	5	\$19,300	A
	Bent/Warped Elements, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
Parapets								
Concrete Masonry Unit	5%	0-2	\$1,400	LIFE	* *	5	\$1,100	A
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Masonry: Brick	5%	Now	\$3,200	LIFE	* *	5	\$1,000	A
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%							
	Location : East Facade							
	Misaligned/Bulging, Extent : Moderate, Area Affected : 10%							
	Location : East Facade							
No Component	90%							D
Roof								
Fiberglass Panel	15%			2026	* *	1		A
Metal Panel	10%			2028	* *	10	\$29,700	A
Spray-on Foam	70%			2028	* *	5	\$151,000	A
Not Accessible	5%							D

**Interior**

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL**  
**Asset # : 134**

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Interior</b>								
<b>Floors</b>								
Asphalt Poured	93%	0-2	\$26,800	2028	* *	5	\$20,700	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Carpet	5%	0-2	\$2,600	2019	\$25,700	3	\$6,700	C
<i>Staining/Discoloring, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Ceramic Tile	2%			2032	* *	5	\$1,800	C
<b>Interior Walls</b>								
Concrete Masonry Unit	90%			LIFE	* *	5	\$39,100	C
Gypsum Board	10%			LIFE	* *	5-10	\$9,200	C
<b>Ceilings</b>								
AcousTileSusp.Lay-In	10%			2028	* *	5	\$10,200	B
Exposed Struc: Steel	90%			LIFE	* *	10	\$184,100	B

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Under 600 Volts</b>								
<b>Service Equipment</b>								
Fused Disc Sw	100%			2033	* *	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1200 Amps</i>								
<b>Switchgear / Switchboard</b>								
Fused Disc Sw	100%			2033	* *	5	\$300	B
<b>Raceway</b>								
Conduit	100%			2033	* *	1		B
<b>Panelboards</b>								
Molded Case Bkrs	100%			2031	* *	5	\$1,700	B
<b>Wiring</b>								
Thermoplastic	100%			2033	* *	1		B
<b>Motor Controllers</b>								
Locally Mounted	100%			2028	* *	5	\$400	B
<b>Lighting</b>								
<b>Interior Lighting</b>								
Fluorescent	100%			2031	* *	10	\$54,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Using T-8 Lamps</i>								
<b>Egress Lighting</b>								
Emergency, Service	50%			2023	\$4,800	1		B
Exit, Service	50%			2023	\$4,800	1		B
<b>Exterior Lighting</b>								
HID	100%			2023	\$2,600	10	\$200	B

**Alarm**

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL**  
**Asset # : 134**

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

**Alarm**

## Security System

No Component

90%

D

Generic

10%

2018

\$22,000

1

\$2,400

B

## Fire/Smoke Detection

No Component

90%

D

Generic

10%

2031

\* \*

1-3

\$4,000

B

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

**Heating**

## Energy Source

Electricity

2%

2043

\* \*

1

B

Natural Gas

98%

2043

\* \*

1

B

## Conversion Equipment

Furnace

20%

2028

\* \*

1

\$5,900

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Roof**Explanation : 1 Gas Fired Packaged Roof Top Unit*

Radiant Heater

78%

2028

\* \*

2

\$21,600

B

*Other Observation, Extent : Light, Area Affected : 80%**Location : Throughout Warehouse**Explanation : 20 Gas Fired Infared Heaters*

No Component

2%

D

**Air Conditioning**

## Energy Source

Electricity

100%

2039

\* \*

1

B

## Conversion Equipment

Ext Pkg Unit - Cooling

5%

2031

\* \*

2

\$200

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Rear Of Building**Explanation : Split Unit, Condensing Unit Section*

Ext Pkg Unit -

Heating/Cooling

20%

2028

\* \*

2

\$700

B

No Component

75%

D

## Terminal Devices

Fan Coil - Cooling

5%

2031

\* \*

1

\$1,000

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Above Ceiling**Explanation : Spilt Unit, Fan Coil Section*

No Component

95%

D

**Ventilation**

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL**  
**Asset # : 134**

Mechanical		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ventilation									
	Exhaust Fans								
	Roof	50%	0-2	\$1,300	2023	\$26,400	2	\$700	B
		Malfunctioning, Extent : Moderate, Area Affected : 20%							
		Location : Defective Controls 1 Of 6 Units							
		Noisy/Vibrating, Extent : Moderate, Area Affected : 30%							
		Location : Roof, 2 Of 6 Units							
	Wall Unit	30%			2023	\$30,100	2	\$600	B
	No Component	20%							D
Plumbing									
	H/C Water Piping								
	Brass/Copper	100%			2043	* *	1		B
	Water Heater								
	Electric	100%			2021	\$10,300	4	\$400	B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Standpipe								
	No Component	20%							D
	Generic	80%			2043	* *	1-5	\$24,100	B
	Sprinkler								
	Generic	100%			2043	* *	1-2	\$16,700	B

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL GATEHOUSE/GUARDHOUSE  
**Address** : 39TH STREET ENTRANCE  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.090 / 2282 **Yr Built/Renovated** : 2011 /  
**Area Sq Ft** : 100 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 31-Jul-2012 **Landmark Status** : NONE  
**Areas Surveyed** : Floors 1  
**Block** : 662 **Lot** : 1 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$300			
Interior Architecture	\$200			
Electrical				
Mechanical				
<b>Total</b>	<b>\$500</b>			
Priority A	\$300			
Priority B	\$100			
Priority C	\$100			
<b>Total</b>	<b>\$500</b>			



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL GATEHOUSE/GUARDHOUSE**  
**Asset # : 2282**

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

**Exterior**

## Exterior Walls

Metal/Glass Curt Wall	50%			LIFE		**	5	\$600	A
Metal Panel	50%			2053		**	5-10	\$1,100	A

*Recent Construction, Extent : Light, Area Affected : 100%**Location : Throughout*

## Windows

Aluminum	100%			2048		**	5		A
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## Roof

Metal Panel	100%			2043		**	10	\$400	A
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**Interior**

## Floors

Steel Plate	100%			LIFE		**	1		C
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## Interior Walls

Glass: Single Pane	50%			LIFE		**	5	\$100	C
Metal Panel	50%			LIFE		**	10		C

## Ceilings

Metal Panel	100%			LIFE		**	5	\$300	B
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Electrical		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	

**Lighting**

## Interior Lighting

Fluorescent	100%			2033		**	10	\$100	B
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*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Throughout**Explanation : T-8 Lamps*

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

**Heating**

## Energy Source

Electricity	100%			2049		**	1		B
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## Conversion Equipment

Radiant Heater	100%			2031		**	2		B
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**Air Conditioning**

## Energy Source

Electricity	100%			2045		**	1		B
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## Conversion Equipment

Window/Wall Unit	100%			2022		\$200	1		B
------------------	------	--	--	------	--	-------	---	--	---

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

Estimates are rounded to the nearest hundred dollars.

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

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



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER  
**Address** : MIDDLE OF SITE OPPOSITE 34TH ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.040 / 2504 **Yr Built/Renovated** : 1955 /  
**Area Sq Ft** : 26,352 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 31-Jul-2012 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 662 **Lot** : 1 **BIN** : 3378175

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Exterior Architecture	\$1,777,200	
Interior Architecture	\$763,600	
Electrical	\$96,900	
Mechanical	\$129,900	\$65,400
<b>Total</b>	<b>\$2,767,500</b>	<b>\$65,400</b>
Priority A	\$1,777,200	
Priority B	\$474,800	\$65,400
Priority C	\$515,600	
<b>Total</b>	<b>\$2,767,500</b>	<b>\$65,400</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$24,000			
Interior Architecture	\$80,400			\$2,200
Electrical	\$8,800			
Mechanical	\$42,100	\$1,900	\$8,400	\$1,400
<b>Total</b>	<b>\$155,300</b>	<b>\$1,900</b>	<b>\$8,400</b>	<b>\$3,600</b>
Priority A	\$24,000			
Priority B	\$50,900	\$1,900	\$8,400	\$1,400
Priority C	\$80,400			\$2,200
<b>Total</b>	<b>\$155,300</b>	<b>\$1,900</b>	<b>\$8,400</b>	<b>\$3,600</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER**  
**Asset # : 2504**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$124,600	LIFE	* *	5	\$24,700	A
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Exposed Reinforcement, Extent : Severe, Area Affected : 15%								
Location : West Facade								
Spalling, Extent : Moderate, Area Affected : 20%								
Location : North Facade								
Concrete Masonry Unit	10%	0-2	\$83,800	LIFE	* *	5	\$3,100	A
Cracking/Crumbling, Extent : Severe, Area Affected : 60%								
Location : Throughout								
Masonry: Brick	60%	Now	\$486,500	LIFE	* *	5	\$29,700	A
Broken/Missing Elements, Extent : Severe, Area Affected : 30%								
Location : West Facade								
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 60%								
Location : Throughout								
Spalling, Extent : Moderate, Area Affected : 40%								
Location : East Facade, West Facade								
Metal Panel	10%	0-2	\$15,300	2033	* *	5	\$9,300	A
Broken/Missing Elements, Extent : Severe, Area Affected : 60%								
Location : Throughout								
Metal Coiling Doors	10%	Now	\$148,000	2028	* *	5	\$7,700	A
Corrosion/Rusting, Extent : Severe, Area Affected : 10%								
Location : West Facade								
Deformed/Dented, Extent : Moderate, Area Affected : 25%								
Location : West Facade								
Windows								
Aluminum	20%	0-2	\$43,200	2048	* *	5	\$500	A
Broken/Missing Elements, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Steel	80%	Now	\$209,800	2048	* *	5	\$23,000	A
Bent/Warped Elements, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Corrosion/Rusting, Extent : Moderate, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Severe, Area Affected : 100%								
Location : Throughout								

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER**  
**Asset # : 2504**

Architecture		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Exterior									
Parapets									
Cast Stone/Terra Cotta	5%	Now	\$89,900	LIFE	* *	5	\$4,000	A	
Cracking/Crumbling, Extent : Severe, Area Affected : 25%									
Location : Coping									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Coping									
Masonry: Brick	85%	Now	\$172,100	LIFE	* *	5	\$8,800	A	
Broken/Missing Elements, Extent : Severe, Area Affected : 10%									
Location : West Parapet									
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Misaligned/Bulging, Extent : Moderate, Area Affected : 15%									
Location : East Facade									
Metal Rail	10%	0-2	\$8,700	2028	* *	5	\$7,400	A	
Corrosion/Rusting, Extent : Moderate, Area Affected : 40%									
Location : Throughout									
Roof									
Modified Bitumen	100%	Now	\$419,400	2033	* *			A	
Blisters, Extent : Moderate, Area Affected : 25%									
Location : Over Second Floor									
Vegetation Growth, Extent : Moderate, Area Affected : 25%									
Location : Over Second Floor									
Water Penetration, Extent : Moderate, Area Affected : 25%									
Location : Over Tower									
Interior									
Floors									
Carpet	15%	0-2	\$7,600	2019	\$25,500	3	\$6,600	C	
Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 30%									
Location : Throughout									
Cast in Place Concrete	30%	Now	\$131,300	LIFE	* *	5	\$19,300	C	
Broken/Missing Elements, Extent : Moderate, Area Affected : 25%									
Location : Boiler Room									
Cracking/Crumbling, Extent : Moderate, Area Affected : 80%									
Location : Boiler Room									
Ceramic Tile	5%	0-2	\$31,800	2038	* *	5	\$700	C	
Cracking/Crumbling, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Terrazzo	50%	Now	\$129,100	LIFE	* *	5	\$11,500	C	
Cracking/Crumbling, Extent : Moderate, Area Affected : 100%									
Location : Second Floor And Stairs									

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER**  
**Asset # : 2504**

<b>Architecture</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Interior</b>								
<b>Interior Walls</b>								
Ceramic Tile	5%	2-4	\$14,300	2038	* *	5	\$200	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Concrete Masonry Unit	50%	0-2	\$183,900	LIFE	* *	5	\$2,000	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Gypsum Board	15%	2-4	\$26,600	LIFE	* *	5	\$900	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Plywood/Hardboard	30%	0-2	\$71,300	LIFE	* *			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<b>Ceilings</b>								
AcousTileConcealSpLn	20%	2-4	\$44,300	2043	* *	5	\$3,700	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	60%	Now	\$115,100	2043	* *	5	\$8,800	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Tower, Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Tower, Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Tower</i>								
Exposed Concrete	20%	2-4	\$88,600	LIFE	* *	5	\$900	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Over 600 Volts</b>								
Service Equipment								
Not Accessible	100%							D
Transformers								
Not Accessible	100%							D
Feeders								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
<b>Under 600 Volts</b>								
Service Equipment								
Not Accessible	100%							D
Transformers								
Not Accessible	100%							D

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER**  
**Asset # : 2504**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Under 600 Volts								
Switchgear / Switchboard								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Panelboards								
Not Accessible	100%							D
Wiring								
Not Accessible	100%							D
Motor Controllers								
Not Accessible	100%							D
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%	Now	\$96,900	2033	* *			B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Exterior Lighting								
HID	100%	Now	\$8,800	2033	* *			B
<i>Not in Service, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Heating								
Energy Source								
Electricity	10%			2049	* *	1		B
<i>Other Observation, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : First Floor, Tower And Rear Section</i>								
<i>Explanation : Building Is Abandoned</i>								
Natural Gas	90%			2033	* *	1		B
Conversion Equipment								
Furnace	20%	Now	\$5,300	2033	* *	1	\$1,800	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Roof</i>								
Hot Water Boiler	60%	Now	\$29,500	2043	* *	1	\$5,300	B
<i>Not in Service, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Boiler Room</i>								
No Component	20%							D
Distribution								
Hot Wtr Piping/Pump	100%			2039	* *	4	\$1,500	B
<i>Not in Service, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Various Locations</i>								

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING WITH TOWER**  
**Asset # : 2504**

Mechanical		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating									
	Terminal Devices								
	Convector/Radiator	60%			2036	* *	1	\$3,800	B
	Fan Coil Unit/Heat	40%			2028	* *	1	\$2,600	B
Air Conditioning									
	Energy Source								
	Electricity	100%			2031	* *	1		B
	Conversion Equipment								
	Ext Pkg Unit - Heating/Cooling	90%	Now	\$129,900	2033	* *	2	\$900	B
		Not in Service, Extent : Severe, Area Affected : 100% Location : Roof							
	Window/Wall Unit	10%			2021	\$4,500	1		B
Ventilation									
	Distribution								
	Ductwork/Diffusers	100%			LIFE	* *	2-5	\$17,400	B
	Exhaust Fans								
	Roof	100%			2018	\$17,400	2	\$600	B
Plumbing									
	H/C Water Piping								
	Galv Iron/Steel	100%			2021	\$65,400	1		B
	Water Heater								
	Gas Fired	100%			2016	\$5,100	2	\$300	B
	Sanitary Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Storm Drain Piping								
	Cast Iron	100%			LIFE	* *	1		B
	Fixtures								
	Generic	100%							B
Fire Suppression									
	Standpipe								
	Not Accessible	100%							D
	Sprinkler								
	Not Accessible	100%							D
	Fire Pump								
	Not Accessible	100%							D

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.  
**Address** : 39TH ST PIERSHED - BLDG #01  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.000 / 2416 **Yr Built/Renovated** : 1955 / 2012  
**Area Sq Ft** : 349,550 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 31-Jul-2012 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 662 **Lot** : 1 **BIN** : 3378173

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture	\$2,962,800	\$1,908,100
Interior Architecture	\$1,364,400	\$213,200
Electrical	\$616,500	\$178,100
Mechanical	\$67,600	\$424,600
<b>Total</b>	<b>\$5,011,300</b>	<b>\$2,724,000</b>
Priority A	\$2,962,800	\$1,908,100
Priority B	\$1,680,500	\$602,700
Priority C	\$368,000	\$213,200
<b>Total</b>	<b>\$5,011,300</b>	<b>\$2,724,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$22,900			
Interior Architecture	\$17,100			
Electrical	\$26,500			\$2,700
Mechanical	\$25,900	\$30,700	\$30,800	\$30,700
<b>Total</b>	<b>\$92,300</b>	<b>\$30,700</b>	<b>\$30,800</b>	<b>\$33,400</b>
Priority A	\$22,900			
Priority B	\$52,400	\$30,700	\$30,800	\$33,400
Priority C	\$17,100			
<b>Total</b>	<b>\$92,300</b>	<b>\$30,700</b>	<b>\$30,800</b>	<b>\$33,400</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.**

**Asset # : 2416**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Concrete Masonry Unit	25%	Now	\$278,000	LIFE	* *	5	\$102,500	A
	Horizontal Cracks, Extent : Moderate, Area Affected : 15%							
	Location : North And South Facades							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
	Location : North Facade, South Facade							
	Staining/Discoloring, Extent : Moderate, Area Affected : 25%							
	Location : North Facade, South Facade							
Fiberglass Panel	40%			2036	* *	5	\$983,500	A
	Recent Repair Evident, Extent : Light, Area Affected : 66%							
	Location : Throughout							
Metal, Corrugated	15%			2049	* *	1		A
	Recent Repair Evident, Extent : Light, Area Affected : 66%							
	Location : Throughout							
Metal/Glass Curt Wall	5%	Now	\$585,000	LIFE	* *	5	\$61,500	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 25%							
	Location : East Facade							
	Glazing Broken/Cracked, Extent : Severe, Area Affected : 25%							
	Location : East Facade							
Metal Coiling Doors	15%	Now	\$588,800	2028	* *	5	\$153,700	A
	Corrosion/Rusting, Extent : Severe, Area Affected : 50%							
	Location : North Facade, South Facade							
	Deformed/Dented, Extent : Severe, Area Affected : 50%							
	Location : North Facade, South Facade							
Windows								
Aluminum	70%	Now	\$601,900	2039	* *	5	\$21,300	A
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Steel	30%	Now	\$417,400	2039	* *	5	\$114,300	A
	Broken/Missing Elements, Extent : Severe, Area Affected : 50%							
	Location : North Facade							
	Thermally Inefficient, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							

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

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

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



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.**

**Asset # : 2416**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Parapets								
Concrete Masonry Unit	3%	Now	\$12,100	LIFE	* *	5	\$4,700	A
	Diagonal Cracks, Extent : Moderate, Area Affected : 20%							
	Location : Throughout							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Pre-Cast Concrete	2%	Now	\$10,800	LIFE	* *	5	\$17,300	A
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20%							
	Location : East Facade							
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%							
	Location : East Facade							
No Component	95%							D
Roof								
Fiberglass Panel	10%			2038	* *	1		A
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Metal Panel	10%			2040	* *	10	\$144,400	A
	Recent Repair Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Spray-on Foam	80%			2033	* *	5	\$840,100	A
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Interior								
Floors								
Asphalt Poured	85%	0-2	\$107,200	2028	* *	5	\$82,900	C
	Cracking/Crumbling, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Cast in Place Concrete	10%			LIFE	* *	5	\$170,700	C
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Ceramic Tile	2%	Now	\$84,400	2026	* *	5	\$3,900	C
	Cracking/Crumbling, Extent : Severe, Area Affected : 40%							
	Location : Throughout							
Terrazzo	3%			LIFE	* *	5	\$18,300	C
Interior Walls								
Concrete Masonry Unit	80%			LIFE	* *	5	\$84,500	C
	Water Penetration, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
Concrete Masonry Unit	5%	Now	\$48,800	LIFE	* *	5	\$2,600	C
	Diagonal Cracks, Extent : Moderate, Area Affected : 20%							
	Location : At East Entrance							
Plaster	10%			LIFE	* *	5-10	\$11,200	C
Plywood/Hardboard	5%			LIFE	* *	10	\$700	C

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801  
SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.**

**Asset # : 2416**

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

**Interior**

**Ceilings**

AcousTileConcealSpLn	10%	Now	\$293,900	2043	* *	5	\$24,400	B
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*Broken/Missing Elements, Extent : Severe, Area Affected : 50%*

*Location : Office Area*

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

*Location : Office Area*

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

*Location : Office Area*

Exposed Struc: Steel	90%			LIFE	* *	10	\$702,500	B
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<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>

**Under 600 Volts**

**Service Equipment**

Molded Case Bkrs	100%			2053	* *	5	\$7,600	B
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*Other Observation, Extent : Moderate, Area Affected : 100%*

*Location : Electrical Room*

*Explanation : 800 Amps*

**Transformers**

Under Construction	100%							D
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**Switchgear / Switchboard**

Molded Case Bkrs	100%			2023	\$116,400	5	\$7,600	B
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**Raceway**

Conduit	100%			2023	\$30,600	1		B
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**Panelboards**

Molded Case Bkrs	70%			2022	\$61,700	5	\$5,300	B
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Molded Case Bkrs	30%	2-4	\$26,500	2048	* *	5	\$1,100	B
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*On Extended Life, Extent : Moderate, Area Affected : 100%*

*Location : Throughout*

**Lighting**

**Interior Lighting**

Fluorescent	100%	Now	\$616,500	2033	* *			B
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*Not in Service, Extent : Moderate, Area Affected : 100%*

*Location : Inside The Building*

**Exterior Lighting**

HID	100%			2033	* *	10	\$900	B
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*Recent Installation, Extent : Light, Area Affected : 100%*

*Location : Throughout*

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

**Heating**

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

*Estimates are rounded to the nearest hundred dollars.*

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801  
SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.**

**Asset # : 2416**

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Electricity	5%			2043	* *	1		B
No Component	95%							D
Conversion Equipment								
Hot Water Boiler	5%			2021	\$32,700	1	\$6,500	B
			Obsolete Equipment, Extent : Light, Area Affected : 100%					
			Location : Office Section Of Building					
			Other Observation, Extent : Light, Area Affected : 100%					
			Location : Office Section Of Building					
			Explanation : Building Expected To Be Renovated By Tenant					
Radiant Heater	3%			2023	\$38,300	2	\$3,600	B
			Other Observation, Extent : Light, Area Affected : 100%					
			Location : Water Meter Rooms					
			Explanation : Electric Unit Heaters					
No Component	92%							D
Terminal Devices								
Convactor/Radiator	100%			2021	\$219,400	1	\$84,400	B
			Other Observation, Extent : Light, Area Affected : 100%					
			Location : Throughout Office Section Of Building					
			Explanation : Equipment To Be Upgraded By Propective Tenant					
Air Conditioning								
Energy Source								
Electricity	100%			2022	\$49,300	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	5%			2018	\$49,300	1	\$6,100	B
			Obsolete Equipment, Extent : Moderate, Area Affected : 100%					
			Location : Office Section Of Building					
			Other Observation, Extent : Moderate, Area Affected : 100%					
			Location : Office Section Of Building					
			Explanation : Equipment To Be Upgraded By Propective Tenant					
Window/Wall Unit	1%			2023	\$6,000	1		B
			Recent Installation, Extent : Light, Area Affected : 100%					
			Location : Electrical Vault					
No Component	94%							D
Terminal Devices								
Air Handler/Cool/Ht	5%			2018	\$3,700	1	\$8,100	B
			Obsolete Equipment, Extent : Moderate, Area Affected : 100%					
			Location : Office Section Of Building					
			Other Observation, Extent : Moderate, Area Affected : 100%					
			Location : Office Section Of Building					
			Explanation : Equipment To Be Upgraded By Propective Tenant					
No Component	95%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	5%			2028	* *	1		B
No Component	95%							D

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL PIER BLDG.**

**Asset # : 2416**

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Water Heater Gas Fired	100%			2016	\$67,600	2	\$3,900	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Office Section Of Building								
Explanation : Equipment To Be Upgraded By Propective Tenant								
Sanitary Piping Cast Iron	5%			LIFE	* *	1		B
No Component	95%							D
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Fire Suppression								
Standpipe Generic	100%			2043	* *	1-5	\$131,700	B
Sprinkler Generic	100%			2043	* *	1-2	\$73,200	B
Fire Pump Generic	100%			2032	* *	1	\$48,800	B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Water Meter Rooms								
Explanation : Building Has Been Divided Into Two Sections								

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

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

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

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL SHED - BLDG N  
**Address** : NEAR 39TH ST. PIERSHED  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.030 / 2503 **Yr Built/Renovated** : 1955 / 2012  
**Area Sq Ft** : 113,246 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 31-Jul-2012 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 662 **Lot** : 1 **BIN** : 3378174

<b>CAPITAL</b>		<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Exterior Architecture		\$1,711,500	\$180,700
Interior Architecture		\$868,800	\$277,100
<b>Total</b>		<b>\$2,580,300</b>	<b>\$457,700</b>
Priority A		\$1,711,500	\$180,700
Priority B		\$667,800	
Priority C		\$201,000	\$277,100
<b>Total</b>		<b>\$2,580,300</b>	<b>\$457,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Exterior Architecture	\$29,500		\$11,900	
Interior Architecture	\$5,800			
Electrical				
Mechanical	\$3,000	\$4,900	\$3,200	\$4,900
<b>Total</b>	<b>\$38,300</b>	<b>\$4,900</b>	<b>\$15,100</b>	<b>\$4,900</b>
Priority A	\$29,500		\$11,900	
Priority B	\$3,000	\$4,900	\$3,200	\$4,900
Priority C	\$5,800			
<b>Total</b>	<b>\$38,300</b>	<b>\$4,900</b>	<b>\$15,100</b>	<b>\$4,900</b>



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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL SHED - BLDG N**  
**Asset # : 2503**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Concrete Masonry Unit	40%	Now	\$259,200	LIFE	* *	5	\$15,900	A
Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
Location : North Facade, South Facade								
Vertical Cracks, Extent : Moderate, Area Affected : 20%								
Location : South Facade								
Water Penetration, Extent : Severe, Area Affected : 25%								
Location : North Facade, South Facade								
Fiberglass Panel	10%			2036	* *	5	\$23,900	A
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : Throughout								
Metal Panel	20%	Now	\$29,500	2043	* *	5	\$23,900	A
Corrosion/Rusting, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Deformed/Dented, Extent : Severe, Area Affected : 25%								
Location : Throughout								
Metal Coiling Doors	30%	Now	\$571,800	2028	* *	5	\$29,800	A
Broken/Missing Elements, Extent : Severe, Area Affected : 50%								
Location : North Facade, South Facade								
Corrosion/Rusting, Extent : Severe, Area Affected : 50%								
Location : South Facade, North Facade								
Windows								
Steel	100%	Now	\$880,500	2048	* *	5	\$96,400	A
Bent/Warped Elements, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Corrosion/Rusting, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Glazing Broken/Cracked, Extent : Severe, Area Affected : 50%								
Location : Throughout								
Thermally Inefficient, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Roof								
Metal Panel	20%			2043	* *	10	\$84,200	A
Not Accessible	80%							D
Interior								
Floors								
Cast in Place Concrete	100%	0-2	\$94,200	LIFE	* *	5	\$277,100	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Interior Walls								
Concrete Masonry Unit	75%	0-2	\$106,800	LIFE	* *	5	\$23,100	C
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Masonry: Brick	25%			LIFE	* *	10	\$5,800	C

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

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

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

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL SHED - BLDG N**

**Asset # : 2503**

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

**Interior**

**Ceilings**

Exposed Struc: Steel	25%			LIFE		**	10	\$72,600	B
Exposed Struc: Wood	75%	0-2	\$595,200	LIFE		**			B

*Dry Rot/Decay, Extent : Moderate, Area Affected : 25%*

*Location : Throughout*

*Split/Cracked, Extent : Moderate, Area Affected : 50%*

*Location : Throughout*

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

**Lighting**

**Exterior Lighting**

HID	100%			2033		**	10	\$300	B
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*Recent Installation, Extent : Light, Area Affected : 100%*

*Location : Exterior*

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

**Heating**

**Energy Source**

Electricity	2%			2043		**	1		B
No Component	98%								D

**Conversion Equipment**

Radiant Heater	2%			2023		\$8,300	2	\$800	B
No Component	98%								D

**Plumbing**

**H/C Water Piping**

Galv Iron/Steel	100%			2028		**	1		B
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**Storm Drain Piping**

Cast Iron	100%			LIFE		**	1		B
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**Fire Suppression**

**Sprinkler**

Generic	100%			2033		**	1-2	\$23,700	B
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**Fire Pump**

Generic	100%	0-2	\$1,400	2026		**	1	\$14,200	B
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*Damaged, Extent : Moderate, Area Affected : 100%*

*Location : Sprinkler Room, Damaged Drive Coupling*

*Other Observation, Extent : Light, Area Affected : 100%*

*Location : Sprinkler Room*

*Explanation : Engine Driven Fire Pump*

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL TRANSFORMER BLDG. 'S'  
**Address** : SECOND AVENUE & 36TH STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.S00 / 2557 **Yr Built/Renovated** :  
**Area Sq Ft** : 350 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 31-Jul-2012 **Landmark Status** : NONE  
**Areas Surveyed** : Roof, Floors 1  
**Block** : 662 **Lot** : 1 **BIN** : 3345836

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Exterior Architecture	\$13,800			
Interior Architecture	\$1,600			
Mechanical				
<b>Total</b>	<b>\$15,400</b>			
Priority A	\$13,800			
Priority B	\$600			
Priority C	\$1,000			
<b>Total</b>	<b>\$15,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL TRANSFORMER BLDG. 'S'**  
**Asset # : 2557**

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Concrete Masonry Unit	90%	Now	\$11,600	LIFE	* *	5	\$700	A
	Diagonal Cracks, Extent : Severe, Area Affected : 10%							
	Location : North East Corner							
	Vertical Cracks, Extent : Severe, Area Affected : 25%							
	Location : Southeast Corner							
	Other Observation, Extent : Severe, Area Affected : 25%							
	Location : Southeast Corner							
	Explanation : Building Scheduled To Be Demolished - East And South Walls Are Separating							
Metal Coiling Doors	10%	Now	\$2,300	2036	* *	5	\$200	A
	Corrosion/Rusting, Extent : Moderate, Area Affected : 25%							
	Location : West Facade							
	Deformed/Dented, Extent : Moderate, Area Affected : 25%							
	Location : West Facade							
Windows								
Metal Louvers	100%			2026	* *	10		A
Roof								
Not Accessible	100%							D
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	* *	5	\$1,900	C
Interior Walls								
Concrete Masonry Unit	100%			LIFE	* *	5	\$100	C
Ceilings								
Exposed Concrete	65%			LIFE	* *	5-10	\$300	B
Exposed Struc: Steel	35%			LIFE	* *	10	\$300	B
Electrical								
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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL TRANSFORMER BLDG. 'S'**  
**Asset # : 2557**

<b>Electrical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Under 600 Volts								
Switchgear / Switchboard								
Not Accessible	100%							D
Raceway								
Not Accessible	100%							D
Panelboards								
Not Accessible	100%							D
Wiring								
Not Accessible	100%							D
Motor Controllers								
Not Accessible	100%							D
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Not Accessible	100%							D
Egress Lighting								
Not Accessible	100%							D
Lightning Protection								
Arresters/Cabling								
Not Accessible	100%							D
Alarm								
Security System								
Not Accessible	100%							D
Fire/Smoke Detection								
Not Accessible	100%							D

<b>Mechanical</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Ventilation								
Distribution								
Not Accessible	100%							D
Exhaust Fans								
Wall Unit	100%			2023	\$500	2		B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : 23RD ST. MARINA PKG. GARAGE BUILDING FOUNDATION  
**Address** : 23RD ST. MARINA  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSPR30.001 / 2666 **Yr Built/Renovated** : 1960 /  
**Area Sq Ft** : 42,000 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 991 **Lot** : 50 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Piers	\$40,200	
<b>Total</b>	<b>\$40,200</b>	
Priority A	\$40,200	
<b>Total</b>	<b>\$40,200</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$84,400			
<b>Total</b>	<b>\$84,400</b>			
Priority A	\$84,400			
<b>Total</b>	<b>\$84,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**23RD ST. MARINA PKG. GARAGE BUILDING FOUNDATION**

**Asset # : 2666**

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural	Deck								
	Concrete	50%			LIFE	* *	5	\$64,000	A
		Cracking, Extent : Light, Area Affected : 2%							
		Location : Offshore End							
	Not Accessible	50%							D
	Pile Caps								
	Concrete	93%			LIFE	* *	5	\$4,300	A
		Spalling, Extent : Moderate, Area Affected : 10%							
		Location : On Cluster Caps Throughout							
	Concrete	2%	4+	\$12,700	LIFE	* *	5		A
	Cracking, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Discolor & Bleeding, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 10%								
	Location : Throughout								
	Steel	5%			2024	* *	5	\$14,100	A
	Corrosion, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Piles and Bracing									
	Concrete	28%			LIFE	* *	5	\$60,900	A
	Concrete	2%	4+	\$40,200	LIFE	* *	5	\$2,200	A
	Cracking, Extent : Light, Area Affected : 5%								
	Location : North Side Of Pier								
	Spalling, Extent : Moderate, Area Affected : 5%								
	Location : North Side Of Pier								
	Not Accessible	70%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

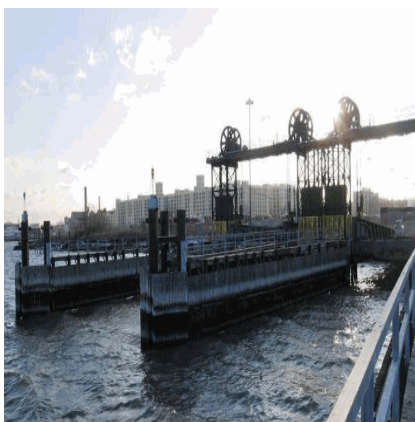
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : 65TH STREET RAIL YARD TRANSFER BRIDGE PIERS  
**Address** : FOOT OF 66 ST NEXT TO BAT  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR038.020 / 13492 **Yr Built/Renovated** :  
**Area Sq Ft** : 11,288 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 5804 **Lot** : 2 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$100,400	\$51,900
<b>Total</b>	<b>\$100,400</b>	<b>\$51,900</b>
Priority B	\$100,400	\$51,900
<b>Total</b>	<b>\$100,400</b>	<b>\$51,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$19,700			\$21,600
<b>Total</b>	<b>\$19,700</b>			<b>\$21,600</b>
Priority A	\$5,200			
Priority B	\$14,500			\$21,600
<b>Total</b>	<b>\$19,700</b>			<b>\$21,600</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**65TH STREET RAIL YARD TRANSFER BRIDGE PIERS**  
**Asset # : 13492**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Deck								
Concrete	30%			LIFE	* *	5	\$10,300	A
Not Accessible	70%							D
Piles and Bracing								
Not Accessible	100%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location :</i>							
	<i>Explanation : Piles Are Wrapped</i>							
Fender								
Facing								
Timber	55%			2032	* *	3	\$21,400	B
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : At Tops Of Timber Boards</i>							
	<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Timber	5% Now		\$48,500	2038	* *	3	\$1,500	B
	<i>Broken, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Loose Connections, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	40%							D
Wales and Chocks								
Steel	99%			2032	* *	3-5	\$38,400	B
	<i>Corrosion, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Splash Zone</i>							
	<i>Missing Coating, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Splash Zone</i>							
Steel	1% Now		\$1,800	2036	* *	3-5	\$200	B
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : West End Of North Finger Pier</i>							
	<i>Explanation : Sheared Bolts</i>							
Piles								
Steel	35%			2032	* *	3-5	\$111,500	B
	<i>Corrosion, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Splash Zone</i>							
Not Accessible	65%							D
Deck Elements								
Railing								
Steel	100%			2021				B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : EAST RIVER ESPLANADE  
**Address** : FROM NORTH SIDE PIER 11 TO FLETCHER STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR002.020 / 2580 **Yr Built/Renovated** :  
**Area Sq Ft** : 44,650 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 04-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 36 **Lot** : 25 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$56,200	\$56,200
<b>Total</b>	<b>\$56,200</b>	<b>\$56,200</b>
Priority A	\$56,200	\$56,200
<b>Total</b>	<b>\$56,200</b>	<b>\$56,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$97,600			\$33,000
<b>Total</b>	<b>\$97,600</b>			<b>\$33,000</b>
Priority A	\$97,600			\$30,400
Priority C				\$2,600
<b>Total</b>	<b>\$97,600</b>			<b>\$33,000</b>



*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**EAST RIVER ESPLANADE**  
**Asset # : 2580**

Piers		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Deck									
	Concrete	10%			LIFE	**	5	\$13,600	A
	Steel	20%			2027	**	5	\$60,900	A
Corrosion, Extent : Light, Area Affected : 5%									
Location : On Hardware									
	Not Accessible	70%							D
Deck Surface									
	Asphalt Pavers	70%			2036	**			C
	Topsoil	10%			2022	\$33,700	5	\$5,200	C
	No Component	20%							D
Pile Caps									
	Concrete	30%			LIFE	**	5	\$1,500	A
	Timber	35%			LIFE	**	4	\$150,700	A
Rotting/Splitting, Extent : Light, Area Affected : 10%									
Location : Tidal Zone									
	Not Accessible	35%							D
Piles and Bracing									
	Concrete	10%			LIFE	**	5	\$23,100	A
	Steel	10%			LIFE	**	5	\$112,300	A
Corrosion, Extent : Light, Area Affected : 5%									
Location : Above Water									
	Timber	20%			LIFE	**	4-5	\$61,000	A
Other Observation, Extent : Moderate, Area Affected : 10%									
Location : Above Water									
Explanation : Section Loss									
	Not Accessible	60%							D
Deck Elements									
Railing									
	Steel	100%			2021				B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : EAST RIVER ESPLANADE  
**Address** : BATTERY MARITIME BLDG NORTH TO NORTH SIDE OF OLD SLIP  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DSBS000.000 / 14655 **Yr Built/Renovated** :  
**Area Sq Ft** : 9,584 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : **Lot** : **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$36,200	\$36,200
<b>Total</b>	<b>\$36,200</b>	<b>\$36,200</b>
Priority A	\$36,200	\$36,200
<b>Total</b>	<b>\$36,200</b>	<b>\$36,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$6,300		\$4,100	
<b>Total</b>	<b>\$6,300</b>		<b>\$4,100</b>	
Priority A	\$6,300			
Priority C			\$4,100	
<b>Total</b>	<b>\$6,300</b>		<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**EAST RIVER ESPLANADE**  
**Asset # : 14655**

Piers		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Deck									
	Concrete	40%			LIFE	* *	5	\$11,700	A
	No Component	5%							D
	Not Accessible	55%							D
Deck Surface									
	Asphalt	95%			2036	* *	5	\$8,200	C
	No Component	5%							D
Pile Caps									
	Concrete	95%			LIFE	* *	5	\$1,000	A
	No Component	5%							D
Piles and Bracing									
	Steel	30%			LIFE	* *	5	\$72,300	A
	No Component	5%							D
	Not Accessible	65%							D
Deck Elements									
Railing									
	Under Construction	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : EAST RIVER ESPLANADE IN FRONT OF ASSET 4083  
**Address** : EAST RIVER, E15TH TO E23RD STS CON-ED PLANT TO SKYPORT GARAGE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DSBS001.000 / 14656 **Yr Built/Renovated** :  
**Area Sq Ft** : 14,960 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : **Lot** : **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$340,500	\$145,100
<b>Total</b>	<b>\$340,500</b>	<b>\$145,100</b>
Priority A	\$270,700	\$75,300
Priority C	\$69,800	\$69,800
<b>Total</b>	<b>\$340,500</b>	<b>\$145,100</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$8,800		\$42,400	
<b>Total</b>	<b>\$8,800</b>		<b>\$42,400</b>	
Priority A	\$8,800			
Priority B			\$42,400	
<b>Total</b>	<b>\$8,800</b>		<b>\$42,400</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**EAST RIVER ESPLANADE IN FRONT OF ASSET 4083**  
**Asset # : 14656**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	35%			LIFE	* *	5	\$16,000	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Not Accessible	65%							D
Deck Surface								
Brick Pavers	100%			2032	* *	5	\$139,700	C
Pile Caps								
Concrete	100%			LIFE	* *	5	\$1,600	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Piles and Bracing								
Steel	40%	4+	\$270,700	LIFE	* *	5	\$75,300	A
	<i>Corrosion, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Above Mlw</i>							
Not Accessible	60%							D
Fender								
Wales and Chocks								
Timber	100%			2032	* *	4	\$66,400	B
Piles								
Timber	60%			2032	* *	4	\$18,400	B
Not Accessible	40%							D
Deck Elements								
Railing								
Steel	100%			2021				B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : FULTON LANDING PIER CONCR. PILE SUPPORTED WOOD PIER  
**Address** : 1 OLD FULTON STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0031.000 / 4337 **Yr Built/Renovated** : 1850 / 1995  
**Area Sq Ft** : 13,013 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 29-Dec-2011 **Landmark Status** : HISTORICAL LANDMARK DISTRICT  
**Areas Surveyed** :  
**Block** : 25 **Lot** : 1 **BIN** :

**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$48,200		\$400	\$19,400
<b>Total</b>	<b>\$48,200</b>		<b>\$400</b>	<b>\$19,400</b>
Priority A	\$32,000			
Priority B	\$16,200		\$400	
Priority C				\$19,400
<b>Total</b>	<b>\$48,200</b>		<b>\$400</b>	<b>\$19,400</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**FULTON LANDING PIER CONCR. PILE SUPPORTED WOOD PIER**  
**Asset # : 4337**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	40%			LIFE	* *	5	\$15,900	A
	<i>Cracking, Extent : Light, Area Affected : 10%</i> <i>Location : Throughout Pier Soffit</i>							
Not Accessible	60%							D
Deck Surface								
Concrete	1%			2032	* *	5	\$100	C
	<i>Cracking, Extent : Light, Area Affected : 2%</i> <i>Location : Isolated</i>							
Stone Pavers	3%			2032	* *			C
Timber	90%			2032	* *	5	\$38,600	C
	<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 2%</i> <i>Location : Isolated Throughout</i> <i>Other Observation, Extent : Light, Area Affected : 2%</i> <i>Location : Isolated Throughout</i> <i>Explanation : Loose Connections</i>							
No Component	6%							D
Pile Caps								
Concrete	60%			LIFE	* *	5	\$900	A
	<i>Spalling, Extent : Light, Area Affected : 2%</i> <i>Location : Isolated</i>							
Not Accessible	40%							D
Piles and Bracing								
Concrete	70%			LIFE	* *	5	\$47,200	A
	<i>Erosion, Extent : Light, Area Affected : 10%</i> <i>Location : Isolated In Tidal Zone</i>							
Not Accessible	30%							D
Fender Piles								
Timber	10%			2032	* *	4	\$800	B
	<i>Rotting/Splitting, Extent : Light, Area Affected : 30%</i> <i>Location : Above Mlw Elevation</i> <i>Worn, Extent : Light, Area Affected : 20%</i> <i>Location : Tidal Zone</i>							
Timber	10%	Now	\$16,200	2038	* *	4	\$800	B
	<i>Broken, Extent : Severe, Area Affected : 100%</i> <i>Location : Throughout Dolphins At Offshore End Of North Side Of Pier</i>							
No Component	60%							D
Not Accessible	20%							D
Deck Elements								
Railing								
Steel	100%			2021				B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HARBOR CHARLIE CONCRETE WHARF, PIER  
**Address** : FOOT OF 63RD ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR032.010 / 13544 **Yr Built/Renovated** :  
**Area Sq Ft** : 15,000 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 5778 **Lot** : 1 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers			\$2,500	
<b>Total</b>			<b>\$2,500</b>	
Priority A				
Priority B			\$2,500	
<b>Total</b>			<b>\$2,500</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HARBOR CHARLIE CONCRETE WHARF, PIER**  
**Asset # : 13544**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	100%			LIFE	* *	5	\$22,900	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Pile Caps								
Concrete	100%			LIFE	* *	5	\$800	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Piles and Bracing								
Concrete	30%			LIFE	* *	5	\$11,700	A
Not Accessible	70%							D
Coping/Curb								
Concrete	100%			LIFE	* *			C
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Fender								
Wales and Chocks								
Timber	20%			2028	* *	4	\$2,800	B
No Component	80%							D
Piles								
Timber	35%			2028	* *	4	\$2,200	B
No Component	30%							D
Not Accessible	35%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



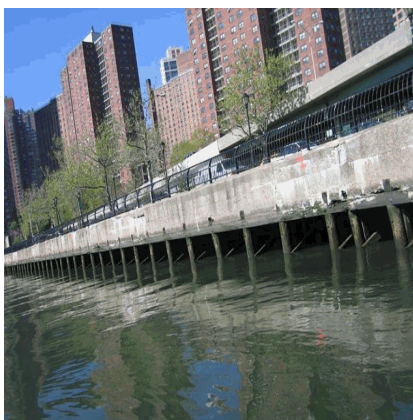
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HIGH LEVEL DECK (WHARF)  
**Address** : FOOT OF E 96TH ST TO NO. SIDE E 94TH ST. SUB 2 A/T, SUB 1 BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR099.000 / 13847 **Yr Built/Renovated** :  
**Area Sq Ft** : 6,295 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1573 **Lot** : 52 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$58,300	\$414,200
<b>Total</b>	<b>\$58,300</b>	<b>\$414,200</b>
Priority A	\$58,300	
Priority B		\$414,200
<b>Total</b>	<b>\$58,300</b>	<b>\$414,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$43,600	\$400		
<b>Total</b>	<b>\$43,600</b>	<b>\$400</b>		
Priority A	\$22,900			
Priority B	\$20,700			
Priority C		\$400		
<b>Total</b>	<b>\$43,600</b>	<b>\$400</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HIGH LEVEL DECK (WHARF)**  
**Asset # : 13847**

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Deck Surface								
	Asphalt Pavers	80%			2034	**			C
	Concrete	20%			2030	**	5	\$700	C
	Cracking, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 25%								
	Location : Corner Spalls At 13 Locations Totalling 115 Linear Ft								
Pile Caps									
	Timber	25%	4+	\$43,700	LIFE	**	4	\$10,100	A
	Rotting/Splitting, Extent : Light, Area Affected : 100%								
	Location : Outboard Ends Of Pile Caps And Along Line Cap								
	Timber	5%	2-4	\$14,600	LIFE	**	4	\$2,000	A
	Rotting/Splitting, Extent : Severe, Area Affected : 100%								
	Location : Line Cap								
	Not Accessible	70%							D
Piles and Bracing									
	Timber	45%			LIFE	**	4-5	\$10,400	A
	Rotting/Splitting, Extent : Light, Area Affected : 50%								
	Location : Isolated Throughout At Abandoned Hardware Holes In Piles And In Tidal Zone								
	Timber	5%	4+	\$22,900	LIFE	**	4-5	\$1,200	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 100%								
	Location : Isolated At Abandoned Hardware Holes And In Tidal Zone								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Station 0+00 To 0+30 And 4+40 To 4+77 (From North)								
	Explanation : Bracing Not Attached								
	Not Accessible	50%							D
Deck Elements									
	Railing								
	Steel	100%	4+	\$20,700	2020	\$414,200			B
	Missing Coating, Extent : Light, Area Affected : 5%								
	Location : Isolated Throughout								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HIGH LEVEL PLATFORM INSHORE OUT AT PIER 4  
**Address** : FOOT OF 58TH STREET NEAR BROOKLYN ARMY TERMINAL  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR050.000 / 13548 **Yr Built/Renovated** : 1994 /  
**Area Sq Ft** : 13,125 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 5778 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Piers	\$52,300	
<b>Total</b>	<b>\$52,300</b>	
Priority A	\$52,300	
<b>Total</b>	<b>\$52,300</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers				
<b>Total</b>				
Priority A				
Priority C				
<b>Total</b>				



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HIGH LEVEL PLATFORM INSHORE OUT AT PIER 4**  
**Asset # : 13548**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	90%			LIFE	* *	5	\$18,000	A
	Cracking, Extent : Light, Area Affected : 2% Location : Isolated Throughout							
	Spalling, Extent : Light, Area Affected : 2% Location : Isolated Throughout							
Not Accessible	10%							D
Deck Surface								
Concrete	20%			2033	* *	5	\$1,500	C
No Component	80%							D
Pile Caps								
Concrete	100%			LIFE	* *	5	\$700	A
	Spalling, Extent : Light, Area Affected : 2% Location : Typical Throughout							
Piles and Bracing								
Concrete	50%	4+	\$52,300	LIFE	* *	5	\$17,000	A
	Spalling, Extent : Light, Area Affected : 2% Location : Typical Throughout. Isolated Piles More Significant							
Not Accessible	50%							D
Deck Elements								
Railing								
Steel	100%			2019				B
	Other Observation, Extent : Light, Area Affected : 2% Location : Isolated Locations Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HIGH-LEVEL DECK (WHARF) INFRONT OF ASSET 13854  
**Address** : NO. SIDE OF CON ED FACILITY AT FOOT OF W 201 ST HARLEM RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR061.000 / 13803 **Yr Built/Renovated** :  
**Area Sq Ft** : 1,790 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2184 **Lot** : 997 **BIN** :

CAPITAL		FY 2014 - 2017	FY 2018 - 2023
Piers		\$88,300	
<b>Total</b>		<b>\$88,300</b>	
Priority A		\$44,600	
Priority B		\$43,700	
<b>Total</b>		<b>\$88,300</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$43,400			
<b>Total</b>	<b>\$43,400</b>			
Priority A	\$10,500			
Priority B	\$32,800			
<b>Total</b>	<b>\$43,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HIGH-LEVEL DECK (WHARF) INFRONT OF ASSET 13854**

**Asset # : 13803**

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural Deck									
	Timber	98%	4+	\$43,700	LIFE	* *	5	\$6,000	A
		Aging, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Rotting/Splitting, Extent : Moderate, Area Affected : 20%							
		Location : Isolated Throughout And At Ends Of Stringers							
	Timber	2%	0-2	\$900	LIFE	* *	5	\$100	A
		Broken, Extent : Moderate, Area Affected : 50%							
		Location : At North End Of Dock							
		Other Observation, Extent : Severe, Area Affected : 50%							
		Location : At Center Of Deck							
		Explanation : Fire Damage							
Pile Caps									
	Timber	40%			LIFE	* *	4	\$4,600	A
		Rotting/Splitting, Extent : Light, Area Affected : 10%							
		Location : At Ends Of Pile Caps							
	Timber	20%	2-4	\$6,600	LIFE	* *	4	\$2,300	A
		Rotting/Splitting, Extent : Severe, Area Affected : 100%							
		Location : At Southern Pile Cap Of Wharf							
	Not Accessible	40%							D
Piles and Bracing									
	Timber	60%			LIFE	* *	4-5	\$3,900	A
		Rotting/Splitting, Extent : Light, Area Affected : 20%							
		Location : Throughout Tidal Zone And Above Mhw Elevation							
	Timber	10%	2-4	\$3,900	LIFE	* *	4-5	\$700	A
		Rotting/Splitting, Extent : Severe, Area Affected : 100%							
		Location : In Tidal Zone On Timber Bracing							
	Not Accessible	30%							D
Fender									
Wales and Chocks									
	Timber	100%	Now	\$32,800	2036	* *	4	\$7,200	B
		Missing Part, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Piles									
	Timber	70%	Now	\$43,700	2036	* *	4	\$2,300	B
		Broken, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Rotting/Splitting, Extent : Severe, Area Affected : 80%							
		Location : Throughout							
	Not Accessible	30%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HIGH-LEVEL DECK (WHARF) W/RIPRAP & TIMBER DOLPHINS. PIER  
**Address** : W 157 TO W 160 ST TWO B&LS NO END IN BL2106.997 SUB 1 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP052.000 / 13821 **Yr Built/Renovated** :  
**Area Sq Ft** : 27,750 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 24-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2105 **Lot** : 51 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers		\$2,551,900
<b>Total</b>		<b>\$2,551,900</b>
Priority A		\$104,700
Priority B		\$983,600
Priority C		\$1,463,600
<b>Total</b>		<b>\$2,551,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$103,800	\$13,400		\$700
<b>Total</b>	<b>\$103,800</b>	<b>\$13,400</b>		<b>\$700</b>
Priority A	\$30,700			
Priority B	\$34,000	\$900		\$700
Priority C	\$39,200	\$12,500		
<b>Total</b>	<b>\$103,800</b>	<b>\$13,400</b>		<b>\$700</b>



*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HIGH-LEVEL DECK (WHARF) W/RIPRAP & TIMBER DOLPHINS. PIER**  
**Asset # : 13821**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	2%	4+	\$11,900	LIFE	* *	5	\$800	A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Station 0+40							
	Explanation : Map Crack With Efflorescence. Isolated Delaminated Areas.							
Concrete	38%			LIFE	* *	5	\$16,100	A
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Throughout							
	Explanation : Efflorescence At Deck Joints Between Deck Planks							
Not Accessible	60%							D
Deck Surface Asphalt	100%			2030	* *	5	\$25,100	C
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Above Pilecaps Throughout							
	Surface Wearing/Scaling, Extent : Light, Area Affected : 50%							
	Location : Throughout							
Pile Caps Concrete	50%			LIFE	* *	5	\$800	A
	Cracking, Extent : Light, Area Affected : 30%							
	Location : Isolated Corrosion Cracks Throughout							
	Discolor & Bleeding, Extent : Light, Area Affected : 20%							
	Location : Isolated Throughout							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Throughout At Edges							
Not Accessible	50%							D
Piles and Bracing Steel	30%	4+	\$18,800	LIFE	* *	5	\$104,700	A
	Corrosion, Extent : Moderate, Area Affected : 50%							
	Location : Near Mean Low Water Elevation And In Splash Zone							
Not Accessible	70%							D
Fender Buffer								
Rubber	10%			2030	* *	4-5	\$2,700	B
No Component	90%							D
Wales and Chocks Steel	10%	2-4	\$17,200	2030	* *	3-5	\$3,100	B
	Buckling, Extent : Severe, Area Affected : 10%							
	Location : At Impact Location South End Of Wale							
	Corrosion, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
No Component	90%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HIGH-LEVEL DECK (WHARF) W/RIPRAP & TIMBER DOLPHINS. PIER**  
**Asset # : 13821**

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender								
Pile Cluster Timber	50%			2022	\$784,600	4-10	\$255,000	C
	Worn, Extent : Light, Area Affected : 50%							
	Location : Throughout Above Mlw Elevation							
	Other Observation, Extent : Moderate, Area Affected : 33%							
	Location : Throughout In Tidal Zone							
	Explanation : Corrosion Of Cable Windings							
Timber	30%	4+	\$23,500	2022	\$470,800	4	\$18,700	C
	Rotting/Splitting, Extent : Severe, Area Affected : 5%							
	Location : At 5 Clusters - Timber Chocks Above Mlw Elevation							
	Other Observation, Extent : Severe, Area Affected : 33%							
	Location : At 15 Clusters - Bottom Cable Winding, In Tidal Zone							
	Explanation : Corrosion Of Winding Cables							
No Component	20%							D
Deck Elements								
Railing								
Steel	3%	4+	\$5,900	2019	\$29,500			B
	Corrosion, Extent : Light, Area Affected : 100%							
	Location : At Station 11+00 To 11+30 (north End Of Asset)							
	Missing Coating, Extent : Severe, Area Affected : 100%							
	Location : At Station 11+00 To 11+30 (north End Of Asset)							
Steel	97%			2019	\$954,000			B
	Missing Coating, Extent : Light, Area Affected : 5%							
	Location : Throughout Southern 1100 Feet Of Asset							
Coping/Curb								
Concrete	5%	4+	\$10,600	LIFE	* *			B
	Exposed Reinforcement, Extent : Moderate, Area Affected : 50%							
	Location : At Roadside Of Parapet, Stations 1+50 To 2+00 ( from South) And Isolated Other							
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : At Roadside Of Parapet, Stations 1+50 To 2+00 ( from South) And Isolated Other							
Concrete	95%			LIFE	* *			B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : At Roadside And Riverside Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NAVY HOME PORT PIER 1 CONCRETE PIER  
**Address** : FOOT OF WAVE ST. & MURRY HULBERT  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : DGS0047.030 / 13504 **Yr Built/Renovated** :  
**Area Sq Ft** : 131,595 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 487 **Lot** : 110 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers		\$120,400
<b>Total</b>		<b>\$120,400</b>
Priority A		\$120,400
<b>Total</b>		<b>\$120,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$18,400	\$8,500	\$21,200	
<b>Total</b>	<b>\$18,400</b>	<b>\$8,500</b>	<b>\$21,200</b>	
Priority B	\$18,400	\$8,500	\$21,200	
<b>Total</b>	<b>\$18,400</b>	<b>\$8,500</b>	<b>\$21,200</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NAVY HOME PORT PIER 1 CONCRETE PIER**  
**Asset # : 13504**

Piers		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Deck									
Concrete	60%			LIFE	* *	5	\$120,400	A	
Not Accessible	40%							D	
Piles and Bracing									
Not Accessible	100%							D	
Fender									
Buffer									
Rubber	5%	Now	\$13,400	2037	* *	4-5	\$2,000	B	
Broken, Extent : Moderate, Area Affected : 100%									
Location : South Inshore Side									
Rubber	95%			2031	* *	4-5	\$67,800	B	
Deck Elements									
Railing									
Fencing	20%			2023		3		B	
No Component	80%							D	
Coping/Curb									
Concrete	1%	4+	\$5,000	LIFE	* *			B	
Spalling, Extent : Light, Area Affected : 100%									
Location : Throughout									
Concrete	99%			LIFE	* *			B	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER E. 23RD ST. & U.N. SCHOOL  
**Address** : 24-50 FDR DRIVE E. 23RD ST. & U.N. SCHOOL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.066 / 4145 **Yr Built/Renovated** :  
**Area Sq Ft** : 110,000 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 30-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 991 **Lot** : 50 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$156,600	\$156,600
<b>Total</b>	<b>\$156,600</b>	<b>\$156,600</b>
Priority A	\$116,900	\$116,900
Priority C	\$39,700	\$39,700
<b>Total</b>	<b>\$156,600</b>	<b>\$156,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$68,900		\$38,300	
<b>Total</b>	<b>\$68,900</b>		<b>\$38,300</b>	
Priority A	\$61,800			
Priority B			\$38,300	
Priority C	\$7,100			
<b>Total</b>	<b>\$68,900</b>		<b>\$38,300</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER E. 23RD ST. & U.N. SCHOOL**  
**Asset # : 4145**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Deck								
Concrete	20%			LIFE	* *	5	\$67,100	A
Not Accessible	80%							D
Deck Surface								
Asphalt	80%			2032	* *	5	\$79,500	C
		<i>Cracking, Extent : Light, Area Affected : 2%</i>						
		<i>Location : Isolated Throughout</i>						
		<i>Settlement, Extent : Light, Area Affected : 2%</i>						
		<i>Location : Isolated On South Side</i>						
Not Accessible	20%							D
Firewalls								
Concrete	70%			LIFE	* *	5-10	\$14,100	C
Not Accessible	30%							D
Pile Caps								
Concrete	100%			LIFE	* *	5	\$12,100	A
		<i>Cracking, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Throughout</i>						
		<i>Spalling, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Random</i>						
		<i>Other Observation, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Efflorescence</i>						
Piles and Bracing								
Timber	40%			LIFE	* *	4-5	\$300,400	A
Not Accessible	60%							D
Fender								
Wales and Chocks								
Timber	100%			2032	* *	4	\$64,600	B
		<i>Cracking, Extent : Light, Area Affected : 5%</i>						
		<i>Location :</i>						
Piles								
Timber	40%			2032	* *	4	\$11,900	B
		<i>Worn, Extent : Light, Area Affected : 5%</i>						
		<i>Location :</i>						
Not Accessible	60%							D
Deck Elements								
Railing								
Fencing	100%			2024	* *	3		B
Coping/Curb								
Concrete	100%			LIFE	* *			B
		<i>Cracking, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Throughout</i>						

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER E. 35TH ST. PIER  
**Address** : EAST RIVER, 35TH ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSPR25.067 / 4086 **Yr Built/Renovated** :  
**Area Sq Ft** : 2,850 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 10-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 967 **Lot** : 50 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$171,200	
<b>Total</b>	<b>\$171,200</b>	
Priority A	\$104,700	
Priority B	\$66,500	
<b>Total</b>	<b>\$171,200</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$71,400			
<b>Total</b>	<b>\$71,400</b>			
Priority A	\$37,800			
Priority B	\$33,500			
<b>Total</b>	<b>\$71,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

## DEPT. OF SMALL BUSINESS SERV. - 801

## PIER E. 35TH ST. PIER

Asset # : 4086

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	60%	2-4	\$9,100	LIFE	* *	5	\$2,600	A
	<i>Spalling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout Outboard Edge</i>							
Not Accessible	40%							D
Pile Caps								
Concrete	40%	4+	\$28,700	LIFE	* *	5	\$100	A
	<i>Cracking, Extent : Moderate, Area Affected : 65%</i>							
	<i>Location : Typical Throughout</i>							
	<i>Erosion, Extent : Moderate, Area Affected : 40%</i>							
	<i>Location : Typical Throughout In Cap Soffit</i>							
	<i>Spalling, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Typical Throughout</i>							
Timber	40%	Now	\$52,800	LIFE	* *	4	\$7,300	A
	<i>Broken, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 20%</i>							
	<i>Location : Typical At Outboard Ends</i>							
Not Accessible	20%							D
Piles and Bracing								
Timber	20%	2-4	\$41,500	LIFE	* *	4-5	\$2,100	A
	<i>Loose Connections, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Timber	5%	Now	\$10,400	LIFE	* *	4-5	\$500	A
	<i>Broken, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Isolated</i>							
Not Accessible	75%							D
Fender								
Wales and Chocks								
Timber	20%	2-4	\$16,800	2035	* *	4	\$6,100	B
	<i>Loose Connections, Extent : Severe, Area Affected : 75%</i>							
	<i>Location : Throughout</i>							
	<i>Missing Part, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 75%</i>							
	<i>Location : Throughout</i>							
Timber	15%	0-2	\$16,800	2035	* *	4	\$4,600	B
	<i>Broken, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : North Face</i>							
No Component	65%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

## DEPT. OF SMALL BUSINESS SERV. - 801

## PIER E. 35TH ST. PIER

Asset # : 4086

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	15%	2-4	\$66,500	2035	* *	4	\$2,100	B
			<i>Missing Part, Extent : Severe, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
			<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>					
			<i>Location : Periodic Throughout</i>					
No Component	70%							D
Not Accessible	15%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 10 AND BORDERING WHARVES  
**Address** : AT ATLANTIC BASIN (NORTH PIER)  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0046.000 / 13959 **Yr Built/Renovated** :  
**Area Sq Ft** : 57,000 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Oct-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 515 **Lot** : 61 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Piers	\$454,900	\$88,000
<b>Total</b>	<b>\$454,900</b>	<b>\$88,000</b>
Priority A	\$304,700	\$88,000
Priority B	\$150,300	
<b>Total</b>	<b>\$454,900</b>	<b>\$88,000</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$62,900	\$36,400		\$3,700
<b>Total</b>	<b>\$62,900</b>	<b>\$36,400</b>		<b>\$3,700</b>
Priority A				
Priority B	\$62,900	\$36,400		\$3,700
<b>Total</b>	<b>\$62,900</b>	<b>\$36,400</b>		<b>\$3,700</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 10 AND BORDERING WHARVES**  
**Asset # : 13959**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	50%			LIFE	* *	5	\$43,400	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout Top Of Deck Surface							
	Surface Wearing/Scaling, Extent : Light, Area Affected : 20%							
	Location : Along Offshore Crane Rail And Isolated Throughout							
Concrete	10%	4+	\$304,700	LIFE	* *	5	\$8,700	A
	Exposed Reinforcement, Extent : Moderate, Area Affected : 2%							
	Location : Throughout Surface Of Original Pier Deck (east Wharf And Main Pier)							
	Spalling, Extent : Moderate, Area Affected : 1%							
	Location : Isolated At Underside Of Pier Decks Sta 10+50 Along Berth Face. Along Deck Edge From Sta 13+93 To 14+05							
	Other Observation, Extent : Moderate, Area Affected : 3%							
	Location : Throughout Surface Of Original Pier Deck (east Wharf And Main Pier)							
	Explanation : Mechanical Damage/scaling							
Not Accessible	40%							D
Piles and Bracing								
Steel	5%			LIFE	* *	5	\$35,800	A
	Corrosion, Extent : Light, Area Affected : 100%							
	Location : Above The Mlw Elevation Throughout							
	Missing Coating, Extent : Moderate, Area Affected : 100%							
	Location : Above The Mlw Elevation Throughout							
Timber	15%			LIFE	* *	4-5	\$31,300	A
	Other Observation, Extent : Moderate, Area Affected : 2%							
	Location : Isolated At/above Mlw Elevation							
	Explanation : Cracking/spalling In Concrete Extension							
Not Accessible	80%							D
Fender Facing								
Timber	5%	Now	\$75,100	2031	* *	3	\$3,800	B
	Broken, Extent : Severe, Area Affected : 10%							
	Location : South Face Of Main Pier							
	Loose Connections, Extent : Moderate, Area Affected : 25%							
	Location : South Face Of Main Pier							
	Missing Part, Extent : Severe, Area Affected : 35%							
	Location : South Face Of Main Pier							
No Component	95%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 10 AND BORDERING WHARVES**  
**Asset # : 13959**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Wales and Chocks								
Timber	70%			2031	* *	4	\$109,100	B
	Worn, Extent : Light, Area Affected : 30%							
	Location : Along West Face Of Pier In Area Of Ship Berthing/operations							
Timber	5%	0-2	\$19,000	2035	* *	4	\$5,200	B
	Missing Part, Extent : Severe, Area Affected : 20%							
	Location : Isolated Throughout							
	Worn, Extent : Moderate, Area Affected : 50%							
	Location : Isolated Along West Face Of Pier In Area Of Ship Berthing/operations							
	Other Observation, Extent : Severe, Area Affected : 50%							
	Location : Isolated Along West Face Of Pier In Area Of Ship Berthing/operations							
	Explanation : Impact Damage							
No Component	25%							D
Piles								
Timber	10%			2025	* *	4	\$4,800	B
	Worn, Extent : Light, Area Affected : 80%							
	Location : Above The Mlw Elevation Along West Face Of Pier In Area Of Ship Berthing/operations Often With Exposed Hardware							
Timber	5%	2-4	\$75,100	2037	* *	4	\$2,400	B
	Broken, Extent : Severe, Area Affected : 70%							
	Location : Along West Face Of Pier In Area At Floating Camels							
	Loose Connections, Extent : Severe, Area Affected : 20%							
	Location : Fender Cluster At Southwest Corner; 6 Sheared Connections							
	Other Observation, Extent : Severe, Area Affected : 30%							
	Location : Above Waterline Isolated Along West Face Of Pier In Area Of Ship Berthing/operations							
	Explanation : Impact Damage							
No Component	25%							D
Not Accessible	60%							D
Deck Elements								
Coping/Curb								
Concrete	15%			LIFE	* *			B
Concrete	5%	Now	\$21,700	LIFE	* *			B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : At Stations 4+90, 8+30, 9+34 From Corner Of Pier 11, And At Southwest Corner Of Pier							
Timber	20%	Now	\$22,300	LIFE	* *			B
	Broken, Extent : Severe, Area Affected : 40%							
	Location : Throughout West Face Of Pier							
	Missing Part, Extent : Severe, Area Affected : 60%							
	Location : Throughout West Face Of Pier							
Timber	35%			LIFE	* *			B
	Rotting/Splitting, Extent : Light, Area Affected : 30%							
	Location : Throughout West Face Of Pier							
No Component	25%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 12  
**Address** : AT ATLANTIC BASIN  
**Borough** : BROOKLYN  
**Program / Asset #** : DBS0050.000 / 13963  
**Area Sq Ft** : 235,530  
**Date of Survey** : 14-Oct-2010  
**Areas Surveyed** :  
**Block** : 515      **Lot** : 61      **BIN** :  
**Agency's Number** : N/A  
**Yr Built/Renovated** :  
**Project Type** : ECONOMIC DEVELOPMENT  
**Landmark Status** : NONE

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$750,900	\$313,800
<b>Total</b>	<b>\$750,900</b>	<b>\$313,800</b>
Priority A	\$50,400	\$313,800
Priority B	\$700,500	
<b>Total</b>	<b>\$750,900</b>	<b>\$313,800</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$11,900	\$6,000	\$15,100	
<b>Total</b>	<b>\$11,900</b>	<b>\$6,000</b>	<b>\$15,100</b>	
Priority A	\$11,900			
Priority B		\$6,000	\$15,100	
<b>Total</b>	<b>\$11,900</b>	<b>\$6,000</b>	<b>\$15,100</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.

## DEPT. OF SMALL BUSINESS SERV. - 801

## PIER 12

Asset # : 13963

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	19%			LIFE	* *	5	\$68,200	A
	Cracking, Extent : Light, Area Affected : 20%							
	Location : Throughout; Minor Cracking							
	Spalling, Extent : Light, Area Affected : 1%							
	Location : Throughout; Minor Spalling							
Concrete	1%	2-4	\$50,400	LIFE	* *	5	\$3,600	A
	Spalling, Extent : Severe, Area Affected : 5%							
	Location : Severe Spalls In Edge Of Deck; Stations 10+15, 16+50 To 19+00, And 19+20 To 19+40.							
Not Accessible	80%							D
Pile Caps								
Concrete	14%			LIFE	* *	5	\$1,800	A
	Cracking, Extent : Light, Area Affected : 100%							
	Location : Throughout							
Concrete	1%	2-4	\$11,900	LIFE	* *	5	\$100	A
	Spalling, Extent : Severe, Area Affected : 1%							
	Location : Station 18+20 To 19+00; Severe Spalling In Face Of Pier Southwest Corner							
No Component	85%							D
Piles and Bracing								
Steel	5%			LIFE	* *	5	\$148,100	A
Timber	15%			LIFE	* *	4-5	\$129,500	A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Timber Piles With Concrete Extensions							
Not Accessible	80%							D
Fender								
Buffer								
Rubber	100%			2031	* *	4-5	\$48,400	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 10+15 To 19+15							
	Explanation : Sea Guard Fender							
Facing								
Concrete	100%			LIFE	* *			B
Wales and Chocks								
Timber	50%	Now	\$160,000	2031	* *	4	\$43,800	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : East And North Sides; Station 0+00 To 10+15							
Timber	50%	4+	\$160,000	2031	* *	4	\$43,800	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : West Face; Station 10+15 To 19+15							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

## DEPT. OF SMALL BUSINESS SERV. - 801

## PIER 12

Asset # : 13963

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	15%	4+	\$190,200	2037	* *	4	\$6,100	B
<i>Broken, Extent : Light, Area Affected : 50%</i>								
<i>Location : West Face; Station 10+15 To 19+15</i>								
Timber	15%	Now	\$190,200	2037	* *	4	\$6,100	B
<i>Broken, Extent : Severe, Area Affected : 100%</i>								
<i>Location : East And North Sides; Station 0+00 To 10+15</i>								
Not Accessible	70%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 16, EAST RIVER  
**Address** : PIER 16 EAST RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP003.010 / 1769 **Yr Built/Renovated** : 1902 /  
**Area Sq Ft** : 40,713 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 01-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 73 **Lot** : 8 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$612,100	\$857,000
<b>Total</b>	<b>\$612,100</b>	<b>\$857,000</b>
Priority B	\$412,900	\$796,500
Priority C	\$199,200	\$60,400
<b>Total</b>	<b>\$612,100</b>	<b>\$857,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$63,400			\$21,200
<b>Total</b>	<b>\$63,400</b>			<b>\$21,200</b>
Priority A	\$63,400			
Priority B				\$21,200
Priority C				
<b>Total</b>	<b>\$63,400</b>			<b>\$21,200</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 16, EAST RIVER**  
**Asset # : 1769**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Deck								
Concrete	45%			LIFE	**	5	\$27,900	A
Concrete	5%	0-2	\$32,600	LIFE	**	5	\$3,100	A
Corrosion of Reinforcement, Extent : Severe, Area Affected : 10%								
Location : Corroded Strands Within Spalls								
Spalling, Extent : Moderate, Area Affected : 10%								
Location : Deck Soffit Between Bents 18 And 20								
Not Accessible	50%							D
Deck Surface								
Timber	90%			2035	**	5	\$120,900	C
Timber	10%	4+	\$99,200	2035	**	5	\$6,700	C
Cracking, Extent : Light, Area Affected : 60%								
Location : Throughout								
Surface Wearing/Scaling, Extent : Light, Area Affected : 100%								
Location : Throughout								
Firewalls								
Concrete	80%			LIFE	**	5	\$3,000	C
Concrete	20%	Now	\$39,600	LIFE	**	5	\$700	C
Spalling, Extent : Severe, Area Affected : 5%								
Location : Typical Along Bottom Edge Within Tidal Zone								
Pile Caps								
Concrete	10%	4+	\$30,700	LIFE	**	5	\$200	A
Erosion, Extent : Moderate, Area Affected : 50%								
Location : Throughout Within Tidal Zone								
Spalling, Extent : Moderate, Area Affected : 5%								
Location : Isolated Throughout								
Timber	90%			LIFE	**	4	\$235,600	A
Rotting/Splitting, Extent : Light, Area Affected : 5%								
Location : Isolated Throughout								
Piles and Bracing								
Not Accessible	100%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : 80% Encased; 20% Wrapped								
Fender								
Wales and Chocks								
Timber	90%			2029	**	4	\$42,300	B
Rotting/Splitting, Extent : Light, Area Affected : 20%								
Location : Throughout								
Timber	10%	Now	\$42,900	2035	**	4	\$4,700	B
Rotting/Splitting, Extent : Severe, Area Affected : 40%								
Location : Above Mhw Throughout								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 16, EAST RIVER**  
**Asset # : 1769**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	10%	4+	\$27,200	2033	* *	4	\$2,200	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 15%							
	Location : Throughout							
	Worn, Extent : Moderate, Area Affected : 30%							
	Location : Above Mlw Throughout							
Timber	40%	2-4	\$272,000	2035	* *	4	\$8,700	B
	Broken, Extent : Severe, Area Affected : 10%							
	Location : At Offshore Pile Dolphins							
	Rotting/Splitting, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Worn, Extent : Severe, Area Affected : 30%							
	Location : Above Mlw Throughout							
Not Accessible	50%							D
Deck Elements								
Railing								
Steel	80%	4+	\$35,400	2018	\$708,000			B
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Throughout							
	Explanation : Paint Loss And Rusting							
Steel	10%	4+	\$35,400	2020	\$88,500			B
	Loose Connections, Extent : Moderate, Area Affected : 50%							
	Location : Throughout At Bolted Connections With Timber Deck							
No Component	10%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 35  
**Address** : EAST RIVER, PIER 35 BET CLINTON & MONTGOMERY STS.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP005.031 / 1770 **Yr Built/Renovated** :  
**Area Sq Ft** : 27,677 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 23-Jul-2007 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 241 **Lot** : 13 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Piers	\$125,200	\$111,800
<b>Total</b>	<b>\$125,200</b>	<b>\$111,800</b>
Priority A	\$125,200	\$111,800
<b>Total</b>	<b>\$125,200</b>	<b>\$111,800</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$45,100		\$5,600	
<b>Total</b>	<b>\$45,100</b>		<b>\$5,600</b>	
Priority A	\$13,400			
Priority B	\$31,700		\$5,600	
<b>Total</b>	<b>\$45,100</b>		<b>\$5,600</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

## DEPT. OF SMALL BUSINESS SERV. - 801

## PIER 35

## Asset # : 1770

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	98%			LIFE	* *	5	\$41,400	A
	Cracking, Extent : Light, Area Affected : 1%							
	Location : Minor Shrinkage Cracking At Underside Of Deck And On Top Of Deck							
	Spalling, Extent : Light, Area Affected : 1%							
	Location : Isolated At Underside Of Precast Deck Planks							
Concrete	2%	4+	\$3,000	LIFE	* *	5	\$800	A
	Broken, Extent : Moderate, Area Affected : 25%							
	Location : Along Edge Of Concrete Curb And Underside Of Edge Beam							
Pile Caps								
Concrete	5%	4+	\$10,500	LIFE	* *	5	\$100	A
	Spalling, Extent : Light, Area Affected : 100%							
	Location : Isolated At Bottom Edges And Along Pile Cap Faces							
Concrete	75%			LIFE	* *	5	\$1,100	A
	Cracking, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Not Accessible	20%							D
Piles and Bracing								
Steel	20%	4+	\$125,200	LIFE	* *	5	\$69,600	A
	Corrosion, Extent : Light, Area Affected : 10%							
	Location : Above Mean Low Water							
	Damaged Conc. Jacket, Extent : Light, Area Affected : 5%							
	Location : Above Mean Low Water							
Not Accessible	80%							D
Fender								
Buffer								
Rubber	59%			2028	* *	4-5	\$5,100	B
Rubber	1%	Now	\$400	2034	* *	4-5	\$100	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Near South Eastern Corner							
No Component	40%							D
Wales and Chocks								
Timber	55%			2028	* *	4	\$9,800	B
Timber	5%	Now	\$8,100	2034	* *	4	\$900	B
	Loose Connections, Extent : Moderate, Area Affected : 35%							
	Location : Southeast Corner							
	Missing Part, Extent : Severe, Area Affected : 35%							
	Location : Southwest Corner							
No Component	40%							D
Piles								
Timber	30%	4+	\$23,200	2028	* *	4	\$2,500	B
	Worn, Extent : Light, Area Affected : 10%							
	Location :							
No Component	40%							D
Not Accessible	30%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 36  
**Address** : EAST RIVER, PIER 36 BET CLINTON & MONTGOMERY STS.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP005.032 / 1771 **Yr Built/Renovated** :  
**Area Sq Ft** : 342,515 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 19-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 241 **Lot** : 13 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$3,115,600	\$1,795,100
<b>Total</b>	<b>\$3,115,600</b>	<b>\$1,795,100</b>
Priority A	\$3,115,600	\$1,795,100
<b>Total</b>	<b>\$3,115,600</b>	<b>\$1,795,100</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$12,300		\$31,700	\$31,500
<b>Total</b>	<b>\$12,300</b>		<b>\$31,700</b>	<b>\$31,500</b>
Priority A	\$12,300			
Priority B			\$31,700	\$8,300
Priority C				\$23,200
<b>Total</b>	<b>\$12,300</b>		<b>\$31,700</b>	<b>\$31,500</b>



*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

## DEPT. OF SMALL BUSINESS SERV. - 801

## PIER 36

Asset # : 1771

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	50%			LIFE	* *	5	\$522,200	A
	Cracking, Extent : Moderate, Area Affected : 5%							
	Location : Throughout							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Throughout And At Drain Holes Inside And Outside Of Building							
	Surface Wearing/Scaling, Extent : Moderate, Area Affected : 10%							
	Location : Inside Shed And Truck Lanes							
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Explanation : Delamination							
Concrete	5%	4+	\$45,800	LIFE	* *	5	\$26,100	A
	Spalling, Extent : Severe, Area Affected : 30%							
	Location : At Edge Beam And Underside Of Deck							
Not Accessible	25%							D
Under Construction	20%							D
Deck Surface								
Asphalt	15%			2032	* *	5	\$46,400	C
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Throughout							
No Component	40%							D
Not Accessible	25%							D
Under Construction	20%							D
Pile Caps								
Concrete	65%			LIFE	* *	5	\$24,500	A
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Throughout							
	Spalling, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Concrete	35%	4+	\$905,300	LIFE	* *	5	\$6,600	A
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : Throughout Along North And South Faces							
	Discolor & Bleeding, Extent : Moderate, Area Affected : 25%							
	Location : At Bottom Of Pile Caps Throughout							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : At Bottom Of Pile Caps Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

## DEPT. OF SMALL BUSINESS SERV. - 801

## PIER 36

Asset # : 1771

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Steel	28%			LIFE	* *	5	\$2,412,600	A
	Corrosion, Extent : Light, Area Affected : 2%							
	Location : Splash Zone							
	Recent Replace Evident, Extent : Light, Area Affected : 20%							
	Location : South End Of Pier							
Steel	2%	Now	\$309,800	LIFE	* *	5	\$86,200	A
	Corrosion, Extent : Severe, Area Affected : 30%							
	Location : Splash Zone And Near Mean Low Water							
Steel	5%	4+	\$387,300	LIFE	* *	5	\$215,400	A
	Corrosion, Extent : Moderate, Area Affected : 30%							
	Location : Splash Zone And Near Mean Low Water							
Not Accessible	65%							D
Fender								
Buffer								
Rubber	80%			2032	* *	4-5	\$23,400	B
No Component	20%							D
Wales and Chocks								
Timber	80%			2032	* *	4	\$48,400	B
No Component	20%							D
Piles								
Timber	30%			2032	* *	4	\$8,400	B
	Loose Connections, Extent : Severe, Area Affected : 1%							
	Location : At North End Of Pier							
	Worn, Extent : Light, Area Affected : 5%							
	Location : Tidal Zone							
	Other Observation, Extent : Moderate, Area Affected : 75%							
	Location : Throughout							
	Explanation : Corrosion Of Chain							
No Component	20%							D
Not Accessible	50%							D
Deck Elements								
Railing								
Steel	80%			2021				B
No Component	20%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

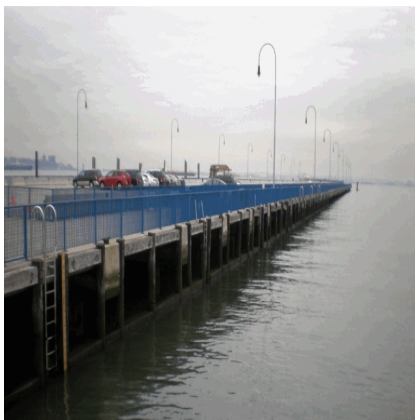
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 4 BROOKLYN ARMY TERMINAL  
**Address** : SOUTH SIDE OF FOOT OF 58TH ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR052.000 / 13647 **Yr Built/Renovated** : 1997 /  
**Area Sq Ft** : 195,000 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 5778 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$175,000	\$2,811,900
<b>Total</b>	<b>\$175,000</b>	<b>\$2,811,900</b>
Priority A		\$350,700
Priority B	\$120,300	\$2,406,600
Priority C	\$54,600	\$54,600
<b>Total</b>	<b>\$175,000</b>	<b>\$2,811,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$31,900			\$11,800
<b>Total</b>	<b>\$31,900</b>			<b>\$11,800</b>
Priority A				
Priority B	\$31,900			\$11,800
<b>Total</b>	<b>\$31,900</b>			<b>\$11,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 4 BROOKLYN ARMY TERMINAL**  
**Asset # : 13647**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	50%			LIFE	* *	5	\$148,600	A
	<i>Discolor &amp; Bleeding, Extent : Light, Area Affected : 15%</i> <i>Location : Efflorescence On Deck Soffit At Pile Caps</i> <i>Spalling, Extent : Light, Area Affected : 5%</i> <i>Location : Deck Soffit Along Isolated Plank Joints</i>							
Not Accessible	50%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i> <i>Location :</i> <i>Explanation : Due To Concrete Topping Surface</i>							
Deck Surface Concrete	100%			2029	* *	5	\$109,200	C
	<i>Cracking, Extent : Light, Area Affected : 5%</i> <i>Location : Along Cl Of Pier. More Prevalent At Offshore End.</i>							
Pile Caps Concrete	100%			LIFE	* *	5	\$10,700	A
	<i>Spalling, Extent : Light, Area Affected : 5%</i> <i>Location : Isolated Outboard Edges</i>							
Piles and Bracing Concrete	40%			LIFE	* *	5	\$202,100	A
Not Accessible	60%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i> <i>Location :</i> <i>Explanation : Below Water Surface</i>							
Fender Facing Timber	2%			2029	* *	3	\$2,400	B
	<i>Rotting/Splitting, Extent : Light, Area Affected : 5%</i> <i>Location : Isolated Throughout</i>							
No Component	98%							D
Wales and Chocks Timber	15%			2029	* *	4	\$18,400	B
Timber	2%	0-2	\$8,900	2035	* *	4	\$2,500	B
	<i>Broken, Extent : Severe, Area Affected : 50%</i> <i>Location : Isolated Throughout</i> <i>Displaced Elements, Extent : Severe, Area Affected : 50%</i> <i>Location : Isolated Throughout</i>							
Timber	5%	4+	\$22,400	2035	* *	4	\$6,100	B
	<i>Cracking, Extent : Moderate, Area Affected : 30%</i> <i>Location : Isolated Throughout</i>							
No Component	78%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 4 BROOKLYN ARMY TERMINAL**  
**Asset # : 13647**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	7%			2029	* *	4	\$4,000	B
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Periodic Throughout							
	Explanation : Rotting And Splitting.							
No Component	78%							D
Not Accessible	15%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Below Water Surface							
Deck Elements								
Railing								
Steel	100%	4+	\$120,300	2019	\$2,406,600			B
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Typical Throughout							
	Explanation : Coating Loss. No Corrosion							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 42  
**Address** : EAST RIVER AT CLINTON ST.& SOUTH ST.VIADUCT  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0006.010 / 1772 **Yr Built/Renovated** : 1961 /  
**Area Sq Ft** : 120,262 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 19-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 241 **Lot** : 18 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$136,000	\$75,600
<b>Total</b>	<b>\$136,000</b>	<b>\$75,600</b>
Priority A	\$136,000	\$75,600
<b>Total</b>	<b>\$136,000</b>	<b>\$75,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$25,000		\$300	\$700
<b>Total</b>	<b>\$25,000</b>		<b>\$300</b>	<b>\$700</b>
Priority A	\$25,000			
Priority B			\$300	\$700
<b>Total</b>	<b>\$25,000</b>		<b>\$300</b>	<b>\$700</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

## DEPT. OF SMALL BUSINESS SERV. - 801

## PIER 42

Asset # : 1772

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	10%			LIFE	* *	5	\$36,700	A
<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout East Apron</i>								
Not Accessible	90%							D
Pile Caps								
Concrete	100%			LIFE	* *	5	\$13,300	A
Piles and Bracing								
Concrete Encased Steel	30%			LIFE	* *			A
Steel	5%	4+	\$136,000	LIFE	* *	5	\$75,600	A
<i>Corrosion, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Above Mean Low Water</i>								
Not Accessible	65%							D
Fender								
Buffer								
Rubber	10%			2032	* *	4-5	\$2,000	B
No Component	90%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 79 LINCOLN TUNNEL VENT  
**Address** : 39TH ST AND HUDSON RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR039.000 / 13485 **Yr Built/Renovated** :  
**Area Sq Ft** : 48,060 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 665 **Lot** : 14 **BIN** :

**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$38,300		\$1,400	\$4,700
<b>Total</b>	<b>\$38,300</b>		<b>\$1,400</b>	<b>\$4,700</b>
Priority A	\$38,300			
Priority C			\$1,400	\$4,700
<b>Total</b>	<b>\$38,300</b>		<b>\$1,400</b>	<b>\$4,700</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 79 LINCOLN TUNNEL VENT**  
**Asset # : 13485**

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Deck								
Concrete	10%			LIFE	* *	5	\$14,700	A
Not Accessible	90%							D
Deck Surface								
Concrete	35%			2032	* *	5	\$9,400	C
Topsoil	5%			2021	\$18,100	5	\$2,800	C
Not Accessible	60%							D
Pile Caps								
Concrete	30%			LIFE	* *	5	\$1,600	A
		Cracking, Extent : Moderate, Area Affected : 15%						
		Location : Throughout And Southwest Corner Of Pier						
		Spalling, Extent : Moderate, Area Affected : 10%						
		Location : Throughout And Southwest Corner Of Pier						
Not Accessible	70%							D
Piles and Bracing								
Concrete Encased Steel	10%			LIFE	* *			A
Steel	5%			LIFE	* *	5	\$60,500	A
		Other Observation, Extent : Light, Area Affected : 5%						
		Location : Splash Zone						
		Explanation : H- Pile, Corrosion						
Not Accessible	85%							D
Deck Elements								
Railing								
Steel	70%			2021				B
No Component	30%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 88 PASSENGER SHIP TERM.  
**Address** : W 48TH ST AND HUDSON RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR040.000 / 13486 **Yr Built/Renovated** :  
**Area Sq Ft** : 225,750 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 02-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1107 **Lot** : 12 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$461,000	\$2,090,200
<b>Total</b>	<b>\$461,000</b>	<b>\$2,090,200</b>
Priority A	\$94,100	\$1,359,500
Priority B		\$730,700
Priority C	\$366,900	
<b>Total</b>	<b>\$461,000</b>	<b>\$2,090,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers		\$2,100		\$1,200
<b>Total</b>		<b>\$2,100</b>		<b>\$1,200</b>
Priority A				
Priority B		\$2,100		\$1,200
<b>Total</b>		<b>\$2,100</b>		<b>\$1,200</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 88 PASSENGER SHIP TERM.**  
**Asset # : 13486**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	40%			LIFE	* *	5	\$137,700	A
	<i>Cracking, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Hairline Thermal Map Cracking Top Of Exposed Deck</i>							
Concrete	25%			LIFE	* *	5	\$86,000	A
	<i>Other Observation, Extent : Moderate, Area Affected : 60%</i>							
	<i>Location : Interior Deck Soffit</i>							
	<i>Explanation : Currently Being Rehabilitated</i>							
Not Accessible	35%							D
Deck Surface								
Asphalt Pavers	40%	4+	\$366,900	2029	* *			C
	<i>Worn, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
No Component	40%							D
Not Accessible	20%							D
Pile Caps								
Timber	45%	4+	\$94,100	LIFE	* *	4	\$653,100	A
	<i>Rotting/Splitting, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Isolated Areas Throughout Interior Portion Of Pier</i>							
No Component	15%							D
Under Construction	40%							D
Piles and Bracing								
Steel	40%			LIFE	* *	5	\$1,135,800	A
No Component	15%							D
Under Construction	45%							D
Fender								
Buffer								
Pneumatic Fenders	100%			2019	\$617,100			B
Wales and Chocks								
Rubber	5%			2033	* *	10		B
No Component	95%							D
Piles								
Steel	15%			2033	* *	3-5	\$120,000	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Adjacent To Floating Fenders</i>							
	<i>Explanation : Like-new</i>							
Timber	5%			2033	* *	4	\$2,400	B
No Component	80%							D
Deck Elements								
Coping/Curb								
Concrete	5%			LIFE	* *			B
No Component	95%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 90 PASSENGER SHIP TERM.  
**Address** : W 50TH ST AND HUDSON RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR041.000 / 13487 **Yr Built/Renovated** :  
**Area Sq Ft** : 131,250 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 02-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1109 **Lot** : 21 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$1,550,600	\$38,500
<b>Total</b>	<b>\$1,550,600</b>	<b>\$38,500</b>
Priority A	\$438,400	
Priority B	\$1,000,700	
Priority C	\$111,500	\$38,500
<b>Total</b>	<b>\$1,550,600</b>	<b>\$38,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers				\$9,400
<b>Total</b>				<b>\$9,400</b>
Priority A				
Priority B				\$9,400
<b>Total</b>				<b>\$9,400</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 90 PASSENGER SHIP TERM.**  
**Asset # : 13487**

Piers		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural Deck									
Concrete	10%	2-4	\$210,500	LIFE	* *	5	\$20,000	A	
	Cracking, Extent : Moderate, Area Affected : 25%								
	Location : Periodic Throughout Along Pier Perimeter								
	Spalling, Extent : Light, Area Affected : 5%								
	Location : Isolated Locations In Outboard Corner Along Pier Perimeter								
	Surface Wearing/Scaling, Extent : Moderate, Area Affected : 80%								
	Location : Periodic Throughout Along Pier Perimeter								
Not Accessible	40%							D	
Under Construction	50%							D	
	Other Observation, Extent : Light, Area Affected : 0%								
	Location : Throughout								
	Explanation : Multiple Spray-on Concrete Repairs In Deck Soffit								
Deck Surface									
Asphalt	65%	2-4	\$111,500	2029	* *	5	\$38,500	C	
	Other Observation, Extent : Moderate, Area Affected : 10%								
	Location : Periodic Throughout								
	Explanation : Isolated Gouges								
No Component	15%							D	
Not Accessible	20%							D	
Pile Caps									
Timber	75%	4+	\$227,900	LIFE	* *	4	\$632,800	A	
	Rotting/Splitting, Extent : Light, Area Affected : 5%								
	Location : Periodic Throughout								
No Component	25%							D	
Piles and Bracing									
No Component	25%							D	
Not Accessible	50%							D	
Under Construction	25%							D	
Fender Facing									
Timber	25%	0-2	\$298,900	2029	* *	3	\$18,000	B	
	Other Observation, Extent : Severe, Area Affected : 60%								
	Location : Along Concrete Bulkhead								
	Explanation : Impact Damage, Missing Components, Deteriorated								
No Component	75%							D	
Wales and Chocks									
Timber	75%	2-4	\$271,500	2029	* *	4	\$74,400	B	
	Displaced Elements, Extent : Severe, Area Affected : 5%								
	Location : Isolated Along Pier Perimeter								
	Rotting/Splitting, Extent : Moderate, Area Affected : 40%								
	Location : Typical Along Pier Perimeter								
No Component	25%							D	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 90 PASSENGER SHIP TERM.**  
**Asset # : 13487**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	10%	0-2	\$143,500	2035	* *	4	\$4,600	B
	Broken, Extent : Severe, Area Affected : 10%							
	Location : Isolated Locations Throughout							
	Loose Connections, Extent : Moderate, Area Affected : 60%							
	Location : Periodic Throughout							
	Rotting/Splitting, Extent : Moderate, Area Affected : 15%							
	Location : Top / Piles; Periodic Throughout							
	Worn, Extent : Moderate, Area Affected : 50%							
	Location : Periodic Throughout							
Timber	20%	4+	\$286,900	2035	* *	4	\$9,200	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 15%							
	Location : Top Of Pile; Periodic Throughout							
	Worn, Extent : Moderate, Area Affected : 75%							
	Location : Typical Positioned In Tidal Zone							
Timber	15%			2033	* *	4	\$6,900	B
No Component	25%							D
Not Accessible	30%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 92 PASSENGER SHIP TERM.  
**Address** : W 52ND ST. AND HUDSON RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR042.000 / 13488 **Yr Built/Renovated** :  
**Area Sq Ft** : 93,000 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 06-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1109 **Lot** : 30 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$2,559,600	\$132,600
<b>Total</b>	<b>\$2,559,600</b>	<b>\$132,600</b>
Priority A	\$1,348,000	\$132,600
Priority B	\$1,211,700	
<b>Total</b>	<b>\$2,559,600</b>	<b>\$132,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers				\$4,500
<b>Total</b>				<b>\$4,500</b>
Priority A				
Priority B				\$4,500
<b>Total</b>				<b>\$4,500</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 92 PASSENGER SHIP TERM.**  
**Asset # : 13488**

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural Deck								
Concrete	10%	4+	\$149,100	LIFE	* *	5	\$14,200	A
	Cracking, Extent : Moderate, Area Affected : 60%							
	Location : Around Perimeter Apron							
	Spalling, Extent : Moderate, Area Affected : 10%							
	Location : Around Perimeter Apron							
Concrete	40%	4+	\$795,400	LIFE	* *	5	\$56,700	A
	Surface Wearing/Scaling, Extent : Light, Area Affected : 80%							
	Location : Typical Throughout Interior Top Of Deck							
Not Accessible	35%							D
Not Accessible	15%							D
Pile Caps								
Timber	75%	4+	\$64,600	LIFE	* *	4	\$448,400	A
	Rotting/Splitting, Extent : Light, Area Affected : 5%							
	Location : Typical Throughout							
No Component	25%							D
Piles and Bracing								
Timber	25%	4+	\$338,800	LIFE	* *	4-5	\$85,200	A
	Rotting/Splitting, Extent : Light, Area Affected : 10%							
	Location : Isolated At Fasteners							
No Component	25%							D
Not Accessible	50%							D
Fender Facing								
Timber	25%	2-4	\$269,700	2029	* *	3	\$13,500	B
	Broken, Extent : Severe, Area Affected : 60%							
	Location : Along Inshore Perimeter At Bulkhead							
No Component	75%							D
Wales and Chocks								
Timber	75%	Now	\$510,500	2035	* *	4	\$55,900	B
	Broken, Extent : Severe, Area Affected : 60%							
	Location : Typical Throughout							
	Worn, Extent : Severe, Area Affected : 25%							
	Location : Typical Throughout							
No Component	25%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 92 PASSENGER SHIP TERM.**  
**Asset # : 13488**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	30%	2-4	\$323,600	2029	* *	4	\$10,300	B
<i>Rotting/Splitting, Extent : Light, Area Affected : 10%</i>								
<i>Location : Typical Throughout</i>								
Timber	10%	0-2	\$107,900	2035	* *	4	\$3,400	B
<i>Broken, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Isolated Throughout</i>								
<i>Rotting/Splitting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Periodic Throughout</i>								
<i>Worn, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Abrasion Positioned Within Tidal Zone</i>								
No Component	25%							D
Not Accessible	35%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 94 UNCONVENTION CENTER  
**Address** : W 54TH ST AND HUDSON RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR043.000 / 13489 **Yr Built/Renovated** :  
**Area Sq Ft** : 122,150 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Nov-2007 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1109 **Lot** : 5 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$2,094,400	\$214,600
<b>Total</b>	<b>\$2,094,400</b>	<b>\$214,600</b>
Priority A	\$235,500	\$214,600
Priority B	\$1,859,000	
<b>Total</b>	<b>\$2,094,400</b>	<b>\$214,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$30,700			\$1,800
<b>Total</b>	<b>\$30,700</b>			<b>\$1,800</b>
Priority A	\$30,700			
Priority B				\$1,800
<b>Total</b>	<b>\$30,700</b>			<b>\$1,800</b>



*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 94 UNCONVENTION CENTER**  
**Asset # : 13489**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Deck								
Concrete	40%			LIFE	* *	5	\$74,500	A
Not Accessible	60%							D
Pile Caps								
Concrete	5%	4+	\$30,700	LIFE	* *	5	\$300	A
			<i>Cracking, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
			<i>Spalling, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
Concrete	35%			LIFE	* *	5	\$2,400	A
Not Accessible	60%							D
Piles and Bracing								
Concrete	15%			LIFE	* *	5	\$47,500	A
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Encased Into Deck</i>					
Concrete	5%	4+	\$97,300	LIFE	* *	5	\$15,800	A
			<i>Broken, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
			<i>Cracking, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
Steel	5%	4+	\$138,100	LIFE	* *	5	\$76,800	A
			<i>Corrosion, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Throughout</i>					
Not Accessible	75%							D
Fender								
Facing								
Timber	10%	Now	\$181,900	2034	* *	3	\$5,500	B
			<i>Broken, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : At West End</i>					
			<i>Missing Part, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : At West End</i>					
No Component	90%							D
Wales and Chocks								
Timber	70%	Now	\$482,100	2034	* *	4	\$52,800	B
			<i>Broken, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Missing Part, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Rotting/Splitting, Extent : Severe, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
Timber	30%	4+	\$103,300	2028	* *	4	\$22,600	B
			<i>Rotting/Splitting, Extent : Moderate, Area Affected : 60%</i>					
			<i>Location : Throughout</i>					

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 94 UNCONVENTION CENTER**  
**Asset # : 13489**

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender									
	Piles								
	Timber	100%	Now	\$1,091,600	2034	* *	4	\$34,900	B
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Missing Part, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Deck Elements									
	Railing								
	Steel	50%			2017				B
	No Component	50%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER C BERTHS 2,3  
**Address** : FRONT AVE. WEST SIDE BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.160 / 13537 **Yr Built/Renovated** :  
**Area Sq Ft** : 58,000 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Piers	\$110,600	
<b>Total</b>	<b>\$110,600</b>	
Priority C	\$110,600	
<b>Total</b>	<b>\$110,600</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$33,400		\$12,800	
<b>Total</b>	<b>\$33,400</b>		<b>\$12,800</b>	
Priority A	\$31,000			
Priority B	\$2,400		\$12,800	
Priority C				
<b>Total</b>	<b>\$33,400</b>		<b>\$12,800</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER C BERTHS 2,3**  
**Asset # : 13537**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	14%			LIFE	* *	5	\$12,400	A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
Concrete	1%	Now	\$31,000	LIFE	* *	5	\$900	A
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Northeast Corner Of Pier							
Not Accessible	85%							D
Deck Surface								
Asphalt	20%			2028	* *	5	\$10,500	C
Not Accessible	80%							D
Pile Caps								
Not Accessible	100%							D
Piles and Bracing								
Not Accessible	100%							D
Coping/Curb								
Concrete	40%			LIFE	* *			C
Concrete	10%	Now	\$110,600	LIFE	* *			C
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Isolated Throughout							
	Explanation : Missing							
Timber	50%			LIFE	* *			C
Fender								
Wales and Chocks								
Timber	2%	Now	\$2,400	2034	* *	4	\$400	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Isolated Throughout							
	Explanation : Missing							
Timber	98%			2028	* *	4	\$21,200	B
	Rotting/Splitting, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Piles								
Timber	45%			2028	* *	4	\$4,500	B
	Worn, Extent : Moderate, Area Affected : 10%							
	Location : Above Mean Low Water Elevation							
Not Accessible	55%							D
Deck Elements								
Railing								
Steel	100%			2017				B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER G BERTHS 13,14  
**Address** : HAMMERHEAD AVE. BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.050 / 13526 **Yr Built/Renovated** :  
**Area Sq Ft** : 46,400 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$15,567,800	\$194,000
<b>Total</b>	<b>\$15,567,800</b>	<b>\$194,000</b>
Priority A	\$15,191,500	\$194,000
Priority C	\$376,200	
<b>Total</b>	<b>\$15,567,800</b>	<b>\$194,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers				
<b>Total</b>				
Priority A				
Priority C				
<b>Total</b>				



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER G BERTHS 13,14**  
**Asset # : 13526**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck Concrete	100%	Now	\$2,480,300	LIFE	* *	5	\$70,700	A
<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Entire Structure</i> <i>Explanation : Complete Collapse</i>								
Deck Surface Concrete	100%	Now	\$376,200	2034	* *	5	\$13,000	C
<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Entire Structure</i> <i>Explanation : Complete Collapse</i>								
Pile Caps Timber	100%	Now	\$2,148,300	LIFE	* *	4	\$298,300	A
<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Entire Structure</i> <i>Explanation : Complete Collapse</i>								
Piles and Bracing Timber	100%	Now	\$10,562,900	LIFE	* *	4-5	\$170,100	A
<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Entire Structure</i> <i>Explanation : Complete Collapse</i>								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER, PLATFORM  
**Address** : EAST RIVER 38TH. TO 41ST STS.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP025.068 / 4110 **Yr Built/Renovated** :  
**Area Sq Ft** : 36,592 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 21-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 970 **Lot** : 14 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Piers	\$2,138,700	
<b>Total</b>	<b>\$2,138,700</b>	
Priority A	\$1,125,600	
Priority B	\$1,013,100	
<b>Total</b>	<b>\$2,138,700</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$18,400			
<b>Total</b>	<b>\$18,400</b>			
Priority A	\$18,400			
Priority B				
<b>Total</b>	<b>\$18,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER, PLATFORM**  
**Asset # : 4110**

Piers		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural Deck	Concrete	30%	2-4	\$234,700	LIFE	* *	5	\$16,700	A
		Cracking, Extent : Light, Area Affected : 25%							
		Location : Throughout							
		Erosion, Extent : Light, Area Affected : 25%							
		Location : Throughout							
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Surface Wearing/Scaling, Extent : Moderate, Area Affected : 25%							
	Location : Throughout								
	Concrete	15%	4+	\$117,400	LIFE	* *	5	\$8,400	A
		Cracking, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Surface Wearing/Scaling, Extent : Light, Area Affected : 50%							
	Location : Throughout								
	Concrete	5%	Now	\$97,800	LIFE	* *	5	\$2,800	A
		Corrosion of Reinforcement, Extent : Moderate, Area Affected : 50%							
		Location : Deck Soffit							
		Exposed Reinforcement, Extent : Severe, Area Affected : 50%							
		Location : Deck Soffit							
		Missing Part, Extent : Severe, Area Affected : 5%							
Location : Holes In Deck									
Spalling, Extent : Moderate, Area Affected : 50%									
Location : Deck Soffit									
Concrete	10%			LIFE	* *	5	\$5,600	A	
	Surface Wearing/Scaling, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Not Accessible	40%								D
	Other Observation, Extent : Light, Area Affected : 0%								
	Location :								
	Explanation : Cannot Get Past Row Of Batter Piles To Access Underdeck.								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER, PLATFORM**  
**Asset # : 4110**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Pile Caps								
Concrete	5%	4+	\$18,400	LIFE	* *	5	\$100	A
	Erosion, Extent : Light, Area Affected : 5%							
	Location : At Mlw							
	Spalling, Extent : Light, Area Affected : 50%							
	Location : Various Locations							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Includes Beams Spanning Caissons, Beams, And Caps.							
Timber	45%			LIFE	* *	4	\$105,900	A
	Rotting/Splitting, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Timber	15%	Now	\$254,100	LIFE	* *	4	\$35,300	A
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Throughout Platform							
	Missing Part, Extent : Severe, Area Affected : 25%							
	Location : Missing Line Caps							
	Rotting/Splitting, Extent : Severe, Area Affected : 100%							
	Location : Cap Ends							
Timber	15%	2-4	\$101,700	LIFE	* *	4	\$35,300	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Not Accessible	20%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Concrete Beams Over Caissons Not Accessible.							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER, PLATFORM**  
**Asset # : 4110**

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Concrete	20%			LIFE	* *	5	\$19,000	A
	Erosion, Extent : Light, Area Affected : 50%							
	Location : Above Mlw							
	Other Observation, Extent : Light, Area Affected : 15%							
	Location : Northern Concrete Pile							
	Explanation : Loose Steel Formwork							
Timber	10%	4+	\$53,300	LIFE	* *	4-5	\$13,400	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Rot At Mlw And Top Of Pile							
Timber	10%	Now	\$266,600	LIFE	* *	4-5	\$13,400	A
	Loose Connections, Extent : Light, Area Affected : 100%							
	Location : Bracing To Pile Connections							
	Missing Pile, Extent : Severe, Area Affected : 5%							
	Location : Throughout							
	Rotting/Splitting, Extent : Light, Area Affected : 100%							
	Location : At Mlw							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Missing Or Severely Deteriorated Bracings.							
Not Accessible	60%							D
Fender								
Wales and Chocks								
Timber	95%	Now	\$356,800	2035	* *	4	\$39,100	B
	Broken, Extent : Severe, Area Affected : 25%							
	Location : Throughout							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Missing Components.							
Timber	5%	2-4	\$7,500	2035	* *	4	\$2,100	B
	Loose Connections, Extent : Moderate, Area Affected : 25%							
	Location : Throughout							
	Rotting/Splitting, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
Piles								
Timber	95%	Now	\$565,500	2035	* *	4	\$18,100	B
	Broken, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
	Missing Pile, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
Timber	5%	4+	\$11,900	2033	* *	4	\$1,000	B
	Rotting/Splitting, Extent : Light, Area Affected : 50%							
	Location : Throughout							

## Deck Elements

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER, PLATFORM**  
**Asset # : 4110**

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements									
	Coping/Curb								
	Timber	90%			LIFE	* *			B
	Timber	10%	2-4	\$71,400	LIFE	* *			B
Loose Connections, Extent : Light, Area Affected : 10%									
Location : Throughout									
Rotting/Splitting, Extent : Light, Area Affected : 10%									
Location : Throughout									

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **PILE SUPPORTED PLATFORM UNDER NICKS LOBSTER BLDG**  
**Address** : **FLATBUSH AVE MILL BASIN**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR026.65A / 14148** **Yr Built/Renovated** :  
**Area Sq Ft** : **5,600** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **16-Dec-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **8591** **Lot** : **980** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$2,200		\$6,200	
<b>Total</b>	<b>\$2,200</b>		<b>\$6,200</b>	
Priority A	\$2,200			
Priority B			\$3,700	
Priority C			\$2,500	
<b>Total</b>	<b>\$2,200</b>		<b>\$6,200</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PILE SUPPORTED PLATFORM UNDER NICKS LOBSTER BLDG**  
**Asset # : 14148**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	25%			LIFE	* *	5	\$4,300	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i> <i>Location : Throughout Deck Soffit</i>							
Not Accessible	75%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i> <i>Location : Approximately Half Of The Deck Soffit Is Covered With Shotcrete</i> <i>Explanation : Shotcrete</i>							
Deck Surface Asphalt	100%			2026	* *	5	\$5,100	C
	<i>Cracking, Extent : Moderate, Area Affected : 10%</i> <i>Location : Throughout</i>							
Pile Caps Concrete	35%			LIFE	* *	5	\$200	A
	<i>Spalling, Extent : Light, Area Affected : 10%</i> <i>Location : Isolated Throughout Pile Caps</i>							
Not Accessible	65%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i> <i>Location : Shotcrete Has Been Applied To Several Pile Caps</i> <i>Explanation : Shotcrete Cover</i>							
Piles and Bracing Not Accessible	100%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i> <i>Location : All Piles Have Been Encased. No Defects Noted In Encasements.</i> <i>Explanation : Concrete Encasements</i>							
Fender Wales and Chocks								
Timber	75%			2032	* *	4	\$7,300	B
No Component	25%							D
Deck Elements Railing								
Fencing	80%			2024	* *	3		B
No Component	20%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **PILE SUPPORTED WHARF IN FRONT OF ASSET # 16**  
**Address** : **FLATBUSH AVE - MILL BASIN BET. NICKS LOBSTER & KINGS PLZ**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR026.62A / 14147** **Yr Built/Renovated** :  
**Area Sq Ft** : **18,480** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **16-Dec-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **8591** **Lot** : **980** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$294,500	
<b>Total</b>	<b>\$294,500</b>	
Priority A	\$294,500	
<b>Total</b>	<b>\$294,500</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$54,600		\$14,400	
<b>Total</b>	<b>\$54,600</b>		<b>\$14,400</b>	
Priority A	\$40,000			
Priority B	\$14,600		\$14,400	
<b>Total</b>	<b>\$54,600</b>		<b>\$14,400</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PILE SUPPORTED WHARF IN FRONT OF ASSET # 16**

**Asset # : 14147**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	90%			LIFE	* *	5	\$50,700	A
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Spalling, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	10%							D
Pile Caps								
Concrete	70%			LIFE	* *	5	\$1,400	A
Concrete	5%	4+	\$14,000	LIFE	* *	5	\$100	A
	<i>Spalling, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	25%							D
Piles and Bracing								
Concrete	20%	0-2	\$294,500	LIFE	* *	5	\$9,600	A
	<i>Spalling, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : In Tidal Zone, Isolated Throughout</i>							
Not Accessible	80%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location :</i>							
	<i>Explanation : Encased With Fiberglass Forms Remaining</i>							
Fender								
Wales and Chocks								
Timber	90%			2032	* *	4	\$28,800	B
Timber	2%	Now	\$2,900	2038	* *	4	\$600	B
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Isolated Throughout</i>							
Timber	8%	2-4	\$11,700	2038	* *	4	\$2,600	B
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Isolated Throughout</i>							
Deck Elements								
Coping/Curb								
Concrete	100%			LIFE	* *			B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PLATFORM AT PIERS 15, 16 PLATFORM  
**Address** : PIERS 15, 16 EAST RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP003.020 / 2858 **Yr Built/Renovated** :  
**Area Sq Ft** : 8,550 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 73 **Lot** : 2 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$210,500	\$174,200
<b>Total</b>	<b>\$210,500</b>	<b>\$174,200</b>
Priority A	\$91,400	
Priority B	\$119,100	\$174,200
<b>Total</b>	<b>\$210,500</b>	<b>\$174,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$78,300			
<b>Total</b>	<b>\$78,300</b>			
Priority A	\$19,800			
Priority B	\$37,700			
Priority C	\$20,800			
<b>Total</b>	<b>\$78,300</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PLATFORM AT PIERS 15, 16 PLATFORM**  
**Asset # : 2858**

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Deck								
Concrete	100%	4+	\$91,400	LIFE	**	5	\$13,000	A
Other Observation, Extent : Moderate, Area Affected : 75%								
Location : Throughout Deck Soffit								
Explanation : Corrosion of Corrugated Steel Decking								
Deck Surface								
Timber	100%	4+	\$20,800	2033	**	5	\$14,100	C
Rotting/Splitting, Extent : Light, Area Affected : 5%								
Location : Isolated Locations Throughout								
Pile Caps								
Timber	100%	4+	\$19,800	LIFE	**	4	\$55,000	A
Rotting/Splitting, Extent : Moderate, Area Affected : 5%								
Location : Typical Throughout								
Piles and Bracing								
Not Accessible	100%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location : Throughout								
Explanation : Piles Are Encased Or Wrapped								
Fender								
Wales and Chocks								
Timber	15%	0-2	\$8,500	2035	**	4	\$1,900	B
Broken, Extent : Severe, Area Affected : 80%								
Location : South Face								
Rotting/Splitting, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Timber	70%	2-4	\$47,600	2033	**	4	\$8,700	B
Broken, Extent : Severe, Area Affected : 20%								
Location : Isolated Locations								
Loose Connections, Extent : Moderate, Area Affected : 75%								
Location : Typical Throughout								
Worn, Extent : Moderate, Area Affected : 100%								
Location : Typical Throughout								
No Component	15%							D
Piles								
Timber	35%	4+	\$62,900	2035	**	4	\$2,000	B
Worn, Extent : Moderate, Area Affected : 15%								
Location : Throughout Positioned Above Mlw Elevation								
No Component	30%							D
Not Accessible	35%							D
Deck Elements								
Railing								
Steel	85%	4+	\$34,800	2019	\$174,200			B
Loose Connections, Extent : Moderate, Area Affected : 20%								
Location : Periodic Baseplates								
No Component	15%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PLATFORM AT PIERS 15, 16 PLATFORM**  
**Asset # : 2858**

Piers		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Coping/Curb Timber	85%	4+	\$2,800	LIFE		* *		B
	Rotting/Splitting, Extent : Light, Area Affected : 5%							
	Location : Periodic Throughout							
No Component	15%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : RED HOOK MARINE TERMINAL PIER 6  
**Address** : ATLANTIC AVE. @EAST RIVER (BROOKLYN SOUTH)  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR028.000 / 4475 **Yr Built/Renovated** : 1900 /  
**Area Sq Ft** : 232,206 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 30-Jan-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 245 **Lot** : 29 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers	\$257,400	\$132,500
<b>Total</b>	<b>\$257,400</b>	<b>\$132,500</b>
Priority A	\$50,800	\$132,500
Priority B	\$206,600	
<b>Total</b>	<b>\$257,400</b>	<b>\$132,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers	\$12,400		\$26,400	
<b>Total</b>	<b>\$12,400</b>		<b>\$26,400</b>	
Priority A	\$12,400			
Priority B			\$26,400	
<b>Total</b>	<b>\$12,400</b>		<b>\$26,400</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**RED HOOK MARINE TERMINAL PIER 6**  
**Asset # : 4475**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Concrete	18%			LIFE	* *	5	\$63,700	A
	<i>Cracking, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Isolated Throughout</i>							
Concrete	2%	4+	\$12,400	LIFE	* *	5	\$7,100	A
	<i>Spalling, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Isolated Along Edge Of Deck Throughout And On N. Side Of Apron</i>							
Not Accessible	80%							D
Pile Caps								
Concrete	5%			LIFE	* *	5	\$600	A
No Component	95%							D
Piles and Bracing								
Timber	9%			LIFE	* *	4-5	\$76,600	A
Timber	1%	2-4	\$50,800	LIFE	* *	4-5	\$8,500	A
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Explanation : Broken Concrete Extension</i>							
Not Accessible	90%							D
Fender								
Wales and Chocks								
Timber	15%	Now	\$100,500	2034	* *	4	\$11,000	B
	<i>Missing Part, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout South, West, And Western Part Of N. Side</i>							
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout South, West, And Western Part Of N. Side</i>							
Timber	65%			2028	* *	4	\$47,700	B
	<i>Rotting/Splitting, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Throughout Upper And Lower Wales</i>							
Not Accessible	20%							D
Piles								
Timber	15%			2028	* *	4	\$5,100	B
	<i>Rotting/Splitting, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Worn, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Above Mlw Elevation, Throughout Pier</i>							
Timber	10%	4+	\$106,100	2034	* *	4	\$3,400	B
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : At The North And South Dolphins</i>							
	<i>Other Observation, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : At North End Of West Face</i>							
	<i>Explanation : Broken Bolted Connection</i>							
Not Accessible	75%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **TIMBER RELIEVING PLATFORM IN FRONT OF ASSET 1743**  
**Address** : **FROM DOVER STREET TO SOUTH OF WAGNER PLACE**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DGSP025.050 / 14067** **Yr Built/Renovated** :  
**Area Sq Ft** : **4,000** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **03-Apr-2012** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **73** **Lot** : **29** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$34,800		\$200	
<b>Total</b>	<b>\$34,800</b>		<b>\$200</b>	
Priority A	\$34,800			
Priority B			\$200	
<b>Total</b>	<b>\$34,800</b>		<b>\$200</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**TIMBER RELIEVING PLATFORM IN FRONT OF ASSET 1743**  
**Asset # : 14067**

Piers		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Deck								
Timber	100%			LIFE	* *	5	\$27,500	A
		<i>Surface Wearing/Scaling, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Throughout</i>						
Pile Caps								
Timber	100%			LIFE	* *	4	\$38,600	A
Piles and Bracing								
Timber	65%			LIFE	* *	4-5	\$17,700	A
		<i>Other Observation, Extent : Light, Area Affected : 40%</i>						
		<i>Location : From Station 1+35</i>						
		<i>Explanation : Concrete Footing</i>						
Not Accessible	35%							D
Fender Piles								
Timber	10%			2032	* *	4	\$400	B
		<i>Rotting/Splitting, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : In Tidal Zone</i>						
No Component	85%							D
Not Accessible	5%							D
Deck Elements								
Railing								
Steel	100%			2021				B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : WHARF AT STATEN ISLAND /BALLPARK AT ST. GEORGE  
**Address** : 75 RICHMOND TERRACE  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : DGS0059.000 / 13924 **Yr Built/Renovated** :  
**Area Sq Ft** : 22,500 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 19-Oct-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2 **Lot** : 20 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Piers		\$58,300
<b>Total</b>		<b>\$58,300</b>
Priority A		\$58,300
<b>Total</b>		<b>\$58,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Piers		\$30,000		
<b>Total</b>		<b>\$30,000</b>		
Priority A				
Priority C		\$30,000		
<b>Total</b>		<b>\$30,000</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**WHARF AT STATEN ISLAND /BALLPARK AT ST. GEORGE**  
**Asset # : 13924**

Piers		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Deck									
	Concrete	55%			LIFE	* *	5	\$18,900	A
	Not Accessible	45%							D
Deck Surface									
	Concrete	5%			2035	* *	5	\$600	C
	Stone Pavers	15%			2035	* *			C
	Timber	80%			2035	* *	5	\$59,400	C
Pile Caps									
	Concrete	100%			LIFE	* *	5	\$1,200	A
Piles and Bracing									
	Concrete	100%			LIFE	* *	5	\$58,300	A
Deck Elements									
Railing									
	Steel	100%			2021				B

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : WILLIAMSBURG YACHT CLUB PIER  
**Address** : 119-08 29TH AVENUE COLLEGE POINT  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : DBSR037.020 / 13493 **Yr Built/Renovated** :  
**Area Sq Ft** : 1,302 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 28-Feb-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 4346 **Lot** : 200 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Piers		\$225,800
<b>Total</b>		<b>\$225,800</b>
Priority B		\$225,800
<b>Total</b>		<b>\$225,800</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Piers	\$46,900			\$15,500
<b>Total</b>	<b>\$46,900</b>			<b>\$15,500</b>
Priority A	\$42,400			
Priority B	\$4,500			\$15,500
<b>Total</b>	<b>\$46,900</b>			<b>\$15,500</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**WILLIAMSBURG YACHT CLUB PIER**  
**Asset # : 13493**

Piers		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural Deck									
Timber	35%			LIFE	* *	5	\$3,100	A	
	Recent Replace Evident, Extent : Light, Area Affected : 100%								
	Location : Pier Deck								
Timber	45%			LIFE	* *	5	\$4,000	A	
	Surface Wearing/Scaling, Extent : Light, Area Affected : 100%								
	Location : Throughout								
Not Accessible	5%							D	
Under Construction	15%							D	
Pile Caps									
Timber	75%			LIFE	* *	4	\$9,400	A	
	Rotting/Splitting, Extent : Light, Area Affected : 20%								
	Location : Throughout								
Timber	5%	4+	\$3,000	LIFE	* *	4	\$400	A	
	Rotting/Splitting, Extent : Severe, Area Affected : 50%								
	Location : Isolated Throughout								
Timber	20%	Now	\$12,100	LIFE	* *	4	\$1,700	A	
	Rotting/Splitting, Extent : Severe, Area Affected : 50%								
	Location : Primarily At Bearing Locations Throughout Deck								
Piles and Bracing									
Timber	20%	4+	\$9,500	LIFE	* *	4-5	\$1,000	A	
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Timber	40%			LIFE	* *	4-5	\$3,600	A	
Timber	10%	Now	\$9,500	LIFE	* *	4-5	\$500	A	
	Loose Connections, Extent : Moderate, Area Affected : 2%								
	Location : 2 Non-Bearing Piles Below Deck								
	Rotting/Splitting, Extent : Moderate, Area Affected : 25%								
	Location : Below Deck								
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : 10 Piles Below Deck								
	Explanation : Fire Damage								
Not Accessible	10%							D	
Under Construction	20%							D	
Deck Elements									
Railing									
Steel	70%	4+	\$4,500	2021	\$225,800			B	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Explanation : Minor Coating Loss And Corrosion								
Timber	30%			2017	\$15,500			B	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Explanation : Missing Paint								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : 23RD ST. MARINA DOCK BULKHEAD  
**Address** : 23RD ST. MARINA  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSPR30.022 / 2583 **Yr Built/Renovated** :  
**Linear Ft** : 273 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 991 **Lot** : 50 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$88,500	
<b>Total</b>	<b>\$88,500</b>	
Priority B	\$88,500	
<b>Total</b>	<b>\$88,500</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$37,900		\$1,100	\$1,300
<b>Total</b>	<b>\$37,900</b>		<b>\$1,100</b>	<b>\$1,300</b>
Priority A	\$2,200			
Priority B	\$18,700		\$1,100	\$1,300
Priority C	\$16,900			
<b>Total</b>	<b>\$37,900</b>		<b>\$1,100</b>	<b>\$1,300</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**23RD ST. MARINA DOCK BULKHEAD**  
**Asset # : 2583**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Relieving Platform Top Concrete/Stone	100%			LIFE	* *	10		A	
	Cracking, Extent : Light, Area Affected : 5%								
	Location : Throughout With Isolated Moderate Cracking								
Coping/Curb Concrete	15%	2-4	\$6,400	LIFE	* *	5		C	
	Broken, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Timber	30%	Now	\$8,400	LIFE	* *	5		C	
	Missing Part, Extent : Severe, Area Affected : 100%								
	Location : 30 Ft From North End								
	Rotting/Splitting, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Timber	15%	4+	\$2,100	LIFE	* *	5		C	
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Timber	30%			LIFE	* *	5	\$100	C	
No Component	10%							D	
Piles and Bracing Not Accessible	100%							D	
Lowlevel Pile Caps Timber	5%	4+	\$2,200	LIFE	* *			A	
	Rotting/Splitting, Extent : Moderate, Area Affected : 75%								
	Location : At Ends Of Transverse Pile Caps								
Timber	5%			LIFE	* *			A	
Not Accessible	90%							D	
Backfill									
Fill									
Not Accessible	100%							D	
Surface									
Asphalt	60%			2032	* *	5	\$1,500	B	
Concrete	40%			2032	* *	5	\$1,000	B	
Fender									
Piles									
Timber	15%	Now	\$7,000	2038	* *	4	\$800	B	
	Rotting/Splitting, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Timber	25%	4+	\$11,700	2038	* *	4	\$1,300	B	
	Broken, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
Timber	40%			2032	* *	4	\$2,100	B	
Not Accessible	20%							D	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**23RD ST. MARINA DOCK BULKHEAD**  
**Asset # : 2583**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender									
	Wales and Chocks								
	Timber	20%	4+	\$22,100	2038	* *	4	\$2,400	B
		Loose Connections, Extent : Moderate, Area Affected : 10%							
		Location : Throughout							
		Rotting/Splitting, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Timber	60%	Now	\$66,400	2038	* *	4	\$7,300	B
		Missing Part, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
	No Component	20%							D
Deck Elements									
	Railing								
	Fencing	100%			2024	* *	3	\$100	B
		Corrosion, Extent : Light, Area Affected : 10%							
		Location : Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : 23RD ST. MARINA PKG. GARAGE BULKHEAD  
**Address** : 23RD ST. MARINA  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSPR30.011 / 2584 **Yr Built/Renovated** :  
**Linear Ft** : 107 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 991 **Lot** : 50 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$14,600			\$500
<b>Total</b>	<b>\$14,600</b>			<b>\$500</b>
Priority A	\$900			
Priority B	\$13,800			\$500
<b>Total</b>	<b>\$14,600</b>			<b>\$500</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**23RD ST. MARINA PKG. GARAGE BULKHEAD**  
**Asset # : 2584**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	100%			LIFE	* *	10		A
			Cracking, Extent : Light, Area Affected : 5% Location : Throughout					
Piles and Bracing Not Accessible	100%							D
Lowlevel Pile Caps Timber	5%	Now	\$900	LIFE	* *			A
			Rotting/Splitting, Extent : Severe, Area Affected : 75% Location : At Ends Of Transverse Pile Caps					
Timber	5%			LIFE	* *			A
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	40%			2032	* *	5	\$400	B
			Cracking, Extent : Light, Area Affected : 10% Location : Random					
Asphalt Pavers	20%			2032	* *	5	\$200	B
Concrete	40%			2032	* *	5	\$400	B
			Cracking, Extent : Light, Area Affected : 10% Location : Throughout Spalling, Extent : Light, Area Affected : 10% Location : Throughout					
Fender								
Piles								
Timber	50%	Now	\$9,200	2038	* *	4	\$1,100	B
			Broken, Extent : Severe, Area Affected : 100% Location : Throughout Rotting/Splitting, Extent : Severe, Area Affected : 25% Location : Throughout					
Timber	25%	4+	\$4,600	2038	* *	4	\$500	B
			Rotting/Splitting, Extent : Moderate, Area Affected : 50% Location : Throughout					
Not Accessible	25%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : 65TH STREET RAIL YARD TRANSFER BRIDGE BULKHEAD  
**Address** : FOOT OF 66TH ST NEXT TO BAT  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR038.010 / 13484 **Yr Built/Renovated** :  
**Linear Ft** : 146 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 5804 **Lot** : 2 **BIN** :

**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$900			\$300
<b>Total</b>	<b>\$900</b>			<b>\$300</b>
Priority A	\$200			
Priority B	\$600			\$300
Priority C				
<b>Total</b>	<b>\$900</b>			<b>\$300</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**65TH STREET RAIL YARD TRANSFER BRIDGE BULKHEAD**  
**Asset # : 13484**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Timber	65%			LIFE	* *	5	\$100	C
	<i>Rotting/Splitting, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Isolated Throughout</i>							
No Component	35%							D
Sheet Piles								
Not Accessible	100%							D
Pile Caps								
Concrete	65%			LIFE	* *	5	\$500	A
Not Accessible	35%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	30%			2032	* *	5	\$400	B
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout Pavement</i>							
Asphalt	5%	Now	\$600	2038	* *	5		B
	<i>Settlement, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Along North Transfer Bridge Approach</i>							
Gravel	65%			2032	* *	2-5	\$200	B
Deck Elements								
Railing								
Fencing	100%			2024	* *	3		B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BATT MARI BLDG TO SS PIER 6 HELIPORT  
**Address** : SOUTH STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0025.040 / 2859 **Yr Built/Renovated** :  
**Linear Ft** : 465 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 05-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2 **Lot** : 23 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$22,400			
<b>Total</b>	<b>\$22,400</b>			
Priority A	\$22,400			
<b>Total</b>	<b>\$22,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BATT MARI BLDG TO SS PIER 6 HELIPORT**  
**Asset # : 2859**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Conc w/Stone Face	65%			LIFE	* *	5	\$44,600	A
	Concrete	5%			LIFE	* *	5-10	\$200	A
		Recent Repair Evident, Extent : Light, Area Affected : 100%							
		Location : North End Of Asset							
	Not Accessible	30%							D
Backfill									
	Fill								
	Under Construction	100%							D
	Surface								
	Under Construction	100%							D
Deck Elements									
	Railing								
	Under Construction	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTH 18 BULKHEAD  
**Address** : KAY AVE. BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.022 / 13540 **Yr Built/Renovated** :  
**Linear Ft** : 493 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$199,700	
<b>Total</b>	<b>\$199,700</b>	
Priority B	\$199,700	
<b>Total</b>	<b>\$199,700</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$16,200			
<b>Total</b>	<b>\$16,200</b>			
Priority A				
Priority B	\$16,200			
<b>Total</b>	<b>\$16,200</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTH 18 BULKHEAD**  
**Asset # : 13540**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall Concrete, 20' Water	100%			LIFE	* *	5	\$8,100	A
			Cracking, Extent : Light, Area Affected : 10%					
			Location : Throughout					
			Erosion, Extent : Light, Area Affected : 20%					
			Location : In Tidal Zone					
Piles and Bracing Not Accessible	100%							D
Pile Caps Not Accessible	100%							D
Backfill								
Fill Not Accessible	100%							D
Surface								
Concrete	90%			2028	* *	5	\$4,100	B
			Cracking, Extent : Light, Area Affected : 10%					
			Location : Throughout					
Concrete	10%	4+	\$16,200	2034	* *	5	\$200	B
			Cracking, Extent : Moderate, Area Affected : 25%					
			Location : Throughout					
Fender								
Wales and Chocks Timber	100%	Now	\$199,700	2034	* *	4	\$21,900	B
			Broken, Extent : Severe, Area Affected : 20%					
			Location : Throughout Length Of Bulkhead					
			Rotting/Splitting, Extent : Severe, Area Affected : 60%					
			Location : Throughout Length Of Bulkhead					

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTH 14A BULKHEAD  
**Address** : BETWEEN PIERS G & J BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.040 / 13525 **Yr Built/Renovated** :  
**Linear Ft** : 350 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$91,100
<b>Total</b>		<b>\$91,100</b>
Priority A		\$91,100
<b>Total</b>		<b>\$91,100</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$1,500			
<b>Total</b>	<b>\$1,500</b>			
Priority A	\$100			
Priority B	\$1,400			
Priority C				
<b>Total</b>	<b>\$1,500</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTH 14A BULKHEAD**  
**Asset # : 13525**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb								
	Timber	100%			LIFE	* *	5	\$200	C
	Sheet Piles								
	Steel, 20' Water	100%			LIFE	* *	5	\$91,100	A
	Pile Caps								
	Concrete	95%			LIFE	* *	5	\$800	A
		Cracking, Extent : Light, Area Affected : 10%							
		Location : Throughout							
	Concrete	5%	4+	\$100	LIFE	* *	5		A
		Spalling, Extent : Moderate, Area Affected : 25%							
		Location : Isolated Throughout							
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt	95%			2028	* *	5	\$3,100	B
	Asphalt	5%	4+	\$1,400	2034	* *	5	\$100	B
		Cracking, Extent : Moderate, Area Affected : 30%							
		Location : Isolated Throughout And Station 0+50 From South (at Outfall)							
		Settlement, Extent : Light, Area Affected : 5%							
		Location : Isolated							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTH 1A BULKHEAD  
**Address** : FRONT AVE. WEST OF PIER C BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.170 / 13538 **Yr Built/Renovated** :  
**Linear Ft** : 100 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$846,500	
<b>Total</b>	<b>\$846,500</b>	
Priority A	\$846,500	
<b>Total</b>	<b>\$846,500</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$63,200			
<b>Total</b>	<b>\$63,200</b>			
Priority A				
Priority B	\$53,000			
Priority C	\$10,300			
<b>Total</b>	<b>\$63,200</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTH 1A BULKHEAD**  
**Asset # : 13538**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Timber	100%	Now	\$10,300	LIFE	**	5		C
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Missing								
Pile Supported Wall								
Conc w/Stone10'Water	40%	Now	\$520,900	LIFE	**	5	\$2,500	A
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Southern Half Of Structure								
Explanation : Structure Collapsed								
Conc w/Stone10'Water	50%	0-2	\$325,600	LIFE	**	5	\$3,200	A
Erosion, Extent : Severe, Area Affected : 40%								
Location : In Tidal Zone								
Other Observation, Extent : Severe, Area Affected : 70%								
Location : Throughout Northern Half Of Structure								
Explanation : Displaced And Missing Stone								
Not Accessible	10%							D
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Gravel	40%	Now	\$3,200	2034	**	5		B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Southern Half Structure								
Explanation : Structure Partially Collapsed								
Not Accessible	60%							D
Surface								
Asphalt	30%	2-4	\$2,500	2034	**	5	\$100	B
Settlement, Extent : Moderate, Area Affected : 70%								
Location : Throughout Northern Half								
Concrete	40%	Now	\$13,200	2034	**	5	\$200	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Southern Half								
Explanation : Structure Partially Collapsed								
Concrete	30%	2-4	\$9,900	2034	**	5	\$100	B
Broken, Extent : Moderate, Area Affected : 70%								
Location : Throughout Northern Half								
Fender								
Wales and Chocks Timber	100%	Now	\$24,300	2034	**	4	\$4,400	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Missing								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTH 20A & 20B BULKHEAD  
**Address** : KAY AVE. BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.021 / 13539 **Yr Built/Renovated** :  
**Linear Ft** : 875 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 29-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$93,800	
<b>Total</b>	<b>\$93,800</b>	
Priority A	\$48,800	
Priority B	\$45,000	
<b>Total</b>	<b>\$93,800</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$60,900		\$100	
<b>Total</b>	<b>\$60,900</b>		<b>\$100</b>	
Priority A				
Priority B	\$33,900		\$100	
Priority C	\$26,900			
<b>Total</b>	<b>\$60,900</b>		<b>\$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.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTH 20A & 20B BULKHEAD**  
**Asset # : 13539**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Timber	30%	Now	\$26,900	LIFE	* *	5	\$100	C
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Station 0+00 To 2+20 From West</i>								
<i>Explanation : Missing</i>								
No Component	70%							D
Pile Supported Wall								
Concrete, 10' Water	60%			LIFE	* *	5	\$7,700	A
Concrete, 10' Water	30%	4+	\$48,800	LIFE	* *	5	\$3,800	A
<i>Cracking, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout Sta 0+00 To 2+20 From West</i>								
<i>Erosion, Extent : Light, Area Affected : 10%</i>								
<i>Location : In Tidal Zone Sta 0+00 To 2+20 From West</i>								
Not Accessible	10%							D
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	50%			2034	* *	5	\$4,100	B
<i>Cracking, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Sand	50%	4+	\$45,000	2034	* *	2-5	\$700	B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Isolated</i>								
<i>Explanation : Regrade, Surface Uneven</i>								
Fender								
Wales and Chocks								
Timber	15%	Now	\$31,900	2034	* *	4	\$5,800	B
No Component	85%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTH 20C BARGE BASIN BULKHEAD  
**Address** : EAST OF JAY AVE. BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.010 / 13522 **Yr Built/Renovated** :  
**Linear Ft** : 2,300 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 29-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$1,102,300	
<b>Total</b>	<b>\$1,102,300</b>	
Priority A	\$491,600	
Priority B	\$438,200	
Priority C	\$172,500	
<b>Total</b>	<b>\$1,102,300</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads				\$18,100
<b>Total</b>				<b>\$18,100</b>
Priority A				
Priority B				\$18,100
Priority C				
<b>Total</b>				<b>\$18,100</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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTH 20C BARGE BASIN BULKHEAD**  
**Asset # : 13522**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Concrete	60%	Now	\$172,500	LIFE	* *	5	\$1,100	C
	Broken, Extent : Severe, Area Affected : 30%							
	Location : Throughout Barge Basin							
	Other Observation, Extent : Severe, Area Affected : 60%							
	Location : Throughout North Side Of Barge Basin							
	Explanation : Missing							
Concrete	40%			LIFE	* *	5	\$700	C
Pile Supported Wall								
Concrete, 10' Water	5%	4+	\$213,700	LIFE	* *	5	\$1,700	A
	Cracking, Extent : Severe, Area Affected : 2%							
	Location : At East Wall Of Barge Basin							
	Erosion, Extent : Moderate, Area Affected : 100%							
	Location : At West End Of North Basin Wall And Isolated At South And East Walls							
Concrete, 10' Water	14%	4+	\$149,600	LIFE	* *	5	\$4,700	A
	Cracking, Extent : Moderate, Area Affected : 5%							
	Location : Isolated Throughout							
	Spalling, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
Concrete, 10' Water	80%			LIFE	* *	5	\$26,800	A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Concrete, 10' Water	1%	2-4	\$128,200	LIFE	* *	5	\$300	A
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : At Vertical Joint At West End Of North Basin Wall							
Piles and Bracing								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	35%			2028	* *	5	\$7,500	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Station 1+50 To Station 2+00 Along South Wall ( from West ) And Isolated Throughout							
Concrete	5%			2032	* *	5	\$1,100	B
Gravel	5%			2028	* *	2-5	\$300	B
Topsoil	15%			2017	\$16,900	5	\$1,300	B
Not Accessible	40%							D
Fender								
Piles								
Timber	65%	Now	\$256,500	2034	* *	4	\$29,300	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : South Wall Of Barge Basin							
	Explanation : Missing							
No Component	35%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTH 20C BARGE BASIN BULKHEAD**  
**Asset # : 13522**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Wales and Chocks								
Timber	65%	Now	\$181,700	2034	* *	4	\$66,400	B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : South Wall Of Barge Basin</i>								
<i>Explanation : Missing</i>								
No Component	35%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTH 3A BULKHEAD  
**Address** : FRONT AVE. BETWEEN PIERS C & D BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.150 / 13536 **Yr Built/Renovated** :  
**Linear Ft** : 350 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 21-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
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Bulkheads

**Total**

Priority A

Priority B

Priority C

**Total**

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTH 3A BULKHEAD**  
**Asset # : 13536**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb								
	Timber	100%			LIFE	* *	5	\$200	C
	Gravity Wall								
	Concrete	35%			LIFE	* *	5	\$400	A
	Not Accessible	65%							D
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt	30%			2028	* *	5	\$1,000	B
	Concrete	70%			2028	* *	5	\$2,300	B

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTH 6 BULKHEAD  
**Address** : BETWEEN DRY DOCKS 1 & 4 BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.130 / 13534 **Yr Built/Renovated** :  
**Linear Ft** : 420 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 21-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$1,432,200	
<b>Total</b>	<b>\$1,432,200</b>	
Priority A	\$1,258,100	
Priority B	\$174,200	
<b>Total</b>	<b>\$1,432,200</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$34,300			
<b>Total</b>	<b>\$34,300</b>			
Priority A				
Priority B	\$34,300			
<b>Total</b>	<b>\$34,300</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTH 6 BULKHEAD**  
**Asset # : 13534**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall								
Conc w/Stone Face	20%	Now	\$1,094,000	LIFE	* *	5	\$5,500	A
Other Observation, Extent : Severe, Area Affected : 100%								
Location : At Northeast Corner, Station 0+80 To 1+65 (from Dry Dock 4)								
Explanation : Structure Collapsed								
Conc w/Stone Face	15%	2-4	\$164,100	LIFE	* *	5	\$4,100	A
Other Observation, Extent : Moderate, Area Affected : 50%								
Location : At North Face, Station 1+65 To 2+25 (from Dry Dock 4)								
Explanation : Loss Of Stone Facing/erosion Of Concrete								
Conc w/Stone Face	55%			LIFE	* *	5	\$15,100	A
Other Observation, Extent : Light, Area Affected : 10%								
Location : Isolated Throughout Concrete At Top Of Wall								
Explanation : Spalling And Cracking								
Not Accessible	10%							D
Backfill								
Fill								
Gravel	20%	Now	\$6,700	2034	* *	5	\$100	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Station 0+80 To 1+65 (from Dry Dock 4)								
Explanation : Structure Collapsed								
Not Accessible	80%							D
Surface								
Concrete	55%			2028	* *	5	\$2,200	B
Settlement, Extent : Light, Area Affected : 20%								
Location : Throughout								
Concrete	20%	Now	\$27,600	2034	* *	5	\$400	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Collapsed								
Not Accessible	25%							D
Fender								
Piles								
Timber	100%	Now	\$72,100	2034	* *	4	\$8,200	B
Other Observation, Extent : Severe, Area Affected : 60%								
Location : Throughout								
Explanation : Broken/Missing								
Wales and Chocks								
Timber	100%	Now	\$102,100	2034	* *	4	\$18,600	B
Other Observation, Extent : Severe, Area Affected : 70%								
Location : Throughout								
Explanation : Broken/Missing								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTHS 10 AND 10A PIER  
**Address** : EAST SIDE OF DRY DOCK 6 BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.070 / 13528 **Yr Built/Renovated** :  
**Linear Ft** : 500 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$277,700	
<b>Total</b>	<b>\$277,700</b>	
Priority A	\$46,500	
Priority B	\$190,200	
Priority C	\$41,100	
<b>Total</b>	<b>\$277,700</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$800			
<b>Total</b>	<b>\$800</b>			
Priority A				
Priority B	\$800			
Priority C				
<b>Total</b>	<b>\$800</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTHS 10 AND 10A PIER**  
**Asset # : 13528**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Timber	80%	Now	\$41,100	LIFE	* *	5	\$200	C
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Missing/broken								
Timber	20%			LIFE	* *	5		C
Pile Supported Wall								
Concrete	90%			2028	* *	5	\$14,700	A
Other Observation, Extent : Light, Area Affected : 10%								
Location : Throughout								
Explanation : Cracking And Spalling								
Concrete	10%	4+	\$46,500	2028	* *	5	\$800	A
Other Observation, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Explanation : Erosion And Spalling								
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	88%			2028	* *	5	\$4,100	B
Cracking, Extent : Light, Area Affected : 10%								
Location : Throughout								
Asphalt	2%	Now	\$800	2034	* *	5		B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Isolated								
Explanation : Sinkhole								
Concrete	10%			2028	* *	5	\$500	B
Fender								
Piles								
Timber	80%	Now	\$68,600	2034	* *	4	\$7,800	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Missing/Broken								
Not Accessible	20%							D
Wales and Chocks								
Timber	100%	Now	\$121,500	2034	* *	4	\$22,200	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Explanation : Missing/broken								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTHS 11 AND 12 BULKHEAD  
**Address** : NW SIDE OF HAMMERHEAD AVE. BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.060 / 13527 **Yr Built/Renovated** :  
**Linear Ft** : 990 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 28-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$167,200	
<b>Total</b>	<b>\$167,200</b>	
Priority A	\$68,200	
Priority B	\$48,100	
Priority C	\$50,800	
<b>Total</b>	<b>\$167,200</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$7,300		\$3,700	
<b>Total</b>	<b>\$7,300</b>		<b>\$3,700</b>	
Priority A				
Priority B	\$7,300		\$3,700	
Priority C				
<b>Total</b>	<b>\$7,300</b>		<b>\$3,700</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTHS 11 AND 12 BULKHEAD**  
**Asset # : 13527**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Concrete	30%			LIFE	**	5	\$200	C
	Cracking, Extent : Light, Area Affected : 15% Location : East End Of Asset							
Timber	50%	Now	\$50,800	LIFE	**	5	\$200	C
	Rotting/Splitting, Extent : Severe, Area Affected : 45% Location : West Of Station 2+05 (from East)							
Timber	20%			LIFE	**	5	\$100	C
Pile Supported Wall								
Concrete, 20' Water	95%			LIFE	**	5	\$15,400	A
	Cracking, Extent : Light, Area Affected : 10% Location : Throughout Spalling, Extent : Light, Area Affected : 5% Location : Isolated Throughout							
Concrete, 20' Water	5%	4+	\$68,200	LIFE	**	5	\$800	A
	Erosion, Extent : Moderate, Area Affected : 100% Location : In Tidal Zone And At Isolated Vertical Joints Throughout							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	65%			2028	**	5	\$6,000	B
Asphalt	5%	Now	\$4,100	2034	**	5	\$200	B
	Settlement, Extent : Light, Area Affected : 25% Location : East Of Station 2+00 From East Other Observation, Extent : Moderate, Area Affected : 30% Location : Isolated Throughout Explanation : Sinkholes							
Concrete	20%	4+	\$3,300	2028	**	5	\$900	B
	Cracking, Extent : Moderate, Area Affected : 10% Location : West Of Station 7+65 (from East) Spalling, Extent : Light, Area Affected : 5% Location : Isolated West Of Station 7+65 From East							
Not Accessible	10%							D
Fender								
Buffer								
Rubber	10%			2028	**	4-5	\$2,100	B
No Component	90%							D
Piles								
Timber	35%			2032	**	4	\$6,800	B
No Component	65%							D
Wales and Chocks								
Timber	20%	4+	\$48,100	2034	**	4	\$8,800	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 60% Location : East End Of Asset At Boat Shed							
No Component	80%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTHS 11 AND 12 BULKHEAD**  
**Asset # : 13527**

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

Asset Name : BERTHS 7 AND 7A BULKHEAD  
Address : BETWEEN DRY DOCKS 2 & 3 BROOKLYN NAVY YARD  
Borough : BROOKLYN Agency's Number : N/A  
Program / Asset # : DBSR045.110 / 13532 Yr Built/Renovated :  
Linear Ft : 400 Project Type : ECONOMIC DEVELOPMENT  
Date of Survey : 20-May-2008 Landmark Status : NONE  
Areas Surveyed :  
Block : 2023 Lot : 1 BIN :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$3,538,200	\$13,700
<b>Total</b>	<b>\$3,538,200</b>	<b>\$13,700</b>
Priority A	\$3,386,100	
Priority B	\$152,100	\$13,700
<b>Total</b>	<b>\$3,538,200</b>	<b>\$13,700</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$94,100			
<b>Total</b>	<b>\$94,100</b>			
Priority A	\$32,600			
Priority B	\$26,600			
Priority C	\$34,900			
<b>Total</b>	<b>\$94,100</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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTHS 7 AND 7A BULKHEAD**  
**Asset # : 13532**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Timber	85%	Now	\$34,900	LIFE	* *	5	\$200	C
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Missing							
No Component	15%							D
Pile Supported Wall								
Conc w/Stone Face	65%	Now	\$3,386,100	LIFE	* *	5	\$17,000	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Western End, Station 0+80 To 3+30 (from Dry Dock No. 2)							
	Explanation : Structure Collapsed							
Conc w/Stone Face	20%			LIFE	* *	5	\$5,200	A
No Component	15%							D
Piles and Bracing								
No Component	15%							D
Not Accessible	85%							D
Sheet Piles								
Steel	5%	4+	\$32,600	LIFE	* *			A
	Corrosion, Extent : Moderate, Area Affected : 100%							
	Location : Above Mlw Elevation Station 3+30 To 4+00 (from Dry Dock No. 2)							
No Component	85%							D
Not Accessible	10%							D
Pile Caps								
No Component	15%							D
Not Accessible	85%							D
Backfill								
Fill								
Gravel	35%	Now	\$4,400	2034	* *	5	\$100	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Western End Of Structure							
	Explanation : Structure Collapsed							
Not Accessible	65%							D
Surface								
Asphalt	65%	Now	\$21,400	2034	* *	5	\$1,200	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Western End							
	Explanation : Structure Collapsed							
Asphalt	35%			2028	* *	5	\$1,300	B
	Cracking, Extent : Moderate, Area Affected : 20%							
	Location : Station 0+00 To 0+80 And Station 3+30 To 4+00 (from Dry Dock No. 2)							
Fender								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTHS 7 AND 7A BULKHEAD**  
**Asset # : 13532**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	80%	Now	\$54,900	2034	* *	4	\$6,300	B
	<i>Broken, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Station 0+80 Through 4+00 (from Dry Dock No. 2)</i>							
Timber	20%			2022	\$13,700	4	\$2,400	B
	<i>Worn, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Station 0+00 To 0+80 (from Dry Dock No. 2)</i>							
Wales and Chocks								
Timber	100%	Now	\$97,200	2034	* *	4	\$17,800	B
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Missing</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTHS 8, 8A & 8B PERIMETER WAL PILE SUPPORTED WALL AROUND PIER  
**Address** : BETWEEN DRY DOCKS 3 & 5 BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.090 / 13530 **Yr Built/Renovated** :  
**Linear Ft** : 615 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$312,200	
<b>Total</b>	<b>\$312,200</b>	
Priority A	\$57,100	
Priority B	\$255,000	
<b>Total</b>	<b>\$312,200</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$12,100			
<b>Total</b>	<b>\$12,100</b>			
Priority A				
Priority B	\$12,100			
<b>Total</b>	<b>\$12,100</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.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTHS 8, 8A & 8B PERIMETER WAL PILE SUPPORTED WALL AROUND PIER**  
**Asset # : 13530**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall Concrete	10%	4+	\$57,100	2028	* *	5	\$1,000	A
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Isolated Throughout Tidal Zone And Above Mlw Explanation : Erosion And Spalling							
Concrete	90%			2028	* *	5	\$18,100	A
	Other Observation, Extent : Light, Area Affected : 15% Location : Isolated Throughout Explanation : Cracking, Spalling, And Erosion							
Piles and Bracing Not Accessible	100%							D
	Other Observation, Extent : Light, Area Affected : 100% Location : Throughout Explanation : Timber Curb Replace Now 100 Percent							
Pile Caps Not Accessible	100%							D
Backfill								
Fill Not Accessible	100%							D
Surface Asphalt	60%	4+	\$12,100	2028	* *	5	\$1,700	B
	Cracking, Extent : Light, Area Affected : 20% Location : Throughout Settlement, Extent : Light, Area Affected : 30% Location : Throughout Other Observation, Extent : Moderate, Area Affected : 20% Location : Isolated Throughout And Along West End Of Berth Explanation : Settlement And Sinkholes							
Not Accessible	40%							D
Fender								
Piles Timber	100%	Now	\$105,500	2034	* *	4	\$12,000	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 70% Location : West And North Faces Of Berth Other Observation, Extent : Severe, Area Affected : 30% Location : South Face Explanation : Missing							
Wales and Chocks Timber	100%	Now	\$149,500	2034	* *	4	\$27,300	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 50% Location : West And North Other Observation, Extent : Severe, Area Affected : 30% Location : South And West Face Explanation : Missing							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BERTHS 9 AND 9A PERIMETER WALL PILE SUPPORTED WALL AROUND PIER  
**Address** : BETWEEN DRY DOCKS 5 & 6 BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.080 / 13529 **Yr Built/Renovated** :  
**Linear Ft** : 475 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 27-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$318,100	\$3,972,400
<b>Total</b>	<b>\$318,100</b>	<b>\$3,972,400</b>
Priority A	\$44,100	\$3,972,400
Priority B	\$273,900	
<b>Total</b>	<b>\$318,100</b>	<b>\$3,972,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$93,800			\$7,000
<b>Total</b>	<b>\$93,800</b>			<b>\$7,000</b>
Priority A				\$7,000
Priority B	\$39,700			
Priority C	\$54,100			
<b>Total</b>	<b>\$93,800</b>			<b>\$7,000</b>



*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTHS 9 AND 9A PERIMETER WALL PILE SUPPORTED WALL AROUND PIER**  
**Asset # : 13529**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Coping/Curb									
Concrete	30%			LIFE	**	5	\$100	C	
Concrete	20%	Now	\$29,700	LIFE	**	5	\$100	C	
	Broken, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
Timber	50%	Now	\$24,400	LIFE	**	5	\$100	C	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Throughout								
	Explanation : Missing								
Pile Supported Wall									
Concrete	90%			2022	\$3,972,400	5	\$14,000	A	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Explanation : Cracking And Spalling								
Concrete	10%	4+	\$44,100	2028	**	5	\$800	A	
	Other Observation, Extent : Moderate, Area Affected : 40%								
	Location : Isolated Throughout Tidal Zone And Above Mlw								
	Explanation : Erosion And Spalling								
Piles and Bracing									
Not Accessible	100%							D	
Pile Caps									
Not Accessible	100%							D	
Backfill									
Fill									
Gravel	10%	Now	\$3,800	2034	**	5		B	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : At Southwest Corner Of Berth								
	Explanation : Fill Loss And Sinkholes								
Not Accessible	90%							D	
Surface									
Asphalt	60%	Now	\$23,400	2028	**	5	\$1,300	B	
	Settlement, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Other Observation, Extent : Severe, Area Affected : 5%								
	Location : At Southwest Corner Of Berth								
	Explanation : Sinkholes								
Concrete	40%	4+	\$12,500	2028	**	5	\$900	B	
	Cracking, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Settlement, Extent : Light, Area Affected : 10%								
	Location : Isolated Throughout								
Fender									

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BERTHS 9 AND 9A PERIMETER WALL PILE SUPPORTED WALL AROUND PIER**  
**Asset # : 13529**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	100%	Now	\$81,500	2034	* *	4	\$9,300	B
<i>Broken, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Missing Part, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Entire Location</i>								
Wales and Chocks								
Timber	100%	Now	\$192,400	2034	* *	4	\$21,100	B
<i>Missing Part, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Rotting/Splitting, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Entire Location</i>								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **BROOKLYN WHOLESALE MEAT MARKET REVETMENT**  
**Address** : **1ST AVE. BET. 54TH & 57TH STS.**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBS0026.030 / 1739** **Yr Built/Renovated** :  
**Linear Ft** : **1,307** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **29-Dec-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **819** **Lot** : **1** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$38,200	\$100		\$6,100
<b>Total</b>	<b>\$38,200</b>	<b>\$100</b>		<b>\$6,100</b>
Priority B		\$100		\$6,100
Priority C	\$38,200			
<b>Total</b>	<b>\$38,200</b>	<b>\$100</b>		<b>\$6,100</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BROOKLYN WHOLESALE MEAT MARKET REVETMENT**  
**Asset # : 1739**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Concrete	95%			LIFE	* *	5-10	\$1,900	C
Concrete	5%	Now	\$20,400	LIFE	* *	5	\$100	C
Broken, Extent : Severe, Area Affected : 100%								
Location : Vehicle Damage								
Revetment								
Stone	98%			LIFE	* *	5	\$12,500	C
Stone	2%	0-2	\$10,500	LIFE	* *	5	\$100	C
Missing Part, Extent : Severe, Area Affected : 100%								
Location : Geotextile Filter Fabric Exposed At Sta. 1+25 And 4+00								
Backfill								
Surface								
Asphalt	100%			2032	* *	5	\$12,200	B
Deck Elements								
Railing								
Fencing	60%			2024	* *	3	\$300	B
No Component	40%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD  
**Address** : ROBERT F. WAGNER PLACE PECK SLIP TO ROBERT WAGNER PLACE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP025.044 / 1743 **Yr Built/Renovated** :  
**Linear Ft** : 957 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 73 **Lot** : 29 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$667,600
<b>Total</b>		<b>\$667,600</b>
Priority B		\$667,600
<b>Total</b>		<b>\$667,600</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$42,500		\$6,100	\$4,300
<b>Total</b>	<b>\$42,500</b>		<b>\$6,100</b>	<b>\$4,300</b>
Priority A	\$2,800			
Priority B	\$36,100		\$6,100	\$4,300
Priority C	\$3,500			
<b>Total</b>	<b>\$42,500</b>		<b>\$6,100</b>	<b>\$4,300</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD**  
**Asset # : 1743**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Concrete	100%			LIFE	* *	5-10	\$1,500	C
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Gravity Wall Concrete	90%			LIFE	* *	5-10	\$5,700	A
Not Accessible	10%							D
Revetment								
Stone	60%			LIFE	* *	5	\$5,600	C
No Component	40%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	2%			2032	* *	5	\$200	B
Asphalt Pavers	95%			2032	* *	5	\$8,500	B
Asphalt Pavers	1%	Now	\$2,700	2032	* *	5		B
	<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Stations 2+00, 2+31, And 3+00 From South</i>							
	<i>Explanation : Missing Pavers Around Planters</i>							
Topsoil	2%			2021		5	\$100	B
Fender								
Piles								
Timber	65%			2032	* *	4	\$12,200	B
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : In Tidal Zone</i>							
	<i>Worn, Extent : Light, Area Affected : 5%</i>							
	<i>Location : 17 Each 6-pile Clusters In Front Of Bulkhead.</i>							
No Component	25%							D
Not Accessible	10%							D
Deck Elements								
Railing								
Steel	40%			2021	\$333,800			B
Steel	40%	4+	\$33,400	2021	\$333,800			B
	<i>Corrosion, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Stations 0+00 To 4+00 Form South</i>							
No Component	20%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD  
**Address** : ROBERT F. WAGNER PLACE ROBERT F. WAGNER PLACE TO MARKET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP025.045 / 1744 **Yr Built/Renovated** :  
**Linear Ft** : 1,410 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 240 **Lot** : 6 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$410,600	\$1,229,400
<b>Total</b>	<b>\$410,600</b>	<b>\$1,229,400</b>
Priority A	\$410,600	
Priority B		\$1,229,400
<b>Total</b>	<b>\$410,600</b>	<b>\$1,229,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$76,200			\$6,600
<b>Total</b>	<b>\$76,200</b>			<b>\$6,600</b>
Priority A	\$56,700			
Priority B	\$18,400			\$6,600
Priority C	\$1,100			
<b>Total</b>	<b>\$76,200</b>			<b>\$6,600</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD**  
**Asset # : 1744**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb Concrete	100%			LIFE	* *	5-10	\$2,200	C
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Gravity Wall Concrete	35%	4+	\$181,300	LIFE	* *	5	\$1,600	A
		Cracking, Extent : Moderate, Area Affected : 2%							
		Location : Throughout							
		Erosion, Extent : Light, Area Affected : 2%							
		Location : Throughout							
	Stone	5%	4+	\$32,200	LIFE	* *	5	\$4,900	A
		Cracking, Extent : Moderate, Area Affected : 2%							
		Location : Throughout							
		Erosion, Extent : Light, Area Affected : 2%							
		Location : Throughout							
	Stone	25%			LIFE	* *	5	\$48,900	A
	No Component	35%							D
	Pile Supported Wall Concrete	35%	4+	\$229,300	2032	* *	5	\$8,100	A
		Other Observation, Extent : Moderate, Area Affected : 25%							
		Location : Throughout							
		Explanation : Erosion And Cracking							
	No Component	65%							D
	Piles and Bracing								
	No Component	65%							D
	Not Accessible	35%							D
	Pile Caps								
	No Component	65%							D
	Not Accessible	35%							D
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt Pavers	100%			2032	* *	5	\$13,200	B
		Settlement, Extent : Light, Area Affected : 5%							
		Location : Stations 3+16 To 5+00, 10+80 To 11+30, And 13+00 To 13+65 From South							
Deck Elements									
	Railing								
	Steel	85%			2021	\$1,045,000			B
	Steel	15%	4+	\$18,400	2021	\$184,400			B
		Corrosion, Extent : Light, Area Affected : 20%							
		Location : Throughout							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD  
**Address** : E.RIVER FROM GOUVEREUR SLIP SOUTH TO HELIPORT  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0025.041 / 1765 **Yr Built/Renovated** :  
**Linear Ft** : 1,002 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 36 **Lot** : 12 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$183,100	\$786,300
<b>Total</b>	<b>\$183,100</b>	<b>\$786,300</b>
Priority A	\$183,100	
Priority B		\$786,300
<b>Total</b>	<b>\$183,100</b>	<b>\$786,300</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$25,400			
<b>Total</b>	<b>\$25,400</b>			
Priority A	\$9,700			
Priority B	\$15,700			
<b>Total</b>	<b>\$25,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD**  
**Asset # : 1765**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete, 10' Water	5%	4+	\$9,700	LIFE	* *	5	\$200	A
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Isolated Throughout Tidal Zone							
	Explanation : Erosion							
No Component	85%							D
Not Accessible	10%							D
Gravity Wall								
Stone	40%	4+	\$183,100	LIFE	* *	5	\$27,800	A
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Periodic Throughout Positioned In Tidal Zone							
	Explanation : Grout Loss							
No Component	15%							D
Not Accessible	45%							D
Piles and Bracing								
No Component	85%							D
Not Accessible	15%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Blocks	100%			2033	* *	5	\$9,400	B
Deck Elements								
Railing								
Steel	90%	4+	\$15,700	2019	\$786,300			B
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Periodic Throughout							
	Explanation : Coating Loss And Surface Corrosion							
No Component	10%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD  
**Address** : BATTERY MARITIME BLDG.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DOT0127.010 / 2777 **Yr Built/Renovated** :  
**Linear Ft** : 366 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 16-May-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2 **Lot** : 1 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads		\$900	\$600	
<b>Total</b>		<b>\$900</b>	<b>\$600</b>	
Priority A				
Priority B		\$900	\$600	
<b>Total</b>		<b>\$900</b>	<b>\$600</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD**  
**Asset # : 2777**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	12%			LIFE	* *	5	\$100	A
	Not Accessible	88%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt	35%			2031	* *	5	\$1,200	B
				Cracking, Extent : Light, Area Affected : 5%					
				Location : Throughout					
				Settlement, Extent : Light, Area Affected : 2%					
				Location : Isolated					
	Concrete	50%			2035	* *	5	\$1,700	B
	Stone	15%			2035	* *	10		B

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD  
**Address** : EAST RIVER E. 41ST TO E. 42ND STS.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0025.169 / 4092 **Yr Built/Renovated** :  
**Linear Ft** : 297 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 21-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1353 **Lot** : 50 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$595,200	\$38,100
<b>Total</b>	<b>\$595,200</b>	<b>\$38,100</b>
Priority A	\$595,200	\$38,100
<b>Total</b>	<b>\$595,200</b>	<b>\$38,100</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads				
<b>Total</b>				
Priority A				
Priority C				
<b>Total</b>				



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

## DEPT. OF SMALL BUSINESS SERV. - 801

## BULKHEAD

Asset # : 4092

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete	10%			LIFE	* *	5	\$100	A
Not Accessible	90%							D
Other Observation, Extent : Light, Area Affected : 0%								
Location :								
Explanation : Inaccessible Due To Fdr Roadway, Only A Less Than 1 Ft Wide Ledge Is Accessible.								
Coping/Curb								
Concrete	100%			LIFE	* *	5	\$200	C
Other Observation, Extent : Light, Area Affected : 100%								
Location : Along Entire Length Of Asset								
Explanation : Concrete Barrier For Fdr								
Pile Supported Wall								
Conc w/Stone Face	40%	Now	\$464,200	LIFE	* *	5	\$7,800	A
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Bottom Half Of Wall								
Explanation : Missing Granite Fascia Panels								
Conc w/Stone Face	35%			LIFE	* *	5	\$6,800	A
Other Observation, Extent : Moderate, Area Affected : 25%								
Location : Erosion At Wall Ends								
Explanation : Erosion On Walls At Outfall Opening								
Not Accessible	25%							D
Piles and Bracing								
Not Accessible	100%							D
Sheet Piles								
Steel, 10' Water	50%	2-4	\$131,000	LIFE	* *	5	\$38,100	A
Corrosion, Extent : Moderate, Area Affected : 100%								
Location : Piles Set Back From Face; More Detailed Survey Req'd To Determine Extent Of Corrosion.								
Not Accessible	50%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Not Accessible	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD ALONG SOUTH STREET  
**Address** : FLETCHER ST NORTH TO PECK SLIP EAST RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP025.043 / 1742 **Yr Built/Renovated** :  
**Linear Ft** : 1,153 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 36 **Lot** : 30 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$500			\$4,800
<b>Total</b>	<b>\$500</b>			<b>\$4,800</b>
Priority A	\$500			
Priority B				\$4,800
<b>Total</b>	<b>\$500</b>			<b>\$4,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD ALONG SOUTH STREET**  
**Asset # : 1742**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	5%			LIFE	* *	5-10	\$400	A
	Not Accessible	95%							D
	Pile Caps								
	Concrete	10%			LIFE	* *	5	\$600	A
	Not Accessible	90%							D
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt	50%			2032	* *	5	\$5,400	B
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Throughout							
	Asphalt Pavers	40%			2032	* *	5	\$4,300	B
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Throughout							
		Explanation : Surface Wear							
	Stone	10%			2032	* *	10		B
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Explanation : Missing Grout							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD E. 54 TO E. 59 ST. E.R.  
**Address** : E. RIVER, 54TH TO 59TH ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.052 / 1749 **Yr Built/Renovated** :  
**Linear Ft** : 1,245 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1371 **Lot** : 30 **BIN** :

**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$76,800		\$200	\$5,200
<b>Total</b>	<b>\$76,800</b>		<b>\$200</b>	<b>\$5,200</b>
Priority A	\$75,900			
Priority B			\$200	\$5,200
Priority C	\$900			
<b>Total</b>	<b>\$76,800</b>		<b>\$200</b>	<b>\$5,200</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD E. 54 TO E. 59 ST. E.R.**  
**Asset # : 1749**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Structural</b>								
Relieving Platform Top Concrete/Stone	3%	Now	\$14,100	LIFE	* *			A
			<i>Cracking, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
			<i>Missing Part, Extent : Severe, Area Affected : 50%</i>					
			<i>Location : Throughout</i>					
No Component	95%							D
Not Accessible	2%							D
<b>Gravity Wall</b>								
Conc w/Stone Face	34%			LIFE	* *	5	\$62,400	A
			<i>Cracking, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
			<i>Erosion, Extent : Light, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
Conc w/Stone Face	1%	Now	\$25,500	LIFE	* *	5	\$900	A
			<i>Missing Part, Extent : Severe, Area Affected : 50%</i>					
			<i>Location : At Station 4+00 From North</i>					
No Component	35%							D
Not Accessible	30%							D
<b>Piles and Bracing</b>								
Not Accessible	100%							D
<b>Revetment</b>								
Stone	15%			LIFE	* *	5	\$1,800	C
No Component	85%							D
<b>Sheet Piles</b>								
Steel	15%			LIFE	* *	10		A
			<i>Corrosion, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : In Splash Zone</i>					
No Component	70%							D
Not Accessible	15%							D
<b>Lowlevel Pile Caps</b>								
Timber	1%	Now	\$5,000	LIFE	* *			A
			<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>					
			<i>Location : Throughout</i>					
Timber	1%			LIFE	* *			A
			<i>Rotting/Splitting, Extent : Light, Area Affected : 25%</i>					
			<i>Location : Throughout</i>					
Not Accessible	98%							D
<b>Backfill</b>								
<b>Fill</b>								
Not Accessible	100%							D
<b>Surface</b>								
Asphalt	90%			2032	* *	5	\$10,500	B
Topsoil	10%			2021	\$6,100	5	\$500	B
<b>Deck Elements</b>								

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD E. 54 TO E. 59 ST. E.R.**  
**Asset # : 1749**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		Code
Deck Elements									
	Railing								
	Fencing	30%			2024	* *	3	\$100	B
	No Component	70%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD E. 63 TO E. 71 ST. E.R.  
**Address** : E. RIVER, 63RD TO 71ST ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.054 / 1750 **Yr Built/Renovated** :  
**Linear Ft** : 2,089 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1482 **Lot** : 60 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$116,900	\$1,864,900
<b>Total</b>	<b>\$116,900</b>	<b>\$1,864,900</b>
Priority A	\$116,900	\$43,500
Priority B		\$1,821,500
<b>Total</b>	<b>\$116,900</b>	<b>\$1,864,900</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$24,900			\$9,800
<b>Total</b>	<b>\$24,900</b>			<b>\$9,800</b>
Priority A	\$24,900			
Priority B				\$9,800
<b>Total</b>	<b>\$24,900</b>			<b>\$9,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD E. 63 TO E. 71 ST. E.R.**  
**Asset # : 1750**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	3%	Now	\$11,800	LIFE	**			A
	Erosion, Extent : Severe, Area Affected : 25%							
	Location : Stations 20+00 To 20+89							
	Missing Part, Extent : Severe, Area Affected : 20%							
	Location : Stations 20+00 TO 20+89							
Concrete/Stone	3%			LIFE	**	10		A
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Throughout							
	Erosion, Extent : Light, Area Affected : 25%							
	Location : Throughout							
No Component	90%							D
Not Accessible	4%							D
Gravity Wall								
Conc w/Stone Face	3%			LIFE	**	5	\$9,200	A
	Erosion, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Stone	28%			LIFE	**	5	\$81,100	A
	Displaced Elements, Extent : Moderate, Area Affected : 20%							
	Location : Isolated Locations							
Stone	2%	Now	\$76,400	LIFE	**	5	\$2,900	A
	Other Observation, Extent : Severe, Area Affected : 2%							
	Location : 13+20 To 14+00 And 2+25 To 2+40							
	Explanation : Missing Or Displaced Stone							
No Component	10%							D
Not Accessible	55%							D
Not Accessible	2%							D
Piles and Bracing								
No Component	90%							D
Not Accessible	10%							D
Lowlevel Pile Caps								
Timber	1%	Now	\$8,500	LIFE	**			A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Stations 19+00 To 20+89 From North							
Timber	1%			LIFE	**			A
	Rotting/Splitting, Extent : Light, Area Affected : 25%							
	Location : Throughout							
No Component	90%							D
Not Accessible	8%							D
Backfill								
Fill								
Not Accessible	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD E. 63 TO E. 71 ST. E.R.**  
**Asset # : 1750**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt Blocks	100%			2032	* *	5	\$19,500	B
	Settlement, Extent : Light, Area Affected : 2%							
	Location :							
	Other Observation, Extent : Moderate, Area Affected : 5%							
	Location : Isolated Throughout							
	Explanation : Settlement At Planters And Utilities							
Deck Elements								
Railing								
Steel	100%			2021	\$1,821,500			B
	Missing Coating, Extent : Light, Area Affected : 15%							
	Location : Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



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**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD E. 78TH TO E. 81ST ST.  
**Address** : E. RIVER, 78TH TO 81ST ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.057 / 2879 **Yr Built/Renovated** :  
**Linear Ft** : 853 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 06-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1490 **Lot** : 60 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$150,000	\$684,300
<b>Total</b>	<b>\$150,000</b>	<b>\$684,300</b>
Priority A	\$150,000	
Priority B		\$684,300
<b>Total</b>	<b>\$150,000</b>	<b>\$684,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$44,900			\$2,900
<b>Total</b>	<b>\$44,900</b>			<b>\$2,900</b>
Priority A	\$13,000			
Priority B	\$31,900			\$2,900
<b>Total</b>	<b>\$44,900</b>			<b>\$2,900</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD E. 78TH TO E. 81ST ST.**  
**Asset # : 2879**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Facing								
Concrete	20%			LIFE	* *	10		C
			<i>Mechanical Damage, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : At South End Of Bulkhead</i>					
No Component	70%							D
Not Accessible	10%							D
Gravity Wall								
Conc w/Stone Face	5%	Now	\$87,300	LIFE	* *	5	\$3,100	A
			<i>Missing Part, Extent : Severe, Area Affected : 15%</i>					
			<i>Location : Stations 0+00, 3+89, 4+73, 6+29, And 7+65 From North End</i>					
Conc w/Stone Face	20%			LIFE	* *	5	\$25,200	A
			<i>Displaced Elements, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Evident Topside Stations 5+07 To 6+66</i>					
			<i>Other Observation, Extent : Light, Area Affected : 50%</i>					
			<i>Location : At Stations 6+77 And 7+81 From North End</i>					
			<i>Explanation : Concrete Patches At Top Of Bulkhead</i>					
Concrete	5%	2-4	\$62,700	LIFE	* *	5	\$100	A
			<i>Cracking, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
			<i>Spalling, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
Concrete	15%			LIFE	* *	5-10	\$800	A
			<i>Cracking, Extent : Light, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
Not Accessible	55%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	72%			2032	* *	5	\$5,700	B
Asphalt Pavers	20%	4+	\$31,900	2032	* *	5	\$800	B
			<i>Settlement, Extent : Light, Area Affected : 25%</i>					
			<i>Location : Throughout</i>					
Not Accessible	8%							D
Deck Elements								
Railing								
Steel	92%			2021	\$684,300			B
			<i>Other Observation, Extent : Light, Area Affected : 15%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Coating Loss</i>					
Not Accessible	8%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD E. 81ST TO E. 84TH ST.  
**Address** : E. RIVER, 81ST TO 84TH ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.058 / 2878 **Yr Built/Renovated** :  
**Linear Ft** : 793 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 06-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1589 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$129,100	
<b>Total</b>	<b>\$129,100</b>	
Priority A	\$129,100	
<b>Total</b>	<b>\$129,100</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads		\$100		\$3,700
<b>Total</b>		<b>\$100</b>		<b>\$3,700</b>
Priority B		\$100		\$3,700
<b>Total</b>		<b>\$100</b>		<b>\$3,700</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD E. 81ST TO E. 84TH ST.**  
**Asset # : 2878**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Sheet Piles								
Steel	30%	4+	\$129,100	LIFE	**			A
	Corrosion, Extent : Moderate, Area Affected : 30%							
	Location : Tidal And Splash Zones							
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : Throughout							
	Explanation : Holes At Sheet Pile Splice Locations							
Steel	30%			LIFE	**	10		A
Not Accessible	40%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	100%			2032	**	5	\$7,400	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout At Top Of Bulkhead							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Throughout At Top Of Bulkhead							
Deck Elements								
Railing								
Fencing	100%			2024	**	3	\$300	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

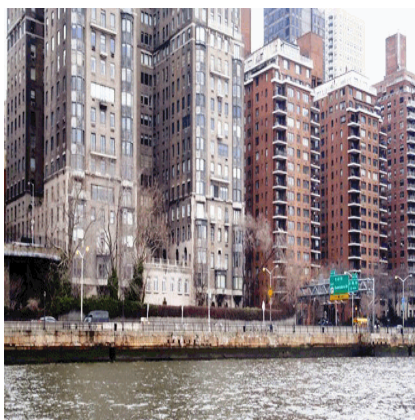
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD E.48 TO E.54 ST. E.R.  
**Address** : E. RIVER, 48TH TO 54TH ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.051 / 1748 **Yr Built/Renovated** :  
**Linear Ft** : 1,630 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1360 **Lot** : 60 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$126,700	\$639,600
<b>Total</b>	<b>\$126,700</b>	<b>\$639,600</b>
Priority B	\$126,700	\$639,600
<b>Total</b>	<b>\$126,700</b>	<b>\$639,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$22,000	\$100		\$1,100
<b>Total</b>	<b>\$22,000</b>	<b>\$100</b>		<b>\$1,100</b>
Priority A	\$22,000			
Priority B		\$100		\$1,100
<b>Total</b>	<b>\$22,000</b>	<b>\$100</b>		<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD E.48 TO E.54 ST. E.R.**  
**Asset # : 1748**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
<b>Structural</b>								
Relieving Platform Top								
Concrete/Stone	45%			LIFE	**	10		A
Concrete/Stone	5%	2-4	\$15,400	LIFE	**			A
<i>Erosion, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Along Top, Bottom, And Corners Of Platform</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Missing Part, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Along Top, Bottom, And Corners Of Platform</i>								
<i>Spalling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Not Accessible	50%							D
Piles and Bracing								
Not Accessible	100%							D
Lowlevel Pile Caps								
Timber	1%	Now	\$6,600	LIFE	**			A
<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Timber	1%			LIFE	**			A
<i>Rotting/Splitting, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Not Accessible	98%							D
<b>Backfill</b>								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	39%	2-4	\$119,000	2032	**	5	\$3,000	B
<i>Settlement, Extent : Light, Area Affected : 5%</i>								
<i>Location :</i>								
Asphalt Pavers	1%	0-2	\$7,600	2032	**	5	\$100	B
<i>Settlement, Extent : Severe, Area Affected : 50%</i>								
<i>Location : At Station 5+90 From North</i>								
Concrete	15%			2032	**	5	\$2,300	B
<i>Cracking, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Not Accessible	45%							D
<b>Deck Elements</b>								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD E.48 TO E.54 ST. E.R.**  
**Asset # : 1748**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Railing								
Fencing	55%			2024	* *	3	\$300	B
	Corrosion, Extent : Moderate, Area Affected : 10%							
	Location : On External Steel Supports Throughout							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Along Fdr Drive							
	Explanation : On Top Of Parapet Wall							
Steel	45%			2021	\$639,600			B
	Missing Coating, Extent : Light, Area Affected : 10%							
	Location : Station 4+00 To 7+20 From North							
Parapet								
Concrete	55%			2024	* *			B
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Throughout							
No Component	45%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD GRAVITY WALL/RELIEVING PLATFORM  
**Address** : SOUTH STREET MARKET SLIP TO PIER 35  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP025.046 / 1745 **Yr Built/Renovated** :  
**Linear Ft** : 1,485 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 05-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 240 **Lot** : 6 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$46,300	\$1,211,700
<b>Total</b>	<b>\$46,300</b>	<b>\$1,211,700</b>
Priority A	\$46,300	\$46,300
Priority B		\$1,165,400
<b>Total</b>	<b>\$46,300</b>	<b>\$1,211,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$1,000			\$6,200
<b>Total</b>	<b>\$1,000</b>			<b>\$6,200</b>
Priority B				\$6,200
Priority C	\$1,000			
<b>Total</b>	<b>\$1,000</b>			<b>\$6,200</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD GRAVITY WALL/RELIEVING PLATFORM**  
**Asset # : 1745**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
No Component	90%							D
Under Construction	10%							D
Coping/Curb								
Concrete	90%			LIFE	* *	5-10	\$2,000	C
		Cracking, Extent : Light, Area Affected : 2%						
		Location : Throughout						
Under Construction	10%							D
Gravity Wall								
Stone	45%			LIFE	* *	5	\$92,700	A
		Spalling, Extent : Moderate, Area Affected : 25%						
		Location : At Concrete Patches						
		Other Observation, Extent : Light, Area Affected : 25%						
		Location : Throughout						
		Explanation : 25% Of Grout Missing						
No Component	10%							D
No Component	10%							D
Not Accessible	35%							D
Backfill								
Fill								
Not Accessible	90%							D
Under Construction	10%							D
Surface								
Asphalt	5%			2032	* *	5	\$700	B
		Settlement, Extent : Light, Area Affected : 50%						
		Location : Throughout						
Asphalt Pavers	85%			2032	* *	5	\$11,800	B
		Settlement, Extent : Moderate, Area Affected : 50%						
		Location : Station 0+67 From South Above Outfall						
		Other Observation, Extent : Light, Area Affected : 10%						
		Location : Throughout						
		Explanation : Settlement						
Under Construction	10%							D
Deck Elements								
Railing								
Steel	90%			2021	\$1,165,400			B
		Other Observation, Extent : Light, Area Affected : 2%						
		Location : Stations 0+00 To 5+00						
		Explanation : Corrosion						
Under Construction	10%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD PIER 42  
**Address** : NS MONTGOMERY @ NS PIER 43 TO E. RIVER PARK  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0025.050 / 2949 **Yr Built/Renovated** :  
**Linear Ft** : 1,065 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 10-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 241 **Lot** : 13 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$335,000	\$2,474,000
<b>Total</b>	<b>\$335,000</b>	<b>\$2,474,000</b>
Priority A	\$335,000	\$2,474,000
<b>Total</b>	<b>\$335,000</b>	<b>\$2,474,000</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$24,000			
<b>Total</b>	<b>\$24,000</b>			
Priority A	\$4,700			
Priority B	\$19,300			
<b>Total</b>	<b>\$24,000</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD PIER 42**  
**Asset # : 2949**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall Concrete	3%	4+	\$4,700	LIFE	* *	5	\$100	A
	Exposed Reinforcement, Extent : Light, Area Affected : 5%							
	Location : North End							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : North End							
Stone	15%	4+	\$29,200	LIFE	* *	5	\$11,100	A
	Other Observation, Extent : Severe, Area Affected : 75%							
	Location : North End; Throughout Tidal And Splash Zones							
	Explanation : Erosion Of Grout							
Stone	2%	0-2	\$58,400	LIFE	* *	5	\$1,500	A
	Displaced Elements, Extent : Severe, Area Affected : 3%							
	Location : North End							
No Component	75%							D
Not Accessible	5%							D
Pile Supported Wall								
Concrete	25%	4+	\$247,400	2023	\$2,474,000	5	\$4,300	A
	Other Observation, Extent : Moderate, Area Affected : 25%							
	Location : Periodic Throughout							
	Explanation : Erosion In Tidal Zone. Isolated Vertical Cracking.							
No Component	25%							D
Not Accessible	50%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Repaired With Steel Sheet Pile							
Piles and Bracing								
No Component	25%							D
Not Accessible	75%							D
Sheet Piles								
Steel, 10' Water	5%			LIFE	* *	5	\$13,700	A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Approximately 400 Ft From N. End							
	Explanation : Outboard Repair Of Concrete Pile Supported Wall							
No Component	95%							D
Backfill								
Fill								
Not Accessible	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD PIER 42**  
**Asset # : 2949**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill									
	Surface								
	Asphalt	60%	4+	\$10,500	2029	* *	5	\$3,000	B
		Cracking, Extent : Light, Area Affected : 10%							
		Location : Periodic Throughout							
	Asphalt	25%	Now	\$8,800	2035	* *	5	\$1,200	B
		Missing Part, Extent : Severe, Area Affected : 20%							
		Location : North End							
	Concrete	15%			2033	* *	5	\$1,500	B
		Cracking, Extent : Light, Area Affected : 10%							
		Location : Periodic Throughout							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD PIER36 TO SO. SIDE PIER 42.  
**Address** : SOUTH STREET SO. SIDE JEFFERSON TO MONTGOMERY  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0025.047 / 1746 **Yr Built/Renovated** : 1900 /  
**Linear Ft** : 1,310 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 241 **Lot** : 22 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$338,500	
<b>Total</b>	<b>\$338,500</b>	
Priority A	\$338,500	
<b>Total</b>	<b>\$338,500</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads		\$6,100		
<b>Total</b>		<b>\$6,100</b>		
Priority A				
Priority B		\$6,100		
<b>Total</b>		<b>\$6,100</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801  
BULKHEAD PIER36 TO SO. SIDE PIER 42.**

**Asset # : 1746**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Structural</b>								
Pile Supported Wall Concrete	45%	4+	\$109,600	2029	* *	5	\$9,600	A
<i>Other Observation, Extent : Light, Area Affected : 15%</i>								
<i>Location : Periodic Throughout</i>								
<i>Explanation : Erosion In Tidal Zone</i>								
No Component	5%							D
Not Accessible	50%							D
<b>Piles and Bracing</b>								
No Component	5%							D
Not Accessible	95%							D
<b>Sheet Piles</b>								
Timber	5%	Now	\$228,900	LIFE	* *	4	\$1,000	A
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : At Retaining Wall Return</i>								
<i>Explanation : Collapsed</i>								
No Component	95%							D
<b>Backfill</b>								
<b>Fill</b>								
Not Accessible	100%							D
<b>Surface</b>								
Asphalt	65%			2035	* *	5	\$8,000	B
Concrete	35%			2035	* *	5	\$4,300	B

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD STEEL WITH CONCRETE CAP  
**Address** : BETWEEN PIER 11 & 12  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0049.000 / 13962 **Yr Built/Renovated** :  
**Linear Ft** : 316 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-Oct-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 515 **Lot** : 61 **BIN** :

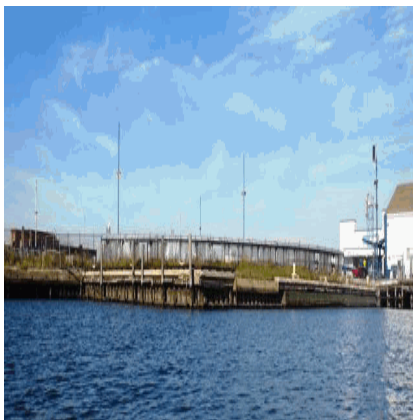
**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$53,700	\$400	\$400	
<b>Total</b>	<b>\$53,700</b>	<b>\$400</b>	<b>\$400</b>	
Priority A	\$8,300			
Priority B	\$37,400	\$400	\$400	
Priority C	\$8,100			
<b>Total</b>	<b>\$53,700</b>	<b>\$400</b>	<b>\$400</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD STEEL WITH CONCRETE CAP**  
**Asset # : 13962**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Coping/Curb									
	Timber	30%			LIFE	**	5		C
	Timber	50%	Now	\$8,100	LIFE	**	5	\$100	C
Broken, Extent : Severe, Area Affected : 100%									
Location : Split, Broken, Or Missing Curb									
	No Component	20%							D
Sheet Piles									
	Steel	25%			LIFE	**			A
Corrosion, Extent : Light, Area Affected : 100%									
Location : Throughout									
	Steel	5%	4+	\$4,300	LIFE	**			A
Corrosion, Extent : Moderate, Area Affected : 100%									
Location : Splash Zone; Webs Of Steel Wales Corroded Through									
	Not Accessible	70%							D
Pile Caps									
	Concrete	50%	2-4	\$4,000	LIFE	**	5	\$400	A
Spalling, Extent : Moderate, Area Affected : 100%									
Location : Moderate Spalling From 0+00 To 1+55; Severe Spalls At 1+54, 1+64, 2+05, 3+11									
	Concrete	50%			LIFE	**	5	\$400	A
Backfill									
Surface									
	Concrete	30%			2031	**	5	\$900	B
	Topsoil	65%			2020	\$10,100	5	\$800	B
	Topsoil	5%	Now	\$800	2022	\$800	5		B
Settlement, Extent : Severe, Area Affected : 100%									
Location : Station 2+30 To 2+45; Sinkhole 4' Wide 4' Deep Behind Sheet Pile Wall									
Fender									
Piles									
	Timber	25%	Now	\$13,600	2037	**	4	\$1,500	B
Rotting/Splitting, Extent : Severe, Area Affected : 100%									
Location : Station 2+15 To 3+33; Broken, Rotting, Split Fender Piles									
	No Component	55%							D
	Not Accessible	20%							D
Wales and Chocks									
	Timber	45%	0-2	\$23,000	2037	**	4	\$6,300	B
Rotting/Splitting, Extent : Moderate, Area Affected : 100%									
Location : Station 2+15 To 3+33									
	No Component	55%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD - HARLEM RIVER SEAWALL/REVTMENT/CRIBBING  
**Address** : HARLEM RIVER, 147TH - 158TH ST E.145TH TO MACOMBS DAM BRIDGE  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBS0027.021 / 1718 **Yr Built/Renovated** :  
**Linear Ft** : 4,469 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2539 **Lot** : 2 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$239,600	\$1,596,300
<b>Total</b>	<b>\$239,600</b>	<b>\$1,596,300</b>
Priority B		\$1,596,300
Priority C	\$239,600	
<b>Total</b>	<b>\$239,600</b>	<b>\$1,596,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$72,800		\$13,900	
<b>Total</b>	<b>\$72,800</b>		<b>\$13,900</b>	
Priority A	\$1,500			
Priority B	\$63,200		\$13,900	
Priority C	\$8,100			
<b>Total</b>	<b>\$72,800</b>		<b>\$13,900</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD - HARLEM RIVER SEAWALL/REVTMENT/CRIBBING**  
**Asset # : 1718**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall Concrete	10%			LIFE	* *	5-10	\$3,000	A
	Erosion, Extent : Light, Area Affected : 50%							
	Location : Throughout							
Stone Gabion	1%			LIFE	* *	3		A
No Component	79%							D
Not Accessible	10%							D
Piles and Bracing								
No Component	65%							D
Not Accessible	35%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Low-water Timber Deck Of Low Level Platform Is Visible At Low Tide							
Revetment								
Stone	37%			LIFE	* *	5	\$16,200	C
Stone	3%	2-4	\$89,900	LIFE	* *	5	\$700	C
	Missing Part, Extent : Moderate, Area Affected : 50%							
	Location : Concrete Debris Revetment From Sta 3+26 To Sta 4+71 From South							
Stone	2%	2-4	\$59,900	LIFE	* *	5	\$400	C
	Missing Part, Extent : Moderate, Area Affected : 100%							
	Location : Isolated Between Sta 10+20 And Sta 11+20 From The South							
Stone	3%	Now	\$89,900	LIFE	* *	5	\$700	C
	Missing Part, Extent : Moderate, Area Affected : 50%							
	Location : Concrete Debris Revetment From Sta 6+05 To Sta 7+60 From South							
No Component	55%							D
Sheet Piles								
Steel	1%			LIFE	* *	10		A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Upland Of Stone Revetment, Adjacent To Asphalt Walkway At South Half Of Asset							
	Explanation : Buried In Topsoil Of Planter							
No Component	70%							D
Not Accessible	29%							D
Backfill								
Fill								
Not Accessible	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD - HARLEM RIVER SEAWALL/REVETMENT/CRIBBING**  
**Asset # : 1718**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	50%			2026	* *	5	\$20,900	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
	Settlement, Extent : Moderate, Area Affected : 5%							
	Location : Throughout							
Topsoil	5%	2-4	\$6,600	2022	\$11,000	5	\$400	B
	Erosion, Extent : Moderate, Area Affected : 50%							
	Location : Isolated Throughout							
Topsoil	40%			2021	\$87,800	5	\$6,800	B
Topsoil	5%	Now	\$6,600	2023	\$11,000	5	\$400	B
	Settlement, Extent : Severe, Area Affected : 50%							
	Location : Isolated Throughout							
Fender								
Piles								
Timber	35%			2019	\$268,400	4	\$46,000	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Fender System Used To Be Installed On Gravity Wall But Is No Longer Used Or Required.							
No Component	65%							D
Wales and Chocks								
Timber	35%			2019	\$633,700	4	\$104,100	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Fender System Used To Be Installed On Gravity Wall But Is No Longer Used Or Required.							
No Component	65%							D
Deck Elements								
Railing								
Steel	15%			2022	\$584,500			B
No Component	85%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD @ PILE SUPPORTED WHARF BET. NICKS LOBSTER & KINGS PLAZA  
**Address** : FLATBUSH AVE. MILL BASIN  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR026.062 / 16 **Yr Built/Renovated** :  
**Linear Ft** : 700 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 15-Dec-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 8591 **Lot** : 980 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$2,593,300	
<b>Total</b>	<b>\$2,593,300</b>	
Priority A	\$2,593,300	
<b>Total</b>	<b>\$2,593,300</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$17,600			\$1,300
<b>Total</b>	<b>\$17,600</b>			<b>\$1,300</b>
Priority A	\$17,600			
Priority B				\$1,300
<b>Total</b>	<b>\$17,600</b>			<b>\$1,300</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD @ PILE SUPPORTED WHARF BET. NICKS LOBSTER & KINGS PLAZA**  
**Asset # : 16**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Concrete	20%	0-2	\$777,100	LIFE	* *	5	\$700	A
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : In Tidal Zone							
Not Accessible	80%							D
Sheet Piles								
Concrete	80%	2-4	\$1,816,200	LIFE	* *			A
	Other Observation, Extent : Severe, Area Affected : 50%							
	Location : In Tidal Zone							
	Explanation : Erosion							
Not Accessible	20%							D
Pile Caps								
Concrete	100%	4+	\$17,600	LIFE	* *	5	\$1,700	A
	Corrosion of Reinforcement, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Spalling, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Topsoil	100%			2022	\$34,400	5	\$2,700	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD @PIER 35  
**Address** : EAST RIVER BET CLINTON & MONTGOMERY STS.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP025.048 / 1747 **Yr Built/Renovated** :  
**Linear Ft** : 112 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 23-Jul-2007 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 241 **Lot** : 13 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$64,900	
<b>Total</b>	<b>\$64,900</b>	
Priority A	\$64,900	
<b>Total</b>	<b>\$64,900</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$21,500		\$900	
<b>Total</b>	<b>\$21,500</b>		<b>\$900</b>	
Priority A				
Priority B	\$21,500		\$900	
Priority C				
<b>Total</b>	<b>\$21,500</b>		<b>\$900</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD @PIER 35**  
**Asset # : 1747**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete, 10' Water	50%			LIFE	* *	5	\$200	A
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : South Face							
	Explanation : Spalling							
Concrete, 10' Water	15%	Now	\$64,900	LIFE	* *	5	\$100	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Inshore Of Pier 35 At Outfall							
	Explanation : Collapsed							
Not Accessible	35%							D
Coping/Curb								
Concrete	50%			LIFE	* *	5		C
No Component	50%							D
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Topsoil	15%	Now	\$3,300	2059	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Inshore Of Pier 35							
	Explanation : Sinkholes							
Not Accessible	85%							D
Surface								
Asphalt	50%	2-4	\$4,600	2034	* *	5	\$300	B
	Settlement, Extent : Light, Area Affected : 75%							
	Location : Inshore Of Pier 35							
Asphalt	25%	Now	\$2,300	2034	* *	5	\$100	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Inshore Of Pier 35							
	Explanation : Sinkholes							
Concrete	25%			2028	* *	5	\$300	B
	Cracking, Extent : Light, Area Affected : 25%							
	Location : At Southwest Corner							
Fender								
Piles								
Timber	25%			2028	* *	4	\$500	B
No Component	50%							D
Not Accessible	25%							D
Wales and Chocks								
Timber	25%			2028	* *	4	\$1,200	B
Timber	25%	Now	\$11,300	2034	* *	4	\$1,200	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
No Component	50%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD @PIER 36  
**Address** : BET CLINTON & MONTGOMERY STS. OFFSHORE END OF PIER 36  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DGSP025.049 / 2948 **Yr Built/Renovated** :  
**Linear Ft** : 1,360 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 19-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 241 **Lot** : 13 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$83,300	\$37,700
<b>Total</b>	<b>\$83,300</b>	<b>\$37,700</b>
Priority A	\$37,700	\$37,700
Priority C	\$45,600	
<b>Total</b>	<b>\$83,300</b>	<b>\$37,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$16,500			\$6,400
<b>Total</b>	<b>\$16,500</b>			<b>\$6,400</b>
Priority A	\$14,200			
Priority B				\$6,400
Priority C	\$2,300			
<b>Total</b>	<b>\$16,500</b>			<b>\$6,400</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD @PIER 36**  
**Asset # : 2948**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete	2%	4+	\$8,400	LIFE	* *	5	\$100	A
	Cracking, Extent : Moderate, Area Affected : 15%							
	Location : At North End Of Pier							
	Spalling, Extent : Moderate, Area Affected : 15%							
	Location : At North End Of Pier							
Concrete	13%			LIFE	* *	5-10	\$1,100	A
No Component	85%							D
Gravity Wall								
Concrete	25%			LIFE	* *	5-10	\$2,200	A
Stone	40%			LIFE	* *	5	\$75,400	A
	Missing Block Seal, Extent : Moderate, Area Affected : 2%							
	Location : Isolated Throughout							
No Component	30%							D
Not Accessible	5%							D
Piles and Bracing								
Timber	5%			2026	* *	4	\$12,500	A
No Component	75%							D
Not Accessible	20%							D
Revetment								
Stone	5%	4+	\$45,600	LIFE	* *	5	\$300	C
	Settlement, Extent : Moderate, Area Affected : 5%							
	Location : Throughout, Beneath Concrete Gravity Wall							
Stone	35%			LIFE	* *	5	\$4,700	C
No Component	60%							D
Sheet Piles								
Steel	15%			LIFE	* *	10		A
No Component	85%							D
Pile Caps								
No Component	75%							D
Not Accessible	25%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	80%			2032	* *	5	\$10,200	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
Concrete	20%			2032	* *	5	\$2,500	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD 77 PIER A  
**Address** : BATTERY PARK TO PIER A  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0025.030 / 168 **Yr Built/Renovated** :  
**Linear Ft** : 119 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 16 **Lot** : 285 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$139,500	\$103,800
<b>Total</b>	<b>\$139,500</b>	<b>\$103,800</b>
Priority A	\$139,500	
Priority B		\$103,800
<b>Total</b>	<b>\$139,500</b>	<b>\$103,800</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$6,300			\$500
<b>Total</b>	<b>\$6,300</b>			<b>\$500</b>
Priority A	\$5,500			
Priority B	\$800			\$500
Priority C	\$100			
<b>Total</b>	<b>\$6,300</b>			<b>\$500</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD 77 PIER A**  
**Asset # : 168**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Concrete	100%			LIFE	* *	5-10	\$200	C
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Pile Supported Wall								
Conc w/Stone Face	30%	2-4	\$139,500	LIFE	* *	5	\$2,300	A
	<i>Other Observation, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Sta 0+50 To 0+75 From Pier A</i>							
	<i>Explanation : Displacement</i>							
Conc w/Stone Face	70%			LIFE	* *	5	\$10,900	A
	<i>Other Observation, Extent : Light, Area Affected : 40%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Mason Wall, Grout Loss</i>							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	98%			2032	* *	5	\$1,100	B
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Concrete	2%	4+	\$800	2038	* *	5		B
	<i>Cracking, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Sta 0+50 To 0+75 From Pier A</i>							
Deck Elements								
Railing								
Steel	100%			2021	\$103,800			B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD AND RELIEVING PLATFORM UNDER NICKS LOBSTER BUILDING  
**Address** : FLATBUSH AVE. MILL BASIN  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR026.065 / 19 **Yr Built/Renovated** :  
**Linear Ft** : 360 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 16-Dec-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 8591 **Lot** : 980 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$47,100
<b>Total</b>		<b>\$47,100</b>
Priority B		\$47,100
<b>Total</b>		<b>\$47,100</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$2,900		\$6,400	\$2,700
<b>Total</b>	<b>\$2,900</b>		<b>\$6,400</b>	<b>\$2,700</b>
Priority A	\$900			
Priority B	\$2,000		\$6,400	\$2,700
<b>Total</b>	<b>\$2,900</b>		<b>\$6,400</b>	<b>\$2,700</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD AND RELIEVING PLATFORM UNDER NICKS LOBSTER BUILDING**  
**Asset # : 19**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete	15%			LIFE	* *	5-10	\$300	A
No Component	35%							D
Not Accessible	50%							D
Piles and Bracing								
Not Accessible	100%							D
Sheet Piles								
Timber	25%			LIFE	* *	4	\$2,100	A
No Component	65%							D
Not Accessible	10%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Surface								
Asphalt	35%			2032	* *	5	\$1,200	B
Concrete	20%			2032	* *	5	\$700	B
Not Accessible	45%							D
Fender								
Facing								
Timber	45%			2032	* *	3	\$6,900	B
No Component	55%							D
Piles								
Timber	8%			2026	* *	4	\$800	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Tidal Zone							
No Component	90%							D
Not Accessible	2%							D
Wales and Chocks								
Timber	80%			2032	* *	4	\$12,800	B
No Component	20%							D
Deck Elements								
Railing								
Steel	15%			2021	\$47,100			B
No Component	85%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD AT 23RD ST. GOWANUS BAY  
**Address** : NORTH SIDE OF 23RD STREET TO SOUTH SIDE OF 24TH STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0015.033 / 2977 **Yr Built/Renovated** :  
**Linear Ft** : 330 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 16-Dec-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 644 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$268,600	
<b>Total</b>	<b>\$268,600</b>	
Priority A	\$268,600	
<b>Total</b>	<b>\$268,600</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$29,100			\$1,100
<b>Total</b>	<b>\$29,100</b>			<b>\$1,100</b>
Priority A	\$8,500			
Priority B	\$20,600			\$1,100
<b>Total</b>	<b>\$29,100</b>			<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD AT 23RD ST. GOWANUS BAY**  
**Asset # : 2977**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Steel	10%			LIFE	* *	5	\$8,300	A
	Corrosion, Extent : Light, Area Affected : 20%							
	Location : Above Mlw Elevation, Station 1+80 To 3+30 From North							
No Component	55%							D
Not Accessible	35%							D
Sheet Piles								
Steel	30%			LIFE	* *	10		A
	Corrosion, Extent : Light, Area Affected : 30%							
	Location : Above Mlw Elevation Throughout							
Steel	15%	Now	\$268,600	LIFE	* *			A
	Excess Deflections, Extent : Severe, Area Affected : 100%							
	Location : Station 0+80 To 1+24 From North							
Not Accessible	55%							D
Wales								
Steel	45%			LIFE	* *	5	\$5,700	A
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Throughout, Station 1+80 To 3+30 From North							
No Component	55%							D
Pile Caps								
Steel	90%			2024	* *	5	\$1,900	A
	Corrosion, Extent : Light, Area Affected : 50%							
	Location : Throughout							
Steel	10%	Now	\$500	2028	* *	5	\$100	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 0+45 To 0+85 From North							
	Explanation : Missing Part							
Backfill								
Fill								
Topsoil	10%	Now	\$6,500	2063	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At Displaced Wall Sta 0+80 To 1+24 And At Sinkhole Station 3+30 From North							
	Explanation : Fill Loss							
Not Accessible	90%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD AT 23RD ST. GOWANUS BAY**  
**Asset # : 2977**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	40%			2032	* *	5	\$1,200	B
Asphalt	10%	Now	\$2,700	2038	* *	5	\$200	B
Settlement, Extent : Severe, Area Affected : 100%								
Location : At Displaced Section Of Wall Station 0+80 To 1+25 From North								
Concrete	30%			2032	* *	5	\$900	B
Concrete	10%	Now	\$10,900	2038	* *	5	\$200	B
Settlement, Extent : Severe, Area Affected : 100%								
Location : At Displaced Section Of Wall Station 0+80 To 1+25 From North								
Gravel	8%			2032	* *	2-5	\$100	B
Gravel	2%	Now	\$500	2038	* *	2-5		B
Settlement, Extent : Severe, Area Affected : 100%								
Location : At Southern Terminus, Station 3+30 From North								
Fender								
Pile Cluster								
Timber	45%			2024	* *	4-10		B
No Component	55%							D
Deck Elements								
Railing								
Guard Rail	100%			LIFE	* *			B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD BET. DRY DOCKS 2 & 4 BULKHEAD  
**Address** : BET. DRY DOCKS 2 & 4 BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.121 / 13541 **Yr Built/Renovated** :  
**Linear Ft** : 235 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$524,100	
<b>Total</b>	<b>\$524,100</b>	
Priority A	\$426,700	
Priority B	\$97,400	
<b>Total</b>	<b>\$524,100</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$12,400			
<b>Total</b>	<b>\$12,400</b>			
Priority A				
Priority B	\$12,400			
<b>Total</b>	<b>\$12,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD BET. DRY DOCKS 2 & 4 BULKHEAD**  
**Asset # : 13541**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall								
Conc w/Stone20'Water	10%	Now	\$205,900	LIFE	* *	5	\$2,300	A
	Other Observation, Extent : Severe, Area Affected : 70%							
	Location : Throughout							
	Explanation : Broken And Missing Blocks							
Conc w/Stone20'Water	5%	4+	\$61,800	LIFE	* *	5	\$1,200	A
	Displaced Elements, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Conc w/Stone20'Water	75%	4+	\$61,800	LIFE	* *	5	\$17,300	A
	Missing Block Seal, Extent : Moderate, Area Affected : 35%							
	Location : Throughout							
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout Concrete At Top Of Wall							
	Explanation : Spalling							
Concrete, 20' Water	10%	4+	\$97,200	LIFE	* *	5	\$400	A
	Erosion, Extent : Moderate, Area Affected : 50%							
	Location : In Tidal Zone							
Piles and Bracing								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	40%	0-2	\$12,400	2028	* *	5	\$400	B
	Settlement, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Concrete	60%			2028	* *	5	\$1,300	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Fender								
Piles								
Timber	100%	Now	\$40,300	2034	* *	4	\$4,600	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : entire length							
	Explanation : Missing/broken							
Wales and Chocks								
Timber	100%	Now	\$57,100	2034	* *	4	\$10,400	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Entire Length							
	Explanation : Missing/broken							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD FORMING PIER D BERTHS 4,5  
**Address** : FRONT AVE. EAST SIDE BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.140 / 13535 **Yr Built/Renovated** :  
**Linear Ft** : 900 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 21-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$179,000	\$225,400
<b>Total</b>	<b>\$179,000</b>	<b>\$225,400</b>
Priority A		\$41,300
Priority B	\$179,000	\$184,100
<b>Total</b>	<b>\$179,000</b>	<b>\$225,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$73,800			\$5,800
<b>Total</b>	<b>\$73,800</b>			<b>\$5,800</b>
Priority B	\$55,400			\$5,800
Priority C	\$18,500			
<b>Total</b>	<b>\$73,800</b>			<b>\$5,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD FORMING PIER D BERTHS 4,5**  
**Asset # : 13535**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Timber	75%	Now	\$13,900	LIFE	* *	5	\$300	C
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
Timber	10%	4+	\$4,600	LIFE	* *	5		C
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Timber	15%			LIFE	* *	5	\$100	C
Pile Supported Wall Conc w/Stone Face	70%			LIFE	* *	5	\$41,300	A
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout Concrete At Top Of Wall							
	Explanation : Cracking And Spalling							
Not Accessible	30%							D
Piles and Bracing Not Accessible	100%							D
Pile Caps Not Accessible	100%							D
Backfill								
Fill Topsoil	15%	Now	\$26,500	2059	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At Face							
	Explanation : Sinkhole							
Not Accessible	85%							D
Surface Concrete	10%			2028	* *	5	\$800	B
Topsoil	15%	Now	\$6,600	2019	\$6,600	5	\$300	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At Face							
	Explanation : Sinkhole							
Topsoil	75%			2017	\$33,100	5	\$2,600	B
Fender								
Buffer Rubber	25%	Now	\$20,500	2034	* *	4-5	\$3,100	B
	Aging, Extent : Moderate, Area Affected : 20%							
	Location : Rubber Tires East Side							
	Other Observation, Extent : Moderate, Area Affected : 60%							
	Location : East Side Of Pier							
	Explanation : Broken Cables At Rubber Tires							
Rubber	65%			2022	\$177,500	4-5	\$14,300	B
	Aging, Extent : Light, Area Affected : 35%							
	Location : Rubber Tires East And West Sides							
No Component	10%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD FORMING PIER D BERTHS 4,5**  
**Asset # : 13535**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Wales and Chocks								
Timber	40%	Now	\$145,800	2034	* *	4	\$16,000	B
	<i>Broken, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : South Face</i>							
No Component	60%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BULKHEAD, AT U.N. SCHOOL PIER  
**Address** : 24-50 FDR DRIVE E. 23RD STREET. AT U.N. SCHOOL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.067 / 4474 **Yr Built/Renovated** :  
**Linear Ft** : 855 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 30-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 991 **Lot** : 59 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$92,800	
<b>Total</b>	<b>\$92,800</b>	
Priority A	\$92,800	
<b>Total</b>	<b>\$92,800</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$8,900		\$200	\$2,800
<b>Total</b>	<b>\$8,900</b>		<b>\$200</b>	<b>\$2,800</b>
Priority A	\$4,700			
Priority B			\$200	\$2,800
Priority C	\$4,200			
<b>Total</b>	<b>\$8,900</b>		<b>\$200</b>	<b>\$2,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BULKHEAD, AT U.N. SCHOOL PIER**  
**Asset # : 4474**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	100%			LIFE	* *	5	\$8,400	C
Sheet Piles								
Steel	20%	4+	\$92,800	LIFE	* *			A
	Corrosion, Extent : Moderate, Area Affected : 10%							
	Location : In Splash Zone							
Steel	40%			LIFE	* *	10		A
Timber	40%			LIFE	* *	4	\$7,900	A
Pile Caps								
Concrete	100%			LIFE	* *	5	\$4,200	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	60%			2032	* *	5	\$4,800	B
Concrete	10%			2032	* *	5	\$800	B
Topsoil	10%			2021	\$4,200	5	\$300	B
Not Accessible	20%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL BULKHEAD  
**Address** : N/S PIER 6 NORTH TO END  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR026.025 / 22 **Yr Built/Renovated** :  
**Linear Ft** : 960 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 11-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 715 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$170,900	
<b>Total</b>	<b>\$170,900</b>	
Priority A	\$44,600	
Priority B	\$126,300	
<b>Total</b>	<b>\$170,900</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$1,900		\$100	
<b>Total</b>	<b>\$1,900</b>		<b>\$100</b>	
Priority A	\$1,900			
Priority B			\$100	
<b>Total</b>	<b>\$1,900</b>		<b>\$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.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL BULKHEAD**  
**Asset # : 22**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall Concrete	10%	4+	\$44,600	2032	* *	5	\$1,600	A
	Other Observation, Extent : Moderate, Area Affected : 20%							
	Location : Above Mlw							
	Explanation : Spalling							
No Component	90%							D
Piles and Bracing								
No Component	95%							D
Not Accessible	5%							D
Sheet Piles								
Steel	15%			LIFE	* *	10		A
	Corrosion, Extent : Light, Area Affected : 25%							
	Location : Above Mlw Elevation							
No Component	10%							D
Not Accessible	75%							D
Wales								
Steel	10%			LIFE	* *	5	\$3,700	A
	Corrosion, Extent : Light, Area Affected : 25%							
	Location : Throughout							
No Component	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	40%	Now	\$126,300	2038	* *	5	\$1,800	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Along North Side Of Pier 6							
	Explanation : Collapsed Structure							
Not Accessible	60%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Throughout							
	Explanation : New Fencing							
Deck Elements								
Railing								
Fencing	100%			2028	* *	3	\$300	B
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL BULKHEAD  
**Address** : NORTH SIDE OF PIER 5 TO SOUTH SIDE OF PIER 6  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR026.024 / 23 **Yr Built/Renovated** :  
**Linear Ft** : 376 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 715 **Lot** : 1 **BIN** :

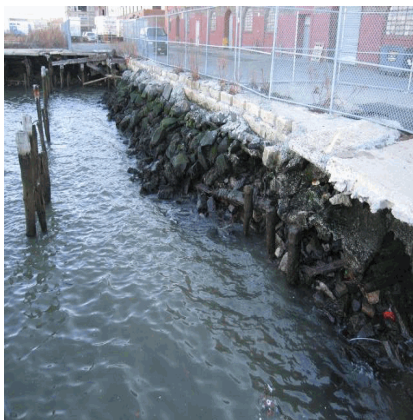
**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$1,600		\$100	\$200
<b>Total</b>	<b>\$1,600</b>		<b>\$100</b>	<b>\$200</b>
Priority B			\$100	\$200
Priority C	\$1,600			
<b>Total</b>	<b>\$1,600</b>		<b>\$100</b>	<b>\$200</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL BULKHEAD**  
**Asset # : 23**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	85%			LIFE	* *	5	\$3,100	C
		<i>Missing Part, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Random</i>						
		<i>Recent Repair Evident, Extent : Light, Area Affected : 50%</i>						
		<i>Location : Throughout</i>						
No Component	15%							D
Sheet Piles								
Steel	15%			LIFE	* *	10		A
		<i>Corrosion, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
No Component	85%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	10%			2032	* *	5	\$400	B
Cobblestone	75%			2043	* *	5	\$3,500	B
Gravel	15%			2036	* *	2-5	\$100	B
Deck Elements								
Railing								
Fencing	100%			2028	* *	3	\$100	B
		<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL BULKHEAD  
**Address** : NORTH SIDE OF PIER 4 TO SOUTH SIDE OF PIER 5  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR026.023 / 24 **Yr Built/Renovated** :  
**Linear Ft** : 352 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 725 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$977,300	
<b>Total</b>	<b>\$977,300</b>	
Priority A	\$918,300	
Priority C	\$59,000	
<b>Total</b>	<b>\$977,300</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$15,900			\$200
<b>Total</b>	<b>\$15,900</b>			<b>\$200</b>
Priority A	\$5,800			
Priority B	\$8,800			\$200
Priority C	\$1,300			
<b>Total</b>	<b>\$15,900</b>			<b>\$200</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL BULKHEAD**  
**Asset # : 24**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Gravity Wall	Concrete	85%	4+	\$879,500	LIFE	* *	5	\$1,000	A
		Not Plumb, Extent : Light, Area Affected : 40% Location : Throughout							
Concrete		15%	4+	\$38,800	LIFE	* *	5	\$200	A
		Spalling, Extent : Moderate, Area Affected : 10% Location : Throughout							
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Adjacent To Support Piles At Station I+80							
		Explanation : Undermining							
Piles and Bracing									
Steel		10%			LIFE	* *	5	\$8,900	A
	Not Accessible	90%							D
Revetment									
Stone		75%			LIFE	* *	5	\$2,600	C
	Stone	10%	Now	\$23,600	LIFE	* *	5	\$200	C
		Missing Part, Extent : Moderate, Area Affected : 50% Location : At Station I+80							
Stone		15%	2-4	\$35,400	LIFE	* *	5	\$300	C
		Missing Part, Extent : Moderate, Area Affected : 25% Location : Isolated Throughout							
Sheet Piles									
Timber		50%			LIFE	* *	4	\$4,000	A
	Not Accessible	50%							D
Backfill									
Fill									
	Not Accessible	100%							D
Surface									
Concrete		15%			2032	* *	5	\$500	B
	Topsoil	85%	Now	\$8,800	2023	\$14,700	5	\$600	B
		Other Observation, Extent : Severe, Area Affected : 10% Location : Isolated Locations Explanation : Settlement							
Deck Elements									
Railing									
	Fencing	100%			2024	* *	3	\$100	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : BUSH TERMINAL REVETMENT NORTH SIDE OF PIER 4  
**Address** : FOOT OF 45TH ST. TO 52ND ST.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR026.021 / 2571 **Yr Built/Renovated** :  
**Linear Ft** : 4,348 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 05-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 725 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$998,800	\$85,400
<b>Total</b>	<b>\$998,800</b>	<b>\$85,400</b>
Priority A	\$918,900	
Priority B	\$79,900	\$85,400
<b>Total</b>	<b>\$998,800</b>	<b>\$85,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$38,800			
<b>Total</b>	<b>\$38,800</b>			
Priority A	\$10,100			
Priority B	\$10,700			
Priority C	\$18,100			
<b>Total</b>	<b>\$38,800</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL REVETMENT NORTH SIDE OF PIER 4**  
**Asset # : 2571**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete	5%	Now	\$335,200	LIFE	* *	5	\$700	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At South End							
	Explanation : Structure Failed							
No Component	95%							D
Piles and Bracing Timber	5%	Now	\$583,700	2038	* *	4	\$26,600	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : at south end							
	Explanation : Structure Failed							
No Component	95%							D
Revetment Stone	85%			LIFE	* *	5	\$36,200	C
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : New Stone Revetment							
No Component	5%							D
Under Construction	10%							D
Pile Caps Timber	5%	Now	\$10,100	LIFE	* *	4	\$1,400	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : at south end							
	Explanation : Structure Failed							
No Component	95%							D
Backfill								
Fill								
Topsoil	5%	Now	\$42,600	2063	* *			B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At South End							
	Explanation : Structure Failed							
Not Accessible	95%							D
Surface								
Stone	40%			2038	* *	10		B
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Inshore Of Revetment							
Topsoil	5%	Now	\$10,700	2023	\$10,700	5	\$400	B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At South End							
	Explanation : Structure Failed							
Topsoil	35%			2023	\$74,700	5	\$5,800	B
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Inshore Of Revetment							
Under Construction	20%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location : Near 47th Street							
	Explanation : Filter Fabric In Place							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BUSH TERMINAL REVETMENT NORTH SIDE OF PIER 4**  
**Asset # : 2571**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fender								
Piles								
Timber	5%	Now	\$37,300	2038	* *	4	\$4,300	B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : at south end</i>								
<i>Explanation : Structure Failed</i>								
No Component	95%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*



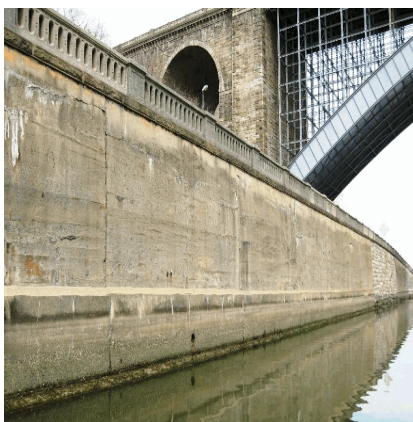
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : CONCRETE RETAINING WALL W/TIMBER CRIBBING FOUNDATION. BULKHEAD  
**Address** : SO SIDE WASHINGTON BRIDGE MIDWAY TO HAMILTON BRIDGE, SUB 1 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR071.000 / 13815 **Yr Built/Renovated** :  
**Linear Ft** : 282 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 10-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2106 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads		\$63,100
<b>Total</b>		<b>\$63,100</b>
Priority B		\$63,100
<b>Total</b>		<b>\$63,100</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$22,600	\$900		
<b>Total</b>	<b>\$22,600</b>	<b>\$900</b>		
Priority A	\$20,700			
Priority B	\$1,900	\$900		
Priority C				
<b>Total</b>	<b>\$22,600</b>	<b>\$900</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**CONCRETE RETAINING WALL W/TIMBER CRIBBING FOUNDATION. BULKHEAD**  
**Asset # : 13815**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Stone	100%			LIFE	* *	5	\$400	C
	<i>Other Observation, Extent : Light, Area Affected : 10%</i> <i>Location : Throughout At Top Of Wall</i> <i>Explanation : Partial Loss Of Mortar Bedding And Joint Seal</i>							
Gravity Wall Concrete	95%			LIFE	* *	5	\$900	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i> <i>Location : Throughout In Upper 10 Ft Of Wall</i> <i>Spalling, Extent : Light, Area Affected : 2%</i> <i>Location : Isolated At Joints</i> <i>Other Observation, Extent : Light, Area Affected : 3%</i> <i>Location : Throughout In Upper 10 Ft Of Wall</i> <i>Explanation : Efflorescence</i>							
Concrete	5%	4+	\$20,700	LIFE	* *	5		A
	<i>Cracking, Extent : Moderate, Area Affected : 100%</i> <i>Location : In Upper 10 Ft Of Wall Between Station 0+00 To 0+60 (from South)</i> <i>Spalling, Extent : Moderate, Area Affected : 50%</i> <i>Location : At Construction Joints, Stations 0+00 To 0+60 And 1+55 And 1+85 (from South)</i>							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	70%			2030	* *	5	\$1,800	B
	<i>Cracking, Extent : Light, Area Affected : 3%</i> <i>Location : Throughout</i> <i>Settlement, Extent : Light, Area Affected : 2%</i> <i>Location : Isolated Throughout</i>							
No Component	30%							D
Deck Elements								
Railing								
Concrete	95%			2022	\$60,000			B
	<i>Other Observation, Extent : Light, Area Affected : 5%</i> <i>Location : Atop Coping Throughout</i> <i>Explanation : Deteriorated Mortar Bedding</i>							
Concrete	5%	4+	\$1,900	2022	\$3,200			B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i> <i>Location : At Top Of Railing Station 0+20 To 0+30, 1+00, And 2+10 (from South)</i> <i>Explanation : Scaling</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : CONCRETE RETAINING WALL W/TIMBER CRIBBING FOUNDATION. BULKHEAD  
**Address** : SO SIDE HAMILTON BRIDGE TO NO SIDE HIGH BRIDGE. SUB 3 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR073.000 / 13817 **Yr Built/Renovated** :  
**Linear Ft** : 1,170 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 16-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2106 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$385,500	\$261,900
<b>Total</b>	<b>\$385,500</b>	<b>\$261,900</b>
Priority A	\$171,700	
Priority B		\$261,900
Priority C	\$213,800	
<b>Total</b>	<b>\$385,500</b>	<b>\$261,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$18,600			
<b>Total</b>	<b>\$18,600</b>			
Priority A				
Priority B	\$18,600			
Priority C				
<b>Total</b>	<b>\$18,600</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**CONCRETE RETAINING WALL W/TIMBER CRIBBING FOUNDATION. BULKHEAD**  
**Asset # : 13817**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Stone	100%	4+	\$213,800	LIFE	* *	5	\$1,600	C
Other Observation, Extent : Light, Area Affected : 30%								
Location : Throughout								
Explanation : Loose Or Missing Mortar Bedding.								
Gravity Wall								
Conc w/Stone Face	10%	4+	\$59,900	LIFE	* *	5	\$8,600	A
Other Observation, Extent : Light, Area Affected : 30%								
Location : Outboard Bulkhead Face In Tidal Zone At South End Of Asset								
Explanation : Loose Or Missing Block Seal								
Concrete	65%	4+	\$111,800	LIFE	* *	5	\$2,500	A
Cracking, Extent : Light, Area Affected : 5%								
Location : Outboard Bulkhead Face Above Mhw								
Not Accessible	25%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	100%			2034	* *	5	\$10,900	B
Cracking, Extent : Light, Area Affected : 5%								
Location : Throughout								
Settlement, Extent : Light, Area Affected : 5%								
Location : Isolated Throughout; Sinkhole at STA. 10+25 (from north) beneath stone coping at construction joint in bulkhead.								
Deck Elements								
Railing								
Concrete	100%	4+	\$13,100	2022	\$261,900			B
Other Observation, Extent : Light, Area Affected : 25%								
Location : Isolated Spalls Sta. 1+80 And 2+65 (from North); Cracks And Mortar Loss								
Isolated Throughout								
Explanation : Spalls; Cracks; Mortar Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : CRIBBING BULKHEAD  
**Address** : EASTERN SHORE OF SHERMAN CREEK SO SIDE OF CON ED SITE SUB 1 OF A/T  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR065.000 / 13807 **Yr Built/Renovated** :  
**Linear Ft** : 315 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 23-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2150 **Lot** : 997 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$643,600	
<b>Total</b>	<b>\$643,600</b>	
Priority A	\$643,600	
<b>Total</b>	<b>\$643,600</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$4,500			
<b>Total</b>	<b>\$4,500</b>			
Priority A				
Priority B	\$4,500			
<b>Total</b>	<b>\$4,500</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**CRIBBING BULKHEAD**  
**Asset # : 13807**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Timber Crib w/Stone	10%	Now	\$139,900	LIFE	* *	4	\$800	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 0+00 To 0+30							
	Explanation : Collapsed							
Timber Crib w/Stone	90%	2-4	\$503,700	LIFE	* *	4	\$6,800	A
	Broken, Extent : Severe, Area Affected : 10%							
	Location : Isolated Members Throughout							
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Horizontal Timbers And Timber Piles Throughout							
	Tilting, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
	Other Observation, Extent : Severe, Area Affected : 1%							
	Location : West End Of Asset							
	Explanation : Deterioration Of Concrete And Steel At Outfall							
Backfill								
Fill								
Topsoil	20%	Now	\$2,500	2061	* *			B
	Other Observation, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
	Explanation : Erosion							
Not Accessible	80%							D
Surface								
Concrete	10%	Now	\$2,100	2036	* *	5	\$100	B
	Broken, Extent : Severe, Area Affected : 50%							
	Location : Stations 0+00 To 0+30 And 0+85 To 1+10 (from East)							
Not Accessible	90%							D
	Other Observation, Extent : Light, Area Affected : 0%							
	Location :							
	Explanation : Heavy Vegetation							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : EAST RIVER BULKHEAD  
**Address** : FROM NORTH SIDE PIER 11 TO NORTH SIDE FLETCHER ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.042 / 2581 **Yr Built/Renovated** :  
**Linear Ft** : 893 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 04-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 36 **Lot** : 25 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads		\$155,700
<b>Total</b>		<b>\$155,700</b>
Priority B		\$155,700
<b>Total</b>		<b>\$155,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$15,600		\$600	\$2,700
<b>Total</b>	<b>\$15,600</b>		<b>\$600</b>	<b>\$2,700</b>
Priority A	\$15,500			
Priority B			\$600	\$2,700
Priority C	\$100			
<b>Total</b>	<b>\$15,600</b>		<b>\$600</b>	<b>\$2,700</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**EAST RIVER BULKHEAD**  
**Asset # : 2581**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb								
	Concrete	20%			LIFE	**	5-10	\$300	C
	No Component	80%							D
Facing									
	Timber	15%			LIFE	**	10		C
	No Component	85%							D
Gravity Wall									
	Stone	25%			LIFE	**	5	\$31,000	A
	Not Accessible	75%							D
Sheet Piles									
	Steel	2%			LIFE	**	10		A
	No Component	95%							D
	Not Accessible	3%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt	5%			2032	**	5	\$400	B
	Asphalt Pavers	60%			2032	**	5	\$5,000	B
				Settlement, Extent : Light, Area Affected : 10%					
				Location : Stations 0+00, And 0+75 To 1+50 From South					
	Topsoil	35%			2021	\$15,300	5	\$1,200	B
Deck Elements									
	Railing								
	Steel	20%			2022	\$155,700			B
	No Component	80%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : FORMER PIER 7 - MILLERS LAUNCH STEEL SHEET PILE BULKHEAD  
**Address** : FOOT OF HANNAH ST / ALONG MURRAY HULBERT AVE.  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : DGSP131.010 / 4261 **Yr Built/Renovated** :  
**Linear Ft** : 495 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 11-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 487 **Lot** : 110 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$236,900	
<b>Total</b>	<b>\$236,900</b>	
Priority A	\$188,100	
Priority B	\$48,800	
<b>Total</b>	<b>\$236,900</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads			\$1,200	
<b>Total</b>			<b>\$1,200</b>	
Priority B			\$1,200	
<b>Total</b>			<b>\$1,200</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**FORMER PIER 7 - MILLERS LAUNCH STEEL SHEET PILE BULKHEAD**  
**Asset # : 4261**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Sheet Piles								
Steel	70%	4+	\$188,100	LIFE	* *			A
	<i>Corrosion, Extent : Moderate, Area Affected : 70%</i>							
	<i>Location : Above Mudline</i>							
Not Accessible	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	25%			2031	* *	5	\$1,200	B
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Concrete	25%			2031	* *	5	\$1,200	B
	<i>Cracking, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
Concrete	30%	4+	\$48,800	2037	* *	5	\$700	B
	<i>Broken, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Station 2+50 To 3+90 From North (Collapsed Pier)</i>							
Gravel	20%			2031	* *	2-5	\$200	B
Deck Elements								
Railing								
Fencing	50%			2023	\$12,200	3	\$100	B
No Component	50%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GIANDO RESTAURANT REVETMENT/BULKHEAD  
**Address** : 412 KENT AVE. BETWEEN BROADWAY AND S8TH ST  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR046.000 / 13506 **Yr Built/Renovated** :  
**Linear Ft** : 245 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2128 **Lot** : 15 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$60,200	
<b>Total</b>	<b>\$60,200</b>	
Priority C	\$60,200	
<b>Total</b>	<b>\$60,200</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$900		\$1,000	\$300
<b>Total</b>	<b>\$900</b>		<b>\$1,000</b>	<b>\$300</b>
Priority A	\$700			
Priority B	\$300		\$1,000	\$300
<b>Total</b>	<b>\$900</b>		<b>\$1,000</b>	<b>\$300</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GIANDO RESTAURANT REVETMENT/BULKHEAD**

**Asset # : 13506**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	45%			LIFE	* *	5-10	\$700	A
	No Component	55%							D
Piles and Bracing									
	Steel	1%			LIFE	* *	5	\$600	A
		Corrosion, Extent : Light, Area Affected : 50%							
		Location : At The Top Of Both Piles							
	No Component	95%							D
	Not Accessible	4%							D
Revetment									
	Concrete	40%	Now	\$60,200	LIFE	* *			C
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
	Concrete	25%			LIFE	* *	10		C
	No Component	35%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Concrete	85%			2036	* *	5	\$1,900	B
	Topsoil	15%			2021	\$1,800	5	\$100	B
Fender									
	Facing								
	Timber	10%			2032	* *	3	\$1,100	B
	No Component	90%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL BULKHEAD  
**Address** : HIGHBRIDGE PK @ DYKMAN & HARLEM RIVER DR SUB 1 OF A/T  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR066.000 / 13810 **Yr Built/Renovated** :  
**Linear Ft** : 140 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2150 **Lot** : 997 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$400	\$100		
<b>Total</b>	<b>\$400</b>	<b>\$100</b>		
Priority A				
Priority B	\$400	\$100		
<b>Total</b>	<b>\$400</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL BULKHEAD**  
**Asset # : 13810**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	50%			LIFE	* *	5	\$200	A
	Not Accessible	50%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt	60%			2034	* *	5	\$800	B
		Cracking, Extent : Light, Area Affected : 2%							
		Location : Throughout							
	Topsoil	40%			2020	\$2,700	5	\$200	B
Deck Elements									
	Railing								
	Concrete	90%			2022	\$28,200			B
	No Component	10%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL BULKHEAD  
**Address** : HIGHBRIDGE PK W 186 TO W 193 STS HARLEM RIVER,SUB 1 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR067.000 / 13811 **Yr Built/Renovated** :  
**Linear Ft** : 2,205 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2149 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$153,400	\$599,300
<b>Total</b>	<b>\$153,400</b>	<b>\$599,300</b>
Priority A	\$153,400	\$105,700
Priority B		\$493,600
<b>Total</b>	<b>\$153,400</b>	<b>\$599,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$24,500	\$5,000	\$200	
<b>Total</b>	<b>\$24,500</b>	<b>\$5,000</b>	<b>\$200</b>	
Priority A				
Priority B	\$10,700	\$5,000	\$200	
Priority C	\$13,800			
<b>Total</b>	<b>\$24,500</b>	<b>\$5,000</b>	<b>\$200</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL BULKHEAD**  
**Asset # : 13811**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Concrete	10%	4+	\$13,800	LIFE	* *	5	\$200	C
Broken, Extent : Moderate, Area Affected : 10%								
Location : Station 0+00 To 1+00 And 8+50 (from South)								
Displaced Elements, Extent : Light, Area Affected : 15%								
Location : Trees Growing Beneath Coping Stations 1+50 To 1+90, 3+00 To 4+40, And 10+60 (from South)								
Other Observation, Extent : Moderate, Area Affected : 50%								
Location : Station 0+50 To 4+50 And 10+00 To 10+50 (from South)								
Explanation : Loss Of Mortar Bedding And Joint Seal								
Concrete	90%			LIFE	* *	5	\$1,500	C
Other Observation, Extent : Light, Area Affected : 10%								
Location : Throughout								
Explanation : Partial Loss Of Mortar Bedding								
Gravity Wall								
Conc w/Stone Face	55%			LIFE	* *	5	\$89,400	A
Cracking, Extent : Light, Area Affected : 5%								
Location : Throughout In Concrete								
Conc w/Stone Face	10%	4+	\$112,800	LIFE	* *	5	\$16,300	A
Broken, Extent : Severe, Area Affected : 25%								
Location : Stone Panels At Stations 1+00, 1+90, 3+15, 5+50, 7+00 To 7+10, 8+25, And 13+25 (from South)								
Cracking, Extent : Moderate, Area Affected : 5%								
Location : Station 12+50								
Displaced Elements, Extent : Moderate, Area Affected : 10%								
Location : At Joint Station 11+60 And Station 1+00 (from South)								
Erosion, Extent : Moderate, Area Affected : 20%								
Location : At Station 5+50 (outfall) And At Missing And Broken Masonry Stones								
Missing Part, Extent : Severe, Area Affected : 20%								
Location : Stone Panels At Station 0+60 To 1+05, At Station 1+90, 2+15, And 8+25 (from South)								
Spalling, Extent : Moderate, Area Affected : 5%								
Location : At Station 0+60 (from South)								
Concrete	30%			LIFE	* *	5	\$2,200	A
Cracking, Extent : Light, Area Affected : 10%								
Location : Throughout In Top 4 Ft Of Concrete And In Concrete Facing Station 13+50 To 22+10								
Erosion, Extent : Light, Area Affected : 5%								
Location : Throughout In Top 4 Ft Of Concrete								
Spalling, Extent : Light, Area Affected : 20%								
Location : Isolated At Joints Stations 15+60 To 17+40 (from South)								
Concrete	5%	4+	\$40,500	LIFE	* *	5	\$400	A
Erosion, Extent : Light, Area Affected : 20%								
Location : At Concrete Facing Near Mlw Elevation Station 19+70 To 20+20								
Spalling, Extent : Moderate, Area Affected : 10%								
Location : At Joints Station 16+40, 17+30, And 17+50 To 17+70 (from South)								
Backfill								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL BULKHEAD**  
**Asset # : 13811**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Backfill								
Fill								
Sand	2%	Now	\$3,600	2041	* *	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i> <i>Location : At Inshore Face Of Wall At Stations 0+18, 0+70, 0+98, 1+23, 1+38, 5+48, 6+77, 11+58, And 11+99 ( from South)</i> <i>Explanation : Small Sinkholes</i>								
Not Accessible	98%							D
Surface								
Asphalt	3%	Now	\$5,400	2036	* *	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i> <i>Location : At Inshore Face Of Wall At Stations 0+18, 0+70, 0+98, 1+23, And 1+38 ( from South)</i> <i>Explanation : Small Sinkholes</i>								
Asphalt	40%			2030	* *	5	\$8,200	B
<i>Cracking, Extent : Light, Area Affected : 5%</i> <i>Location : Throughout</i>								
Gravel	2%	Now	\$1,400	2030	* *	2-5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i> <i>Location : At Inshore Face Of Wall At Stations 5+48, 6+77, And 11+58, And 11+99 from South</i> <i>Explanation : Small Sinkholes</i>								
Gravel	55%			2030	* *	2-5	\$3,000	B
Deck Elements								
Railing								
Concrete	100%			2022	\$493,600			B
<i>Other Observation, Extent : Light, Area Affected : 5%</i> <i>Location : Atop Coping Throughout</i> <i>Explanation : Deteriorated Mortar Bedding</i>								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL BULKHEAD  
**Address** : HIGHBRIDGE PK W 184 TO W 185 STS HARLEM RIVER, SUB 3 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR069.000 / 13813 **Yr Built/Renovated** :  
**Linear Ft** : 210 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2149 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$95,900	\$47,000
<b>Total</b>	<b>\$95,900</b>	<b>\$47,000</b>
Priority A	\$95,900	
Priority B		\$47,000
<b>Total</b>	<b>\$95,900</b>	<b>\$47,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$3,800	\$700		
<b>Total</b>	<b>\$3,800</b>	<b>\$700</b>		
Priority A				
Priority B	\$3,800	\$700		
Priority C				
<b>Total</b>	<b>\$3,800</b>	<b>\$700</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL BULKHEAD**  
**Asset # : 13813**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Stone	100%			LIFE	* *	5	\$300	C
Other Observation, Extent : Light, Area Affected : 10%								
Location : Throughout								
Explanation : Partial Loss Of Mortar Bedding And Joint Seal								
Gravity Wall								
Stone	100%	4+	\$95,900	LIFE	* *	5	\$14,600	A
Missing Part, Extent : Severe, Area Affected : 2%								
Location : Station 0+08 (from South)								
Missing Block Seal, Extent : Severe, Area Affected : 25%								
Location : In Tidal Zone Station 0+00 To 1+25								
Backfill								
Fill								
Topsoil	2%	Now	\$800	2061	* *			B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Stations 0+89, 0+98, And 1+54 (from South)								
Explanation : Small Sinkholes								
Not Accessible	98%							D
Surface								
Asphalt	5%	Now	\$900	2036	* *	5		B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Stations 0+89, 0+98, And 1+54 (from South)								
Explanation : Sinkholes								
Asphalt	25%	4+	\$2,200	2030	* *	5	\$200	B
Other Observation, Extent : Moderate, Area Affected : 25%								
Location : Stations 1+60 To 2+10 (from South)								
Explanation : Root Damage And Cracking								
Asphalt	70%			2030	* *	5	\$1,400	B
Cracking, Extent : Light, Area Affected : 8%								
Location : Throughout								
Deck Elements								
Railing								
Concrete	100%			2022	\$47,000			B
Other Observation, Extent : Light, Area Affected : 5%								
Location : Atop Coping Throughout								
Explanation : Deteriorated Mortar Bedding								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL BULKHEAD  
**Address** : E 119TH TO E 120TH ST SUB 2 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR078.000 / 13824 **Yr Built/Renovated** :  
**Linear Ft** : 285 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 18-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1816 **Lot** : 23 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$204,200	\$248,500
<b>Total</b>	<b>\$204,200</b>	<b>\$248,500</b>
Priority A	\$204,200	
Priority B		\$248,500
<b>Total</b>	<b>\$204,200</b>	<b>\$248,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$5,000	\$1,300		
<b>Total</b>	<b>\$5,000</b>	<b>\$1,300</b>		
Priority A				
Priority B	\$5,000	\$1,300		
<b>Total</b>	<b>\$5,000</b>	<b>\$1,300</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL BULKHEAD**  
**Asset # : 13824**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	70%	4+	\$204,200	LIFE	* *	5	\$14,700	A
Cracking, Extent : Light, Area Affected : 10%								
Location : Outboard Face Above Mhw								
Erosion, Extent : Moderate, Area Affected : 1%								
Location : Outfall At Sta 2+30 (from South)								
Missing Block Seal, Extent : Severe, Area Affected : 5%								
Location : Between Stone Facing In Tidal Zone								
Spalling, Extent : Light, Area Affected : 25%								
Location : 7 Locations Totalling 70ft Along Top Of Wall								
Other Observation, Extent : Light, Area Affected : 20%								
Location : Outboard Face Above Mhw								
Explanation : Surface Scaling/spalling								
Not Accessible	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%			2030	* *	5	\$2,700	B
Settlement, Extent : Light, Area Affected : 20%								
Location : Offset 3ft From Outboard Face Sta 0+50 To 2+50 (from South)								
Deck Elements								
Railing								
Steel	100%	4+	\$5,000	2020	\$248,500			B
Other Observation, Extent : Light, Area Affected : 2%								
Location : Throughout								
Explanation : Coating Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL BULKHEAD  
**Address** : FROM E 116TH ST SO FOR 118 FT HARLEM RIVER, SUB 1 OF BLK & LOT  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR082.000 / 13828 **Yr Built/Renovated** :  
**Linear Ft** : 110 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 25-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1713 **Lot** : 38 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads		\$95,900
<b>Total</b>		<b>\$95,900</b>
Priority B		\$95,900
<b>Total</b>		<b>\$95,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$1,500	\$500		
<b>Total</b>	<b>\$1,500</b>	<b>\$500</b>		
Priority A	\$1,500			
Priority B		\$500		
<b>Total</b>	<b>\$1,500</b>	<b>\$500</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL BULKHEAD**  
**Asset # : 13828**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Stone	97%			LIFE	* *	5	\$7,400	A
	Cracking, Extent : Light, Area Affected : 75%							
	Location : Throughout Concrete							
	Missing Block Seal, Extent : Severe, Area Affected : 75%							
	Location : In Tidal Zone							
	Other Observation, Extent : Moderate, Area Affected : 33%							
	Location : Throughout At Top Of Wall							
	Explanation : Efflourescence							
Stone	3%	4+	\$1,500	LIFE	* *	5	\$200	A
	Displaced Elements, Extent : Severe, Area Affected : 40%							
	Location : At Dep Outfalls							
	Spalling, Extent : Moderate, Area Affected : 100%							
	Location : In Top 3 Ft Of Concrete							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	95%			2030	* *	5	\$1,000	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
	Other Observation, Extent : Severe, Area Affected : 1%							
	Location : 85 Feet From North End							
	Explanation : Missing Asphalt Pavers							
Topsoil	5%			2019	\$300	5		B
Deck Elements								
Railing								
Steel	100%			2019	\$95,900			B
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : Throughout At Connection Plates							
	Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL BULKHEAD - SUB 1 OF ASSET TYPE  
**Address** : PED OVERPASS SO OF TRIBORO BRDG TRIBORO BRDG TO SO SIDE E 120 ST  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR077.000 / 13823 **Yr Built/Renovated** :  
**Linear Ft** : 810 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 18-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1808 **Lot** : 28 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$580,400	\$748,100
<b>Total</b>	<b>\$580,400</b>	<b>\$748,100</b>
Priority A	\$580,400	\$41,800
Priority B		\$706,300
<b>Total</b>	<b>\$580,400</b>	<b>\$748,100</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$17,300	\$200		
<b>Total</b>	<b>\$17,300</b>	<b>\$200</b>		
Priority B	\$17,300	\$200		
<b>Total</b>	<b>\$17,300</b>	<b>\$200</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL BULKHEAD - SUB 1 OF ASSET TYPE**  
**Asset # : 13823**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	60%	4+	\$497,400	LIFE	* *	5	\$35,800	A
	Cracking, Extent : Light, Area Affected : 15%							
	Location : Outboard Face Above Mhw							
	Missing Block Seal, Extent : Severe, Area Affected : 5%							
	Location : Between Stone Facing In Tidal Zone							
	Spalling, Extent : Light, Area Affected : 20%							
	Location : 21 Locations Totalling 110ft Along Top Of Wall							
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Outboard Face Above Mhw							
	Explanation : Surface Scaling/spalls							
Conc w/Stone Face	10%	0-2	\$82,900	LIFE	* *	5	\$6,000	A
	Spalling, Extent : Severe, Area Affected : 100%							
	Location : Sta 2+75, 3+95, 6+10 (from North)							
	Other Observation, Extent : Severe, Area Affected : 5%							
	Location : Rail Posts Sta 2+75, 3+95, 6+10 (from North)							
	Explanation : Exposed Embedded Posts							
Not Accessible	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	85%			2034	* *	5	\$6,400	B
	Settlement, Extent : Light, Area Affected : 20%							
	Location : Offset 3ft From Outboard Face Sta 0+80 To 8+10 (from North)							
Topsoil	15%			2020	\$6,000	5	\$500	B
Deck Elements								
Railing								
Steel	100%	4+	\$14,100	2020	\$706,300			B
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 110TH ST TO E 109TH ST HARLEM RIVER,SUB 1 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR086.000 / 13832 **Yr Built/Renovated** :  
**Linear Ft** : 260 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 24-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1703 **Lot** : 128 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$372,600	
<b>Total</b>	<b>\$372,600</b>	
Priority A	\$372,600	
<b>Total</b>	<b>\$372,600</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads		\$1,200		
<b>Total</b>		<b>\$1,200</b>		
Priority A				
Priority B		\$1,200		
<b>Total</b>		<b>\$1,200</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13832**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	70%	4+	\$372,600	LIFE	* *	5	\$13,400	A
	Cracking, Extent : Light, Area Affected : 20%							
	Location : Outboard Face Above Mhw							
	Erosion, Extent : Moderate, Area Affected : 5%							
	Location : Adjacent To Culvert							
	Missing Block Seal, Extent : Severe, Area Affected : 30%							
	Location : Between Stone Facing In Tidal Zone							
	Spalling, Extent : Light, Area Affected : 10%							
	Location : 4 Locations Totalling 30ft Along Top Of Wall							
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Outboard Face Above Mhw							
	Explanation : Surface Scaling/spall							
Not Accessible	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	95%			2030	* *	5	\$2,300	B
Topsoil	5%			2019	\$600	5	\$100	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

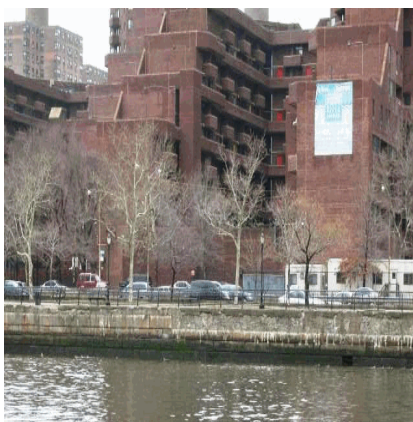
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 109TH ST TO E 108TH ST HARLEM RIVER,SUB 2 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR087.000 / 13833 **Yr Built/Renovated** :  
**Linear Ft** : 270 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 24-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1702 **Lot** : 22 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$235,400
<b>Total</b>		<b>\$235,400</b>
Priority B		\$235,400
<b>Total</b>		<b>\$235,400</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$35,800	\$1,200		
<b>Total</b>	<b>\$35,800</b>	<b>\$1,200</b>		
Priority A	\$34,500			
Priority B	\$1,300	\$1,200		
<b>Total</b>	<b>\$35,800</b>	<b>\$1,200</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13833**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	75%			LIFE	* *	5	\$14,900	A
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : Throughout - At Top Of Wall							
	Missing Block Seal, Extent : Moderate, Area Affected : 50%							
	Location : Throughout - Within Tidal Zone							
	Other Observation, Extent : Moderate, Area Affected : 30%							
	Location : Throughout - At Top Of Wall							
	Explanation : Efflorescence							
Conc w/Stone Face	25%	4+	\$34,500	LIFE	* *	5	\$5,000	A
	Spalling, Extent : Moderate, Area Affected : 75%							
	Location : Throughout Concrete Above Stone Face And At Top Surface Of Wall Below Railing							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	94%			2030	* *	5	\$2,400	B
Asphalt Pavers	5%	4+	\$1,300	2034	* *	5	\$100	B
	Settlement, Extent : Moderate, Area Affected : 40%							
	Location : Station 1+15 To 1+28 From North							
	Other Observation, Extent : Moderate, Area Affected : 50%							
	Location : Near North End Ofd Asset							
	Explanation : Uplift Of Pavers							
Topsoil	1%			2019	\$100	5		B
Deck Elements								
Railing								
Steel	100%			2019	\$235,400			B
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Explanation : Coating Damage							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 104TH ST TO E 102ND ST SUB 2 OF BL, SUB 1 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR090.000 / 13838 **Yr Built/Renovated** :  
**Linear Ft** : 561 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 22-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1696 **Lot** : 51 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$229,700	\$489,200
<b>Total</b>	<b>\$229,700</b>	<b>\$489,200</b>
Priority A	\$229,700	
Priority B		\$489,200
<b>Total</b>	<b>\$229,700</b>	<b>\$489,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$29,100	\$1,800	\$100	
<b>Total</b>	<b>\$29,100</b>	<b>\$1,800</b>	<b>\$100</b>	
Priority A				
Priority B	\$29,100	\$1,800	\$100	
<b>Total</b>	<b>\$29,100</b>	<b>\$1,800</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13838**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	80%	4+	\$229,700	LIFE	* *	5	\$33,100	A
	Cracking, Extent : Light, Area Affected : 50%							
	Location : Map Crack With Eff In Upper Outboard Concrete Face							
	Displaced Elements, Extent : Severe, Area Affected : 5%							
	Location : Dep Outfalls (3-pla). Missing Brick Liners							
	Missing Block Seal, Extent : Severe, Area Affected : 30%							
	Location : Typical Outboard Face In Tidal Zone							
	Spalling, Extent : Light, Area Affected : 40%							
	Location : Outboard Concrete Face And Top Of Wall							
Not Accessible	20%							D
Backfill								
Fill								
Topsoil	5%	Now	\$5,500	2061	* *			B
	Other Observation, Extent : Severe, Area Affected : 60%							
	Location : Station 0+00 To 0+65 (from North)							
	Explanation : Fill Loss/settlement							
Not Accessible	95%							D
Surface								
Asphalt Pavers	70%			2030	* *	5	\$3,700	B
	Settlement, Extent : Light, Area Affected : 100%							
	Location : Typical 1ft Wide Throughout Offset 2ft From Offshore Edge Of Wall							
Asphalt Pavers	10%	Now	\$15,800	2030	* *	5	\$300	B
	Settlement, Extent : Severe, Area Affected : 100%							
	Location : 0+00 To 0+60 Offset 2ft From Wall. 5 Ft Wide.							
Asphalt Pavers	15%	4+	\$7,900	2030	* *	5	\$400	B
	Settlement, Extent : Moderate, Area Affected : 100%							
	Location : 2 ft Wide Offset 2 Ft From Outboard Edge Wall. Station 0+70 To 1+15 And Station 1+40 To 1+80 (from North)							
	Explanation : Missing							
Topsoil	5%			2021	\$1,400	5	\$100	B
Deck Elements								
Railing								
Steel	100%			2020	\$489,200			B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

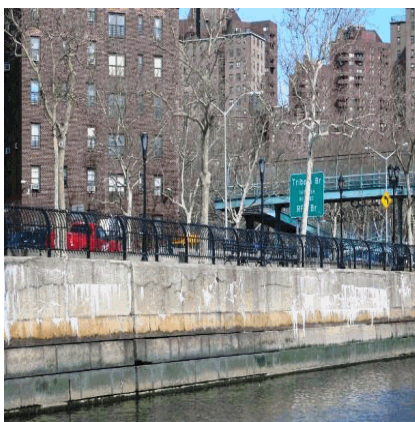
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 102ND ST TO E 101ST ST HARLEM RIVER,SUB 2 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR091.000 / 13839 **Yr Built/Renovated** :  
**Linear Ft** : 246 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 22-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1695 **Lot** : 51 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$112,400	\$214,500
<b>Total</b>	<b>\$112,400</b>	<b>\$214,500</b>
Priority A	\$112,400	
Priority B		\$214,500
<b>Total</b>	<b>\$112,400</b>	<b>\$214,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$500		\$1,100	
<b>Total</b>	<b>\$500</b>		<b>\$1,100</b>	
Priority A				
Priority B	\$500		\$1,100	
<b>Total</b>	<b>\$500</b>		<b>\$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.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13839**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Gravity Wall								
Stone	100%	4+	\$112,400	LIFE	* *	5	\$17,100	A
Cracking, Extent : Light, Area Affected : 10%								
Location : Throughout In Concrete Upper 36 Inches								
Missing Block Seal, Extent : Severe, Area Affected : 60%								
Location : Throughout Above Mlw Elevation								
Spalling, Extent : Moderate, Area Affected : 20%								
Location : Isolated Throughout Concrete Above Stone Blocks								
Other Observation, Extent : Light, Area Affected : 5%								
Location : Throughout In Concrete Upper 36 Inches								
Explanation : Efflorescence								
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	95%			2036	* *	5	\$2,200	B
Settlement, Extent : Light, Area Affected : 10%								
Location : Throughout 24 In. Inshore Of Concrete And Isolated Other								
Other Observation, Extent : Light, Area Affected : 5%								
Location : 0+25 And 0+44								
Explanation : Cracked And Or Broken Pavers								
Asphalt Pavers	2%	4+	\$500	2030	* *	5		B
Settlement, Extent : Moderate, Area Affected : 100%								
Location : Station 2+23 (from North) And At Former Planter								
Topsoil	3%			2021	\$400	5		B
Deck Elements								
Railing								
Steel	100%			2019	\$214,500			B
Other Observation, Extent : Light, Area Affected : 10%								
Location : Throughout								
Explanation : Coating Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

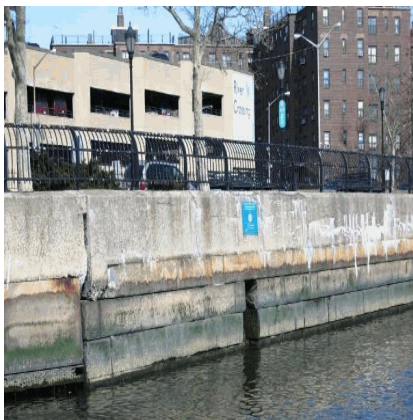
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 101ST SOUTH FOR 50 FT SUB 3 OF ASSET TYPE, SUB 1 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR092.000 / 13840 **Yr Built/Renovated** :  
**Linear Ft** : 50 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 22-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1694 **Lot** : 51 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads		\$43,600
<b>Total</b>		<b>\$43,600</b>
Priority B		\$43,600
<b>Total</b>		<b>\$43,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$3,000		\$200	
<b>Total</b>	<b>\$3,000</b>		<b>\$200</b>	
Priority A	\$2,600			
Priority B	\$500		\$200	
<b>Total</b>	<b>\$3,000</b>		<b>\$200</b>	



*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13840**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	95%			LIFE	**	5	\$3,500	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout Is Top 36 In. Of Concrete							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Throughout Is Top 36 In. Of Concrete							
Conc w/Stone Face	5%	4+	\$2,600	LIFE	**	5	\$200	A
	Cracking, Extent : Severe, Area Affected : 100%							
	Location : Station 0+42 To 0+50 At South End Of Asset							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	95%			2036	**	5	\$400	B
Asphalt Pavers	5%	4+	\$500	2030	**	5		B
	Settlement, Extent : Moderate, Area Affected : 100%							
	Location : At Former Planter Station 0+20 (from North) And At South End Of Asset							
Deck Elements								
Railing								
Steel	100%			2019	\$43,600			B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Coat Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

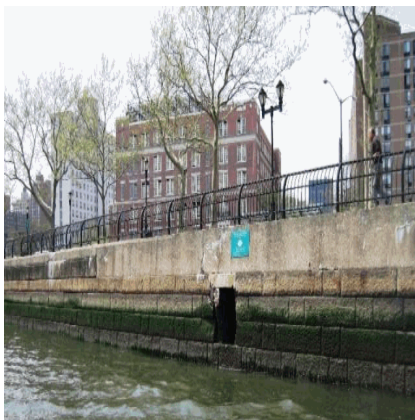
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD  
**Address** : NO SIDE OF E 100TH ST TO E 99TH HARLEM RIVER,SUB 1 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR094.000 / 13842 **Yr Built/Renovated** :  
**Linear Ft** : 305 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 25-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1693 **Lot** : 30 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$109,300	\$265,900
<b>Total</b>	<b>\$109,300</b>	<b>\$265,900</b>
Priority A	\$109,300	
Priority B		\$265,900
<b>Total</b>	<b>\$109,300</b>	<b>\$265,900</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$19,000			
<b>Total</b>	<b>\$19,000</b>			
Priority A				
Priority B	\$19,000			
<b>Total</b>	<b>\$19,000</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13842**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	65%	4+	\$101,500	LIFE	* *	5	\$14,600	A
	Cracking, Extent : Light, Area Affected : 15%							
	Location : Map Cracking With Eff. In Outboard Concrete Face							
	Displaced Elements, Extent : Severe, Area Affected : 2%							
	Location : Near Outfall							
	Missing Block Seal, Extent : Severe, Area Affected : 30%							
	Location : Tidal Zone							
	Spalling, Extent : Light, Area Affected : 30%							
	Location : Outboard Concrete Face							
	Other Observation, Extent : Severe, Area Affected : 2%							
	Location : In Outboard Concrete Face. Station 0+10 From North							
	Explanation : Vertical Crack							
Conc w/Stone Face	5%	2-4	\$7,800	LIFE	* *	5	\$1,100	A
	Erosion, Extent : Moderate, Area Affected : 10%							
	Location : Station 1+25 From North In Concrete							
Not Accessible	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%	4+	\$5,700	2034	* *	5	\$1,400	B
	Settlement, Extent : Light, Area Affected : 2%							
	Location : Station 2+00 To 2+50 From North							
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : 1in. Vertical Displacement Station 0+60 From North							
	Explanation : Upheave							
Deck Elements								
Railing								
Steel	100%	4+	\$13,300	2020	\$265,900			B
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : Baseplates							
	Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD  
**Address** : MIDWAY BET. E 97TH & E 96TH ST TO NO SIDE E 96 TH SUB 2 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR098.000 / 13846 **Yr Built/Renovated** :  
**Linear Ft** : 102 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 02-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1690 **Lot** : 10 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$41,800	\$88,900
<b>Total</b>	<b>\$41,800</b>	<b>\$88,900</b>
Priority A	\$41,800	
Priority B		\$88,900
<b>Total</b>	<b>\$41,800</b>	<b>\$88,900</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$11,300			
<b>Total</b>	<b>\$11,300</b>			
Priority A				
Priority B	\$11,300			
<b>Total</b>	<b>\$11,300</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13846**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	80%	4+	\$41,800	LIFE	* *	5	\$6,000	A
Cracking, Extent : Light, Area Affected : 10%								
Location : Outboard Face Above Mhw								
Missing Block Seal, Extent : Severe, Area Affected : 60%								
Location : Between Stone Facing In Tidal Zone								
Spalling, Extent : Moderate, Area Affected : 15%								
Location : 2 Locations Totalling 15ft Along Top Of Wall								
Other Observation, Extent : Light, Area Affected : 5%								
Location : Outboard Face Above Mhw								
Explanation : Surface Scale/spall								
Not Accessible	20%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%	4+	\$9,600	2030	* *	5	\$500	B
Settlement, Extent : Light, Area Affected : 40%								
Location : Offset 3ft From Outboard Face Sta 0+00 To 0+40 (from North)								
Other Observation, Extent : Light, Area Affected : 5%								
Location : Along Settlement Joint								
Explanation : Broken Pavers								
Deck Elements								
Railing								
Steel	100%	4+	\$1,800	2020	\$88,900			B
Other Observation, Extent : Light, Area Affected : 5%								
Location : Isolated Throughout								
Explanation : Coating Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

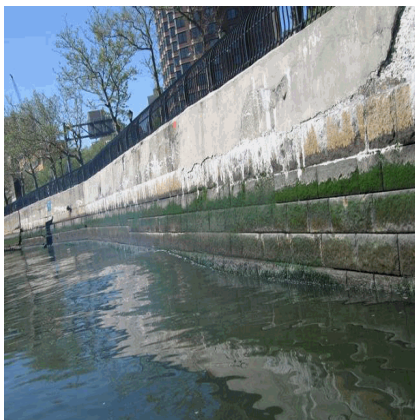
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 94TH ST MIDWAY TO E 93RD ST HARLEM RIVER, SUB 2 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR100.000 / 13848 **Yr Built/Renovated** :  
**Linear Ft** : 200 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1573 **Lot** : 52 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$190,100	\$174,400
<b>Total</b>	<b>\$190,100</b>	<b>\$174,400</b>
Priority A	\$190,100	
Priority B		\$174,400
<b>Total</b>	<b>\$190,100</b>	<b>\$174,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$12,900			
<b>Total</b>	<b>\$12,900</b>			
Priority A				
Priority B	\$12,900			
<b>Total</b>	<b>\$12,900</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13848**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	75%	4+	\$153,500	LIFE	* *	5	\$11,100	A
	Cracking, Extent : Light, Area Affected : 15%							
	Location : Outboard Face Above Mhw							
	Missing Block Seal, Extent : Severe, Area Affected : 50%							
	Location : Between Stone Facing In Tidal Zone							
	Spalling, Extent : Moderate, Area Affected : 2%							
	Location : 1 Location Totalling 5ft Along Top Of Wall							
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Outboard Face Above Mhw Including Areas Of Failed Repair							
	Explanation : Surface Scale/spalling							
Stone	5%	Now	\$36,600	LIFE	* *	5	\$700	A
	Broken, Extent : Severe, Area Affected : 30%							
	Location : Station 1+25 (from North)							
	Displaced Elements, Extent : Severe, Area Affected : 100%							
	Location : Station 1+55 To 1+70 (from North) At Dep Outfall							
Not Accessible	20%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%	4+	\$9,400	2030	* *	5	\$900	B
	Settlement, Extent : Light, Area Affected : 60%							
	Location : Offset 3ft From Outboard Face Sta0+00 To 0+10, 0+50 To 1+45, 1+70 To 2+00 (from North)							
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Offset 3ft From Outboard Face Sta 1+45 To 1+70 (from North)							
	Explanation : Settlement							
Deck Elements								
Railing								
Steel	100%	4+	\$3,500	2020	\$174,400			B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
	Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL W/TIMBER CRIBBING FOUNDATION  
**Address** : W 166 TO W 170 ST SO END OVERLAP 115 FT OF RIPRAP SUB 5 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR075.000 / 13819 **Yr Built/Renovated** :  
**Linear Ft** : 1,620 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 16-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2106 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$246,600	\$114,800
<b>Total</b>	<b>\$246,600</b>	<b>\$114,800</b>
Priority A	\$206,700	\$44,200
Priority B	\$40,000	\$70,600
<b>Total</b>	<b>\$246,600</b>	<b>\$114,800</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$58,200	\$1,800		
<b>Total</b>	<b>\$58,200</b>	<b>\$1,800</b>		
Priority A	\$23,800			
Priority B	\$19,500	\$1,800		
Priority C	\$14,800			
<b>Total</b>	<b>\$58,200</b>	<b>\$1,800</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL W/TIMBER CRIBBING FOUNDATION**  
**Asset # : 13819**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Concrete	55%			LIFE	* *	5	\$700	C
	Other Observation, Extent : Light, Area Affected : 25%							
	Location : Throughout							
	Explanation : Partial Loose Or Missing Mortar Bedding							
Stone	5%	2-4	\$14,800	LIFE	* *	5	\$100	C
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Sta 15+65 (from North)							
	Explanation : Displaced Elements Due To Upheaval Resulting From Tree Roots.							
Stone	40%			LIFE	* *	5	\$900	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Loose Partial Missing Mortar Bedding							
Gravity Wall								
Conc w/Stone Face	35%			LIFE	* *	5	\$41,800	A
	Erosion, Extent : Light, Area Affected : 2%							
	Location : Isolated Joints In Tidal Zone							
	Missing Block Seal, Extent : Moderate, Area Affected : 10%							
	Location : Throughout In Tidal Zone							
Conc w/Stone Face	2%	4+	\$132,700	LIFE	* *	5	\$2,400	A
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : 12+10 At Dep Outfall							
	Exposed Reinforcement, Extent : Light, Area Affected : 1%							
	Location : Station 8+20 (from South)							
	Spalling, Extent : Moderate, Area Affected : 30%							
	Location : 12+10 At Dep Outfall							
	Other Observation, Extent : Light, Area Affected : 1%							
	Location : Missing Block At Station 12+10 (from South)							
	Explanation : Missing Block							
Concrete	28%			LIFE	* *	5	\$1,500	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
	Erosion, Extent : Light, Area Affected : 10%							
	Location : Isolated At Joints Throughout Length							
	Spalling, Extent : Light, Area Affected : 2%							
	Location : Isolated At Joints Along Length							
Concrete	1%	4+	\$23,800	LIFE	* *	5	\$100	A
	Spalling, Extent : Moderate, Area Affected : 100%							
	Location : Isolated At Joints Along Length							
Stone	8%			LIFE	* *	5	\$9,000	A
	Missing Block Seal, Extent : Moderate, Area Affected : 33%							
	Location : Throughout Within Tidal Zone							
Stone	1%	4+	\$74,000	LIFE	* *	5	\$1,100	A
	Missing Part, Extent : Severe, Area Affected : 10%							
	Location : Two Missing Blocks Brwn Stations 1+00 And 1+45							
Not Accessible	25%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL W/TIMBER CRIBBING FOUNDATION**  
**Asset # : 13819**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	50%	4+	\$13,300	2030	* *	5	\$3,800	B
Cracking, Extent : Light, Area Affected : 2%								
Location : Isolated Throughout Sta 3+10 To 10+30; 13+75 To 15+65 (from North)								
Settlement, Extent : Moderate, Area Affected : 5%								
Location : Sta 4+90 (from North)								
Asphalt	20%	4+	\$26,600	2036	* *	5	\$1,500	B
Cracking, Extent : Moderate, Area Affected : 100%								
Location : Sta 10+75 To 13+75 (from North)								
Settlement, Extent : Moderate, Area Affected : 30%								
Location : Throughout								
Other Observation, Extent : Light, Area Affected : 30%								
Location : Throughout								
Explanation : Upheaval Resulting From Tree Roots								
Concrete	20%			2030	* *	5	\$3,000	B
Cracking, Extent : Light, Area Affected : 2%								
Location : Isolated Throughout; Sta 0+00 To 3+10 (from North)								
Surface Wearing/Scaling, Extent : Light, Area Affected : 2%								
Location : Isolated Throughout; Sta 0+00 To 3+10 (from North)								
Topsoil	10%			2020	\$8,000	5	\$600	B
Settlement, Extent : Light, Area Affected : 10%								
Location : Sta 15+65 To 16+20 (from North)								
Deck Elements								
Railing								
Concrete	90%			2025	* *			B
Other Observation, Extent : Light, Area Affected : 2%								
Location : Throughout								
Explanation : Loose Or Missing Mortar With Cracking								
Concrete	5%	2-4	\$18,100	2026	* *			B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Sta 15+65 (from North)								
Explanation : Displaced Elements Resulting From Tree Upheaval								
Steel	5%	4+	\$1,400	2019	\$70,600			B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout Sta 15+65 To 16+20 (from North)								
Explanation : Minor Corrosion Typical; Moderate Corrosion At Base Of Railing								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY RETAINING WALL W/TIMBER PILES & CRIBBING FOUNDATION  
**Address** : NO SIDE OF HIGH BRIDGE TO W 170 SUB 4 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR074.000 / 13818 **Yr Built/Renovated** :  
**Linear Ft** : 990 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 16-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2106 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$424,000	\$44,600
<b>Total</b>	<b>\$424,000</b>	<b>\$44,600</b>
Priority A	\$424,000	\$44,600
<b>Total</b>	<b>\$424,000</b>	<b>\$44,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$30,700		\$4,600	
<b>Total</b>	<b>\$30,700</b>		<b>\$4,600</b>	
Priority A				
Priority B	\$21,600		\$4,600	
Priority C	\$9,000			
<b>Total</b>	<b>\$30,700</b>		<b>\$4,600</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY RETAINING WALL W/TIMBER PILES & CRIBBING FOUNDATION**  
**Asset # : 13818**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Concrete	5%			LIFE	* *	5		C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Sta. 0+00 To 0+30 (from North)							
	Explanation : Loose Or Missing Mortar Bedding.							
Stone	90%			LIFE	* *	5	\$1,200	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Loose Or Missing Mortar Bedding.							
Stone	5%	2-4	\$9,000	LIFE	* *	5	\$100	C
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Sta 9+30 (from North)							
	Explanation : Tree Upheaval Resulting In Displaced Elements							
Gravity Wall								
Stone	60%			LIFE	* *	5	\$41,200	A
	Missing Block Seal, Extent : Severe, Area Affected : 20%							
	Location : Throughout In Tidal Zone							
Stone	5%	4+	\$226,200	LIFE	* *	5	\$3,400	A
	Displaced Elements, Extent : Light, Area Affected : 10%							
	Location : Station 6+90 (from North)							
	Tilting, Extent : Light, Area Affected : 100%							
	Location : Southern 300 Lf Is Not Horizontal (within Area Of Two Trees Penetrating Through The Stone Bulkhead)							
Timber Crib w/Stone	15%	4+	\$197,900	LIFE	* *	4	\$3,500	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 25%							
	Location : Throughout At Outboard End In Tidal Zone							
Not Accessible	20%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	100%			2036	* *	5	\$9,200	B
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Throughout							
Deck Elements								
Railing								
Concrete	95%	4+	\$10,500	2025	* *			B
	Other Observation, Extent : Moderate, Area Affected : 2%							
	Location : Throughout							
	Explanation : Loose Or Missing Mortar							
Concrete	5%	2-4	\$11,100	2026	* *			B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Sta 9+30 (from North)							
	Explanation : Displaced Elements Resulting From Tree Upheaval							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY WALL  
**Address** : BET FULTON LANDING AND PIER 1  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0045.000 / 13958 **Yr Built/Renovated** :  
**Linear Ft** : 70 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 199 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$46,300	\$61,000
<b>Total</b>	<b>\$46,300</b>	<b>\$61,000</b>
Priority A	\$46,300	
Priority B		\$61,000
<b>Total</b>	<b>\$46,300</b>	<b>\$61,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads		\$100		
<b>Total</b>		<b>\$100</b>		
Priority A				
Priority B		\$100		
<b>Total</b>		<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY WALL**  
**Asset # : 13958**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	45%	4+	\$46,300	LIFE	* *	5	\$100	A
	Cracking, Extent : Moderate, Area Affected : 20%							
	Location : Throughout Top Of Wall							
	Erosion, Extent : Moderate, Area Affected : 70%							
	Location : Tidal Zone							
	Spalling, Extent : Moderate, Area Affected : 5%							
	Location : At Top Of Wall At Pier 1							
Concrete	55%			LIFE	* *	5	\$100	A
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Throughout							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Gravel	100%			2035	* *	2-5	\$200	B
Deck Elements								
Railing								
Steel	100%			2021	\$61,000			B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY WALL WEST HARLEM PIERS PARK  
**Address** : WEST 125TH (ST. CLAIRS PL) TO W 133RD STS. HUDSON RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR031.000 / 13477 **Yr Built/Renovated** :  
**Linear Ft** : 1,106 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Jul-2007 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2004 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$38,000
<b>Total</b>		<b>\$38,000</b>
Priority B		\$38,000
<b>Total</b>		<b>\$38,000</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$500			
<b>Total</b>	<b>\$500</b>			
Priority A				
Priority B	\$500			
<b>Total</b>	<b>\$500</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY WALL WEST HARLEM PIERS PARK**  
**Asset # : 13477**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall								
Conc w/Stone10'Water	20%			LIFE	* *	5	\$14,000	A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Under Construction							
Not Accessible	80%							D
Piles and Bracing								
Not Accessible	100%							D
Sheet Piles								
Composite, 5' Water	5%			LIFE	* *			A
No Component	95%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	10%			2029	* *	5	\$1,000	B
Stone	20%			2029	* *	10		B
Topsoil	70%			2018	\$38,000	5	\$3,000	B
Fender								
Wales and Chocks								
No Component	95%							D
Under Construction	5%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY WALL & WHARF  
**Address** : SOUTH WEST WALL OF BASIN  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0048.000 / 13961 **Yr Built/Renovated** :  
**Linear Ft** : 297 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Oct-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 515 **Lot** : 61 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$268,600	
<b>Total</b>	<b>\$268,600</b>	
Priority A	\$268,600	
<b>Total</b>	<b>\$268,600</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$98,000	\$1,300	\$700	
<b>Total</b>	<b>\$98,000</b>	<b>\$1,300</b>	<b>\$700</b>	
Priority A	\$32,700		\$700	
Priority B	\$65,200	\$1,300		
<b>Total</b>	<b>\$98,000</b>	<b>\$1,300</b>	<b>\$700</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY WALL & WHARF**  
**Asset # : 13961**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Gravity Wall	Concrete	30%	4+	\$32,700	LIFE	* *	5	\$300	A
		Broken, Extent : Severe, Area Affected : 5%							
		Location : Wall Cracked And Displaced At Stat 0+60 To 0+70							
		Erosion, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	Concrete	35%			LIFE	* *	5	\$300	A
	No Component	35%							D
Pile Supported Wall									
Concrete		20%	Now	\$220,800	2037	* *	5	\$1,000	A
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Station 2+30 To 3+10 (from South)							
		Explanation : Cracking							
	Concrete	15%			2031	* *	5	\$1,500	A
	No Component	65%							D
Piles and Bracing									
Timber		20%	Now	\$47,800	2037	* *	4	\$7,300	A
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Station 2+30 To 3+10							
	No Component	65%							D
	Not Accessible	15%							D
Backfill									
Fill									
Topsoil		40%	Now	\$7,000	2062	* *			B
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Stations 0+00 To 0+25; 1+60 To 1+85; 2+30 To 3+10 (from South)							
		Explanation : Sinkholes/fill Loss							
	Not Accessible	60%							D
Surface									
Topsoil		55%			2020	\$8,000	5	\$600	B
	Topsoil	45%	Now	\$6,600	2022	\$6,600	5	\$300	B
		Settlement, Extent : Severe, Area Affected : 100%							
		Location : Stations 0+00 To 0+25; 1+60 To 1+85; 2+30 To 3+10 (from South)							
Fender									
Piles									
Timber		40%	Now	\$20,400	2037	* *	4	\$2,300	B
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Or Missing							
	Timber	35%			2031	* *	4	\$3,100	B
		Broken, Extent : Moderate, Area Affected : 100%							
		Location : Throughout							
	No Component	25%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY WALL & WHARF**  
**Asset # : 13961**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender								
Wales and Chocks								
Timber	65%	Now	\$31,300	2037	* *	4	\$8,600	B
	Broken, Extent : Severe, Area Affected : 50%							
	Location : Throughout							
No Component	35%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY WALL (STACKED STONE)  
**Address** : ALONG RICHMOND TERRACE /TO DEP OUTFALL AT ST. PETERS PL  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : DBS0036.000 / 13926 **Yr Built/Renovated** :  
**Linear Ft** : 500 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Oct-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2 **Lot** : 601 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$68,500	
<b>Total</b>	<b>\$68,500</b>	
Priority A	\$68,500	
<b>Total</b>	<b>\$68,500</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$9,800	\$700	\$100	
<b>Total</b>	<b>\$9,800</b>	<b>\$700</b>	<b>\$100</b>	
Priority A				
Priority B	\$9,800	\$700	\$100	
<b>Total</b>	<b>\$9,800</b>	<b>\$700</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY WALL (STACKED STONE)**  
**Asset # : 13926**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Stone	15%	4+	\$68,500	LIFE	* *	5	\$5,200	A
	Displaced Elements, Extent : Moderate, Area Affected : 50%							
	Location : Western End Of The Structure							
Stone	85%			LIFE	* *	5	\$29,500	A
Backfill								
Fill								
Topsoil	5%	Now	\$4,900	2062	* *			B
	Erosion, Extent : Severe, Area Affected : 60%							
	Location : Stations 3+00 To 4+00, 2+50 To 300, And At 2+30 From East End							
Not Accessible	95%							D
Surface								
Concrete	5%			2031	* *	5	\$200	B
Topsoil	20%	Now	\$4,900	2022	\$4,900	5	\$200	B
	Erosion, Extent : Severe, Area Affected : 80%							
	Location : Stations 3+00 To 4+00, 2+50 To 300, And At 2+30 (from East)							
Topsoil	75%			2020	\$18,400	5	\$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.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GRAVITY WALL WITH MASONARY FACE BULKHEAD  
**Address** : MID WASHINGTON/HAMILTON BRIDGE - SO SIDE HAMILTON BRIDGE SUB 2 BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR072.000 / 13816 **Yr Built/Renovated** :  
**Linear Ft** : 287 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 10-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2106 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$52,400	\$64,200
<b>Total</b>	<b>\$52,400</b>	<b>\$64,200</b>
Priority A	\$52,400	
Priority B		\$64,200
<b>Total</b>	<b>\$52,400</b>	<b>\$64,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads		\$900		
<b>Total</b>		<b>\$900</b>		
Priority A				
Priority B		\$900		
Priority C				
<b>Total</b>		<b>\$900</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GRAVITY WALL WITH MASONRY FACE BULKHEAD**  
**Asset # : 13816**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Stone	100%			LIFE	* *	5	\$400	C
	<i>Other Observation, Extent : Light, Area Affected : 10%</i> <i>Location : Throughout At Top Of Wall</i> <i>Explanation : Partial Loss Of Mortar Bedding And Joint Seal</i>							
Gravity Wall Stone	100%	4+	\$52,400	LIFE	* *	5	\$19,900	A
	<i>Missing Block Seal, Extent : Moderate, Area Affected : 20%</i> <i>Location : Throughout In Tidal Zone</i>							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	70%			2030	* *	5	\$1,900	B
	<i>Cracking, Extent : Light, Area Affected : 5%</i> <i>Location : Isolated Throughout</i> <i>Settlement, Extent : Light, Area Affected : 3%</i> <i>Location : Isolated Throughout</i>							
No Component	30%							D
Deck Elements								
Railing								
Concrete	100%			2022	\$64,200			B
	<i>Other Observation, Extent : Light, Area Affected : 5%</i> <i>Location : Atop Coping Throughout</i> <i>Explanation : Deteriorated Mortar Bedding</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HARBOR CHARLIE BULKHEAD UNDER BUILDING  
**Address** : FOOT OF 63RD ST. NEXT TO BAT  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR032.000 / 13478 **Yr Built/Renovated** :  
**Linear Ft** : 525 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 5778 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$154,300	
<b>Total</b>	<b>\$154,300</b>	
Priority A	\$154,300	
<b>Total</b>	<b>\$154,300</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$11,700			
<b>Total</b>	<b>\$11,700</b>			
Priority A				
Priority B	\$11,700			
Priority C				
<b>Total</b>	<b>\$11,700</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HARBOR CHARLIE BULKHEAD UNDER BUILDING**  
**Asset # : 13478**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Concrete	20%			LIFE	* *	5	\$100	C
No Component	80%							D
Gravity Wall								
Concrete	20%	Now	\$154,300	LIFE	* *	5	\$300	A
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Beneath Wharf. Failure Of Bulkhead Does Not Threaten Stability Of The Pile Supported Building							
	Explanation : Partial Failure And Fill Loss							
Concrete	10%			LIFE	* *	5	\$200	A
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Beneath Wharf							
	Explanation : Bulkhead Stability Does Not Affect Building Slabs Or Foundations							
No Component	55%							D
Not Accessible	15%							D
Revetment								
Stone	10%			LIFE	* *	5	\$300	C
No Component	75%							D
Under Construction	15%							D
Sheet Piles								
Steel, 10' Water	25%			LIFE	* *	5	\$33,700	A
	Corrosion, Extent : Light, Area Affected : 10%							
	Location : Throughout In Splash Zone							
	Other Observation, Extent : Light, Area Affected : 70%							
	Location : West Of Concrete Wharf,							
	Explanation : Installed Out Of Plumb							
No Component	65%							D
Not Accessible	10%							D
Backfill								
Fill								
Sand	10%	Now	\$10,800	2049	* *	5		B
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : At Concrete Bulkhead Beneath Wharf/building							
	Explanation : Fill Loss							
Not Accessible	75%							D
Under Construction	15%							D
Surface								
Asphalt	10%	2-4	\$900	2028	* *	5	\$200	B
	Settlement, Extent : Moderate, Area Affected : 10%							
	Location : West Of Building 20ft Inshore Of Bulkhead							
Topsoil	15%			2018	\$3,900	5	\$300	B
Not Accessible	60%							D
Under Construction	15%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HIGH-LEVEL DECK (WHARF) BULKHEAD  
**Address** : SO TIP AND SO SIDE CON ED SITE INTO SHERMAN CREEK  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR063.000 / 13805 **Yr Built/Renovated** :  
**Linear Ft** : 378 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2183 **Lot** : 997 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$354,200	
<b>Total</b>	<b>\$354,200</b>	
Priority A	\$354,200	
<b>Total</b>	<b>\$354,200</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$50,000			
<b>Total</b>	<b>\$50,000</b>			
Priority A				
Priority B	\$50,000			
<b>Total</b>	<b>\$50,000</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HIGH-LEVEL DECK (WHARF) BULKHEAD**  
**Asset # : 13805**

Bulkheads		Current Repair		Future Replacement		Maintenance				
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural										
Gravity Wall	Concrete	15%	4+	\$83,300	LIFE	* *	5	\$200	A	
		Erosion, Extent : Moderate, Area Affected : 100%								
		Location : At Joints Stations 0+00 To 2+35								
	Concrete	50%	4+	\$69,400	LIFE	* *	5	\$600	A	
		Cracking, Extent : Light, Area Affected : 5%								
		Location : Throughout								
		Erosion, Extent : Light, Area Affected : 20%								
		Location : Throughout In Tidal Zone And At Top Of Wall								
	Timber Crib w/Stone	20%	Now	\$201,500	LIFE	* *	4	\$1,800	A	
		Other Observation, Extent : Severe, Area Affected : 100%								
		Location : Stations 3+10 To 3+85 (from East)								
		Explanation : Collapse								
	No Component	15%							D	
	Backfill									
Fill	Topsoil	15%	Now	\$11,100	2061	* *			B	
		Other Observation, Extent : Severe, Area Affected : 100%								
		Location : Station 3+15 To 3+85								
		Explanation : Structure Failed								
	No Component	15%							D	
	Not Accessible	70%							D	
	Surface									
	Asphalt		50%	4+	\$7,800	2036	* *	5	\$900	B
			Cracking, Extent : Moderate, Area Affected : 20%							
		Location : Throughout From 0+00 To 1+90 (from East)								
		Other Observation, Extent : Moderate, Area Affected : 30%								
		Location : Throughout From 0+00 To 1+90								
		Explanation : Vegetation Growth								
	Concrete	10%	4+	\$12,400	2036	* *	5	\$200	B	
		Cracking, Extent : Moderate, Area Affected : 30%								
		Location : Above Dep Outfall Station 2+85 To 3+15 (from East)								
		Settlement, Extent : Moderate, Area Affected : 50%								
		Location : Above Dep Outfall Station 2+85 To 3+15								
	Concrete	15%	Now	\$18,700	2036	* *	5	\$300	B	
		Other Observation, Extent : Severe, Area Affected : 100%								
		Location : Station 3+15 To 3+85								
		Explanation : Complete Failure								
	No Component	15%							D	
	Not Accessible	10%							D	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HUNTS POINT PENINSULA FRUIT AUCTION BLDG., BAZINI NUTS  
**Address** : 220-240 FOOD CENTER DRIVE HUNTS POINT  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBSR027.012 / 4233 **Yr Built/Renovated** : 1900 /  
**Linear Ft** : 1,295 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2781 **Lot** : 500 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$277,700	\$63,600
<b>Total</b>	<b>\$277,700</b>	<b>\$63,600</b>
Priority B		\$63,600
Priority C	\$277,700	
<b>Total</b>	<b>\$277,700</b>	<b>\$63,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$12,700			
<b>Total</b>	<b>\$12,700</b>			
Priority B	\$12,700			
Priority C				
<b>Total</b>	<b>\$12,700</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HUNTS POINT PENINSULA FRUIT AUCTION BLDG., BAZINI NUTS**  
**Asset # : 4233**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	50%	4+	\$260,400	LIFE	* *	5	\$3,200	C
	<i>Other Observation, Extent : Light, Area Affected : 50%</i> <i>Location : Throughout</i> <i>Explanation : Uneven And Steep Slopes In Some Areas</i>							
Stone	2%	Now	\$17,400	LIFE	* *	5	\$100	C
	<i>Erosion, Extent : Moderate, Area Affected : 100%</i> <i>Location : Just South Of The Dep Pumping Station</i> <i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Just South Of The Dep Pumping Station</i> <i>Explanation : Area Of Natural Shoreline, No Protection.</i>							
Stone	48%			LIFE	* *	5	\$3,000	C
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Topsoil	100%	2-4	\$12,700	2018	\$63,600	5	\$2,500	B
	<i>Erosion, Extent : Moderate, Area Affected : 60%</i> <i>Location :</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HUNTS POINT PENINSULA, BUDWEISER SITE  
**Address** : 400-600 FOOD CTR DR, PARK SO. OF KRASDALE PROPERTY, HUNTS POINT  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBSR027.014 / 4235 **Yr Built/Renovated** : 1900 / 2008  
**Linear Ft** : 1,176 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2781 **Lot** : 500 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
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Bulkheads

**Total**

Priority A

Priority C

**Total**

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HUNTS POINT PENINSULA, BUDWEISER SITE**

**Asset # : 4235**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	75%			LIFE	* *	5	\$2,900	A
	No Component	25%							D
	Revetment								
	Stone	100%			LIFE	* *	5	\$5,800	C
Backfill									
	Fill								
	Under Construction	100%							D
	Surface								
	Under Construction	100%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HUNTS POINT PENINSULA, KRASDALE FOODS INC. (KFI)  
**Address** : 400 FOOD CENTER DRIVE HUNTS POINT  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBSR027.013 / 4234 **Yr Built/Renovated** : 1900 /  
**Linear Ft** : 1,371 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2781 **Lot** : 500 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$114,900	\$67,300
<b>Total</b>	<b>\$114,900</b>	<b>\$67,300</b>
Priority B		\$67,300
Priority C	\$114,900	
<b>Total</b>	<b>\$114,900</b>	<b>\$67,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$2,600			
<b>Total</b>	<b>\$2,600</b>			
Priority B	\$2,600			
Priority C				
<b>Total</b>	<b>\$2,600</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801  
HUNTS POINT PENINSULA, KRASDALE FOODS INC. (KFI)**

**Asset # : 4234**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Structural								
Revetment								
Stone	5%	0-2	\$45,900	LIFE	* *	5	\$300	C
	Missing Part, Extent : Moderate, Area Affected : 100%							
	Location : Throughout - Missing Larger Stone, Only Small Stones Remain							
Stone	15%	4+	\$68,900	LIFE	* *	5	\$1,000	C
	Other Observation, Extent : Light, Area Affected : 50%							
	Location : Throughout							
	Explanation : Loose Stones							
Stone	80%			LIFE	* *	5	\$5,400	C
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Topsoil	100%			2019	\$67,300	5	\$5,200	B
	Settlement, Extent : Light, Area Affected : 10%							
	Location : Isolated Areas Throughout							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Entire Length Of Revetment							
	Explanation : Top Surface Between Top Of Revetment And Concrete Retaining Wall For Parking Lot.							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HUNTS POINT PENINSULA, SULTANA DISTRIBUTION SERVICES  
**Address** : 600 FOOD CENTER DRIVE, INCL. FARRAGUT STREET  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBSR027.015 / 4236 **Yr Built/Renovated** : 1900 / 2008  
**Linear Ft** : 888 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2781 **Lot** : 500 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$857,000	
<b>Total</b>	<b>\$857,000</b>	
Priority A	\$495,100	
Priority B	\$307,300	
Priority C	\$54,700	
<b>Total</b>	<b>\$857,000</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$33,900			
<b>Total</b>	<b>\$33,900</b>			
Priority A				
Priority B	\$4,100			
Priority C	\$29,800			
<b>Total</b>	<b>\$33,900</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HUNTS POINT PENINSULA, SULTANA DISTRIBUTION SERVICES**

**Asset # : 4236**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Structural								
Coping/Curb								
Timber	60%	4+	\$54,700	LIFE	* *	5	\$200	C
	<i>Rotting/Splitting, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
No Component	40%							D
Pile Supported Wall								
Concrete, 10' Water	60%	4+	\$495,100	LIFE	* *	5	\$7,800	A
	<i>Erosion, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Bottom Edge Of Wall</i>							
	<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Bottom Edge Of Wall</i>							
No Component	40%							D
Piles and Bracing								
No Component	40%							D
Not Accessible	60%							D
Revetment								
Stone	5%	Now	\$29,800	LIFE	* *	5	\$200	C
	<i>Erosion, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : End Of Farragut Street, Just South Of Newly Constructed Revetment</i>							
	<i>Missing Part, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : End Of Farragut Street, Just South Of Newly Constructed Revetment</i>							
Stone	35%			LIFE	* *	5	\$1,500	C
No Component	60%							D
Backfill								
Fill								
No Component	40%							D
Not Accessible	60%							D
Surface								
Asphalt	100%			2029	* *	5	\$8,300	B
Fender								
Piles								
Timber	60%	Now	\$91,400	2035	* *	4	\$10,400	B
	<i>Broken, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Missing Part, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Missing Connections</i>							
	<i>Missing Pile, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
No Component	40%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HUNTS POINT PENINSULA, SULTANA DISTRIBUTION SERVICES**

**Asset # : 4236**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender									
	Wales and Chocks								
	Timber	60%	Now	\$215,900	2035	* *	4	\$23,700	B
		Broken, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Loose Connections, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Rotting/Splitting, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
	No Component	40%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : HUNTS POINT/STEEL SHEET PILE BULKHEAD AND REVETMENT  
**Address** : EAST OF HALLECK ST. TO DEP PUMP HOUSE @220 FOOD CTR DR.  
**Borough** : BRONX **Agency's Number** : N/A  
**Program / Asset #** : DBSR027.011 / 4232 **Yr Built/Renovated** : 1900 /  
**Linear Ft** : 2,992 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 31-Mar-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2770 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$2,124,900	\$241,500
<b>Total</b>	<b>\$2,124,900</b>	<b>\$241,500</b>
Priority A	\$1,760,000	\$153,400
Priority B	\$44,000	\$88,100
Priority C	\$320,800	
<b>Total</b>	<b>\$2,124,900</b>	<b>\$241,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$33,100			
<b>Total</b>	<b>\$33,100</b>			
Priority B	\$33,100			
Priority C				
<b>Total</b>	<b>\$33,100</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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HUNTS POINT/STEEL SHEET PILE BULKHEAD AND REVETMENT**  
**Asset # : 4232**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Revetment									
Stone	15%			LIFE	**	5	\$2,200	C	
Stone	20%	4+	\$200,500	LIFE	**	5	\$2,900	C	
Missing Part, Extent : Severe, Area Affected : 30%									
Location : Station 27+35 To Station 28+00 From North									
Settlement, Extent : Severe, Area Affected : 10%									
Location : Station 18+95 To 20+35 And Station 26+35 From North									
Other Observation, Extent : Severe, Area Affected : 60%									
Location : Station 10+50 To 12+50 From North									
Explanation : Severely Deteriorated Timber Platform/bulkhead									
Stone	15%	4+	\$120,300	LIFE	**	5	\$2,200	C	
Missing Part, Extent : Moderate, Area Affected : 40%									
Location : At Toe Of Revetment, Station 25+35 To Stat 27+35 From North									
Other Observation, Extent : Light, Area Affected : 10%									
Location : Sta 22+70 To 23+50 From North									
Explanation : Insufficient Height Of Revetment									
No Component	50%							D	
Other Observation, Extent : Light, Area Affected : 0%									
Location :									
Explanation : Steel Sheet Piles And Sections Of Natural Shoreline With Isolated Non-placed Stone									
Sheet Piles									
Steel, 10' Water	20%	2-4	\$1,760,000	LIFE	**	5	\$153,400	A	
Corrosion, Extent : Moderate, Area Affected : 100%									
Location : At Mlw Elevation And In Splash Zone									
Other Observation, Extent : Severe, Area Affected : 2%									
Location : Isolated Throughout									
Explanation : Corrosion Holes									
No Component	75%							D	
Not Accessible	5%							D	
Backfill									
Fill									
Topsoil	5%	Now	\$29,300	2060	**			B	
Other Observation, Extent : Moderate, Area Affected : 10%									
Location : Isolated Sinkholes At Sheet Pile Cells (sta 0+00 To 7+35 From North)									
Explanation : Settlement And Fill Loss									
Topsoil	5%	Now	\$14,700	2060	**			B	
Other Observation, Extent : Moderate, Area Affected : 20%									
Location : Above Stone Revetment Throughout (sta 7+35 To Sta 29+90)									
Explanation : Erosion Of Soil Slope									
No Component	25%							D	
Not Accessible	65%							D	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**HUNTS POINT/STEEL SHEET PILE BULKHEAD AND REVETMENT**  
**Asset # : 4232**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
	Type								
Backfill									
	Surface								
	Asphalt	10%			2029	* *	5	\$2,800	B
	Gravel	5%			2029	* *	2-5	\$400	B
	Topsoil	55%	Now	\$24,200	2018	\$80,800	5	\$3,100	B
Erosion, Extent : Moderate, Area Affected : 30%									
Location : Above Stone Revetment (sta 7+35 To 29+90)									
	Topsoil	5%	Now	\$7,300	2020	\$7,300	5	\$300	B
Settlement, Extent : Moderate, Area Affected : 25%									
Location : Isolated Sinkholes At Steel Sheet Pile Cells (sta 0+00 To 7+35 From North)									
	No Component	25%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM BULKHEAD  
**Address** : W 201 ST TO END OF CON ED SITE HARLEM RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR062.000 / 13804 **Yr Built/Renovated** :  
**Linear Ft** : 282 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2183 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$2,764,100	
<b>Total</b>	<b>\$2,764,100</b>	
Priority A	\$2,601,500	
Priority B	\$162,600	
<b>Total</b>	<b>\$2,764,100</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$33,600	\$800		
<b>Total</b>	<b>\$33,600</b>	<b>\$800</b>		
Priority A				
Priority B	\$16,200	\$800		
Priority C	\$17,400			
<b>Total</b>	<b>\$33,600</b>	<b>\$800</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM BULKHEAD**  
**Asset # : 13804**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Timber	100%	Now	\$17,400	LIFE	* *	5	\$100	C
Missing Part, Extent : Severe, Area Affected : 100%								
Location : Full Length								
Gravity Wall								
Conc w/Stone Face	65%	4+	\$1,876,200	LIFE	* *	5	\$13,500	A
Missing Block Seal, Extent : Severe, Area Affected : 100%								
Location : Throughout								
Other Observation, Extent : Severe, Area Affected : 40%								
Location : Stations 0+90 To 1+00 And 2+50 To 2+82 (from South)								
Explanation : Displaced/missing Blocks								
Concrete	35%	Now	\$725,300	LIFE	* *	5	\$300	A
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Station 0+00 To 0+90 (from South)								
Explanation : Collapsed								
Backfill								
Fill								
Sand	30%	Now	\$10,400	2041	* *	5	\$100	B
Loss of Backfill, Extent : Severe, Area Affected : 100%								
Location : Station 0+00 To 0+85 (from South)								
Not Accessible	70%							D
Surface								
Asphalt	20%			2030	* *	5	\$500	B
Cracking, Extent : Moderate, Area Affected : 30%								
Location : Station 2+30 To 2+86 (from South)								
Asphalt	25%	Now	\$5,800	2036	* *	5	\$300	B
Other Observation, Extent : Severe, Area Affected : 60%								
Location : Station 0+00 To 0+83 (from South)								
Explanation : Surface Failed Due To Loss Of Backfill								
Concrete	40%			2030	* *	5	\$1,100	B
Cracking, Extent : Light, Area Affected : 10%								
Location : Throughout Station 0+83 To 2+30 (from South)								
Not Accessible	15%							D
Fender								
Piles								
Timber	100%	Now	\$48,400	2036	* *	4	\$5,500	B
Missing Pile, Extent : Severe, Area Affected : 90%								
Location : Throughout								
Wales and Chocks								
Timber	100%	Now	\$114,200	2036	* *	4	\$12,500	B
Missing Part, Extent : Severe, Area Affected : 90%								
Location : Throughout								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM BULKHEAD  
**Address** : MIDWAY E 94TH & E 93RD ST TO E 93 ST SUB 3 OF BL, SUB 1 OF AT  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR101.000 / 13849 **Yr Built/Renovated** :  
**Linear Ft** : 250 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 04-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1573 **Lot** : 52 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$113,400	\$218,000
<b>Total</b>	<b>\$113,400</b>	<b>\$218,000</b>
Priority A	\$113,400	
Priority B		\$218,000
<b>Total</b>	<b>\$113,400</b>	<b>\$218,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$6,700			
<b>Total</b>	<b>\$6,700</b>			
Priority A	\$1,200			
Priority B	\$5,500			
<b>Total</b>	<b>\$6,700</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM BULKHEAD**

**Asset # : 13849**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Relieving Platform Top Concrete/Stone	90%	4+	\$85,100	LIFE	* *			A
		Cracking, Extent : Light, Area Affected : 5%							
		Location : Outboard Face Above Mhw							
		Missing Block Seal, Extent : Severe, Area Affected : 40%							
		Location : Between Stone Facing In Tidal Zone							
		Other Observation, Extent : Light, Area Affected : 2%							
		Location : Outboard Face Above Mhw							
		Explanation : Surface Scale/spall							
	Concrete/Stone	10%	4+	\$28,400	LIFE	* *			A
		Broken, Extent : Severe, Area Affected : 20%							
		Location : Broken Stone Panels Station 0+00 To 0+05							
Piles and Bracing									
	Not Accessible	100%							D
Pile Caps									
	Timber	10%	2-4	\$1,200	LIFE	* *	4	\$200	A
		Rotting/Splitting, Extent : Moderate, Area Affected : 100%							
		Location : At Outboard Ends							
	Not Accessible	90%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt Pavers	100%			2034	* *	5	\$2,300	B
		Settlement, Extent : Light, Area Affected : 60%							
		Location : Offset 3ft From Outboard Face Sta 1+00 To 2+50 (from North)							
Deck Elements									
	Railing								
	Steel	100%	4+	\$4,400	2020	\$218,000			B
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : Isolated Throughout							
		Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 118TH TO E 119TH ST SUB 1 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR079.000 / 13825 **Yr Built/Renovated** :  
**Linear Ft** : 305 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 18-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1815 **Lot** : 25 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$230,600	\$265,900
<b>Total</b>	<b>\$230,600</b>	<b>\$265,900</b>
Priority A	\$230,600	
Priority B		\$265,900
<b>Total</b>	<b>\$230,600</b>	<b>\$265,900</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$6,700		\$1,400	
<b>Total</b>	<b>\$6,700</b>		<b>\$1,400</b>	
Priority A	\$1,400			
Priority B	\$5,300		\$1,400	
<b>Total</b>	<b>\$6,700</b>		<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13825**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	100%	4+	\$230,600	LIFE	**			A
Broken, Extent : Severe, Area Affected : 1%								
Location : Stone Face At Sta 0+24 And 2+50 From South								
Cracking, Extent : Light, Area Affected : 10%								
Location : Outboard Face Above Mhw								
Erosion, Extent : Severe, Area Affected : 3%								
Location : Outfalls At Sta 0+25 And 2+85 From South								
Missing Block Seal, Extent : Severe, Area Affected : 20%								
Location : Between Stone Facing In Tidal Zone								
Spalling, Extent : Light, Area Affected : 20%								
Location : 7 Locations Totalling 60ft Along Top Of Wall								
Other Observation, Extent : Light, Area Affected : 10%								
Location : Outboard Face Above Mhw								
Explanation : Surface Scaling/spalls								
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	10%	4+	\$1,400	LIFE	**	4	\$200	A
Rotting/Splitting, Extent : Light, Area Affected : 50%								
Location : Throughout At Outboard Face								
Not Accessible	90%							D
Backfill								
Fill Not Accessible	100%							D
Surface Asphalt Pavers	100%			2036	**	5	\$2,800	B
Settlement, Extent : Light, Area Affected : 5%								
Location : Offset 3ft From Outboard Face Sta 2+10 To 2+20 (from North)								
Deck Elements								
Railing Steel	100%	4+	\$5,300	2020	\$265,900			B
Other Observation, Extent : Light, Area Affected : 2%								
Location : Throughout Primarily At Baseplates								
Explanation : Coating Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 117TH TO E 118TH ST SUB 2 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR080.000 / 13826 **Yr Built/Renovated** :  
**Linear Ft** : 225 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 18-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1716 **Lot** : 28 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$42,500	\$98,100
<b>Total</b>	<b>\$42,500</b>	<b>\$98,100</b>
Priority A	\$42,500	
Priority B		\$98,100
<b>Total</b>	<b>\$42,500</b>	<b>\$98,100</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$6,700			
<b>Total</b>	<b>\$6,700</b>			
Priority A	\$500			
Priority B	\$6,200			
<b>Total</b>	<b>\$6,700</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13826**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	50%	4+	\$21,300	LIFE	* *			A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Outboard Face Above Mhw							
	Missing Block Seal, Extent : Severe, Area Affected : 20%							
	Location : Between Stone Facing In Tidal Zone							
Concrete/Stone	5%	2-4	\$21,300	LIFE	* *			A
	Erosion, Extent : Severe, Area Affected : 5%							
	Location : Outfall At Sta 0+30 (from South)							
Not Accessible	45%							D
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Timber	5%	4+	\$500	LIFE	* *	4	\$100	A
	Rotting/Splitting, Extent : Light, Area Affected : 50%							
	Location : Outboard Face Of Pile Caps							
Not Accessible	95%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%	4+	\$4,200	2034	* *	5	\$1,100	B
	Settlement, Extent : Moderate, Area Affected : 5%							
	Location : Sta 1+80 (from South) At N/side Of Pier							
Deck Elements								
Railing Steel	50%	4+	\$2,000	2020	\$98,100			B
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : Throughout Primarily In Baseplates							
	Explanation : Coating Loss							
No Component	50%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 117TH TO E 116TH ST SUB 3 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR081.000 / 13827 **Yr Built/Renovated** :  
**Linear Ft** : 233 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 18-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1715 **Lot** : 53 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$105,700	\$203,200
<b>Total</b>	<b>\$105,700</b>	<b>\$203,200</b>
Priority A	\$105,700	
Priority B		\$203,200
<b>Total</b>	<b>\$105,700</b>	<b>\$203,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$5,100		\$1,000	
<b>Total</b>	<b>\$5,100</b>		<b>\$1,000</b>	
Priority A	\$1,100			
Priority B	\$4,100		\$1,000	
<b>Total</b>	<b>\$5,100</b>		<b>\$1,000</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13827**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Relieving Platform Top Concrete/Stone	95%	4+	\$83,700	LIFE		* *		A	
	Cracking, Extent : Light, Area Affected : 25%								
	Location : Outboard Face Above Mhw								
	Missing Block Seal, Extent : Severe, Area Affected : 30%								
	Location : Between Stone Facing In Tidal Zone								
	Spalling, Extent : Light, Area Affected : 10%								
	Location : 5 Locations Totalling 25ft Along Top Of Wall								
	Other Observation, Extent : Light, Area Affected : 15%								
	Location : Outboard Face Above Mhw								
	Explanation : Surface Scaling/spalling								
Concrete/Stone	5%	2-4	\$22,000	LIFE		* *		A	
	Erosion, Extent : Severe, Area Affected : 50%								
	Location : Sta 0+65 (from South) At Dep Outfall								
Piles and Bracing									
Not Accessible	100%							D	
Pile Caps									
Timber	10%	4+	\$1,100	LIFE		* *	4	\$200	A
	Rotting/Splitting, Extent : Light, Area Affected : 50%								
	Location : Throughout At Outboard Ends And In Line Cap								
Not Accessible	90%							D	
Backfill									
Fill									
Not Accessible	100%							D	
Surface									
Asphalt Pavers	90%			2036		* *	5	\$2,000	B
	Settlement, Extent : Light, Area Affected : 5%								
	Location : Offset 3ft From Outboard Face For Limited Lengths								
Topsoil	10%			2021	\$1,100	5	\$100	B	
Deck Elements									
Railing Steel	100%	0-2	\$4,100	2020	\$203,200			B	
	Other Observation, Extent : Light, Area Affected : 5%								
	Location : Throughout Primarily In Baseplates								
	Explanation : Coating Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 114TH ST TO NO SIDE E 111TH ST HARLEM RIVER,SUB 2 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR084.000 / 13830 **Yr Built/Renovated** :  
**Linear Ft** : 850 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 23-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1705 **Lot** : 21 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$741,200
<b>Total</b>		<b>\$741,200</b>
Priority B		\$741,200
<b>Total</b>		<b>\$741,200</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$50,000			
<b>Total</b>	<b>\$50,000</b>			
Priority A	\$34,800			
Priority B	\$15,200			
<b>Total</b>	<b>\$50,000</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13830**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete, 10' Water	90%			LIFE	* *	5	\$2,300	A
	Recent Repair Evident, Extent : Light, Area Affected : 50%							
	Location : Tidal Zone							
	Other Observation, Extent : Light, Area Affected : 30%							
	Location : Outboard Face Above Mhw							
	Explanation : Map Cracking With Efflorescence And Surface Spalls							
Concrete, 10' Water	10%	4+	\$32,900	LIFE	* *	5	\$300	A
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Above Dep Outfalls							
	Explanation : Spall							
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	5%	4+	\$2,000	LIFE	* *	4	\$300	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 25%							
	Location : Outboard End							
Not Accessible	95%							D
Backfill								
Fill Not Accessible	100%							D
Surface								
Asphalt Pavers	95%	4+	\$15,100	2030	* *	5	\$3,800	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Typical Throughout Offset 3ft From Outboard Wall Face							
	Other Observation, Extent : Moderate, Area Affected : 1%							
	Location : Isolated							
	Explanation : Upheave - Root							
Topsoil	5%			2019	\$2,100	5	\$200	B
Deck Elements								
Railing Steel	100%			2019	\$741,200			B
	Other Observation, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 111TH ST TO E 110TH ST HARLEM RIVER,SUB 3 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR085.000 / 13831 **Yr Built/Renovated** :  
**Linear Ft** : 272 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 23-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1704 **Lot** : 2 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$237,200
<b>Total</b>		<b>\$237,200</b>
Priority B		\$237,200
<b>Total</b>		<b>\$237,200</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$7,900			
<b>Total</b>	<b>\$7,900</b>			
Priority A	\$6,500			
Priority B	\$1,400			
<b>Total</b>	<b>\$7,900</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13831**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		Code
Structural									
	Relieving Platform Top								
	Concrete, 10' Water	95%			LIFE	* *	5	\$800	A
		Recent Repair Evident, Extent : Light, Area Affected : 50%							
		Location : Throughout In Tidal Zone							
		Other Observation, Extent : Light, Area Affected : 20%							
		Location : Throughout Above Mhw							
		Explanation : Map Crack With Eff And Surface Spalling							
	Concrete, 10' Water	5%	4+	\$5,300	LIFE	* *	5		A
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Station 3+00							
		Explanation : Spall							
Piles and Bracing									
	Not Accessible	100%							D
Pile Caps									
	Timber	10%	4+	\$1,300	LIFE	* *	4	\$200	A
		Rotting/Splitting, Extent : Moderate, Area Affected : 10%							
		Location : Outboard End							
	Not Accessible	90%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Asphalt Pavers	5%	4+	\$300	2030	* *	5	\$100	B
		Settlement, Extent : Moderate, Area Affected : 5%							
		Location : Station 2+70 From North, 3" Vertical - 8ft Wide							
		Other Observation, Extent : Light, Area Affected : 5%							
		Location : Station 1+20 From North							
		Explanation : Upheave - Root							
	Asphalt Pavers	90%			2034	* *	5	\$2,300	B
		Settlement, Extent : Light, Area Affected : 20%							
		Location : Isolated Lengths 3ft Offset From Outboard Face							
	Topsoil	5%			2019	\$700	5	\$100	B
Deck Elements									
	Railing								
	Steel	100%			2020	\$237,200			B
		Other Observation, Extent : Light, Area Affected : 10%							
		Location : Throughout							
		Explanation : Corrosion							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 106TH ST TO E 105TH ST HARLEM RIVER,SUB 2 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR088.000 / 13836 **Yr Built/Renovated** :  
**Linear Ft** : 326 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 25-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1699 **Lot** : 64 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$126,000	
<b>Total</b>	<b>\$126,000</b>	
Priority A	\$126,000	
<b>Total</b>	<b>\$126,000</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$1,500	\$1,500		
<b>Total</b>	<b>\$1,500</b>	<b>\$1,500</b>		
Priority A	\$1,500			
Priority B		\$1,500		
<b>Total</b>	<b>\$1,500</b>	<b>\$1,500</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13836**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Structural</b>								
Relieving Platform Top								
Concrete, 10' Water	95%	4+	\$119,700	LIFE	* *	5	\$900	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 50%</i>								
<i>Location : Outboard Face Lower Portion In Tidal Zone</i>								
<i>Other Observation, Extent : Light, Area Affected : 40%</i>								
<i>Location : Outboard Concrete Face Above Mhw</i>								
<i>Explanation : Map Crack With Eff And Surface Spalling</i>								
Concrete, 10' Water	5%	4+	\$6,300	LIFE	* *	5	\$100	A
<i>Other Observation, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Top Of Wall Station 0+40 From North</i>								
<i>Explanation : Spall</i>								
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Timber	10%	4+	\$1,500	LIFE	* *	4	\$200	A
<i>Rotting/Splitting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Ouboard End</i>								
Not Accessible	90%							D
<b>Backfill</b>								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%			2030	* *	5	\$3,000	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 105TH ST TO E 104TH ST SUB 3 OF ASSET TYPE, SUB 1 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR089.000 / 13837 **Yr Built/Renovated** :  
**Linear Ft** : 258 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 25-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1696 **Lot** : 51 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$49,900	
<b>Total</b>	<b>\$49,900</b>	
Priority A	\$49,900	
<b>Total</b>	<b>\$49,900</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$3,500			
<b>Total</b>	<b>\$3,500</b>			
Priority A	\$1,200			
Priority B	\$2,400			
<b>Total</b>	<b>\$3,500</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13837**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete, 10' Water	100%	4+	\$49,900	LIFE	* *	5	\$800	A
Recent Repair Evident, Extent : Light, Area Affected : 50%								
Location : Outboard Face In Tidal Zone								
Other Observation, Extent : Light, Area Affected : 30%								
Location : Outboard Face Above Mhw								
Explanation : Map Cracking With Eff / Surface Spall								
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	10%	4+	\$1,200	LIFE	* *	4	\$200	A
Rotting/Splitting, Extent : Moderate, Area Affected : 10%								
Location : Eastern End Of Pile Caps								
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	5%	Now	\$1,200	2034	* *	5	\$100	B
Settlement, Extent : Light, Area Affected : 100%								
Location : Station 2+40 To 2+60 From North								
Asphalt Pavers	95%			2034	* *	5	\$2,300	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : 50 FT SO OF E 101 ST TO E 100TH HARLEM RIVER, SUB 2 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR093.000 / 13841 **Yr Built/Renovated** :  
**Linear Ft** : 232 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 24-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1694 **Lot** : 51 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$202,300
<b>Total</b>		<b>\$202,300</b>
Priority B		\$202,300
<b>Total</b>		<b>\$202,300</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$14,700	\$1,000		
<b>Total</b>	<b>\$14,700</b>	<b>\$1,000</b>		
Priority A	\$12,000			
Priority B	\$2,600	\$1,000		
<b>Total</b>	<b>\$14,700</b>	<b>\$1,000</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13841**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Relieving Platform Top Concrete/Stone	95%			LIFE		* *		A	
	Cracking, Extent : Light, Area Affected : 5%								
	Location : Throughout In Top 3 Ft Of Concrete Wall								
	Missing Block Seal, Extent : Moderate, Area Affected : 5%								
	Location : Throughout In Tidal Zone								
	Spalling, Extent : Light, Area Affected : 3%								
	Location : Throughout At Top Of Wall And Along Face In Top 3 Ft Of Concrete								
	Other Observation, Extent : Light, Area Affected : 5%								
	Location : Throughout In Top 3 Ft Of Concrete Wall								
	Explanation : Efflorescence								
Concrete/Stone	5%	4+	\$11,000	LIFE		* *		A	
	Cracking, Extent : Moderate, Area Affected : 60%								
	Location : Throughout								
	Spalling, Extent : Moderate, Area Affected : 100%								
	Location : Isolated Throughout								
Piles and Bracing Not Accessible	100%							D	
Pile Caps Timber	10%	4+	\$1,100	LIFE		* *	4	\$200	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 90%								
	Location : Eastern End Of Pile Caps								
Not Accessible	90%							D	
Backfill									
Fill Not Accessible	100%							D	
Surface									
Asphalt Pavers	95%			2030		* *	5	\$2,100	B
	Settlement, Extent : Light, Area Affected : 5%								
	Location : Isolated Throughout								
Asphalt Pavers	4%	4+	\$2,600	2030		* *	5		B
	Settlement, Extent : Moderate, Area Affected : 100%								
	Location : Around Planters (sta 1+98, 1+65, And 0+92 From North) And Former Planter (sta 0+54 From North)								
Topsoil	1%			2019		\$100	5		B
Deck Elements									
Railing Steel	100%			2019		\$202,300			B
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Throughout								
	Explanation : Coating Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : E 99TH ST TO E 97TH ST SUB 2 OF BL, SUB 1 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR096.000 / 13844 **Yr Built/Renovated** :  
**Linear Ft** : 535 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 02-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1691 **Lot** : 6 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$303,400	\$466,500
<b>Total</b>	<b>\$303,400</b>	<b>\$466,500</b>
Priority A	\$303,400	
Priority B		\$466,500
<b>Total</b>	<b>\$303,400</b>	<b>\$466,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$11,800	\$2,500		
<b>Total</b>	<b>\$11,800</b>	<b>\$2,500</b>		
Priority A	\$2,500			
Priority B	\$9,300	\$2,500		
<b>Total</b>	<b>\$11,800</b>	<b>\$2,500</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13844**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	100%	4+	\$303,400	LIFE	* *			A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Outboard Face Above Mhw							
	Erosion, Extent : Light, Area Affected : 2%							
	Location : Along Stone Edges And At Dep Outfalls Sta 2+70 And 4+90 (from North)							
	Missing Block Seal, Extent : Severe, Area Affected : 35%							
	Location : Btwn Stone Facing In Tidal Zone							
	Spalling, Extent : Moderate, Area Affected : 20%							
	Location : 13 Locations Along T/wall Totalling 110 Linear Feet							
	Other Observation, Extent : Light, Area Affected : 15%							
	Location : Outboard Concrete Face Above Mhw							
	Explanation : Surface Scaling/spall							
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	10%	4+	\$2,500	LIFE	* *	4	\$300	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 20%							
	Location : Outboard End Of Pile Caps							
Not Accessible	90%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface Asphalt Pavers	100%			2030	* *	5	\$5,000	B
	Settlement, Extent : Light, Area Affected : 55%							
	Location : Sta 0+00 To 2+30 And 3+60 To 4+25 (from North)							
	Other Observation, Extent : Moderate, Area Affected : 5%							
	Location : Along Settled Joint							
	Explanation : Broken Pavers							
Deck Elements								
Railing Steel	100%	4+	\$9,300	2020	\$466,500			B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
	Explanation : Coating Loss							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : BET 96TH & 97TH STS. TO E 96 ST. SUB 2 OF ASSET TYPE, SUB 1 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR097.000 / 13845 **Yr Built/Renovated** :  
**Linear Ft** : 85 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 02-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1690 **Lot** : 10 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$74,100
<b>Total</b>		<b>\$74,100</b>
Priority B		\$74,100
<b>Total</b>		<b>\$74,100</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$42,000			
<b>Total</b>	<b>\$42,000</b>			
Priority A	\$32,500			
Priority B	\$9,400			
<b>Total</b>	<b>\$42,000</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13845**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Relieving Platform Top Concrete/Stone	100%	4+	\$32,100	LIFE		* *		A	
Cracking, Extent : Light, Area Affected : 5%									
Location : Outboard Face Above Mhw									
Spalling, Extent : Moderate, Area Affected : 50%									
Location : 3 Locations Totalling 40ft Along Top Of Wall									
Other Observation, Extent : Light, Area Affected : 5%									
Location : Outboard Face Above Mhw									
Explanation : Surface Scaling/spall									
Piles and Bracing Not Accessible	100%							D	
Pile Caps Timber	10%	4+	\$400	LIFE		* *	4	\$100	A
Rotting/Splitting, Extent : Moderate, Area Affected : 20%									
Location : Outboard Ends Of Pile Caps									
Not Accessible	90%								D
Backfill									
Fill Not Accessible	100%								D
Surface Asphalt Pavers	100%	4+	\$8,000	2030		* *	5	\$400	B
Settlement, Extent : Light, Area Affected : 30%									
Location : Offset 3ft From Outboard Face Sta 0+00 To 0+30 (from North)									
Other Observation, Extent : Moderate, Area Affected : 2%									
Location : Throughout along settlement joint									
Explanation : Broken Pavers									
Deck Elements									
Railing Steel	100%	4+	\$1,500	2020	\$74,100				B
Other Observation, Extent : Light, Area Affected : 10%									
Location : Isolated Throughout									
Explanation : Coating Loss									

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LOW-LEVEL RELIEVING PLATFROM TIMBER PILE SUPPORTED BULKHEAD  
**Address** : 118 FT SO OF E 116TH ST TO E 114 SUB 2 OF BL, SUB 1 OF ASSET TYPE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR083.000 / 13829 **Yr Built/Renovated** :  
**Linear Ft** : 518 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 05-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1713 **Lot** : 38 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$463,400	\$451,700
<b>Total</b>	<b>\$463,400</b>	<b>\$451,700</b>
Priority A	\$463,400	
Priority B		\$451,700
<b>Total</b>	<b>\$463,400</b>	<b>\$451,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$36,600	\$2,200		
<b>Total</b>	<b>\$36,600</b>	<b>\$2,200</b>		
Priority A	\$2,400			
Priority B	\$34,200	\$2,200		
<b>Total</b>	<b>\$36,600</b>	<b>\$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.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFORM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13829**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	80%	4+	\$235,000	LIFE		* *		A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Outboard Face Above Mhw							
	Erosion, Extent : Moderate, Area Affected : 5%							
	Location : Stone Facing In Tidal Zone							
	Missing Block Seal, Extent : Severe, Area Affected : 30%							
	Location : Between Stone Facing In Tidal Zone							
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : Outboard Face Above Mhw							
	Explanation : Surface Scale/spall							
No Component	20%							D
Gravity Wall Concrete	10%	2-4	\$38,100	LIFE		* *	5	\$200 A
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Outboard Face Above Mhw							
	Erosion, Extent : Moderate, Area Affected : 50%							
	Location : Outboard Face In Tidal Zone							
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : Outboard Face Above Mhw							
	Explanation : Surface Scale/spall							
Concrete	5%	Now	\$190,300	LIFE		* *	5	\$100 A
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Southern Asset Boundary And Dep Outfalls							
No Component	80%							D
Not Accessible	5%							D
Piles and Bracing								
No Component	20%							D
Not Accessible	80%							D
Pile Caps								
Timber	10%	4+	\$2,400	LIFE		* *	4	\$300 A
	Rotting/Splitting, Extent : Moderate, Area Affected : 50%							
	Location : Outboard End Of Pile Caps							
No Component	20%							D
Not Accessible	70%							D
Backfill								
Fill								
Topsoil	20%	Now	\$20,300	2061		* *		B
	Other Observation, Extent : Severe, Area Affected : 75%							
	Location : Station 4+10 To 5+20 (from North)							
	Explanation : Fill Loss							
Not Accessible	80%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LOW-LEVEL RELIEVING PLATFROM TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13829**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt Pavers	90%			2030	* *	5	\$4,400	B
Asphalt Pavers	5%	Now	\$4,900	2036	* *	5	\$100	B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : Station 5+10 (from North)								
Explanation : Collapsed Sinkhole								
Topsoil	5%			2019	\$1,300	5	\$100	B
Deck Elements								
Railing								
Steel	100%	4+	\$9,000	2020	\$451,700			B
Other Observation, Extent : Light, Area Affected : 5%								
Location : Isolated Throughout								
Explanation : Coating Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : LUMBER EXCHANGE TERMINAL RELIEVING PLATFORM/WHARF  
**Address** : WEST ST FOOT OF DUPONT ST  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR047.000 / 13507 **Yr Built/Renovated** :  
**Linear Ft** : 738 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 11-Jun-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2472 **Lot** : 32 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$663,100	
<b>Total</b>	<b>\$663,100</b>	
Priority A	\$364,100	
Priority B	\$299,000	
<b>Total</b>	<b>\$663,100</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$23,100	\$4,900		
<b>Total</b>	<b>\$23,100</b>	<b>\$4,900</b>		
Priority A				
Priority B		\$4,900		
Priority C	\$23,100			
<b>Total</b>	<b>\$23,100</b>	<b>\$4,900</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LUMBER EXCHANGE TERMINAL RELIEVING PLATFORM/WHARF**  
**Asset # : 13507**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete	70%	4+	\$159,300	LIFE	* *	5	\$1,600	A
	Cracking, Extent : Moderate, Area Affected : 10%							
	Location : Isolated Throughout							
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : Along Top Of Wall							
	Explanation : Mechanical Damage							
Concrete	30%	0-2	\$204,800	LIFE	* *	5	\$700	A
	Cracking, Extent : Severe, Area Affected : 10%							
	Location : At Areas Of Severe Erosion And Isolated Throughout							
	Erosion, Extent : Severe, Area Affected : 40%							
	Location : Station 4+15 To 4+75 And Along South End Of Wall							
	Exposed Reinforcement, Extent : Severe, Area Affected : 15%							
	Location : In Tidal Zone							
Coping/Curb Concrete	90%			LIFE	* *	5	\$500	C
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Concrete	10%	4+	\$23,100	LIFE	* *	5	\$100	C
	Cracking, Extent : Moderate, Area Affected : 10%							
	Location : Isolated Throughout							
	Spalling, Extent : Moderate, Area Affected : 20%							
	Location : Station 4+50 And Station 6+20 (from South)							
Piles and Bracing Not Accessible	100%							D
Pile Caps Not Accessible	100%							D
Backfill								
Fill Not Accessible	100%							D
Surface Asphalt	100%			2028	* *	5	\$6,900	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Near Sewer Drains							
Fender								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**LUMBER EXCHANGE TERMINAL RELIEVING PLATFORM/WHARF**  
**Asset # : 13507**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender									
Wales and Chocks									
	Timber	40%	Now	\$119,600	2034	* *	4	\$13,100	B
Broken, Extent : Severe, Area Affected : 50%									
Location : Impact Areas Throughout									
Rotting/Splitting, Extent : Severe, Area Affected : 30%									
Location : Tidal Zone Throughout									
	Timber	30%			2015	\$89,700	4	\$14,700	B
Broken, Extent : Light, Area Affected : 15%									
Location : Along Top Of Fender System									
Rotting/Splitting, Extent : Light, Area Affected : 30%									
Location : Throughout									
	Timber	30%	2-4	\$89,700	2034	* *	4	\$9,800	B
Broken, Extent : Moderate, Area Affected : 25%									
Location : Station 2+30 To 3+30 (from South) And At Localized Impact Areas									
Rotting/Splitting, Extent : Moderate, Area Affected : 30%									
Location : Throughout									

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NAVY HOME PORT RIP-RAP  
**Address** : CROSS ST SO. TO BETWEEN HARRISON  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : DGS0047.020 / 13503 **Yr Built/Renovated** :  
**Linear Ft** : 1,497 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 487 **Lot** : 110 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$726,600	\$1,498,200
<b>Total</b>	<b>\$726,600</b>	<b>\$1,498,200</b>
Priority A	\$448,900	\$1,205,800
Priority B	\$77,100	\$292,500
Priority C	\$200,700	
<b>Total</b>	<b>\$726,600</b>	<b>\$1,498,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$68,600	\$2,300		\$100
<b>Total</b>	<b>\$68,600</b>	<b>\$2,300</b>		<b>\$100</b>
Priority A	\$20,800			
Priority B	\$47,800	\$2,300		\$100
Priority C				
<b>Total</b>	<b>\$68,600</b>	<b>\$2,300</b>		<b>\$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.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NAVY HOME PORT RIP-RAP**  
**Asset # : 13503**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Structural</b>								
Relieving Platform Top Concrete	30%	Now	\$207,700	LIFE	* *	5	\$1,400	A
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Made Redundant By Revetment</i> <i>Explanation : Collapsed Structure</i>							
No Component	70%							D
Piles and Bracing Timber	30%	Now	\$241,200	2018	\$1,205,800	4	\$55,000	A
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Made Redundant By Rip - Rap</i> <i>Explanation : Collapsed Structure</i>							
No Component	70%							D
Revetment Stone	80%			LIFE	* *	5	\$5,900	C
Stone	20%	Now	\$200,700	LIFE	* *	5	\$1,500	C
	<i>Missing Part, Extent : Severe, Area Affected : 100%</i> <i>Location : Top Of Revetment</i>							
Pile Caps Timber	30%	Now	\$20,800	LIFE	* *	4	\$2,900	A
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Made Redundant By Rip - Rap</i> <i>Explanation : Collapsed Structure</i>							
No Component	70%							D
<b>Backfill</b>								
Fill								
Topsoil	20%			2050	* *	10		B
Not Accessible	80%							D
Surface								
Topsoil	20%	Now	\$14,700	2022	\$14,700	5	\$600	B
	<i>Erosion, Extent : Severe, Area Affected : 100%</i> <i>Location : Erosion Of Bank</i>							
Topsoil	80%			2020	\$58,800	5	\$4,600	B
<b>Fender</b>								
Piles								
Timber	30%	Now	\$77,100	2037	* *	4	\$8,800	B
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Made Redundant</i> <i>Explanation : Collapsed Structure</i>							
No Component	70%							D
Wales and Chocks Timber	30%	Now	\$18,200	2018	\$181,900	4	\$19,900	B
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i> <i>Location : Made Redundant</i> <i>Explanation : Collapsed Structure</i>							
No Component	70%							D
<b>Deck Elements</b>								

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NAVY HOME PORT RIP-RAP**  
**Asset # : 13503**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Railing								
Fencing	50%			2023	\$37,000	3	\$300	B
Fencing	20%	Now	\$14,800	2027	* *	3	\$100	B
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
No Component	30%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NAVY HOME PORT WHARFS, BULKHEAD, SEAWALL  
**Address** : SWAN ST SOUTH TO CLINTON ST.  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : DGS0047.010 / 13502 **Yr Built/Renovated** :  
**Linear Ft** : 1,245 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 487 **Lot** : 110 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$268,200	\$113,500
<b>Total</b>	<b>\$268,200</b>	<b>\$113,500</b>
Priority B	\$36,600	\$113,500
Priority C	\$231,600	
<b>Total</b>	<b>\$268,200</b>	<b>\$113,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$43,100	\$1,900	\$600	\$100
<b>Total</b>	<b>\$43,100</b>	<b>\$1,900</b>	<b>\$600</b>	<b>\$100</b>
Priority A	\$33,800			
Priority B	\$9,300	\$1,900	\$600	\$100
Priority C				
<b>Total</b>	<b>\$43,100</b>	<b>\$1,900</b>	<b>\$600</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NAVY HOME PORT WHARFS, BULKHEAD, SEAWALL**  
**Asset # : 13502**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
Revetment									
	Asphalt remnants	75%	4+	\$40,200	LIFE	* *	5	\$700	C
Progressing Scour, Extent : Moderate, Area Affected : 100%									
Location : Concrete And Asphalt Remnants Throughout									
	Concrete	25%	4+	\$191,300	LIFE	* *			C
Other Observation, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Explanation : Poured Concrete, Cracks									
Sheet Piles									
	Steel	20%			LIFE	* *			A
Corrosion, Extent : Light, Area Affected : 10%									
Location : North End									
	Steel	5%	4+	\$33,800	LIFE	* *			A
Corrosion, Extent : Light, Area Affected : 25%									
Location : South End									
	No Component	75%							D
Backfill									
Fill									
	Topsoil	15%	Now	\$36,600	2062	* *			B
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Behind North Sheet Piles, Under Southern Fence, And Throughout									
Explanation : Erosion At Top Of Revetment									
	Not Accessible	85%							D
Surface									
	Concrete	10%			2031	* *	5	\$1,200	B
Cracking, Extent : Light, Area Affected : 5%									
Location : Throughout									
	Topsoil	80%			2020	\$48,900	5	\$3,800	B
	Topsoil	10%	Now	\$6,100	2022	\$6,100	5	\$200	B
Erosion, Extent : Severe, Area Affected : 100%									
Location : At Top Of Revetment									
Deck Elements									
Railing									
	Fencing	95%			2023	\$58,500	3	\$500	B
	Fencing	5%	Now	\$3,100	2027	* *	3		B
Progressing Scour, Extent : Severe, Area Affected : 100%									
Location : Sta 0+30 To 0+80, From South									

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : NICKS NORTHERN PARKING LOT GABION GRAVITY WALL  
**Address** : 2777 FLATBUSH AVE. MILL BASIN  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR026.063 / 17 **Yr Built/Renovated** :  
**Linear Ft** : 405 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 15-Dec-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 8591 **Lot** : 980 **BIN** :

**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$400		\$1,900	\$100
<b>Total</b>	<b>\$400</b>		<b>\$1,900</b>	<b>\$100</b>
Priority A	\$100			\$100
Priority B			\$1,900	
Priority C	\$300			
<b>Total</b>	<b>\$400</b>		<b>\$1,900</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**NICKS NORTHERN PARKING LOT GABION GRAVITY WALL**

**Asset # : 17**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb								
	Concrete	100%			LIFE	* *	5-10	\$600	C
	Gravity Wall								
	Stone Gabion	70%			LIFE	* *	3	\$300	A
	Not Accessible	30%							D
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Asphalt	100%			2036	* *	5	\$3,800	B
Deck Elements									
	Railing								
	Guard Rail	100%			LIFE	* *			B

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PASSENGER SHIP TERMINAL BULKHEAD, PIERS 88, 90, 92  
**Address** : HUDSON RIVER WEST 48TH TO 52ND STREET  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBS0025.025 / 1763 **Yr Built/Renovated** :  
**Linear Ft** : 1,333 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Jul-2007 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 1107 **Lot** : 12 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads			\$10,200	
<b>Total</b>			<b>\$10,200</b>	
Priority A				
Priority B			\$10,200	
<b>Total</b>			<b>\$10,200</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PASSENGER SHIP TERMINAL BULKHEAD, PIERS 88, 90, 92**

**Asset # : 1763**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Gravity Wall								
	Concrete	20%			LIFE	* *	5	\$900	A
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Under Construction							
	Not Accessible	80%							D
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Concrete	40%			2028	* *	5	\$5,000	B
	Not Accessible	60%							D
Fender									
	Piles								
	Timber	10%			2028	* *	4	\$2,600	B
	No Component	70%							D
	Not Accessible	20%							D
	Wales and Chocks								
	Timber	30%			2028	* *	4	\$17,800	B
	No Component	70%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PERIMETER WALL AROUND PIER J BERTHS 15,16,17  
**Address** : KAY AVE. BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.030 / 13524 **Yr Built/Renovated** :  
**Linear Ft** : 2,180 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 29-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$568,200	
<b>Total</b>	<b>\$568,200</b>	
Priority A	\$162,100	
Priority B	\$406,200	
<b>Total</b>	<b>\$568,200</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads			\$2,000	
<b>Total</b>			<b>\$2,000</b>	
Priority A				
Priority B			\$2,000	
<b>Total</b>			<b>\$2,000</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PERIMETER WALL AROUND PIER J BERTHS 15,16,17**  
**Asset # : 13524**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall								
Concrete	85%			2028	* *	5	\$60,500	A
	Other Observation, Extent : Light, Area Affected : 25%							
	Location : Throughout Along The Top Of Wall And Isolated Throughout							
	Explanation : Mechanical Damage And Cracking							
Concrete	14%	4+	\$141,800	2028	* *	5	\$5,000	A
	Other Observation, Extent : Moderate, Area Affected : 50%							
	Location : At West Face And Throughout In Tidal Zone							
	Explanation : Spalling And Erosion							
Concrete	1%	0-2	\$20,300	2028	* *	5	\$400	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : North Face							
	Explanation : Spalling							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	10%			2028	* *	5	\$2,000	B
Not Accessible	90%							D
Fender								
Buffer								
Rubber	30%			2028	* *	4-5	\$14,000	B
Rubber	20%	0-2	\$52,900	2034	* *	4-5	\$6,000	B
	Aging, Extent : Moderate, Area Affected : 60%							
	Location : Rubber Tires, At South Face And At Inshore End Of North Face							
No Component	50%							D
Wales and Chocks								
Timber	100%	Now	\$353,300	2034	* *	4	\$96,800	B
	Broken, Extent : Severe, Area Affected : 40%							
	Location : Throughout							
	Other Observation, Extent : Severe, Area Affected : 40%							
	Location : Throughout							
	Explanation : Missing							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PERIMETER WALL AROUND PIER K BERTHS 19,20  
**Address** : KAY AVE. BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.020 / 13523 **Yr Built/Renovated** :  
**Linear Ft** : 1,825 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 29-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$568,500	
<b>Total</b>	<b>\$568,500</b>	
Priority A	\$169,600	
Priority B	\$398,900	
<b>Total</b>	<b>\$568,500</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$22,200		\$1,400	\$400
<b>Total</b>	<b>\$22,200</b>		<b>\$1,400</b>	<b>\$400</b>
Priority A				
Priority B	\$22,200		\$1,400	\$400
<b>Total</b>	<b>\$22,200</b>		<b>\$1,400</b>	<b>\$400</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PERIMETER WALL AROUND PIER K BERTHS 19,20**  
**Asset # : 13523**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Pile Supported Wall								
Concrete	90%			2028	* *	5	\$53,700	A
	Other Observation, Extent : Light, Area Affected : 20%							
	Location : Isolated Throughout, In Tidal Zone, And Along The Top Of Concrete Wall							
	Explanation : Spalling, Erosion, And Mechanical Damage							
Concrete	10%	4+	\$169,600	2028	* *	5	\$3,000	A
	Other Observation, Extent : Moderate, Area Affected : 50%							
	Location : Isolated Throughout In Tidal Zone And Above Mlw							
	Explanation : Erosion And Spalling							
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	5%			2032	* *	5	\$900	B
Asphalt	25%	4+	\$37,500	2034	* *	5	\$2,100	B
	Broken, Extent : Moderate, Area Affected : 20%							
	Location : Offshore Of Existing Building							
	Cracking, Extent : Light, Area Affected : 30%							
	Location : Throughout Central 50ft Of Pier							
Asphalt Blocks	55%	4+	\$195,000	2028	* *	5	\$4,700	B
	Settlement, Extent : Light, Area Affected : 30%							
	Location : Throughout North And South Sides Of Pier							
Not Accessible	15%							D
Fender								
Buffer								
Rubber	25%			2028	* *	4-5	\$9,800	B
Rubber	10%	4+	\$22,200	2034	* *	4-5	\$2,500	B
	Aging, Extent : Moderate, Area Affected : 20%							
	Location : Rubber Tires, North Face							
No Component	65%							D
Wales and Chocks								
Timber	50%	Now	\$110,900	2034	* *	4	\$40,500	B
	Other Observation, Extent : Severe, Area Affected : 50%							
	Location : North Side And West Face							
	Explanation : Missing							
Timber	15%	2-4	\$55,500	2034	* *	4	\$12,200	B
	Rotting/Splitting, Extent : Moderate, Area Affected : 30%							
	Location : Inshore End Of North Face							
No Component	35%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : PIER 11 BULKHEAD STEEL SHEET PILE  
**Address** : AT ATLANTIC BASIN  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0047.000 / 13960 **Yr Built/Renovated** :  
**Linear Ft** : 1,400 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-Oct-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 515 **Lot** : 61 **BIN** :

**CAPITAL**

Total

Priority

Total

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$19,500	\$24,600	\$6,400	
<b>Total</b>	<b>\$19,500</b>	<b>\$24,600</b>	<b>\$6,400</b>	
Priority A				
Priority B	\$12,300	\$24,600	\$6,400	
Priority C	\$7,200			
<b>Total</b>	<b>\$19,500</b>	<b>\$24,600</b>	<b>\$6,400</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 11 BULKHEAD STEEL SHEET PILE**  
**Asset # : 13960**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Coping/Curb									
Timber	90%			LIFE	**	5	\$600	C	
Timber	10%	Now	\$7,200	LIFE	**	5	\$100	C	
Missing Part, Extent : Severe, Area Affected : 100%									
Location : Station 8+00 To 8+85; 9+20 To 9+30; 10+50 To 10+70 (from East)									
Sheet Piles									
Steel	25%			LIFE	**			A	
Corrosion, Extent : Moderate, Area Affected : 40%									
Location : Splash Zone									
Missing Coating, Extent : Moderate, Area Affected : 40%									
Location : Throughout Above Mlw Elevation									
Not Accessible	75%							D	
Pile Caps									
Concrete	100%			LIFE	**	5	\$3,500	A	
Cracking, Extent : Light, Area Affected : 20%									
Location : Throughout									
Backfill									
Fill									
Topsoil	2%	Now	\$5,500	2062	**			B	
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Stations 3+85 And 10+40 (from East)									
Explanation : Sinkhole/fill Loss									
Not Accessible	98%							D	
Surface									
Asphalt	78%			2031	**	5	\$10,200	B	
Cracking, Extent : Light, Area Affected : 100%									
Location : Throughout									
Settlement, Extent : Light, Area Affected : 20%									
Location : Station 5+00 To 7+50 (from West)									
Asphalt	2%	Now	\$2,300	2037	**	5	\$100	B	
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Station 3+85 And 10+40 (from East)									
Explanation : Sinkhole In Surface									
Concrete	20%			2031	**	5	\$2,600	B	
Cracking, Extent : Light, Area Affected : 100%									
Location : Throughout									
Fender									
Piles									
Timber	25%			2031	**	4	\$10,300	B	
Not Accessible	75%							D	
Wales and Chocks									
Timber	68%			2031	**	4	\$63,400	B	
Timber	2%	Now	\$4,500	2037	**	4	\$1,200	B	
Broken, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Not Accessible	30%							D	

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : RELIEVING PLATFORM  
**Address** : E. RIVER, 36TH ST. TO 38TH ST.  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.065 / 4087 **Yr Built/Renovated** :  
**Linear Ft** : 508 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 07-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 968 **Lot** : 50 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$398,700
<b>Total</b>		<b>\$398,700</b>
Priority B		\$398,700
<b>Total</b>		<b>\$398,700</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$90,000		\$200	\$600
<b>Total</b>	<b>\$90,000</b>		<b>\$200</b>	<b>\$600</b>
Priority A	\$67,300			
Priority B	\$3,900		\$200	\$600
Priority C	\$18,800			
<b>Total</b>	<b>\$90,000</b>		<b>\$200</b>	<b>\$600</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**RELIEVING PLATFORM**  
**Asset # : 4087**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Structural								
Coping/Curb	80%			LIFE	**	5-10	\$600	C
Concrete	<i>Displaced Elements, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Concrete	10%	2-4	\$15,900	LIFE	**	5		C
	<i>Broken, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Missing Part, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : At Stations 2+58 And 2+85 From North</i>							
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : At Stations 3+31 And 3+77 From North</i>							
	<i>Explanation : Broken Light Pole Hanging In Water And Missing Light Pole With Exposed Wires</i>							
Timber	5%			LIFE	**	5		C
Timber	5%	2-4	\$2,600	LIFE	**	5		C
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : At South End</i>							
Pile Supported Wall								
Conc w/Stone Face	5%	Now	\$33,100	LIFE	**	5	\$1,700	A
	<i>Other Observation, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Erosion Along Bottom Of Stone Face</i>							
Conc w/Stone Face	35%			LIFE	**	5	\$23,300	A
	<i>Other Observation, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Minor Erosion</i>							
Not Accessible	60%							D
Piles and Bracing								
Timber	2%	Now	\$16,400	2032	**	4	\$1,200	A
	<i>Rotting/Splitting, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : At Tops Of Piles Along Bulkhead Face</i>							
Not Accessible	98%							D
Lowlevel Pile Caps								
Timber	5%	Now	\$6,200	LIFE	**			A
	<i>Missing Part, Extent : Severe, Area Affected : 60%</i>							
	<i>Location : Along Bulkhead Face Throughout</i>							
	<i>Rotting/Splitting, Extent : Severe, Area Affected : 30%</i>							
	<i>Location : Along Bulkhead Face Throughout</i>							
Not Accessible	95%							D
Backfill								
Fill								
Not Accessible	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**RELIEVING PLATFORM**  
**Asset # : 4087**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Brick Pavers	78%			2039	* *	5	\$3,700	B
Other Observation, Extent : Light, Area Affected : 50%								
Location : Throughout								
Explanation : Settlement								
Brick Pavers	2%	Now	\$2,100	2039	* *	5		B
Missing Part, Extent : Moderate, Area Affected : 10%								
Location : At Station 2+58								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : At Station 2+93								
Explanation : Settlement								
Cobblestone	10%			2043	* *	5	\$600	B
Concrete	10%			2032	* *	5	\$500	B
Cracking, Extent : Light, Area Affected : 50%								
Location : At South End								
Erosion, Extent : Light, Area Affected : 50%								
Location : At South End								
Fender								
Buffer								
Rubber	10%			2032	* *	4-5	\$1,100	B
No Component	90%							D
Deck Elements								
Railing								
Concrete	10%			2024	* *			B
Other Observation, Extent : Light, Area Affected : 100%								
Location : At South End								
Explanation : Concrete Parapet Wall								
Steel	90%			2022	\$398,700			B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : RELIEVING PLATFORM  
**Address** : AT RIVER CAFE, EAST RIVER  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0043.000 / 13956 **Yr Built/Renovated** :  
**Linear Ft** : 160 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 25 **Lot** : 1 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$28,400	\$200		
<b>Total</b>	<b>\$28,400</b>	<b>\$200</b>		
Priority A	\$25,700	\$200		
Priority B	\$2,700			
<b>Total</b>	<b>\$28,400</b>	<b>\$200</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**RELIEVING PLATFORM**  
**Asset # : 13956**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Structural</b>								
Relieving Platform Top								
Concrete	15%	4+	\$22,200	LIFE	* *	5	\$100	A
	<i>Erosion, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Tidal Zone</i>							
Concrete	45%			LIFE	* *	5	\$200	A
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Erosion, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
No Component	10%							D
Not Accessible	30%							D
Piles and Bracing								
Timber	2%			2031	* *	4	\$600	A
	<i>Rotting/Splitting, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
No Component	10%							D
Not Accessible	88%							D
Sheet Piles								
Steel	1%			LIFE	* *			A
	<i>Corrosion, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Tidal Zone, North End</i>							
Steel	4%	4+	\$3,500	LIFE	* *			A
	<i>Corrosion, Extent : Light, Area Affected : 100%</i>							
	<i>Location : North End</i>							
No Component	90%							D
Not Accessible	5%							D
Pile Caps								
Timber	2%			LIFE	* *	4		A
	<i>Rotting/Splitting, Extent : Light, Area Affected : 100%</i>							
	<i>Location : In Tidal Zone</i>							
No Component	10%							D
Not Accessible	88%							D
<b>Backfill</b>								
Fill								
Not Accessible	100%							D
Surface								
Stone	35%			2031	* *	10		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Stone Slates</i>							
Timber	15%			2031	* *	10		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : At Deck South Of Restaurant</i>							
	<i>Explanation : Weathering</i>							
Not Accessible	50%							D
<b>Fender</b>								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**RELIEVING PLATFORM**  
**Asset # : 13956**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender									
Piles									
	Timber	10%	2-4	\$2,700	2037	* *	4	\$300	B
Rotting/Splitting, Extent : Moderate, Area Affected : 40%									
Location : Above Mlw									
	No Component	90%							D
Deck Elements									
Railing									
	Steel	25%			2020	\$34,900			B
Other Observation, Extent : Light, Area Affected : 10%									
Location : Throughout									
Explanation : Coat Loss And Corrosion									
	No Component	75%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : RELIEVING PLATFORM BULKHEAD  
**Address** : W 202ND TO W 203RD ST HARLEM RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR060.000 / 13802 **Yr Built/Renovated** :  
**Linear Ft** : 260 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 23-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2184 **Lot** : 40 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$213,000	\$158,700
<b>Total</b>	<b>\$213,000</b>	<b>\$158,700</b>
Priority A	\$160,300	
Priority B	\$52,700	\$158,700
<b>Total</b>	<b>\$213,000</b>	<b>\$158,700</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$1,400			
<b>Total</b>	<b>\$1,400</b>			
Priority A	\$1,200			
Priority B	\$200			
<b>Total</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**RELIEVING PLATFORM BULKHEAD**  
**Asset # : 13802**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Structural</b>								
Relieving Platform Top Concrete	100%	4+	\$160,300	LIFE	* *	5	\$800	A
Cracking, Extent : Severe, Area Affected : 5%								
Location : Stations 0+90, 1+70, And 2+10 (from North)								
Spalling, Extent : Moderate, Area Affected : 20%								
Location : In Tidal Zone In Bottom 2 Ft Of Concrete Along Full Length Of Wall								
Other Observation, Extent : Light, Area Affected : 5%								
Location : Throughout								
Explanation : Isolated Map Cracking								
Piles and Bracing Not Accessible	100%							D
Pile Caps Timber	10%	4+	\$1,200	LIFE	* *	4	\$200	A
Rotting/Splitting, Extent : Light, Area Affected : 100%								
Location : At Eastern Ends Of Pile Caps								
Not Accessible	90%							D
<b>Backfill</b>								
Fill Not Accessible	100%							D
Surface Asphalt	20%			2034	* *	5	\$500	B
Not Accessible	80%							D
<b>Fender</b>								
Wales and Chocks Timber	100%	Now	\$52,700	2030	* *	4	\$11,500	B
Missing Part, Extent : Severe, Area Affected : 100%								
Location : Throughout								
<b>Deck Elements</b>								
Railing Aluminum	30%			2021	\$26,000			B
Other Observation, Extent : Light, Area Affected : 100%								
Location : Northern Boundary Of Asset								
Explanation : New Fence								
Steel	70%			2020	\$158,700			B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : RELIEVING PLATFORM AND REVETMENT (SURROUNDED BY CONCRETE BLOCK)  
**Address** : NORTH OF GRAND AVE. BRIDGE AND SOUTH OF 57-00 47TH AVE.  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : DBSR035.000 / 13481 **Yr Built/Renovated** :  
**Linear Ft** : 265 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Apr-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2601 **Lot** : 25 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$156,900	
<b>Total</b>	<b>\$156,900</b>	
Priority A	\$81,700	
Priority B	\$75,200	
<b>Total</b>	<b>\$156,900</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$30,500		\$400	
<b>Total</b>	<b>\$30,500</b>		<b>\$400</b>	
Priority A	\$5,800			
Priority B	\$3,400		\$400	
Priority C	\$21,300			
<b>Total</b>	<b>\$30,500</b>		<b>\$400</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**RELIEVING PLATFORM AND REVETMENT (SURROUNDED BY CONCRETE BLOCK)**  
**Asset # : 13481**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top								
Concrete	50%			LIFE	**	5-10	\$800	A
Concrete	20%	Now	\$81,700	LIFE	**	5	\$200	A
Broken, Extent : Severe, Area Affected : 100%								
Location : At North End								
Displaced Elements, Extent : Severe, Area Affected : 100%								
Location : Isolated And At North End								
Erosion, Extent : Severe, Area Affected : 100%								
Location : Isolated And At North End								
No Component	30%							D
Piles and Bracing								
No Component	30%							D
Not Accessible	70%							D
Revetment								
Stone	30%	4+	\$21,300	LIFE	**	5	\$400	C
Other Observation, Extent : Moderate, Area Affected : 40%								
Location : Throughout; North End Of Asset								
Explanation : Poorly Graded And Installed								
No Component	70%							D
Lowlevel Pile Caps								
Timber	65%			LIFE	**			A
Timber	5%	4+	\$5,400	LIFE	**			A
Rotting/Splitting, Extent : Moderate, Area Affected : 50%								
Location : At The Western Exposed Ends Of Pile Caps								
No Component	30%							D
Backfill								
Fill								
Gravel	10%	Now	\$2,100	2038	**	5		B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : At Northern End Of Pile Supported Wall								
Explanation : Sinkhole/ Fill Loss								
Not Accessible	90%							D
Surface								
Topsoil	70%			2021	\$9,100	5	\$700	B
Topsoil	10%	Now	\$1,300	2023	\$1,300	5	\$100	B
Settlement, Extent : Severe, Area Affected : 100%								
Location : At North End Of Pile Supported Wall And Isolated Throughout								
Not Accessible	20%							D
Fender								
Wales and Chocks								
Timber	70%	Now	\$75,200	2038	**	4	\$8,200	B
Missing Part, Extent : Severe, Area Affected : 100%								
Location : Missing Along Relieving Platform								
No Component	30%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : REVETMENT  
**Address** : RICHMOND TERRACE AND CLINTON AVE  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : DBS0037.000 / 13930 **Yr Built/Renovated** :  
**Linear Ft** : 145 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 68 **Lot** : 40 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads		\$300		
<b>Total</b>		<b>\$300</b>		
Priority B		\$300		
Priority C				
<b>Total</b>		<b>\$300</b>		



*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVETMENT**  
**Asset # : 13930**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural	Revetment								
	Stone	100%			LIFE	* *	5	\$700	C
		Other Observation, Extent : Light, Area Affected : 100%							
		Location : Throughout							
		Explanation : Non-engineered Revetment							
Backfill	Fill								
	Not Accessible	100%							D
Surface	Topsoil	100%			2020	\$7,100	5	\$600	B

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : REVETMENT  
**Address** : EAST FOOT OF CLINTON AVE. AND RICHMOND TERRACE  
**Borough** : STATEN ISLAND **Agency's Number** : N/A  
**Program / Asset #** : DBS0038.000 / 13931 **Yr Built/Renovated** :  
**Linear Ft** : 220 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 68 **Lot** : 35 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$3,200		\$300	
<b>Total</b>	<b>\$3,200</b>		<b>\$300</b>	
Priority B	\$3,200		\$300	
Priority C				
<b>Total</b>	<b>\$3,200</b>		<b>\$300</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT**  
**Asset # : 13931**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	100%			LIFE	* *	5	\$1,100	C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Non-engineered Revetment</i>								
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Topsoil	30%	4+	\$3,200	2022	\$3,200	5	\$100	B
<i>Erosion, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Topsoil	70%			2021	\$7,600	5	\$600	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : REVETMENT  
**Address** : FOOT OF METROPOLITAN AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0039.000 / 13951 **Yr Built/Renovated** :  
**Linear Ft** : 64 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2355 **Lot** : 20 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$1,800		\$200	
<b>Total</b>	<b>\$1,800</b>		<b>\$200</b>	
Priority B	\$1,800		\$200	
Priority C				
<b>Total</b>	<b>\$1,800</b>		<b>\$200</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT**  
**Asset # : 13951**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Structural								
Revetment								
Stone	100%			LIFE	* *	5	\$300	C
	<i>Other Observation, Extent : Light, Area Affected : 2%</i>							
	<i>Location : 0+25</i>							
	<i>Explanation : Outfall At 0+25</i>							
Backfill								
Fill								
Topsoil	10%	Now	\$1,300	2062	* *			B
	<i>Other Observation, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : At South End Of Asset</i>							
	<i>Explanation : Fill Loss</i>							
Not Accessible	90%							D
Surface								
Asphalt	10%	Now	\$500	2037	* *	5		B
	<i>Broken, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : 0+25</i>							
Concrete	60%			2031	* *	5	\$400	B
	<i>Settlement, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Near Center Line</i>							
Gravel	30%			2031	* *	2-5	\$100	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : REVETMENT  
**Address** : ALONG FLATBUSH FROM KINGS PLAZA SOUTH TO PILE SUPPORTED WALL  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0052.000 / 14013 **Yr Built/Renovated** :  
**Linear Ft** : 505 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 01-Aug-2007 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 8470 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$253,800	
<b>Total</b>	<b>\$253,800</b>	
Priority C	\$253,800	
<b>Total</b>	<b>\$253,800</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$4,000			\$25,800
<b>Total</b>	<b>\$4,000</b>			<b>\$25,800</b>
Priority B	\$4,000			\$25,800
Priority C				
<b>Total</b>	<b>\$4,000</b>			<b>\$25,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT**  
**Asset # : 14013**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	10%	Now	\$33,800	LIFE	* *	5	\$200	C
	<i>Erosion, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Loss Of Soil At Top Of Revetment</i>							
	<i>Other Observation, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Missing Stone</i>							
Stone	65%	4+	\$220,000	LIFE	* *	5	\$1,600	C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Improper Slope; Loss Of Topsoil</i>							
Not Accessible	25%							D
Backfill								
Fill								
Topsoil	10%	Now	\$4,000	2047	* *			B
	<i>Other Observation, Extent : Moderate, Area Affected : 40%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Fill Eroding At The Top Of The Revetment</i>							
Not Accessible	90%							D
Surface								
Topsoil	100%			2017	\$24,800	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.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT /EAST AND WEST OF BALLPARK WHARF**  
**Address** : **WEST END OF FERRY TERMINAL WEST**  
**Borough** : **STATEN ISLAND** **Agency's Number** : **N/A**  
**Program / Asset #** : **DGS0060.000 / 13925** **Yr Built/Renovated** :  
**Linear Ft** : **2,920** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **12-Oct-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2** **Lot** : **20** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$1,462,400	\$100,300
<b>Total</b>	<b>\$1,462,400</b>	<b>\$100,300</b>
Priority B	\$92,500	\$100,300
Priority C	\$1,369,900	
<b>Total</b>	<b>\$1,462,400</b>	<b>\$100,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$15,700		\$6,100	
<b>Total</b>	<b>\$15,700</b>		<b>\$6,100</b>	
Priority A				
Priority B	\$15,700		\$6,100	
Priority C				
<b>Total</b>	<b>\$15,700</b>		<b>\$6,100</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT /EAST AND WEST OF BALLPARK WHARF**  
**Asset # : 13925**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	30%			LIFE	* *	5	\$2,900	A
No Component	65%							D
Not Accessible	5%							D
Revetment								
Stone	30%			LIFE	* *	5	\$4,300	C
Stone	50%	0-2	\$978,500	LIFE	* *	5	\$7,200	C
Other Observation, Extent : Severe, Area Affected : 60%								
Location : Throughout West Of Richmond Stadium Wharf								
Explanation : Inadequate Armor Protection								
Stone	20%	2-4	\$391,400	LIFE	* *	5	\$2,900	C
Other Observation, Extent : Moderate, Area Affected : 60%								
Location : Station 1+60 To 2+40 From East End And Throughout West Of Richmond Stadium Wharf								
Explanation : Inadequate Armor Protection								
Backfill								
Fill								
Gravel	40%	Now	\$92,500	2037	* *	5	\$900	B
Other Observation, Extent : Severe, Area Affected : 60%								
Location : Beneath Concrete Surface/ Retaining Wall West Of Richmond Stadium Wharf								
Explanation : Erosion And Fill Loss								
Not Accessible	60%							D
Surface								
Asphalt	10%			2031	* *	5	\$2,700	B
Brick Pavers	10%			2044	* *	5	\$2,700	B
Concrete	10%			2031	* *	5	\$2,700	B
Settlement, Extent : Moderate, Area Affected : 100%								
Location : Stations 12+50 To 12+65, 13+60 To 14+25, And 16+45 To 17+55 From East End								
Topsoil	60%			2021	\$86,000	5	\$6,700	B
Topsoil	10%	Now	\$14,300	2022	\$14,300	5	\$600	B
Missing Part, Extent : Severe, Area Affected : 30%								
Location : Sinkholes At Sinkholes Inshore Of Concrete Surface At Station 11+12, 20+88, And 22+45								
Settlement, Extent : Moderate, Area Affected : 70%								
Location : Stations 12+50 To 12+65, 13+60 To 14+25, And 16+45 To 17+55 From East End								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT NORTH OF NICKS LOBSTER HOUSE**  
**Address** : **FLATBUSH AVE. MILL BASIN**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR026.064 / 18** **Yr Built/Renovated** :  
**Linear Ft** : **705** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **15-Dec-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **8591** **Lot** : **980** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$9,100			\$500
<b>Total</b>	<b>\$9,100</b>			<b>\$500</b>
Priority B				\$500
Priority C	\$9,100			
<b>Total</b>	<b>\$9,100</b>			<b>\$500</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT NORTH OF NICKS LOBSTER HOUSE**

**Asset # : 18**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	98%			LIFE	* *	5	\$6,800	C
	Stone	2%	4+	\$5,700	LIFE	* *	5	\$100	C
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Northern Section Of Revetment								
	Explanation : Missing Stone								
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Topsoil	40%			2022	\$13,800	5	\$1,100	B
	No Component	60%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVETMENT NORTH SIDE OF 65TH ST. RAIL YARD**  
**Address** : **FOOT OF 66TH ST.**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBS0051.000 / 13969** **Yr Built/Renovated** :  
**Linear Ft** : **203** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **02-Nov-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **5804** **Lot** : **2** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads		\$200		
<b>Total</b>		<b>\$200</b>		
Priority B		\$200		
Priority C				
<b>Total</b>		<b>\$200</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT NORTH SIDE OF 65TH ST. RAIL YARD**  
**Asset # : 13969**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	100%			LIFE	* *	5	\$1,000	C
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Gravel	100%			2035	* *	2-5	\$500	B
Erosion, Extent : Light, Area Affected : 10%								
Location : Isolated Above Revetment								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVETMENT SEA TRAVELERS**  
**Address** : **FLATBUSH AVE. MILL BASIN**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR026.067 / 21** **Yr Built/Renovated** :  
**Linear Ft** : **967** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **21-Dec-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **8591** **Lot** : **100** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$116,700	
<b>Total</b>	<b>\$116,700</b>	
Priority C	\$116,700	
<b>Total</b>	<b>\$116,700</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$21,500		\$1,800	\$100
<b>Total</b>	<b>\$21,500</b>		<b>\$1,800</b>	<b>\$100</b>
Priority A	\$21,500			
Priority B			\$1,800	\$100
Priority C				
<b>Total</b>	<b>\$21,500</b>		<b>\$1,800</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT SEA TRAVELERS**  
**Asset # : 21**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	90%	4+	\$116,700	LIFE	* *	5	\$4,300	C
		Erosion, Extent : Moderate, Area Affected : 10%							
		Location : Isolated Throughout							
		Other Observation, Extent : Moderate, Area Affected : 20%							
		Location : Throughout							
		Explanation : Poor Placement Of Stone							
	No Component	10%							D
Sheet Piles									
	Steel, 10' Water	8%			LIFE	* *	5	\$39,700	A
		Corrosion, Extent : Light, Area Affected : 35%							
		Location : At Boat Lift, Above Mlw Elevation							
		Other Observation, Extent : Moderate, Area Affected : 5%							
		Location : At Boat Lift, Above Mlw Elevation							
		Explanation : Corrosion							
	Timber, 10' Water	2%	4+	\$1,600	LIFE	* *	4	\$300	A
		Other Observation, Extent : Light, Area Affected : 30%							
		Location : At Boat Lift							
		Explanation : Fill Loss							
	No Component	90%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Concrete	10%			2036	* *	5	\$900	B
	Gravel	20%			2032	* *	2-5	\$500	B
	Topsoil	70%			2021	\$33,200	5	\$2,600	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVETMENT - RIPRAP BULKHEAD**  
**Address** : **BETWEEN W 220TH ST & W 219TH ST TO SO.OF W 218TH ST HARLEM RIVER**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR055.000 / 13793** **Yr Built/Renovated** :  
**Linear Ft** : **615** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **22-Feb-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2197** **Lot** : **75** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$41,200	
<b>Total</b>	<b>\$41,200</b>	
Priority C	\$41,200	
<b>Total</b>	<b>\$41,200</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$45,200	\$600		
<b>Total</b>	<b>\$45,200</b>	<b>\$600</b>		
Priority B	\$45,200	\$600		
Priority C				
<b>Total</b>	<b>\$45,200</b>	<b>\$600</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT - RIPRAP BULKHEAD**  
**Asset # : 13793**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	50%	4+	\$41,200	LIFE	* *	5	\$1,500	C
Other Observation, Extent : Light, Area Affected : 20%								
Location : Typical								
Explanation : Non-engineered Shoreline Protection. Inadequate Placement. Evidence Of Material Loss								
Stone	50%			LIFE	* *	5	\$1,500	C
Other Observation, Extent : Light, Area Affected : 100%								
Location : Typical Throughout								
Explanation : Non-engineered Shoreline Protection								
Backfill								
Fill								
Topsoil	25%	Now	\$12,100	2056	* *			B
Other Observation, Extent : Light, Area Affected : 20%								
Location : Throughout								
Explanation : Erosion Above Revetment								
Topsoil	25%	Now	\$18,100	2056	* *			B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : 150ft Near South End								
Explanation : Erosion Above Revetment								
Not Accessible	50%							D
Surface								
Topsoil	25%	Now	\$7,500	2021	\$7,500	5	\$300	B
Erosion, Extent : Moderate, Area Affected : 20%								
Location : Above Revetment Throughout								
Topsoil	50%			2020	\$15,100	5	\$1,200	B
Topsoil	25%	Now	\$7,500	2021	\$7,500	5	\$300	B
Erosion, Extent : Severe, Area Affected : 100%								
Location : 150ft Near South End								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVETMENT - RIPRAP BULKHEAD**  
**Address** : **W 206TH TO W 207TH ST HARLEM RIVER,SUB 1 OF ASSET TYPE**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR056.000 / 13797** **Yr Built/Renovated** :  
**Linear Ft** : **240** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **23-Mar-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2187** **Lot** : **20** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$160,900	
<b>Total</b>	<b>\$160,900</b>	
Priority C	\$160,900	
<b>Total</b>	<b>\$160,900</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$6,400			
<b>Total</b>	<b>\$6,400</b>			
Priority B	\$6,400			
Priority C				
<b>Total</b>	<b>\$6,400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT - RIPRAP BULKHEAD**  
**Asset # : 13797**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	87%	4+	\$139,900	LIFE	* *	5	\$1,000	C
	<i>Erosion, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Non-engineered; Inadequate Placement, Protection; 50% Conc Debris, 50% Quarry Stone</i>							
Stone	13%	Now	\$20,900	LIFE	* *	5	\$200	C
	<i>Erosion, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : At 206th St Park; No Shoreline Protection, 100% Displaced Elements</i>							
Backfill								
Fill								
Topsoil	30%	4+	\$2,800	2049	* *			B
	<i>Other Observation, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Erosion Above Revetment</i>							
Not Accessible	70%							D
Surface								
Topsoil	100%	4+	\$3,500	2019	\$11,800	5	\$500	B
	<i>Erosion, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT - RIPRAP BULKHEAD**  
**Address** : **W 204TH TO W 205TH ST HARLEM RIVER,SUB 3 OF ASSET TYPE**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR057.000 / 13799** **Yr Built/Renovated** :  
**Linear Ft** : **255** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **23-Mar-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2185** **Lot** : **36** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$170,900	
<b>Total</b>	<b>\$170,900</b>	
Priority C	\$170,900	
<b>Total</b>	<b>\$170,900</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$9,000			
<b>Total</b>	<b>\$9,000</b>			
Priority B	\$9,000			
Priority C				
<b>Total</b>	<b>\$9,000</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT - RIPRAP BULKHEAD**  
**Asset # : 13799**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	70%	Now	\$119,600	LIFE	* *	5	\$900	C
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Non-engineered; Inadequate Placement, Protection; Concrete Debris</i>								
Stone	30%	4+	\$51,300	LIFE	* *	5	\$400	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Non-engineered; Inadequate Placement, Protection; Concrete Debris</i>								
Backfill								
Fill								
Gravel	15%	4+	\$1,500	2034	* *	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Slope Instability</i>								
Topsoil	25%	4+	\$2,500	2056	* *			B
<i>Other Observation, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Slope Instability</i>								
Not Accessible	60%							D
Surface								
Topsoil	100%	4+	\$5,000	2019	\$12,500	5	\$500	B
<i>Erosion, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVETMENT - RIPRAP BULKHEAD**  
**Address** : **W 203 TO W 204 ST, HARLEM RIVER SUB 4 OF ASSET TYPE, SUB 1 OF BL**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR058.000 / 13800** **Yr Built/Renovated** :  
**Linear Ft** : **225** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **23-Mar-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2185** **Lot** : **10** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$150,800	
<b>Total</b>	<b>\$150,800</b>	
Priority C	\$150,800	
<b>Total</b>	<b>\$150,800</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$6,500			
<b>Total</b>	<b>\$6,500</b>			
Priority B	\$6,500			
Priority C				
<b>Total</b>	<b>\$6,500</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT - RIPRAP BULKHEAD**  
**Asset # : 13800**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	75%	Now	\$113,100	LIFE	* *	5	\$800	C
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
	Explanation : Non-engineered; Inadequate Placement, Protection; Concrete Debris							
Stone	25%	0-2	\$37,700	LIFE	* *	5	\$300	C
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : Non-engineered; Inadequate Placement, Protection; Concrete and Asphalt Debris							
Backfill								
Fill								
Gravel	10%	4+	\$500	2030	* *	5		B
	Other Observation, Extent : Light, Area Affected : 30%							
	Location :							
	Explanation : Slope Exposure And Instability							
Topsoil	30%	4+	\$2,600	2049	* *			B
	Other Observation, Extent : Light, Area Affected : 50%							
	Location : Throughout							
	Explanation : Slope Exposure And Instability							
Not Accessible	60%							D
Surface								
Topsoil	100%	4+	\$3,300	2019	\$11,000	5	\$400	B
	Erosion, Extent : Light, Area Affected : 30%							
	Location : Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVETMENT - RIPRAP NO END OVER LAPS GRAVITY WALL**  
**Address** : **W 160 TO W 166TH ST HARLEM RIVER, SUB 6 OF BL**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR076.000 / 13820** **Yr Built/Renovated** :  
**Linear Ft** : **1,145** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **24-Feb-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2106** **Lot** : **997** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads		\$45,000
<b>Total</b>		<b>\$45,000</b>
Priority B		\$45,000
<b>Total</b>		<b>\$45,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$25,500	\$1,600		
<b>Total</b>	<b>\$25,500</b>	<b>\$1,600</b>		
Priority B	\$14,000	\$1,600		
Priority C	\$11,500			
<b>Total</b>	<b>\$25,500</b>	<b>\$1,600</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVETMENT - RIPRAP NO END OVER LAPS GRAVITY WALL**  
**Asset # : 13820**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Revetment									
Stone	80%			LIFE	* *	5	\$4,500	C	
Stone	5%	4+	\$11,500	LIFE	* *	5	\$300	C	
Erosion, Extent : Moderate, Area Affected : 100%									
Location : Inshore Of Outfalls At Stations 4+00, 5+45, And 8+00, Sinkhole At Station 5+90 (from South)									
Settlement, Extent : Light, Area Affected : 5%									
Location : Sta 2+00 And 2+50. Revetment Sliding									
Stone	15%			LIFE	* *	5	\$800	C	
Settlement, Extent : Light, Area Affected : 40%									
Location : Station 1+60 To 3+40 ( from South), At Dep Outfalls, And Station 11+80 To 12+15 At North End									
Backfill									
Fill									
Topsoil	5%	Now	\$11,200	2061	* *			B	
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Erosion Of Fill Inshore Of Outfalls									
Explanation : Erosion									
Not Accessible	95%							D	
Surface									
Topsoil	75%			2020	\$42,200	5	\$3,300	B	
Other Observation, Extent : Light, Area Affected : 100%									
Location : Throughout									
Explanation : Heavy Vegetation									
Topsoil	5%	Now	\$2,800	2021	\$2,800	5	\$100	B	
Erosion, Extent : Severe, Area Affected : 100%									
Location : Inshore Of Outfalls									
No Component	20%							D	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT #1**  
**Address** : **WEST OF ST. PETERS STREET /ALONG BANK STREET**  
**Borough** : **STATEN ISLAND** **Agency's Number** : **N/A**  
**Program / Asset #** : **DGS0061.000 / 13927** **Yr Built/Renovated** :  
**Linear Ft** : **235** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **20-Oct-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2** **Lot** : **800** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$55,100	
<b>Total</b>	<b>\$55,100</b>	
Priority C	\$55,100	
<b>Total</b>	<b>\$55,100</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$13,300	\$300		
<b>Total</b>	<b>\$13,300</b>	<b>\$300</b>		
Priority B	\$13,300	\$300		
Priority C				
<b>Total</b>	<b>\$13,300</b>	<b>\$300</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

## DEPT. OF SMALL BUSINESS SERV. - 801

## REVTMENT #1

Asset # : 13927

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Revetment									
Stone	65%			LIFE	* *	5	\$700	C	
Stone	35%	Now	\$55,100	LIFE	* *	5	\$400	C	
Erosion, Extent : Severe, Area Affected : 100%									
Location : Revetment Failure At 0+80 To 1+20 And 1+50 To West End									
Backfill									
Fill									
Topsoil	20%	Now	\$9,200	2062	* *			B	
Erosion, Extent : Severe, Area Affected : 70%									
Location : Revetment Failure At 0+80 To 1+20 And 1+50 To West End									
Not Accessible	80%							D	
Surface									
Topsoil	65%			2020	\$7,500	5	\$600	B	
Topsoil	35%	Now	\$4,000	2022	\$4,000	5	\$200	B	
Erosion, Extent : Severe, Area Affected : 100%									
Location : Revetment Failure At 0+80 To 1+20 And 1+50 To West End									

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT #2**  
**Address** : **WEST OF ST. PETERS STREET /ALONG BANK STREET**  
**Borough** : **STATEN ISLAND** **Agency's Number** : **N/A**  
**Program / Asset #** : **DGS0062.000 / 13928** **Yr Built/Renovated** :  
**Linear Ft** : **320** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **20-Oct-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2** **Lot** : **801** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$214,500	
<b>Total</b>	<b>\$214,500</b>	
Priority C	\$214,500	
<b>Total</b>	<b>\$214,500</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$23,500		\$400	
<b>Total</b>	<b>\$23,500</b>		<b>\$400</b>	
Priority B	\$23,500		\$400	
Priority C				
<b>Total</b>	<b>\$23,500</b>		<b>\$400</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT #2**  
**Asset # : 13928**

<b>Bulkheads</b>		<b>Current Repair</b>			<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System</b>	<b>Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
Structural	Revetment								
	Stone	100%	4+	\$214,500	LIFE	* *	5	\$1,600	C
		<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
		<i>Location : Throughout</i>							
		<i>Explanation : Insufficient Armor</i>							
Backfill	Fill								
	Topsoil	30%	Now	\$18,800	2062	* *			B
		<i>Erosion, Extent : Moderate, Area Affected : 100%</i>							
		<i>Location : Throughout Inshore Of Revetment</i>							
	Not Accessible	70%							D
Surface	Topsoil	70%			2021	\$11,000	5	\$900	B
	Topsoil	30%	Now	\$4,700	2022	\$4,700	5	\$200	B
		<i>Erosion, Extent : Moderate, Area Affected : 100%</i>							
		<i>Location : Inshore Of Revetment</i>							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT AND SHORELINE QUEENS NORTH SHORE GREENWAY**  
**Address** : **EAST SIDE RIKERS ISLAND BRIDGE AROUND POINT INTO BOWERY BAY**  
**Borough** : **QUEENS** **Agency's Number** : **N/A**  
**Program / Asset #** : **DSB0053.000 / 14023** **Yr Built/Renovated** :  
**Linear Ft** : **1,740** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **22-Mar-2012** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **926** **Lot** : **40** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads		\$85,400
<b>Total</b>		<b>\$85,400</b>
Priority B		\$85,400
<b>Total</b>		<b>\$85,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$8,500		\$3,300	
<b>Total</b>	<b>\$8,500</b>		<b>\$3,300</b>	
Priority B			\$3,300	
Priority C	\$8,500			
<b>Total</b>	<b>\$8,500</b>		<b>\$3,300</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVETMENT AND SHORELINE QUEENS NORTH SHORE GREENWAY**  
**Asset # : 14023**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	100%			LIFE	* *	5	\$17,000	C
Backfill									
	Fill								
	Not Accessible	100%							D
	Surface								
	Topsoil	100%			2021	\$85,400	5	\$6,700	B
		Erosion, Extent : Light, Area Affected : 5%							
		Location : Throughout, Above Revetment							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT AT BKLYN ARMY TERMINAL**  
**Address** : **ADJACENT HARBOR CHARLIE TO SOUTHSIDE OF PIER 4**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR051.000 / 13646** **Yr Built/Renovated** : **1997 /**  
**Linear Ft** : **915** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **14-Apr-2009** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **5778** **Lot** : **1** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$4,300			
<b>Total</b>	<b>\$4,300</b>			
Priority A				
Priority B	\$4,300			
Priority C				
<b>Total</b>	<b>\$4,300</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT AT BKLYN ARMY TERMINAL**  
**Asset # : 13646**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Revetment								
Stone	100%			LIFE	* *	5	\$4,500	C
	<i>Other Observation, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Displaced Stone. Isolated Loc. W/ Exposed Filter Fabric</i>							
Sheet Piles								
Steel	2%			LIFE	* *			A
Not Accessible	98%							D
Pile Caps								
Concrete	75%			LIFE	* *	5	\$1,700	A
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Spalling, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Isolated Throughout</i>							
Not Accessible	25%							D
Backfill								
Fill								
Not Accessible	100%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location :</i>							
	<i>Explanation : Sheet Bulkhead Adjacent Inland Of Revetment</i>							
Surface								
Asphalt	100%			2029	* *	5	\$8,500	B
	<i>Settlement, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Typical Throughout</i>							
	<i>Worn, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Typical Throughout</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT N SIDE MACOMBS BRIDGE BULKHEAD**  
**Address** : **W157 TO NO. SIDE MACOMBS BRIDGE BRIDGE SUB 2 OF BL**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DGSP053.000 / 13822** **Yr Built/Renovated** :  
**Linear Ft** : **660** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **05-Mar-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2105** **Lot** : **51** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$60,400	\$201,400
<b>Total</b>	<b>\$60,400</b>	<b>\$201,400</b>
Priority B	\$60,400	\$201,400
<b>Total</b>	<b>\$60,400</b>	<b>\$201,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$8,800			
<b>Total</b>	<b>\$8,800</b>			
Priority A				
Priority B	\$3,100			
Priority C	\$5,800			
<b>Total</b>	<b>\$8,800</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT N SIDE MACOMBS BRIDGE BULKHEAD**  
**Asset # : 13822**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Concrete	35%			LIFE	* *	5	\$800	A
No Component	65%							D
Revetment								
Stone	35%			LIFE	* *	5	\$1,100	C
	Settlement, Extent : Light, Area Affected : 20%							
	Location : Minor Settlement/sliding Sta 11+60 To 16+00 (from North)							
	Other Observation, Extent : Severe, Area Affected : 2%							
	Location : Sta 11+35 to 11+60 (From North)							
	Explanation : Deteriorated Timber Cribbing							
Stone	65%	4+	\$5,800	LIFE	* *	5	\$2,100	C
	Missing Part, Extent : Moderate, Area Affected : 5%							
	Location : Isolated Locations Beneath Platform Sta 0+00 To 11+35 (from North)							
	Other Observation, Extent : Severe, Area Affected : 2%							
	Location : Dep Outfall Sta 6+00 (from North)							
	Explanation : Displaced Stones							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	100%			2034	* *	5	\$6,200	B
Deck Elements								
Railing								
Steel	35%	4+	\$60,400	2019	\$201,400			B
	Other Observation, Extent : Moderate, Area Affected : 75%							
	Location : Along T/wall Station 11+35 To 17+35 (from North)							
	Explanation : 100% Coating Loss And Moderate Corrosion							
No Component	65%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT- NICKS SOUTH PARKING BETWEEN NICKS AND YANKEE SKIPPER**  
**Address** : **FLATBUSH AVE.**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR026.061 / 2668** **Yr Built/Renovated** :  
**Linear Ft** : **370** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **16-Dec-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **8470** **Lot** : **50** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$2,000			\$1,700
<b>Total</b>	<b>\$2,000</b>			<b>\$1,700</b>
Priority A				
Priority B				\$1,700
Priority C	\$2,000			
<b>Total</b>	<b>\$2,000</b>			<b>\$1,700</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVETMENT- NICKS SOUTH PARKING BETWEEN NICKS AND YANKEE SKIPPER**  
**Asset # : 2668**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Concrete	75%			LIFE	* *	5-10	\$400	C
No Component	25%							D
Gravity Wall								
Stone Gabion	5%			LIFE	* *	3		A
No Component	25%							D
Not Accessible	70%							D
Revetment								
Stone	100%			LIFE	* *	5	\$3,600	C
Erosion, Extent : Light, Area Affected : 5%								
Location : Isolated								
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	25%			2032	* *	5	\$900	B
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : South End								
Explanation : Ungraded								
Asphalt	75%			2032	* *	5	\$2,600	B
Cracking, Extent : Light, Area Affected : 5%								
Location : Isolated								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **REVTMENT UNDER HIGH-LEVEL DECK ASSET 13821. HARLEM RIVER DRIVE**  
**Address** : **W 157 TO W 160 ST TWO B&LS NO END IN BL2106.997 SUB 3 OF BL**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DGSP052.010 / 13851** **Yr Built/Renovated** :  
**Linear Ft** : **1,110** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **05-Mar-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2105** **Lot** : **51** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$14,900			
<b>Total</b>	<b>\$14,900</b>			
Priority C	\$14,900			
<b>Total</b>	<b>\$14,900</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVETMENT UNDER HIGH-LEVEL DECK ASSET 13821. HARLEM RIVER DRIVE**  
**Asset # : 13851**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Revetment								
Stone	100%	4+	\$14,900	LIFE	* *	5	\$5,400	C
Missing Part, Extent : Moderate, Area Affected : 5%								
Location : Isolated Locations Beneath Platform Station 0+00 To 11+35(from North)								
Other Observation, Extent : Severe, Area Affected : 2%								
Location : Dep Outfall Station 6+00 (from North)								
Explanation : Displaced Stones								
Backfill								
Fill								
Not Accessible	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : REVETMENT/GRAVITY WALL  
**Address** : CONEY ISLAND W.23 TO W.25 ST. BEHIND SCHOOL  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0026.050 / 2893 **Yr Built/Renovated** :  
**Linear Ft** : 630 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 04-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 6965 **Lot** : 100 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$422,200	
<b>Total</b>	<b>\$422,200</b>	
Priority C	\$422,200	
<b>Total</b>	<b>\$422,200</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$18,600			
<b>Total</b>	<b>\$18,600</b>			
Priority B	\$18,600			
Priority C				
<b>Total</b>	<b>\$18,600</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**REVTMENT/GRAVITY WALL**  
**Asset # : 2893**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	100%	Now	\$422,200	LIFE	* *	5	\$3,100	C
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : At Back Of Revetment							
		Explanation : Stone Missing, Bank Erosion							
Backfill									
	Fill								
	Topsoil	100%			2026	* *	10		B
	Surface								
	Topsoil	100%	Now	\$18,600	2023	\$30,900	5	\$1,200	B
		Erosion, Extent : Severe, Area Affected : 60%							
		Location : Erosion Of Bank							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SCHAEFFER LANDING SHEET PILE BULKHEAD STEEL WITH CONCRETE CAP  
**Address** : WALLABOUT CHANNEL  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0042.000 / 13955 **Yr Built/Renovated** :  
**Linear Ft** : 358 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2134 **Lot** : 126 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads		\$312,200
<b>Total</b>		<b>\$312,200</b>
Priority B		\$312,200
<b>Total</b>		<b>\$312,200</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$7,300	\$8,100		
<b>Total</b>	<b>\$7,300</b>	<b>\$8,100</b>		
Priority A				
Priority B	\$7,300	\$8,100		
<b>Total</b>	<b>\$7,300</b>	<b>\$8,100</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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SCHAEFFER LANDING SHEET PILE BULKHEAD STEEL WITH CONCRETE CAP**  
**Asset # : 13955**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Sheet Piles								
Steel	60%			LIFE	**			A
	Corrosion, Extent : Light, Area Affected : 20%							
	Location : Above The Mhw Elevation In Splash Zone							
Not Accessible	40%							D
Pile Caps								
Concrete	100%			LIFE	**	5	\$900	A
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Isolated Throughout							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	20%			2035	**	5	\$700	B
Concrete	15%			2035	**	5	\$500	B
Timber	65%			2035	**	10		B
Fender								
Piles								
Composite	60%			2048	**			B
Not Accessible	40%							D
Wales and Chocks								
Timber	95%			2031	**	4	\$22,600	B
Timber	5%	Now	\$7,300	2037	**	4	\$800	B
	Missing Part, Extent : Severe, Area Affected : 100%							
	Location : At East End Below Access Walkway							
Deck Elements								
Railing								
Steel	100%			2021	\$312,200			B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SEAWALL BULKHEAD  
**Address** : W181 @ NO SIDE WASHINGTON BRIDGE TO W184 ST HARLEM RIVER SUB 4 BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR070.000 / 13814 **Yr Built/Renovated** :  
**Linear Ft** : 887 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 10-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2149 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$81,000	\$198,600
<b>Total</b>	<b>\$81,000</b>	<b>\$198,600</b>
Priority B		\$198,600
Priority C	\$81,000	
<b>Total</b>	<b>\$81,000</b>	<b>\$198,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$26,100	\$4,100		
<b>Total</b>	<b>\$26,100</b>	<b>\$4,100</b>		
Priority A	\$26,100			
Priority B		\$4,100		
Priority C				
<b>Total</b>	<b>\$26,100</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SEAWALL BULKHEAD**  
**Asset # : 13814**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Stone	80%			LIFE	* *	5	\$1,000	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Partial Loss Of Mortar Bedding And Joint Seal							
Stone	20%	4+	\$81,000	LIFE	* *	5	\$200	C
	Other Observation, Extent : Moderate, Area Affected : 10%							
	Location : At Top Of Wall Between Stations 6+50 And 8+40 (from South)							
	Explanation : Loss Of Mortar Bedding							
Gravity Wall								
Concrete	84%			LIFE	* *	5	\$2,500	A
	Cracking, Extent : Light, Area Affected : 4%							
	Location : In Top 15 Ft Of Wall							
	Spalling, Extent : Light, Area Affected : 2%							
	Location : Isolated At Construction Joints							
	Other Observation, Extent : Light, Area Affected : 3%							
	Location : Throughout In Upper 15 Ft Of Wall							
	Explanation : Efflorescence							
Concrete	2%	4+	\$26,100	LIFE	* *	5	\$100	A
	Broken, Extent : Severe, Area Affected : 1%							
	Location : Broken Key At Bottom Of Wall Station 3+55 (from South)							
	Displaced Elements, Extent : Moderate, Area Affected : 100%							
	Location : Section Of Wall Displaced Offshore, Station 3+55 To 3+85 (from South)							
	Erosion, Extent : Moderate, Area Affected : 50%							
	Location : In Upper Wall, Station 2+30 To 2+45 (from South)							
	Exposed Reinforcement, Extent : Light, Area Affected : 25%							
	Location : In Upper Wall, Station 2+30 To 2+60 (from South)							
	Spalling, Extent : Moderate, Area Affected : 30%							
	Location : At Construction Joints And At New Construction Stations 8+75 And 8+85 (from South)							
Stone	14%			LIFE	* *	5	\$8,600	A
	Missing Part, Extent : Moderate, Area Affected : 5%							
	Location : Single Blocks Missing At Stations 0+05, 0+50, And 1+10 (from South)							
	Missing Block Seal, Extent : Moderate, Area Affected : 20%							
	Location : Throughout In Tidal Zone							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	99%			2030	* *	5	\$8,200	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Settlement, Extent : Light, Area Affected : 3%							
	Location : Isolated Throughout							
Asphalt	1%			2030	* *	5	\$100	B
	Cracking, Extent : Moderate, Area Affected : 30%							
	Location : Station 7+00 To 8+90							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SEAWALL BULKHEAD**  
**Asset # : 13814**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

Deck Elements

Railing

Concrete

100%

2022

\$198,600

B

*Other Observation, Extent : Light, Area Affected : 5%**Location : Above Coping Isolated Throughout**Explanation : Deteriorated Mortar Bedding*

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SEAWALL & RELIEVING PLATFORM  
**Address** : E. RIVER, 15TH TO 23RD ST. CON-ED PLANT TO SKYPORT PARKING  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.061 / 4083 **Yr Built/Renovated** :  
**Linear Ft** : 3,007 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 07-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 991 **Lot** : 999 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$521,800	\$2,280,800
<b>Total</b>	<b>\$521,800</b>	<b>\$2,280,800</b>
Priority A	\$521,800	\$52,100
Priority B		\$2,228,700
<b>Total</b>	<b>\$521,800</b>	<b>\$2,280,800</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$8,000		\$900	\$7,300
<b>Total</b>	<b>\$8,000</b>		<b>\$900</b>	<b>\$7,300</b>
Priority A	\$2,700			
Priority B	\$5,300		\$900	\$7,300
<b>Total</b>	<b>\$8,000</b>		<b>\$900</b>	<b>\$7,300</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SEAWALL & RELIEVING PLATFORM**  
**Asset # : 4083**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Structural</b>								
Relieving Platform Top								
Concrete/Stone	25%	4+	\$284,200	LIFE	**			A
	<i>Erosion, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Along Bottom Of Concrete</i>							
	<i>Exposed Reinforcement, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Along Bottom Of Concrete</i>							
	<i>Missing Part, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : At Stations 1+52 And 2+84 From South</i>							
Concrete/Stone	20%			LIFE	**	10		A
	<i>Cracking, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout Under Platform</i>							
	<i>Discolor &amp; Bleeding, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout Under Platform</i>							
No Component	50%							D
Not Accessible	5%							D
<b>Gravity Wall</b>								
Concrete	12%			LIFE	**	5-10	\$2,400	A
Concrete	2%	4+	\$88,400	LIFE	**	5	\$200	A
	<i>Erosion, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : 18+99 To 19+90</i>							
Concrete	1%	Now	\$44,200	LIFE	**	5	\$100	A
	<i>Spalling, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : At Station 19+41 From South</i>							
Stone	24%			LIFE	**	5	\$100,100	A
Stone	1%	4+	\$55,000	LIFE	**	5	\$2,100	A
	<i>Displaced Elements, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : At Station 14+92 From South</i>							
No Component	50%							D
Not Accessible	10%							D
<b>Pile Caps</b>								
Concrete	2%	4+	\$1,500	LIFE	**	5	\$100	A
	<i>Erosion, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Along Platform Face Above Piles</i>							
No Component	50%							D
Not Accessible	48%							D
<b>Backfill</b>								
<b>Fill</b>								
Not Accessible	100%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SEAWALL & RELIEVING PLATFORM**  
**Asset # : 4083**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	15%			2032	* *	5	\$4,200	B
	Settlement, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Asphalt Pavers	17%			2032	* *	5	\$4,800	B
Brick Pavers	27%			2039	* *	5	\$7,600	B
Concrete	20%			2032	* *	5	\$5,600	B
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Behind Gravity Wall							
	Explanation : Fdr Drive Surface							
Stone	4%			2032	* *	10		B
Topsoil	16%			2021	\$23,600	5	\$1,800	B
	Other Observation, Extent : Light, Area Affected : 2%							
	Location : 16+00 And 19+23 Respectively							
	Explanation : Displaced Manhole Cover Above Out Fall And Sinkhole							
Topsoil	1%	Now	\$1,500	2023	\$1,500	5	\$100	B
	Settlement, Extent : Severe, Area Affected : 10%							
	Location : At Station 19+41							
Deck Elements								
Railing								
Guard Rail	15%			LIFE	* *			B
Steel	85%			2022	\$2,228,700			B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Railing Along Fdr Drive							
	Explanation : Corrosion							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SEAWALL WITH STONE FACING BULKHEAD  
**Address** : HIGHBRIDGE PK W 185 TO W 186 STS HARLEM RIVER, SUB 2 OF BL  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR068.000 / 13812 **Yr Built/Renovated** :  
**Linear Ft** : 334 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 09-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2149 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$45,800	\$74,800
<b>Total</b>	<b>\$45,800</b>	<b>\$74,800</b>
Priority A	\$45,800	
Priority B		\$74,800
<b>Total</b>	<b>\$45,800</b>	<b>\$74,800</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$1,900	\$1,500		
<b>Total</b>	<b>\$1,900</b>	<b>\$1,500</b>		
Priority A				
Priority B	\$1,900	\$1,500		
Priority C				
<b>Total</b>	<b>\$1,900</b>	<b>\$1,500</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SEAWALL WITH STONE FACING BULKHEAD**  
**Asset # : 13812**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Stone	100%			LIFE	* *	5	\$500	C
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Explanation : Partial Loss Of Mortar Bedding							
Gravity Wall								
Stone	95%			LIFE	* *	5	\$22,000	A
Stone	5%	4+	\$45,800	LIFE	* *	5	\$1,200	A
	Displaced Elements, Extent : Moderate, Area Affected : 25%							
	Location : Station 0+60							
	Missing Part, Extent : Moderate, Area Affected : 75%							
	Location : Stations 2+00, 2+40, 2+65, And 3+20 (from South)							
	Missing Block Seal, Extent : Severe, Area Affected : 25%							
	Location : In Tidal Zone Station 0+50 To 3+24							
Backfill								
Fill								
Sand	2%	Now	\$1,400	2051	* *	5		B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Stations 0+43, 1+47, 1+94, 2+70, And 2+81 (from South)							
	Explanation : Small Sinkholes							
Not Accessible	98%							D
Surface								
Asphalt	98%			2030	* *	5	\$3,100	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Asphalt	2%	Now	\$500	2036	* *	5		B
	Settlement, Extent : Light, Area Affected : 40%							
	Location : Along Back Of Wall Station 1+75 To 1+90							
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Stations 0+43, 1+47, 1+94, 2+70, And 2+81							
	Explanation : Small Sinkholes							
Deck Elements								
Railing								
Concrete	100%			2022	\$74,800			B
	Other Observation, Extent : Light, Area Affected : 10%							
	Location : Atop Coping Throughout							
	Explanation : Deteriorated Mortar Bedding							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SHEEPSHEAD BAY MARINA BULKHEAD  
**Address** : E. 27TH ST AND EMMONS / TO PEMBROKE AND SHORE BLVD.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR036.000 / 13482 **Yr Built/Renovated** :  
**Linear Ft** : 8,401 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-Dec-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 8813 **Lot** : 70 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$680,300	\$5,542,600
<b>Total</b>	<b>\$680,300</b>	<b>\$5,542,600</b>
Priority A	\$48,600	\$48,600
Priority B	\$631,600	\$5,493,900
<b>Total</b>	<b>\$680,300</b>	<b>\$5,542,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$50,000		\$31,400	
<b>Total</b>	<b>\$50,000</b>		<b>\$31,400</b>	
Priority A	\$20,700			
Priority B	\$29,300		\$31,400	
<b>Total</b>	<b>\$50,000</b>		<b>\$31,400</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SHEEPSHEAD BAY MARINA BULKHEAD**  
**Asset # : 13482**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Sheet Piles								
Steel	30%			LIFE	* *	10		A
	Corrosion, Extent : Light, Area Affected : 2%							
	Location : At Sheet Pile Interlocks Along The South Side Of The Bay							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Above Mlw Throughout							
	Explanation : Worn							
Not Accessible	70%							D
Wales								
Steel	30%			LIFE	* *	5	\$97,300	A
	Corrosion, Extent : Light, Area Affected : 25%							
	Location : Station 47+60 To 49+30 And Station 71+53 To 84+01							
No Component	70%							D
Pile Caps								
Concrete	100%			LIFE	* *	5	\$41,400	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
	Recent Replace Evident, Extent : Light, Area Affected : 55%							
	Location : South Side Of Sheepshead Bay							
	Spalling, Extent : Light, Area Affected : 2%							
	Location : Isolated Throughout North Side Of Bay							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	20%	4+	\$552,700	2038	* *	5	\$7,800	B
	Cracking, Extent : Light, Area Affected : 25%							
	Location : Station 20+00 To Station 47+25 From Northeast							
	Settlement, Extent : Light, Area Affected : 10%							
	Location : Station 31+57 To Station 47+25 From Northeast And Isolated Areas							
Concrete	80%			2036	* *	5	\$62,800	B

**Deck Elements**

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SHEEPSHEAD BAY MARINA BULKHEAD**  
**Asset # : 13482**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements									
Railing									
	Concrete	18%			2024	* *			B
	Concrete	2%	4+	\$22,600	2024	* *			B
Other Observation, Extent : Light, Area Affected : 10%									
Location : Isolated Throughout									
Explanation : Spalling									
	Concrete	5%	2-4	\$56,400	2024	* *			B
Other Observation, Extent : Moderate, Area Affected : 10%									
Location : Isolated Throughout									
Explanation : Spalling									
	Steel	73%			2021	\$5,347,400			B
Other Observation, Extent : Light, Area Affected : 5%									
Location : Isolated Throughout									
Explanation : Corrosion And Paint Loss									
	Steel	2%	4+	\$29,300	2021	\$146,500			B
Other Observation, Extent : Severe, Area Affected : 50%									
Location : Isolated Throughout									
Explanation : Impact Damage									

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SHEET PILE BULKHEAD AT 22ND ST. GOWANUS BAY  
**Address** : SOUTHEAST CORNER OF WHARF TO NORTH SIDE OF 23RD STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0026.040 / 1740 **Yr Built/Renovated** :  
**Linear Ft** : 330 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 16-Dec-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 644 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$80,200	
<b>Total</b>	<b>\$80,200</b>	
Priority B	\$80,200	
<b>Total</b>	<b>\$80,200</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$100		\$800	\$700
<b>Total</b>	<b>\$100</b>		<b>\$800</b>	<b>\$700</b>
Priority B			\$800	\$700
Priority C	\$100			
<b>Total</b>	<b>\$100</b>		<b>\$800</b>	<b>\$700</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SHEET PILE BULKHEAD AT 22ND ST. GOWANUS BAY**  
**Asset # : 1740**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb								
Timber	45%			LIFE	* *	5	\$100	C
No Component	55%							D
Sheet Piles								
Steel	40%			LIFE	* *	10		A
			Corrosion, Extent : Moderate, Area Affected : 30%					
			Location : Above The Mlw Elevation Throughout					
Not Accessible	60%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	55%			2036	* *	5	\$1,700	B
Concrete	45%			2032	* *	5	\$1,400	B
Fender								
Wales and Chocks								
Timber	100%	Now	\$80,200	2038	* *	4	\$14,600	B
			Missing Part, Extent : Severe, Area Affected : 90%					
			Location : Throughout					
Deck Elements								
Railing								
Fencing	55%			2024	* *	3	\$100	B
No Component	45%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SHEETPILE BULKHEAD BEHIND ASSET 13803  
**Address** : NO. SIDE OF CON ED FACILITY FOOT OF W 201 ST HARLEM RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR061.010 / 13854 **Yr Built/Renovated** :  
**Linear Ft** : 245 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 08-Mar-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2184 **Lot** : 997 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$997,300	
<b>Total</b>	<b>\$997,300</b>	
Priority A	\$997,300	
<b>Total</b>	<b>\$997,300</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$12,000	\$900		
<b>Total</b>	<b>\$12,000</b>	<b>\$900</b>		
Priority B	\$12,000	\$900		
<b>Total</b>	<b>\$12,000</b>	<b>\$900</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SHEETPILE BULKHEAD BEHIND ASSET 13803**

**Asset # : 13854**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Sheet Piles								
Steel	75%	4+	\$997,300	LIFE	* *			A
	<i>Corrosion, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : In Tidal Zone And Splash Zone</i>							
Not Accessible	25%							D
Backfill								
Fill								
Topsoil	20%	Now	\$9,600	2061	* *			B
	<i>Other Observation, Extent : Severe, Area Affected : 60%</i>							
	<i>Location : Sinkhole Above Dep Outfall Station 0+20 To 0+55 (from North)</i>							
	<i>Explanation : Sinkhole/fill Loss</i>							
Not Accessible	80%							D
Surface								
Asphalt	40%			2030	* *	5	\$900	B
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Isolated</i>							
Asphalt	20%	Now	\$2,400	2036	* *	5	\$200	B
	<i>Settlement, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Sinkhole Above Dep Outfall Station 0+20 To 0+55 (from North)</i>							
Concrete	40%			2030	* *	5	\$900	B
	<i>Cracking, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Isolated</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL 30TH ST. PIER  
**Address** : 30TH STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.108 / 4080 **Yr Built/Renovated** :  
**Linear Ft** : 2,475 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 14-Dec-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 662 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$979,200	\$66,800
<b>Total</b>	<b>\$979,200</b>	<b>\$66,800</b>
Priority B	\$66,800	\$66,800
Priority C	\$912,300	
<b>Total</b>	<b>\$979,200</b>	<b>\$66,800</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads				
<b>Total</b>				
Priority B				
Priority C				
<b>Total</b>				



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL 30TH ST. PIER**

**Asset # : 4080**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Revetment								
	Stone	12%	0-2	\$199,100	LIFE	* *	5	\$1,500	C
		Missing Part, Extent : Severe, Area Affected : 100%							
		Location : West Face Of Asset							
	Stone	43%	2-4	\$713,300	LIFE	* *	5	\$5,200	C
		Missing Part, Extent : Moderate, Area Affected : 75%							
		Location : North Face Of Asset							
	Under Construction	45%							D
Backfill									
	Fill								
	Not Accessible	100%							D
Surface									
	Topsoil	55%	4+	\$66,800	2023	\$66,800	5	\$2,600	B
		Erosion, Extent : Moderate, Area Affected : 100%							
		Location : Above Revetment, Along North And West Face Of Asset							
	Under Construction	45%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL 39 ST BULKHEAD  
**Address** : 39 ST BULKHEAD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.104 / 1777 **Yr Built/Renovated** :  
**Linear Ft** : 3,200 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 16-Dec-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 662 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$14,777,400	\$456,600
<b>Total</b>	<b>\$14,777,400</b>	<b>\$456,600</b>
Priority A	\$14,309,000	
Priority B	\$368,400	\$456,600
Priority C	\$100,000	
<b>Total</b>	<b>\$14,777,400</b>	<b>\$456,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$22,800		\$1,500	\$8,200
<b>Total</b>	<b>\$22,800</b>		<b>\$1,500</b>	<b>\$8,200</b>
Priority A	\$6,500			
Priority B	\$13,000		\$1,500	\$8,200
Priority C	\$3,400			
<b>Total</b>	<b>\$22,800</b>		<b>\$1,500</b>	<b>\$8,200</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL 39 ST BULKHEAD**

**Asset # : 1777**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb								
Concrete	75%			LIFE	* *	5-10	\$3,700	C
Cracking, Extent : Light, Area Affected : 100%								
Location : Throughout N-shed, J-shed, West Bulkhead And South Bulkhead								
Recent Replace Evident, Extent : Light, Area Affected : 35%								
Location : Bulkhead Replacement At N-shed And J-shed On North Side Of Pier								
Concrete	5%	Now	\$50,000	LIFE	* *	5	\$100	C
Broken, Extent : Severe, Area Affected : 80%								
Location : Isolated At North End Of West Bulkhead And At Western Third Of South Bulkhead								
Concrete	10%	4+	\$50,000	LIFE	* *	5	\$200	C
Spalling, Extent : Moderate, Area Affected : 40%								
Location : At North And South Ends Of West Bulkhead And Throughout 20 Percent Of South Bulkhead								
No Component	10%							D
Gravity Wall								
Concrete	10%			LIFE	* *	5-10	\$2,100	A
Cracking, Extent : Light, Area Affected : 1%								
Location : Throughout Cantilever Wall At North Side Inshore								
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : At Inshore Of North Side With Revetment								
Concrete	40%			LIFE	* *	5-10	\$8,500	A
Cracking, Extent : Light, Area Affected : 10%								
Location : Throughout N-shed, J-shed And West Bulkhead								
Erosion, Extent : Moderate, Area Affected : 10%								
Location : Bottom Of Cap Along The South Side Of The Asset								
Recent Replace Evident, Extent : Light, Area Affected : 40%								
Location : At N-shed And J-shed Bulkheads								
Concrete	35%	4+	\$8,230,500	LIFE	* *	5	\$3,700	A
Erosion, Extent : Severe, Area Affected : 20%								
Location : At Base Of Fender Standoffs Along South Face Of Asset								
Spalling, Extent : Severe, Area Affected : 10%								
Location : Isolated At Vertical Joints Along West Bulkhead								
Tilting, Extent : Moderate, Area Affected : 20%								
Location : South Bulkhead 240 Ft East Of West End								
No Component	15%							D
Revetment								
Stone	10%			LIFE	* *	5	\$3,100	C
Recent Replace Evident, Extent : Light, Area Affected : 100%								
Location : At Inshore Of North Side Of 39th St Pier								
No Component	90%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL 39 ST BULKHEAD**

**Asset # : 1777**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Sheet Piles								
Steel	20%			LIFE	* *	10		A
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : N-shed And J-shed Bulkheads							
Steel	35%	4+	\$6,078,500	LIFE	* *			A
	Corrosion, Extent : Severe, Area Affected : 10%							
	Location : Along South Bulkhead Below Concrete Encasement As Observed During The 2007 Routine Inspection							
No Component	10%							D
Not Accessible	35%							D
Pile Caps								
Concrete	15%			LIFE	* *	5	\$2,400	A
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Throughout N-shed Bulkhead At North Side Of Pier							
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Along N-shed Bulkhead							
No Component	85%							D
Backfill								
Fill								
Topsoil	2%	Now	\$600	2058	* *			B
	Other Observation, Extent : Severe, Area Affected : 60%							
	Location : At Offshore Of J-shed On North Side And Isolated Along West Bulkhead And South Bulkhead							
	Explanation : Settlement/fill Loss							
Not Accessible	98%							D
Surface								
Asphalt	55%			2032	* *	5	\$16,400	B
	Broken, Extent : Severe, Area Affected : 1%							
	Location : Offshore End Of J-shed							
Concrete	10%			2036	* *	5	\$3,000	B
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Isolated Throughout West Bulkhead And South Bulkhead							
Concrete	35%	4+	\$368,400	2038	* *	5	\$5,200	B
	Cracking, Extent : Moderate, Area Affected : 50%							
	Location : Isolated Along West Bulkhead And South Bulkhead							
	Settlement, Extent : Moderate, Area Affected : 100%							
	Location : Isolated Along West Bulkhead And South Bulkhead							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL 39 ST BULKHEAD**

**Asset # : 1777**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender								
Buffer								
Pneumatic Fenders	54%			2021	\$333,200			B
Corrosion, Extent : Severe, Area Affected : 10%								
Location : Lower Hardware Connections South Bulkhead								
Surface Wearing/Scaling, Extent : Moderate, Area Affected : 30%								
Location : On Arch Fenders Along The West And South Sides Of Asset								
Pneumatic Fenders	10%			2022	\$61,700			B
Recent Replace Evident, Extent : N/A, Area Affected : 100%								
Location : J-shed Bulkhead								
Pneumatic Fenders	10%	4+	\$12,300	2022	\$61,700			B
Loose Connections, Extent : Severe, Area Affected : 30%								
Location : Isolated Connection Failures At Padeyes of Four Floating Fenders At J-shed								
Recent Replace Evident, Extent : N/A, Area Affected : 100%								
Location : J-shed Bulkhead								
Timber	1%			2021		5		B
Weathering, Extent : Light, Area Affected : 100%								
Location : Offshore Of The South Side								
No Component	25%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL BULKHEADS  
**Address** : BET. PIERS FROM 28TH TO 39TH STS  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0026.011 / 1736 **Yr Built/Renovated** : 1920 /  
**Linear Ft** : 1,620 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 06-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 662 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$258,200	
<b>Total</b>	<b>\$258,200</b>	
Priority A	\$199,200	
Priority B	\$59,000	
<b>Total</b>	<b>\$258,200</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$86,500		\$2,000	\$5,300
<b>Total</b>	<b>\$86,500</b>		<b>\$2,000</b>	<b>\$5,300</b>
Priority A	\$16,800		\$2,000	
Priority B	\$69,100			\$5,300
Priority C	\$600			
<b>Total</b>	<b>\$86,500</b>		<b>\$2,000</b>	<b>\$5,300</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL BULKHEADS**

**Asset # : 1736**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete, 10' Water	40%	4+	\$125,200	LIFE	* *	5	\$2,000	A
Corrosion of Reinforcement, Extent : Severe, Area Affected : 25%								
Location : Within Tidal Zone								
Other Observation, Extent : Moderate, Area Affected : 40%								
Location : At 31st To 33rd Street, Throughout Tidal Zone								
Explanation : Spalling								
No Component	60%							D
Coping/Curb Concrete	15%			LIFE	* *	5-10	\$400	C
Other Observation, Extent : Moderate, Area Affected : 20%								
Location : South Of 35th Street Pier								
Explanation : Undercut								
No Component	85%							D
Gravity Wall Steel, 20' Water	10%			2031	* *	10		A
Other Observation, Extent : Light, Area Affected : 20%								
Location : North Of 39th Street Pier, In Splash Zone								
Explanation : Corrosion								
Stone	15%			LIFE	* *	5	\$33,700	A
Stone	5%	4+	\$74,000	LIFE	* *	5	\$5,600	A
Displaced Elements, Extent : Moderate, Area Affected : 30%								
Location : At 31st To 33rd Street								
No Component	40%							D
Not Accessible	30%							D
Piles and Bracing Timber	2%			2032	* *	4	\$4,000	A
No Component	80%							D
Not Accessible	18%							D
Revetment Stone	5%			LIFE	* *	5	\$800	C
No Component	90%							D
Not Accessible	5%							D
Pile Caps No Component	80%							D
Not Accessible	20%							D
Backfill								
Fill Topsoil	10%	Now	\$31,800	2063	* *			B
Other Observation, Extent : Severe, Area Affected : 100%								
Location : At 31st To 33rd Street								
Explanation : Sinkholes								
Not Accessible	90%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL BULKHEADS**

**Asset # : 1736**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Backfill								
Surface								
Asphalt	20%	Now	\$26,600	2038	* *	5	\$1,500	B
	Settlement, Extent : Severe, Area Affected : 100%							
	Location : Sinkholes At 31st To 33rd Streets							
Asphalt	55%			2032	* *	5	\$8,300	B
	Cracking, Extent : Severe, Area Affected : 15%							
	Location : Throughout							
Concrete	10%	4+	\$10,700	2032	* *	5	\$800	B
	Cracking, Extent : Moderate, Area Affected : 25%							
	Location : At Steel Circular Cells North Of 39th Street Pier							
	Spalling, Extent : Moderate, Area Affected : 40%							
	Location : At 31st To 33rd Street							
Concrete	15%			2032	* *	5	\$2,300	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
Fender								
Buffer								
Rubber	20%	4+	\$59,000	2032	* *	4-5	\$4,500	B
	Loose Connections, Extent : Severe, Area Affected : 15%							
	Location : At 31st To 33rd Street, In Tidal Zone							
	Other Observation, Extent : Light, Area Affected : 90%							
	Location : Throughout							
	Explanation : Hardware Corrosion							
No Component	80%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL REVETMENT AND STEEL CELLS  
**Address** : LANDFILL BTWN 33 & 35 ST PIER 35 STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0013.107 / 1754 **Yr Built/Renovated** :  
**Linear Ft** : 2,960 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 11-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 662 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads		\$58,100
<b>Total</b>		<b>\$58,100</b>
Priority B		\$58,100
<b>Total</b>		<b>\$58,100</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$25,500		\$2,300	\$4,800
<b>Total</b>	<b>\$25,500</b>		<b>\$2,300</b>	<b>\$4,800</b>
Priority B	\$18,000		\$2,300	\$4,800
Priority C	\$7,500			
<b>Total</b>	<b>\$25,500</b>		<b>\$2,300</b>	<b>\$4,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL REVETMENT AND STEEL CELLS**  
**Asset # : 1754**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Coping/Curb								
	Concrete	10%			LIFE	* *	5-10	\$500	C
	No Component	60%							D
	Not Accessible	30%							D
Gravity Wall									
	Steel, 20' Water	5%			2028	* *	10		A
		Other Observation, Extent : Moderate, Area Affected : 10%							
		Location : Isolated Above Mean Low Water Elevation							
		Explanation : Corrosion							
	No Component	85%							D
	Not Accessible	10%							D
Revetment									
	Stone	50%			LIFE	* *	5	\$14,500	C
	No Component	15%							D
	Not Accessible	35%							D
Backfill									
	Fill								
	Topsoil	5%	Now	\$5,800	2063	* *			B
		Other Observation, Extent : Severe, Area Affected : 100%							
		Location : Isolated Throughout And At Station 15+05							
		Explanation : Settlement							
	Not Accessible	95%							D
Surface									
	Asphalt	35%			2032	* *	5	\$9,700	B
		Cracking, Extent : Light, Area Affected : 10%							
		Location : Isolated Throughout							
	Asphalt	5%	Now	\$12,200	2038	* *	5	\$700	B
		Settlement, Extent : Moderate, Area Affected : 50%							
		Location : Isolated Throughout							
		Other Observation, Extent : Severe, Area Affected : 50%							
		Location : Isolated Along South Side Of Pier And Station 15+05							
		Explanation : Sinkholes							
	Topsoil	40%			2021	\$58,100	5	\$4,500	B
	Not Accessible	20%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SOUTH BROOKLYN MARINE TERMINAL SHEET PILE/GRAVITY WALL BULKHEAD  
**Address** : AT 29TH STREET & GOWANUS CANAL  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR026.013 / 13545 **Yr Built/Renovated** : 2001 /  
**Linear Ft** : 665 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-Jan-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 662 **Lot** : 200 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$42,300			\$1,900
<b>Total</b>	<b>\$42,300</b>			<b>\$1,900</b>
Priority A	\$9,400			
Priority B	\$32,800			\$1,900
<b>Total</b>	<b>\$42,300</b>			<b>\$1,900</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SOUTH BROOKLYN MARINE TERMINAL SHEET PILE/GRAVITY WALL BULKHEAD**  
**Asset # : 13545**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall Concrete	10%			LIFE	* *	5-10	\$400	A
	Spalling, Extent : Moderate, Area Affected : 15%							
	Location : Isolated							
Stone	20%			LIFE	* *	5	\$18,400	A
	Displaced Elements, Extent : Light, Area Affected : 10%							
Not Accessible	70%							D
Sheet Piles								
Composite, 5' Water	70%			LIFE	* *	10		A
No Component	30%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	60%			2032	* *	5	\$3,700	B
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Isolated Station 0+00 To 4+80 From North							
Concrete	15%	Now	\$32,800	2038	* *	5	\$500	B
	Broken, Extent : Moderate, Area Affected : 50%							
Not Accessible	25%							D
	Location : Station 6+50							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : STEEL BULKHEAD  
**Address** : BET RIVER CAFE AND  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0044.000 / 13957 **Yr Built/Renovated** :  
**Linear Ft** : 152 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 03-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 25 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$118,700	\$132,500
<b>Total</b>	<b>\$118,700</b>	<b>\$132,500</b>
Priority A	\$118,700	
Priority B		\$132,500
<b>Total</b>	<b>\$118,700</b>	<b>\$132,500</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads		\$100	\$100	
<b>Total</b>		<b>\$100</b>	<b>\$100</b>	
Priority A				
Priority B		\$100	\$100	
<b>Total</b>		<b>\$100</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**STEEL BULKHEAD**  
**Asset # : 13957**

<b>Bulkheads</b>		<b>Current Repair</b>		<b>Future Replacement</b>		<b>Maintenance</b>		
<b>System Component Type</b>	<b>% of Total</b>	<b>Fail Date (Years)</b>	<b>Estimated Cost</b>	<b>Year FY</b>	<b>Estimated Cost</b>	<b>Cycle (Yrs)</b>	<b>Estimated Cost</b>	<b>Priority Code</b>
<b>Structural</b>								
Piles and Bracing								
Steel	60%	4+	\$77,400	LIFE	* *	5	\$11,500	A
	<i>Corrosion, Extent : Moderate, Area Affected : 40%</i>							
	<i>Location : Splash Zone</i>							
No Component	40%							D
Sheet Piles								
Steel	50%	4+	\$41,200	LIFE	* *			A
	<i>Corrosion, Extent : Moderate, Area Affected : 40%</i>							
	<i>Location : Splash And Tidal Zones, North Side</i>							
Steel	45%			LIFE	* *			A
	<i>Corrosion, Extent : Light, Area Affected : 30%</i>							
	<i>Location : Splash Zone South Of Station 0+90, East Wall</i>							
Not Accessible	5%							D
Pile Caps								
Concrete	40%			LIFE	* *	5	\$200	A
	<i>Cracking, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
No Component	60%							D
<b>Backfill</b>								
Fill								
Not Accessible	100%							D
Surface								
Gravel	40%			2035	* *	2-5	\$200	B
Stone	10%			2031	* *	10		B
Topsoil	20%			2021	\$1,500	5	\$100	B
Not Accessible	30%							D
<b>Deck Elements</b>								
Railing								
Steel	100%			2020	\$132,500			B
	<i>Other Observation, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Throughout South Wall</i>							
	<i>Explanation : Coat Loss And Corrosion</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

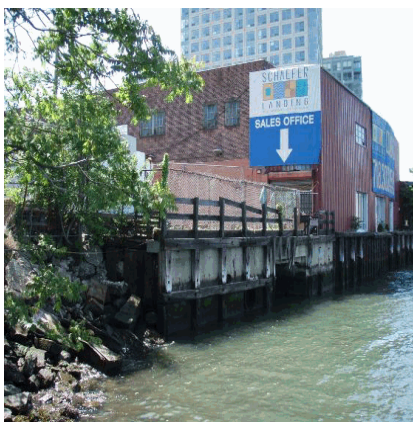
**Asset Name** : STEEL SHEET PILE BULKHEAD WITH CONCRETE SEAWALL  
**Address** : AT FOOT OF SOUTH 8TH STREET  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0040.000 / 13953 **Yr Built/Renovated** :  
**Linear Ft** : 58 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 10-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2134 **Lot** : 156 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$5,600	\$600	\$300	
<b>Total</b>	<b>\$5,600</b>	<b>\$600</b>	<b>\$300</b>	
Priority B	\$4,700	\$600	\$300	
Priority C	\$900			
<b>Total</b>	<b>\$5,600</b>	<b>\$600</b>	<b>\$300</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**STEEL SHEET PILE BULKHEAD WITH CONCRETE SEAWALL**  
**Asset # : 13953**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural Facing								
Concrete	55%			LIFE	* *			C
	Other Observation, Extent : Light, Area Affected : 65%							
	Location : Tidal Zone							
	Explanation : Erosion							
Concrete	15%	2-4	\$900	LIFE	* *			C
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Explanation : Open Spalling							
Not Accessible	30%							D
Backfill Fill								
Not Accessible	100%							D
Surface Concrete	100%			2031	* *	5	\$500	B
	Cracking, Extent : Light, Area Affected : 2%							
	Location : Radiating From Face Of New Slab							
Fender Wales and Chocks								
Timber	50%			2031	* *	4	\$1,900	B
Timber	50%	Now	\$4,700	2037	* *	4	\$1,300	B
	Broken, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : STEEL SHEET PILE BULKHEAD / WALLABOUT CHANNEL  
**Address** : BET. S8 & S9 STREETS  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBS0041.000 / 13954 **Yr Built/Renovated** :  
**Linear Ft** : 240 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 10-Nov-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2134 **Lot** : 148 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$484,000	\$48,600
<b>Total</b>	<b>\$484,000</b>	<b>\$48,600</b>
Priority A	\$442,900	
Priority B	\$41,200	\$48,600
<b>Total</b>	<b>\$484,000</b>	<b>\$48,600</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$11,300		\$300	
<b>Total</b>	<b>\$11,300</b>		<b>\$300</b>	
Priority B	\$2,700		\$300	
Priority C	\$8,600			
<b>Total</b>	<b>\$11,300</b>		<b>\$300</b>	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**STEEL SHEET PILE BULKHEAD / WALLABOUT CHANNEL**

**Asset # : 13954**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural	Coping/Curb								
	Timber	70%	Now	\$8,600	LIFE	* *	5	\$100	C
		Rotting/Splitting, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
	No Component	30%							D
Sheet Piles	Steel	40%	4+	\$52,100	LIFE	* *			A
		Corrosion, Extent : Moderate, Area Affected : 50%							
		Location : Throughout							
	Steel	30%	2-4	\$390,800	LIFE	* *			A
		Corrosion, Extent : Severe, Area Affected : 100%							
		Location : At Tops Of Sheets And In Splash Zone							
	Not Accessible	30%							D
Backfill	Surface								
	Concrete	30%			2031	* *	5	\$700	B
		Cracking, Extent : Moderate, Area Affected : 10%							
		Location : Cracking And Settlement							
	Not Accessible	70%							D
Fender	Piles								
	Timber	50%	Now	\$20,600	2037	* *	4	\$2,400	B
		Other Observation, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Explanation : Rot							
	Timber	50%	0-2	\$20,600	2037	* *	4	\$2,400	B
		Other Observation, Extent : Severe, Area Affected : 50%							
		Location : Throughout							
		Explanation : Rot							
Wales and Chocks	Timber	50%			2018	\$48,600	4	\$8,000	B
		Rotting/Splitting, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
	Not Accessible	50%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

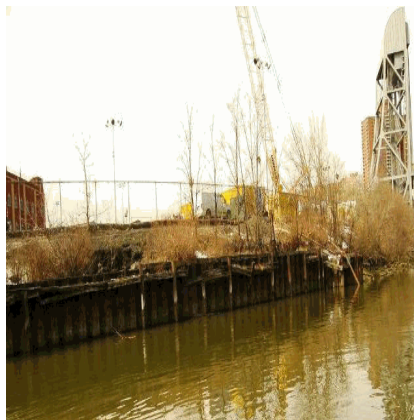
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : STEEL SHEETPILE BULKHEAD  
**Address** : W 220TH ST. NORTH TO 9TH AVE EXTENSION. ALONG HARLEM RIVER  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR054.000 / 13792 **Yr Built/Renovated** :  
**Linear Ft** : 250 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 22-Feb-2010 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2197 **Lot** : 997 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$954,500	\$51,300
<b>Total</b>	<b>\$954,500</b>	<b>\$51,300</b>
Priority A	\$810,300	\$51,300
Priority B	\$144,200	
<b>Total</b>	<b>\$954,500</b>	<b>\$51,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$86,200			
<b>Total</b>	<b>\$86,200</b>			
Priority A	\$30,500			
Priority B	\$55,700			
<b>Total</b>	<b>\$86,200</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**STEEL SHEETPILE BULKHEAD**  
**Asset # : 13792**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Timber Crib w/Stone	20%	Now	\$222,100	LIFE	* *	4	\$1,200	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 2+10 To 2+50 From North							
	Explanation : Collapsed/failed							
No Component	80%							D
Piles and Bracing								
Steel	1%	4+	\$21,200	LIFE	* *	5	\$300	A
	Corrosion, Extent : Light, Area Affected : 10%							
	Location : At S. End Of Asset							
No Component	99%							D
Sheet Piles								
Steel, 10' Water	80%	Now	\$588,200	LIFE	* *	5	\$51,300	A
	Holes, Extent : Severe, Area Affected : 30%							
	Location : Throughout At Waterline							
No Component	20%							D
Pile Caps								
Timber	80%	Now	\$9,300	LIFE	* *	4	\$1,300	A
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Throughout							
No Component	20%							D
Backfill								
Fill								
Topsoil	70%	Now	\$34,300	2061	* *			B
	Other Observation, Extent : Severe, Area Affected : 60%							
	Location : Inshore Of Sheet Pile Bulkhead							
	Explanation : Massive Fill Loss And Large Sinkholes Inshore Of Steel Sheet Pile Bulkhead							
Not Accessible	30%							D
Surface								
Concrete	20%	Now	\$16,400	2036	* *	5	\$200	B
	Erosion, Extent : Severe, Area Affected : 100%							
	Location : Station 2+10 To 2+50 Inshore Of Crib							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Station 2+10 To 2+50 Inshore Of Crib							
	Explanation : Loss Of Structural Support							
Gravel	20%			2036	* *	2-5	\$100	B
Topsoil	40%	Now	\$4,900	2021	\$4,900	5	\$200	B
	Settlement, Extent : Severe, Area Affected : 100%							
	Location : Inshore Of Sheet Pile Bulkhead							
	Other Observation, Extent : Severe, Area Affected : 60%							
	Location : Inshore Of Sheet Piles Station 0+00 To 2+10 (from North)							
	Explanation : Sinkholes/fill Loss							
Not Accessible	20%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**STEEL SHEETPILE BULKHEAD**  
**Asset # : 13792**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fender									
	Piles								
	Timber	100%	Now	\$42,900	2036	* *	4	\$4,900	B
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Along Sheet Pile Bulkhead							
		Rotting/Splitting, Extent : Severe, Area Affected : 50%							
		Location : Throughout Station 0+00 To 2+10 At Sheet Pile Bulkhead							
Wales and Chocks									
	Timber	100%	Now	\$101,300	2036	* *	4	\$11,100	B
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
		Displaced Elements, Extent : Severe, Area Affected : 40%							
		Location : Throughout							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : TIMBER BULKHEAD PAERDERGAT BASIN  
**Address** : PAERDERGAT AVE.  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR034.000 / 13480 **Yr Built/Renovated** :  
**Linear Ft** : 2,200 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 07-Apr-2009 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 8012 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$9,850,600	\$81,000
<b>Total</b>	<b>\$9,850,600</b>	<b>\$81,000</b>
Priority A	\$9,597,600	
Priority B	\$253,100	\$81,000
<b>Total</b>	<b>\$9,850,600</b>	<b>\$81,000</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$9,000			\$10,800
<b>Total</b>	<b>\$9,000</b>			<b>\$10,800</b>
Priority A				\$10,800
Priority B	\$9,000			
<b>Total</b>	<b>\$9,000</b>			<b>\$10,800</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**TIMBER BULKHEAD PAERDERGAT BASIN**  
**Asset # : 13480**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Timber	90%	0-2	\$2,126,400	2035	* *	4	\$242,500	A
	Rotting/Splitting, Extent : Severe, Area Affected : 100%							
	Location : Typical Throughout							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Typical Throughout							
	Explanation : Severly Deteriorate / Failed Above Lower Timber Wale.							
Timber	8%			2029	* *	4	\$21,600	A
Timber	2%	Now	\$118,100	2035	* *	4	\$5,400	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Seaview Avenue							
	Explanation : Collapsed							
Sheet Piles								
Timber	8%			LIFE	* *	4	\$2,700	A
Timber	90%	0-2	\$6,919,700	LIFE	* *	4	\$30,300	A
	Rotting/Splitting, Extent : Severe, Area Affected : 100%							
	Location : Typical Throughout							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Typical Throughout							
	Explanation : Severely Deteriorated / Failed Above Lower Wale.							
Timber	2%	Now	\$153,800	LIFE	* *	4	\$700	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Seaview Avenue							
	Explanation : Collapsed							
Wales								
Timber	8%			LIFE	* *	4	\$2,200	A
Timber	90%	0-2	\$273,400	LIFE	* *	4	\$24,200	A
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Upper Wale							
	Loose Connections, Extent : Severe, Area Affected : 100%							
	Location : Typical Throughout							
	Rotting/Splitting, Extent : Severe, Area Affected : 100%							
	Location : Typical Throughout							
Timber	2%	Now	\$6,100	LIFE	* *	4	\$500	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Seaview Avenue							
	Explanation : Collapsed							
Backfill								
Fill								
Sand	2%	Now	\$9,000	2050	* *	5		B
	Loss of Backfill, Extent : Severe, Area Affected : 100%							
	Location : Seaview Ave							
Stone	20%			LIFE	* *	5	\$300	B
Not Accessible	78%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**TIMBER BULKHEAD PAERDERGAT BASIN**  
**Asset # : 13480**

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Backfill								
Surface								
Stone	25%	0-2	\$208,800	2029	* *			B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : West End Of Asset</i>							
	<i>Explanation : Laterally Restrained Revetment</i>							
Topsoil	65%	0-2	\$42,100	2018	\$70,200	5	\$2,700	B
	<i>Erosion, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Sinkholes / Loss Of Material Typical Throughout</i>							
	<i>Settlement, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Isolated Locations At East End Of Asset</i>							
Topsoil	8%			2018	\$8,600	5	\$700	B
Topsoil	2%	Now	\$2,200	2020	\$2,200	5	\$100	B
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Seaview Avenue</i>							
	<i>Explanation : Failed</i>							

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **TIMBER BULKHEAD YANKEE SKIPPER**  
**Address** : **FLATBUSH AVE. MILL BASIN**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR026.066 / 20** **Yr Built/Renovated** :  
**Linear Ft** : **120** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **21-Dec-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **8591** **Lot** : **125** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$182,700	
<b>Total</b>	<b>\$182,700</b>	
Priority A	\$182,700	
<b>Total</b>	<b>\$182,700</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$17,300		\$100	
<b>Total</b>	<b>\$17,300</b>		<b>\$100</b>	
Priority A	\$17,300			
Priority B			\$100	
<b>Total</b>	<b>\$17,300</b>		<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**TIMBER BULKHEAD YANKEE SKIPPER**  
**Asset # : 20**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Piles and Bracing								
Timber	70%	4+	\$45,100	2038	* *	4	\$10,300	A
	Rotting/Splitting, Extent : Moderate, Area Affected : 40%							
	Location : Throughout Bulkhead							
Timber	25%	0-2	\$16,100	2038	* *	4	\$3,700	A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Isolated Throughout Bulkhead							
Timber	5%			2038	* *	4	\$1,100	A
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Near South End Of Bulkhead							
Sheet Piles								
Timber, 10' Water	60%	4+	\$121,500	LIFE	* *	4	\$1,100	A
	Worn, Extent : Light, Area Affected : 100%							
	Location : Above Mlw Elevation							
Timber, 10' Water	40%			LIFE	* *	4	\$1,100	A
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location : Above Mhw Elevation							
Wales								
Timber	75%	4+	\$12,400	LIFE	* *	4	\$1,100	A
	Rotting/Splitting, Extent : Light, Area Affected : 50%							
	Location : Throughout							
Timber	25%	0-2	\$4,100	LIFE	* *	4	\$400	A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Lower Wale							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Gravel	40%			2032	* *	2-5	\$100	B
Topsoil	40%			2021	\$2,400	5	\$200	B
Not Accessible	20%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

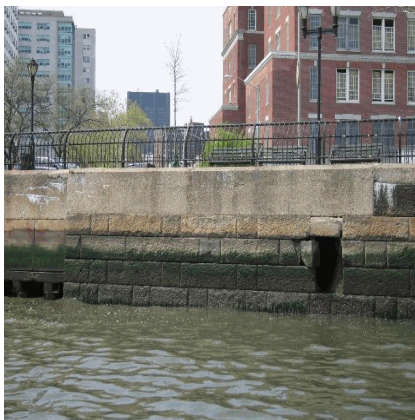
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **TIMBER PILE SUPPORTED BULKHEAD**  
**Address** : **SO SIDE E 99TH ST SO 52 FT SUB 2 OF ASSET TYPE, SUB 1 OF BL**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR095.000 / 13843** **Yr Built/Renovated** :  
**Linear Ft** : **52** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **02-Mar-2010** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **1693** **Lot** : **30** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$53,200	\$45,300
<b>Total</b>	<b>\$53,200</b>	<b>\$45,300</b>
Priority A	\$53,200	
Priority B		\$45,300
<b>Total</b>	<b>\$53,200</b>	<b>\$45,300</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$7,100			
<b>Total</b>	<b>\$7,100</b>			
Priority A				
Priority B	\$7,100			
<b>Total</b>	<b>\$7,100</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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**TIMBER PILE SUPPORTED BULKHEAD**  
**Asset # : 13843**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	100%	4+	\$53,200	LIFE	* *	5	\$3,800	A
Cracking, Extent : Light, Area Affected : 20%								
Location : Above Mhw In Outboard Face								
Missing Block Seal, Extent : Severe, Area Affected : 30%								
Location : Between Stones In Tidal Zone								
Spalling, Extent : Moderate, Area Affected : 20%								
Location : Top Corner Sta 0+49 (from North)								
Piles and Bracing								
Not Accessible	100%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt Pavers	100%	4+	\$4,900	2030	* *	5	\$200	B
Settlement, Extent : Light, Area Affected : 100%								
Location : Throughout Offset 3ft From Outboard Bulkhead Face								
Other Observation, Extent : Severe, Area Affected : 2%								
Location : Along Settlement Joint								
Explanation : Broken Pavers								
Deck Elements								
Railing								
Steel	100%	4+	\$2,300	2019	\$45,300			B
Other Observation, Extent : Light, Area Affected : 15%								
Location : Isolated Throughout								
Explanation : Coating Loss								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **TIMBER SHEETPILE/RIPRAP BULKHEAD**  
**Address** : **NO. SIDE OF 9TH AVE TO BWAY BRDG NO OF STEELPILE - HARLEM RIVER**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DBSR053.000 / 13791** **Yr Built/Renovated** :  
**Linear Ft** : **531** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **16-Jun-2011** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **2215** **Lot** : **997** **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$1,529,800	
<b>Total</b>	<b>\$1,529,800</b>	
Priority A	\$1,425,600	
Priority B	\$104,100	
<b>Total</b>	<b>\$1,529,800</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$26,100			
<b>Total</b>	<b>\$26,100</b>			
Priority A				
Priority B	\$26,100			
<b>Total</b>	<b>\$26,100</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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**TIMBER SHEETPILE/RIPRAP BULKHEAD**  
**Asset # : 13791**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural									
	Piles and Bracing								
	Timber	100%	Now	\$1,425,600	2037	* *	4	\$65,000	A
		Broken, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Backfill									
	Fill								
	Topsoil	100%	Now	\$104,100	2062	* *			B
		Erosion, Extent : Severe, Area Affected : 100%							
		Location : Throughout							
Surface									
	Topsoil	100%	Now	\$26,100	2022	\$26,100	5	\$1,000	B
		Erosion, Extent : Severe, Area Affected : 100%							
		Location : Throughout							

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : WET BERTH 2 BULKHEAD  
**Address** : FORMERLY DRY DOCK 2 BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.120 / 13533 **Yr Built/Renovated** :  
**Linear Ft** : 1,106 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 21-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Bulkheads	\$1,077,600	
<b>Total</b>	<b>\$1,077,600</b>	
Priority A	\$113,200	
Priority B	\$964,400	
<b>Total</b>	<b>\$1,077,600</b>	

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads				
<b>Total</b>				
Priority A				
Priority B				
<b>Total</b>				



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**WET BERTH 2 BULKHEAD**  
**Asset # : 13533**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Gravity Wall								
Conc w/Stone Face	15%			LIFE	* *	5	\$12,200	A
	Missing Block Seal, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
Conc w/Stone Face	5%	4+	\$113,200	LIFE	* *	5	\$4,100	A
	Erosion, Extent : Moderate, Area Affected : 25%							
	Location : In Tidal Zone							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : Isolated Throughout Concrete At Top Of Wall							
Concrete	5%			LIFE	* *	5	\$200	A
Not Accessible	75%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	90%			2028	* *	5	\$9,300	B
Concrete	10%			2028	* *	5	\$1,000	B
Deck Elements								
Railing								
Steel	100%			2017	\$964,400			B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : WET BERTH 3 BULKHEAD  
**Address** : FORMERLY DRY DOCK 3 BROOKLYN NAVY YARD  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DBSR045.100 / 13531 **Yr Built/Renovated** :  
**Linear Ft** : 1,700 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 20-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 2023 **Lot** : 1 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$2,018,300	
<b>Total</b>	<b>\$2,018,300</b>	
Priority A	\$174,900	
Priority B	\$1,843,400	
<b>Total</b>	<b>\$2,018,300</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$73,000			
<b>Total</b>	<b>\$73,000</b>			
Priority A				
Priority B	\$46,400			
Priority C	\$26,600			
<b>Total</b>	<b>\$73,000</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**WET BERTH 3 BULKHEAD**  
**Asset # : 13531**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Coping/Curb Concrete	5%	Now	\$26,600	LIFE	* *	5	\$100	C
	Broken, Extent : Severe, Area Affected : 100%							
	Location : At South Wall, Southeast Corner Of Berth							
Concrete	95%			LIFE	* *	5	\$1,200	C
	Cracking, Extent : Light, Area Affected : 20%							
	Location : Throughout							
Gravity Wall								
Concrete	1%	Now	\$124,900	LIFE	* *	5	\$100	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : South Wall At Station 6+60 To 7+10 (from East - Berth 7)							
	Explanation : Broken/impact Damage							
Concrete	20%			LIFE	* *	5	\$1,100	A
	Cracking, Extent : Light, Area Affected : 5%							
	Location : Throughout							
	Spalling, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
Concrete	4%	4+	\$50,000	LIFE	* *	5	\$200	A
	Cracking, Extent : Moderate, Area Affected : 5%							
	Location : Isolated Throughout							
	Spalling, Extent : Moderate, Area Affected : 5%							
	Location : Isolated Throughout							
Not Accessible	75%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	5%	4+	\$16,800	2028	* *	5	\$400	B
	Spalling, Extent : Moderate, Area Affected : 50%							
	Location : Throughout							
Concrete	95%			2028	* *	5	\$15,100	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Settlement, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Fender								
Buffer								
Rubber	70%	4+	\$361,100	2034	* *	4-5	\$16,400	B
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : North And South Walls							
	Explanation : Insufficient Fendering (rubber Tires)							
No Component	30%							D
Deck Elements								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**WET BERTH 3 BULKHEAD**  
**Asset # : 13531**

Bulkheads		Current Repair		Future Replacement		Maintenance			
System	Component	% of	Fail Date	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Priority
	Type	Total	(Years)		FY		(Yrs)		Code

## Deck Elements

## Railing

Steel

100% Now \$29,600 2014 \$1,482,300

B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : All Around Berth**Explanation : Railing Not Required At Wet Berth (dry Dock De-activated)*

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : WHARF AND SEAWALL E. 32ND TO E. 34TH STS.  
**Address** : E. RIVER, 32ND TO 34TH STS. SS HELIPORT TO NS OF PARKING LOT  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DBSR025.063 / 4084 **Yr Built/Renovated** :  
**Linear Ft** : 512 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 07-Mar-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 962 **Lot** : 999 **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Bulkheads	\$3,500		\$500	\$2,300
<b>Total</b>	<b>\$3,500</b>		<b>\$500</b>	<b>\$2,300</b>
Priority A	\$2,600			
Priority B	\$800		\$500	\$2,300
<b>Total</b>	<b>\$3,500</b>		<b>\$500</b>	<b>\$2,300</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801  
WHARF AND SEAWALL E. 32ND TO E. 34TH STS.**

**Asset # : 4084**

Bulkheads		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Structural								
Relieving Platform Top Concrete/Stone	2%	4+	\$1,900	LIFE	**			A
	Broken, Extent : Severe, Area Affected : 20%							
	Location : At Top Of Concrete Station 0+55							
	Exposed Reinforcement, Extent : Moderate, Area Affected : 10%							
	Location : At Station 3+85							
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : At Station 3+85							
Concrete/Stone	38%			LIFE	**	10		A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Erosion, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Not Accessible	60%							D
Piles and Bracing								
Not Accessible	100%							D
Pile Caps								
Timber	5%	Now	\$700	LIFE	**	4	\$200	A
	Rotting/Splitting, Extent : Severe, Area Affected : 50%							
	Location : Along Bulkhead Face Throughout							
Not Accessible	95%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	2%	2-4	\$800	2038	**	5		B
	Settlement, Extent : Moderate, Area Affected : 50%							
	Location : At Station 0+59 From North							
Asphalt	98%			2032	**	5	\$4,700	B
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Throughout							
	Settlement, Extent : Light, Area Affected : 10%							
	Location : Throughout							
Fender								
Piles								
Timber	10%			2032	**	4	\$1,000	B
No Component	80%							D
Not Accessible	10%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : WILLIAMSBURG YACHT CLUB SHORELINE & TIMBER BULKHEAD  
**Address** : 119-08 29TH AVENUE COLLEGE POINT  
**Borough** : QUEENS **Agency's Number** : N/A  
**Program / Asset #** : DBSR037.010 / 13483 **Yr Built/Renovated** :  
**Linear Ft** : 205 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 28-Feb-2012 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 4346 **Lot** : 200 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Bulkheads	\$474,300	
<b>Total</b>	<b>\$474,300</b>	
Priority A	\$474,300	
<b>Total</b>	<b>\$474,300</b>	

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Bulkheads	\$18,300		\$2,600	\$100
<b>Total</b>	<b>\$18,300</b>		<b>\$2,600</b>	<b>\$100</b>
Priority A	\$300		\$2,500	
Priority B	\$9,200		\$100	\$100
Priority C	\$8,700			
<b>Total</b>	<b>\$18,300</b>		<b>\$2,600</b>	<b>\$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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**WILLIAMSBURG YACHT CLUB SHORELINE & TIMBER BULKHEAD**  
**Asset # : 13483**

Bulkheads		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Structural									
Gravity Wall									
Concrete	50%			LIFE	**	5-10	\$700	A	
Timber Crib w/Stone	40%	Now	\$364,200	LIFE	**	4	\$2,000	A	
Broken, Extent : Severe, Area Affected : 100%									
Location : Full Length Of Crib Wall Is Leaning, Missing Timbers, And Losing Fill									
No Component	10%							D	
Piles and Bracing									
Timber	20%			2032	**	4	\$5,000	A	
Displaced Elements, Extent : Moderate, Area Affected : 50%									
Location : Throughout, Due To Movement Of Backfill Material									
Timber	20%	2-4	\$110,100	2038	**	4	\$5,000	A	
Displaced Elements, Extent : Moderate, Area Affected : 50%									
Location : Throughout, Due To Movement Of Backfill Material									
Rotting/Splitting, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
No Component	60%							D	
Revetment									
Stone	50%			LIFE	**	5	\$1,000	C	
Stone	10%	Now	\$8,200	LIFE	**	5	\$100	C	
Missing Part, Extent : Moderate, Area Affected : 50%									
Location : In Front Of Gravity Wall									
No Component	40%							D	
Backfill									
Fill									
Stone	15%	Now	\$7,600	LIFE	**	5		B	
Other Observation, Extent : Severe, Area Affected : 100%									
Location : Throughout									
Explanation : Visible Through Missing Sheet Piles									
Not Accessible	85%							D	
Surface									
Concrete	5%			2036	**	5	\$100	B	
Gravel	5%	Now	\$800	2038	**	2-5		B	
Settlement, Extent : Severe, Area Affected : 100%									
Location : Southwest Corner									
Gravel	10%	2-4	\$800	2032	**	2-5		B	
Settlement, Extent : Moderate, Area Affected : 50%									
Location : Throughout									
Gravel	35%			2032	**	2-5	\$200	B	
Not Accessible	45%							D	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **BROOKLYN ARMY TERMINAL PIER 4 FERRY LANDING**  
**Address** : **58TH STREET AND 1ST AVENUE SUNSET PARK**  
**Borough** : **BROOKLYN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DSB0055.000 / 14199** **Yr Built/Renovated** :  
**Area Sq Ft** : **4,300** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **12-May-2008** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **5778** **Lot** : **1** **BIN** :

**CAPITAL****Total**

Priority

**Total**

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Marinas/Docks	\$100	\$2,300	\$100	\$3,500
<b>Total</b>	<b>\$100</b>	<b>\$2,300</b>	<b>\$100</b>	<b>\$3,500</b>
Priority A				\$3,400
Priority B	\$100	\$2,300	\$100	\$100
<b>Total</b>	<b>\$100</b>	<b>\$2,300</b>	<b>\$100</b>	<b>\$3,500</b>



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**BROOKLYN ARMY TERMINAL PIER 4 FERRY LANDING**  
**Asset # : 14199**

Marinas/Docks		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Access Walkways								
Gangways								
Aluminum	100%			2039	* *	1-3	\$7,700	B
Floating Docks								
Anchor Piles								
Steel	25%			2039	* *	3-5		A
		<i>Corrosion, Extent : Light, Area Affected : 10%</i>						
		<i>Location : In Areas Of Missing Coating</i>						
		<i>Missing Coating, Extent : Light, Area Affected : 50%</i>						
		<i>Location : Above Mean Low Water And Along Pile Guides</i>						
Not Accessible	75%							D
Fenders								
Rubber	100%			2018		1-2		C
Barge								
Steel	40%			2032	* *	5	\$6,800	A
		<i>Corrosion, Extent : Light, Area Affected : 5%</i>						
		<i>Location : On Barge Deck</i>						
		<i>Missing Coating, Extent : Light, Area Affected : 50%</i>						
		<i>Location : Along Pile Guides And On Hull Above Waterline</i>						
Not Accessible	60%							D
Fender								
Facing								
Timber	90%			2018	\$12,000			A
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : East Of Barge Along Pier 4</i>						
		<i>Explanation : Pier Protective Structure</i>						
Not Accessible	10%							D
Piles								
Timber	60%			2023				A
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : At East Of Barge Along Pier 4</i>						
		<i>Explanation : Pier Protective Structure</i>						
Not Accessible	40%							D
Wales and Chocks								
Timber	100%			2023				A
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : At East End Of Barge Along Pier 4</i>						
		<i>Explanation : Pier Protective Structure</i>						

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : FULTON FERRY LANDING  
**Address** : NORTHSIDE - FULTON LANDING PIER @EAST RIVER  
**Borough** : BROOKLYN **Agency's Number** : N/A  
**Program / Asset #** : DSB0054.000 / 14197 **Yr Built/Renovated** : 2003 /  
**Area Sq Ft** : 802 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 12-May-2008 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 199 **Lot** : 1 **BIN** :

CAPITAL	FY 2014 - 2017	FY 2018 - 2023
Marinas/Docks		\$68,000
<b>Total</b>		<b>\$68,000</b>
Priority A		\$68,000
<b>Total</b>		<b>\$68,000</b>

EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Marinas/Docks	\$100	\$1,000		
<b>Total</b>	<b>\$100</b>	<b>\$1,000</b>		
Priority A				
Priority B		\$1,000		
Priority C				
<b>Total</b>	<b>\$100</b>	<b>\$1,000</b>		



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**FULTON FERRY LANDING**  
**Asset # : 14197**

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Gangways								
Aluminum	100%			2039	* *	1-3	\$3,300	B
Floating Docks								
Anchor Piles								
Steel	75%			2039	* *	3-5		A
Not Accessible	25%							D
Fenders								
Rubber	70%			2018		1-2		C
Rubber	30%	2-4		2019		1-2		C
Worn, Extent : Moderate, Area Affected : 100%								
Location : Berthing Face								
Barge								
Steel	60%			2028	* *	5	\$2,800	A
Corrosion, Extent : Light, Area Affected : 20%								
Location : Above The Waterline								
Missing Coating, Extent : Light, Area Affected : 5%								
Location : Above Waterline								
Not Accessible	40%							D
Deck Elements								
Railing								
Steel	100%			2018	\$68,000			A

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : GOVENORS ISLAND FERRY SLIPS 6&7  
**Address** : SOUTH STREET BATTERY MARITIME BUILDING  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : DOT0191.000 / 13890 **Yr Built/Renovated** :  
**Area Sq Ft** : 1,000 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 13-May-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : **Lot** : **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Marinas/Docks		\$6,313,200
<b>Total</b>		<b>\$6,313,200</b>
Priority A		\$6,313,200
<b>Total</b>		<b>\$6,313,200</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Marinas/Docks	\$400			
<b>Total</b>	<b>\$400</b>			
Priority A	\$400			
<b>Total</b>	<b>\$400</b>			



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
 Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GOVERNORS ISLAND FERRY SLIPS 6&7**  
**Asset # : 13890**

Marinas/Docks		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Access Walkways									
Deck									
Concrete	35%			2031	* *	5		A	
	Cracking, Extent : Light, Area Affected : 15%								
	Location : Throughout Slips 6 & 7								
	Spalling, Extent : Light, Area Affected : 5%								
	Location : Throughout Slips 6 & 7								
Timber	15%			2020		5		A	
Not Accessible	50%							D	
Piles and Bracing									
Timber	20%			2042	* *	4-5		A	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Pile Encasement Repairs								
Not Accessible	80%							D	
Fender									
Facing									
Composite	99%			2021	\$1,482,200			A	
Composite	1%	4+	\$300	2021	\$15,000			A	
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : One Board Loose At Slip 6								
	Explanation : Missing Connection								
Piles									
Timber	50%			2023	\$4,815,900			A	
	Other Observation, Extent : Light, Area Affected : 60%								
	Location : Throughout Fender Racks At Slips 6 & 7 Above Mlw Elevation								
	Explanation : Weathering								
Not Accessible	50%							D	
Gallows Frames									
Tower Frames									
Steel	70%			2031	* *			A	
	Other Observation, Extent : Light, Area Affected : 10%								
	Location : Isolated Throughout Towers At Slips 6 & 7								
	Explanation : Coating Loss And Corrosion								
Not Accessible	30%							D	
Movable Ramps									
Bearings									
Timber	20%			2031	* *			A	
Not Accessible	80%							D	

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**GOVERNORS ISLAND FERRY SLIPS 6&7**  
**Asset # : 13890**

Marinas/Docks		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Movable Ramps								
Deck and Railing								
Steel	14%			2025	* *			A
	<i>Other Observation, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Slip 7</i>							
	<i>Explanation : Corrosion</i>							
Timber	25%			2031	* *			A
	<i>Other Observation, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Isolated At Top Of Deck Slips 6 &amp; 7</i>							
	<i>Explanation : Wear</i>							
Timber	1%	Now	\$100	2025	* *			A
	<i>Other Observation, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Slip 7</i>							
	<i>Explanation : Displaced Coverplate</i>							
Timber Deck on Steel	25%			2025	* *			A
	<i>Other Observation, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout Steel Framing Slip 6</i>							
	<i>Explanation : Corrosion</i>							
Not Accessible	35%							D

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.*

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*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

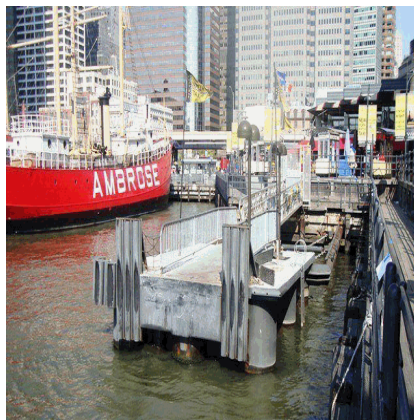
Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : **PIER 17 - NEW YORK WATER TAXI**  
**Address** : **SOUTH STREET SEAPORT FOOT OF FULTON STREET**  
**Borough** : **MANHATTAN** **Agency's Number** : **N/A**  
**Program / Asset #** : **DSB0056.000 / 14200** **Yr Built/Renovated** :  
**Area Sq Ft** : **760** **Project Type** : **ECONOMIC DEVELOPMENT**  
**Date of Survey** : **11-Apr-2012** **Landmark Status** : **NONE**  
**Areas Surveyed** :  
**Block** : **Lot** : **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Marinas/Docks		\$115,100
<b>Total</b>		<b>\$115,100</b>
Priority A		\$115,100
<b>Total</b>		<b>\$115,100</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Marinas/Docks	\$6,600	\$100	\$900	\$23,100
<b>Total</b>	<b>\$6,600</b>	<b>\$100</b>	<b>\$900</b>	<b>\$23,100</b>
Priority A	\$5,800			\$23,000
Priority B	\$800		\$900	\$100
Priority C	\$100			
<b>Total</b>	<b>\$6,600</b>	<b>\$100</b>	<b>\$900</b>	<b>\$23,100</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.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**PIER 17 - NEW YORK WATER TAXI**  
**Asset # : 14200**

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Gangways								
Aluminum	95%			2043	* *	1-3	\$2,900	B
Aluminum	5%	4+	\$700	2053	* *	1-3	\$200	B
Other Observation, Extent : Moderate, Area Affected : 50%								
Location : At Pier Connection								
Explanation : Hardware Corrosion								
Floating Docks								
Anchor Piles								
Steel	100%	4+	\$5,800	2043	* *	3-5	\$3,500	A
Corrosion, Extent : Moderate, Area Affected : 40%								
Location : Throughout								
Deck								
Steel	40%			2021	\$2,400			A
Corrosion, Extent : Light, Area Affected : 10%								
Location : Throughout								
No Component	60%							D
Fenders								
Rubber	50%			2021	\$100	1-2	\$100	C
Rubber	50%	4+	\$100	2023	\$100	1-2	\$100	C
Worn, Extent : Moderate, Area Affected : 40%								
Location : East Side Of Water Taxi Barge								
Barge								
Steel	50%			2032	* *	5	\$1,100	A
Corrosion, Extent : Light, Area Affected : 20%								
Location : Throughout								
Not Accessible	50%							D
Deck Elements								
Railing								
Steel	100%			2021	\$115,100			A
Corrosion, Extent : Light, Area Affected : 5%								
Location : Throughout								
Electrical								
Conduit								
Steel	100%			2021	\$5,500			A
Lighting Fixture								
Sodium	100%			2017	\$21,300			A

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 22-Oct-2012

**DEPT. OF SMALL BUSINESS SERV. - FY 2013**

**Asset Name** : SKYPORT MARINA (23RD ST MARINA)  
**Address** : FOOT OF 23RD STREET & FDR DRIVE  
**Borough** : MANHATTAN **Agency's Number** : N/A  
**Program / Asset #** : PAR0154.000 / 13645 **Yr Built/Renovated** :  
**Area Sq Ft** : 3,498 **Project Type** : ECONOMIC DEVELOPMENT  
**Date of Survey** : 23-Jun-2011 **Landmark Status** : NONE  
**Areas Surveyed** :  
**Block** : 991 **Lot** : 50 **BIN** :

<b>CAPITAL</b>	<b>FY 2014 - 2017</b>	<b>FY 2018 - 2023</b>
Marinas/Docks	\$286,000	\$1,182,400
<b>Total</b>	<b>\$286,000</b>	<b>\$1,182,400</b>
Priority A	\$240,000	\$1,182,400
Priority B	\$46,000	
<b>Total</b>	<b>\$286,000</b>	<b>\$1,182,400</b>

<b>EXPENSE</b>	<b>FY 2014</b>	<b>FY 2015</b>	<b>FY 2016</b>	<b>FY 2017</b>
Marinas/Docks	\$86,300	\$19,900	\$12,700	\$45,400
<b>Total</b>	<b>\$86,300</b>	<b>\$19,900</b>	<b>\$12,700</b>	<b>\$45,400</b>
Priority A	\$86,300	\$18,500	\$12,600	\$42,300
Priority B		\$1,400	\$200	\$3,000
<b>Total</b>	<b>\$86,300</b>	<b>\$19,900</b>	<b>\$12,700</b>	<b>\$45,400</b>



*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.*

*Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.*

*\*\* Replacement cost estimated to be beyond ten years is not included in this report.*

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SKYPORT MARINA (23RD ST MARINA)**  
**Asset # : 13645**

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Deck								
Concrete	5%	4+	\$37,300	2037	* *	5	\$400	A
	Spalling, Extent : Severe, Area Affected : 100%							
	Location : At Northeastern End Of Walkway							
Concrete	94%			2031	* *	5	\$16,000	A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
	Spalling, Extent : Light, Area Affected : 5%							
	Location : Isolated Throughout							
Timber	1%			2020	\$6,900	5	\$200	A
Gangways								
Aluminum	43%	0-2	\$27,500	2052	* *	1-3	\$5,800	B
	Missing Components, Extent : Severe, Area Affected : 33%							
	Location : Bottom Of Southeast Gangway							
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : West Center, Northeast, And East Center Docks							
	Explanation : Top Connection Severely Deficient							
Aluminum	29%	2-4	\$18,500	2052	* *	1-3	\$3,900	B
	Loose Connections, Extent : Severe, Area Affected : 100%							
	Location : Top Of Gangways At Northwest And South Center Docks							
Aluminum	28%			2042	* *	1-3	\$3,800	B
Pile Caps								
Concrete	95%			2042	* *	5	\$22,300	A
	Cracking, Extent : Light, Area Affected : 10%							
	Location : Isolated Throughout							
Concrete	2%	4+	\$14,700	2042	* *	5	\$200	A
	Spalling, Extent : Moderate, Area Affected : 25%							
	Location : At Eastern End							
Timber	3%			2042	* *	4	\$500	A
Piles and Bracing								
Timber	5%	4+	\$46,500	2052	* *	4-5	\$2,300	A
	Missing Connections, Extent : Moderate, Area Affected : 10%							
	Location : On Outboard Side Of Facility, Bracing Not Attached							
	Rotting, Extent : Moderate, Area Affected : 40%							
	Location : In Tidal Zone Throughout							
Timber	45%			2042	* *	4-5	\$40,600	A
	Rotting, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Checking And Shell Peeling							
Not Accessible	50%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SKYPORT MARINA (23RD ST MARINA)**  
**Asset # : 13645**

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Access Walkways								
Fender Piles, Wales and Cho								
Timber	15%	Now	\$500	2037	* *	3	\$200	A
	Broken, Extent : Severe, Area Affected : 100%							
	Location : Along South Access Walkway							
Timber	45%			2031	* *	3	\$500	A
	Rotting, Extent : Light, Area Affected : 30%							
	Location : Tidal Zone							
	Other Observation, Extent : Light, Area Affected : 30%							
	Location : Tidal Zone							
	Explanation : Abrasion							
Not Accessible	40%							D
Floating Docks								
Anchor Piles								
Steel	7%	0-2	\$10,200	2042	* *	3-5	\$7,500	A
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Seaplane Ramp							
	Explanation : Frozen Pile Guide Rollers							
Steel	13%			2042	* *	3-5	\$14,300	A
	Corrosion, Extent : Light, Area Affected : 50%							
	Location : Throughout							
	Missing Coating, Extent : Moderate, Area Affected : 30%							
	Location : Tidal Zone And Above Mlw Elevation							
Timber	20%	4+	\$21,000	2023	\$42,000	4-5	\$2,800	A
	Abrasion, Extent : Severe, Area Affected : 30%							
	Location : Northwest And West Center Docks							
Timber	15%			2023	\$31,500	4-5	\$3,800	A
	Abrasion, Extent : Moderate, Area Affected : 30%							
	Location : Throughout							
Timber	5%	Now	\$5,200	2023	\$10,500	4-5	\$700	A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : South West Dock And South Center Dock							
	Explanation : Broken Anchor Collar							
Not Accessible	40%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SKYPORT MARINA (23RD ST MARINA)**  
**Asset # : 13645**

Marinas/Docks		Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code	
Floating Docks									
Deck									
Steel	1%	Now	\$300	2022	\$300			A	
	Other Observation, Extent : Severe, Area Affected : 25%								
	Location : Throughout								
	Explanation : Broken And Missing Cleats								
Timber	57%			2020	\$19,700	5	\$6,600	A	
	Surface Wearing/Scaling, Extent : Light, Area Affected : 15%								
	Location : Throughout								
Timber	1%	Now	\$300	2022	\$300	5	\$100	A	
	Missing Components, Extent : Severe, Area Affected : 5%								
	Location : South East Dock								
Timber	1%	Now	\$300	2022	\$300	5	\$100	A	
	Other Observation, Extent : Severe, Area Affected : 100%								
	Location : Northeast And East Center Docks								
	Explanation : Unsecured Composite Grates Used As Walkway Between East Float Docks								
No Component	40%							D	
Floats/Frames									
Polyethylene	50%			2027	**	1-5	\$17,700	A	
Steel	5%	2-4	\$14,000	2027	**	5	\$500	A	
	Waterlogged/Damaged Floatation, Extent : Moderate, Area Affected : 100%								
	Location : Northwest Dock								
Steel	45%	4+	\$25,200	2032	**	5	\$4,900	A	
	Corrosion, Extent : Moderate, Area Affected : 50%								
	Location : Throughout								
	Missing Connections, Extent : Light, Area Affected : 2%								
	Location : Southwest Dock And South Center Dock								
Mooring Piles									
Timber	50%			2023	\$9,800	4-5	\$1,200	B	
	Rotting, Extent : Light, Area Affected : 10%								
	Location : Tidal Zone								
Not Accessible	50%							D	
Protective Structure									
Wave Attenuator									
Timber	75%	Now	\$116,900	2023	\$194,800	4	\$55,700	A	
	Loose Connections, Extent : Moderate, Area Affected : 5%								
	Location : Eastern End								
	Missing Components, Extent : Severe, Area Affected : 95%								
	Location : Eastern End Of Access Trestle								
Timber	25%			2023	\$64,900	4	\$27,900	A	
Deck Elements									

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.



**DEPT. OF SMALL BUSINESS SERV. - 801**  
**SKYPORT MARINA (23RD ST MARINA)**  
**Asset # : 13645**

Marinas/Docks		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Deck Elements								
Railing								
Steel	98%			2020	\$781,900			A
	Corrosion, Extent : Light, Area Affected : 5%							
	Location : Throughout							
Steel	2%	Now	\$3,200	2020	\$16,000			A
	Missing Components, Extent : Severe, Area Affected : 100%							
	Location : Northeast Jetty Near Ice Machine							
Electrical								
Conduit								
PVC	50%			2018	\$9,800			A
Not Accessible	50%							D
Lighting Fixture								
Incandescent	40%			2016	\$3,500			A
Incandescent	60%	Now	\$300	2017	\$5,200			A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : East Jetty							
	Explanation : Missing Bulbs							
Electrical/Mech.								
Power Supply/Bollards								
Plastic	75%	Now	\$2,000	2020	\$40,900			A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : Throughout South Walkway							
	Explanation : Missing Fuses							
Steel	25%	0-2	\$700	2020	\$14,800			A
	Other Observation, Extent : Severe, Area Affected : 25%							
	Location : East Jetty, North Gangway							
	Explanation : Wire Splice Exposed							
Mech./Plumbing								
Water Supply								
Galvanized Steel	50%	Now	\$24,800	2022	\$24,800			A
	Other Observation, Extent : Severe, Area Affected : 100%							
	Location : South Walkway And East Jetty							
	Explanation : Broken Connections, Broken Pipe Hangers							
Not Accessible	50%							D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.  
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

\*\* Replacement cost estimated to be beyond ten years is not included in this report.

**DEPT. OF SMALL BUSINESS SERV. - 801****Project : ECONOMIC DEVELOPMENT**

CAPITAL		FY 2014 - 2017		FY 2018 - 2023
Miscellaneous Buildings		299,000		102,600
EXPENSE	FY 2014	FY 2015	FY 2016	FY 2017
Miscellaneous Buildings	31,300	4,200	5,100	6,100

ASSET #	NAME	SQFT	CAPITAL	EXPENSE
2279	SOUTH BROOKLYN MARINE TERMINAL OFFICE BUILDING	2,646	76,900	6,500
2280	SOUTH BROOKLYN MARINE TERMINAL GATEHOUSE/GUARDHOUSE	60	0	1,400
2281	SOUTH BROOKLYN MARINE TERMINAL GATEHOUSE/GUARDHOUSE	60	0	1,400
2286	NEW YORK CITY TERMINAL MARKET BUILDING GH-1	225	0	5,400
2287	NEW YORK CITY TERMINAL MARKET BUILDING GH-2	192	0	4,600
2288	NEW YORK CITY TERMINAL MARKET CANOPY	1,837	53,400	4,500
2806	NEW YORK CITY TERMINAL MARKET BUILDING G-1	6,830	198,600	16,700
14266	PASSENGER WAIT AREA BUILDING WALL ST. FERRY PIER 11	2,500	72,700	6,100

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