Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : 115TH STREET BRANCH LIBRARY

Address : 203 WEST 115TH ST. NEAR ADAM CLAYTON POWELL JR BLVD

Borough : MANHATTAN Agency's Number : O01

Area Sq Ft : 13,800 Project Type : NEW YORK PUBLIC LIBRARY
Date of Survey : 16-Jul-2013 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Roof, Floors 1,2,3,4

Block : 1831 Lot : 26 BIN : 1055236

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Interior Architecture	\$47,600	
Electrical	\$1,500	
Mechanical		\$69,000
Total	\$49,100	\$69,000
Importance Code B	\$49,100	\$69,000
Total	\$49,100	\$69,000

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture		\$6,200	\$1,200	
Interior Architecture	\$700	\$8,700	\$29,600	\$600
Electrical	\$1,300	\$15,600	\$1,700	\$1,300
Mechanical	\$1,800	\$5,000	\$3,300	\$1,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$7,800	\$39,400	\$39,800	\$7,400
Importance Code A	\$700	\$6,900	\$1,900	\$700
Importance Code B	\$6,700	\$32,500	\$37,800	\$6,700
Importance Code C	\$400			
Total	\$7,800	\$39,400	\$39,800	\$7,400



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

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

Asset #: 13353

Architecture		Current Repair		Futur	Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior								
Exterior Walls								
Masonry: Brick	65%			LIFE	* *	5	\$21,400	
Masonry: Limestone	25%			LIFE	* *	5	\$6,200	
Metal Panel	10%			2034	* *	5-10	\$22,600	
Windows								
Aluminum	50%			2040	* *	5	\$2,500	
Wood	50%			2032	* *	5	\$25,000	
Parapets								
Cast Stone/Terra Cotta	5%			LIFE	* *	5	\$400	
Masonry: Brick	85%			LIFE	* *	5	\$900	
Masonry: Limestone	5%			LIFE	* *	5	\$100	
Slate	5%			LIFE	* *	5	\$100	
Roof								
Asphalt Shingle	45%			2027	\$16,400	10	\$700	
Modified Bitumen	50%			2024	\$31,000	10	\$4,900	
Skylight, Metal/Glass	5%			2034	* *	10	\$1,600	
terior								
Floors								
Carpet	10%			2020	\$28,600	3	\$3,100	
Cast in Place Concrete	7%			LIFE	* *	5	\$3,200	
Ceramic Tile	3%			2033	* *	5	\$600	
Marble Panels	5%			LIFE	* *	5	\$800	
Terrazzo	5%			LIFE	* *	5	\$800	
Vinyl Tile	25%	Now	\$47,600	2034	* *	3	\$1,900	
·		issing Elem : Basemen	ents, Extent : Seve	re, Area	Affected : 75%			
			t, Extent : Severe,	Area Aff	ected : 100%			
		: Basemen		33				
			xtent : Severe, Ared	a Affecte	d: 50%			
		: Basemen		33				
Wood	45%			2039	* *	5	\$17,400	
Interior Walls	4370			2039		3	\$17,400	
Ceramic Tile	3%			2033	* *	5	\$900	
Glass: Single Pane	5%			LIFE	* *	5	\$1,100	
Gypsum Board	15%			LIFE	* *	5	\$2,600	
Plaster	60%			LIFE	* *	5	\$5,200	
Wood	17%			LIFE	* *	5	\$5,200 \$19,500	
	1 / %			LIFE		3	\$19,500	
Ceilings	1.00/			2027	* *	F	¢2 100	
AcousTile,Adhered	10%			2037	**	5	\$2,100	
Plaster	90%			LIFE	~ ~	5	\$11,600	

Electrical	Current Repair			Future Replacement			aintenance	
System Component Type		Date ears)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

Under 600 Volts

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

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

Asset #: 13353

Electrical	Current Repa	ir Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts Service Equipment Fused Disc Sw	100% Other Observation, Exten Location : Electrical Ro		* * cted : 100%	5	\$100	
	Explanation : Main Serv	vice Switch Rated @ 80	0 Amperes			
Switchgear / Switchboard Fused Disc Sw	100%	2044	* *	5	\$100	
Raceway Conduit	100%	2044	* *	1		
Panelboards Fused Disc Sw Molded Case Bkrs	5% 95%	2040 2040	* *	5 5	\$200	
Wiring	93%	2040		3	\$300	
Thermoplastic Motor Controllers	100%	2044	* *	1		
Locally Mounted	100%	2037	* *	5	\$100	
Ground Grounding Devices						
Generic	100%	LIFE	* *	5	\$200	
Lighting						
Interior Lighting Fluorescent	90% T-8 Lamps And Fixtures, Location : Throughout T		* * a Affected : 100%	10	\$11,400	
Fluorescent	5% T-5 Lamps And Fixtures, Location : 3rd Floor	2029 Extent : Moderate, Ared	* * a Affected : 100%	10	\$600	
Fluorescent	3% Other Observation, Exten Location: Stair Cases Explanation: Compact			10	\$400	
Fluorescent	1% T-12 Lamps And Fixtures Location : Electrical Ro	2019 Extent : Moderate, Ar	\$1,500	10	\$100	
Incandescent	1%	2029	* *	2		
Egress Lighting Emergency, Battery Exit, LED	50% 30%	2029 2052	* *	10 1	\$1,700	
Exit, Service	20%	2029	* *	1		
Exterior Lighting Incandescent	100%	2029	* *	2		
Alarm Security System Generic	100% Other Observation, Exten Location : Throughout T Explanation : Intrusion	The Building		1	\$5,200	
Note: All component repairs \$ est	imates are in current dollars and			n.		

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

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

Asset #: 13353

Electrical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Alarm				
Fire/Smoke Detection				
Generic	100%	2032 **	1-3 \$8,500	
	Other Observation, Extent : Moderate,	Area Affected: 100%		
	Location: Throughout The Building			
	Explanation : Strobe Lights, Manual	Pull Station And Smoke Det	tectors	

Mechanical	Current Repa	ir Futu	Future Replacement		Maintenance		
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Heating							
Energy Source							
Natural Gas	100%	2034	* *	1			
	Other Observation, Extend Location : Basement	t : Severe, Area Affect	ed : 1%				
	Explanation: Hazard! C	Gas Meter Is Located 1	Next To Electrical C	Control B	oard		
Conversion Equipment						_	
Hot Water Boiler	100%	2029	* *	1	\$6,800		
	Other Observation, Extend		d: 100%				
	Location: Basement Box	iler Room					
	Explanation: 1 Unit						
Distribution							
Hot Wtr Piping/Pump	100%	2032	* *	4	\$700		
Terminal Devices							
Convector/Radiator	100%	2029	* *	1	\$4,500		
Air Conditioning							
Energy Source							
Electricity	100%	2032	* *	1			
Conversion Equipment							
Exterior Pkg Unit -	100%	2024	\$69,000	2	\$800		
Cooling							
	R-22 Refrigerant, Extent : Location : Roof	Light, Area Affected .	· 100%				
	Other Observation, Extens	t : Light, Area Affecte	d: 100%				
	Location: Roof						
	Explanation: 4 Roof To	p Units					
Ventilation							
Distribution							
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$7,700		
Exhaust Fans							
Roof	100%	2024	\$11,900	2	\$400		
Plumbing							
H/C Water Piping							
Brass/Copper	100%	2034	* *	1			
Water Heater							
Gas Fired	100%	2019	\$3,500	2	\$200		
Sanitary Piping							
Cast Iron	100%	LIFE	* *	1			
Note: All component repairs \$ estin	nates are in current dollars and	l are not escalated for po	otential future inflatio	n.		<u> </u>	

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

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

Mechanical	Current Repair	Future Rep	olacement	M	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Estin	mated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent: L	ight, Area Affected : 100	0%			
	Location: B-3					
	Explanation: 1 Unit					
Fire Suppression						
Sprinkler						
No Component	60%					
Generic	40%	2034	* *	1-2	\$1,500	
Fire Pump						
Generic	100%	2027	\$11,100	1	\$2,600	

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : 125TH STREET BRANCH LIBRARY
Address : 224 EAST 125TH ST. NEAR THIRD AVE.

Borough : MANHATTAN Agency's Number : O02

Area Sq Ft : 14,013 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 17-Jun-2013 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 1789 Lot : 37 BIN : 1054674

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$204,400	
Electrical		\$42,600
Mechanical	\$47,100	
Total	\$251,500	\$42,600
Importance Code A	\$204,400	
Importance Code B	\$47,100	\$42,600
Total	\$251,500	\$42,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$7,400	\$9,700		
Interior Architecture	\$34,400	\$500	\$210,800	\$300
Electrical	\$400	\$3,200	\$300	\$200
Mechanical	\$53,600	\$4,800	\$4,500	\$1,300
Total	\$95,700	\$18,300	\$215,500	\$1,800
Importance Code A	\$41,500	\$10,600	\$700	\$700
Importance Code B	\$42,600	\$7,700	\$214,800	\$1,100
Importance Code C	\$11,500			
Total	\$95,700	\$18,300	\$215,500	\$1,800



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

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

Asset #: 13354

rchitecture	Current Repair	Future Replacement	M	aintenance	
ystem Component Type	% of Fail Date Estimated Cos Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
terior					
Exterior Walls					
Masonry: Brick	75% Recent Repair Evident, Extent : Light, Location : Throughout	LIFE ** Area Affected : 66%	5	\$21,100	
Masonry: Limestone	25% Now \$46,200 Cracking/Crumbling, Extent: Light, A Location: North Facade Jnt Mortar Miss/Erod, Extent: Moder Location: North Facade Recent Repair Evident, Extent: Light, Location: Throughout	rea Affected : 2% rate, Area Affected : 25%	5	\$5,300	
Windows					
Aluminum	50% Now \$56,600 Unit Inoperable, Extent : Moderate, A Location : Throughout		5	\$1,200	
Wood	50% 2-4 \$101,600 Split/Cracked, Extent: Severe, Area A Location: North And South Facade. Worn/Eroded, Extent: Moderate, Are Location: North Facade	ffected : 100%	5	\$12,500	2
Parapets					
Masonry: Brick	65% Recent Repair Evident, Extent : Light, Location : Throughout	LIFE ** Area Affected : 66%	5	\$800	
Masonry: Limestone	10% Now \$1,000 Jnt Mortar Miss/Erod, Extent : Model Location : North, East And West Fa	ate, Area Affected : 20%	5	\$200	
Metal Rail	25%	2022 \$8,600	5-10	\$5,400	
Roof					
Modified Bitumen	98% Recent Replace Evident, Extent : Ligh Location : Throughout	2029 ** t, Area Affected : 100%	10	\$9,700	
Skylight, Metal/Glass	2% 0-2 \$6,400 Broken/Missing Elements, Extent : Se Location : Throughout				

Interior

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

Asset #: 13354

Architecture		Current l	Repair	Futur	re Replacement	М	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior								
Floors								
Carpet	70%			2020	\$203,000	3	\$22,000	
Ceramic Tile	5%			2033	* *	5	\$1,000	
Vinyl Tile	10%		\$19,300	2034	* *	3	\$800	
		issing Elen n : Third Fl	nents, Extent : Mod oor	erate, Ar	rea Affected : 25%			
		lam Surface n : Third Fl	e, Extent : Moderat oor	e, Area A	Affected : 35%			
		ded, Extent n : Third Fl	: Moderate, Area I oor	Affected	: 75%			
Vinyl Tile	15%			2029	* *	3	\$1,200	
Interior Walls								
Ceramic Tile	5%			2033	* *	5	\$2,000	
Glass: Single Pane	5%			LIFE	* *	5	\$1,500	
Gypsum Board	10%			LIFE	* *	5	\$2,400	
Plaster	65%			LIFE	* *	5	\$7,800	
Plaster	15%		\$10,500	LIFE	* *	5	\$1,800	
		_	nents, Extent : Mod cond And Third Flo		ea Affected : 15%			
	_	Crumbling, n : Third Fl	Extent : Moderate	, Area A	ffected : 25%			
	Water Per		xtent : Moderate, A	Area Affe	ected : 10%			
Ceilings								
AcousTile,Adhered	5%			2029	* *	5	\$1,100	
AcousTileSusp.Lay-In	5%			2037	* *	5	\$1,100	
Exposed Concrete	10%			LIFE	* *	5	\$300	
Gypsum Board	10%			LIFE	* *	5	\$2,600	
Plaster	60%			LIFE	* *	5	\$7,900	
Plaster	10%	Now	\$3,000	LIFE	* *	5	\$1,300	
		_	nents, Extent : Mod out 3rd Floor	erate, Ar	rea Affected : 10%			
	Cracking/	_	Extent : Moderate	, Area A	ffected : 20%			
			Extent : Moderate, A	rea Affe	cted : 20%			
		n : Third Fl		,,, 0				

Electrical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Under 600 Volts				
Service Equipment				
Molded Case Bkrs	100%	2024 \$1,600	5 \$400	
	Other Observation, Extent: Moderate,	Area Affected : 100%		
	Location : Electrical Room			
	Explanation : One 400 Amps Main Di	sconnect Switch		

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

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

Asset #: 13354

Electrical	Current R	epair Fu	Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost Yea	r Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts						
Switchgear / Switchboard						
Molded Case Bkrs	100%	202	4 \$35,000	5	\$400	
Raceway						
Conduit	95%	202	4 \$32,300	1		
Conduit	5%	205	0 **	1		
Panelboards						
Fused Disc Sw	5%	202		5		
Molded Case Bkrs	25%	204	.0 **	5	\$100	
Molded Case Bkrs	70%	202	\$11,300	5	\$300	
Wiring						
Thermoplastic	20%	204	4 **	1		
Thermoplastic	5%	205	* *	1		
Thermoplastic	75%	202	4 \$22,500	1		
Motor Controllers						
Locally Mounted	80%	202	2 \$26,200	5	\$100	
Locally Mounted	20%	204	.1 **	5		
round						
Grounding Devices						
Generic	100%	LIF	E **	5	\$200	
ighting						
Interior Lighting						
Fluorescent	65%	203	4 **	10	\$8,400	
	T-5 Lamps And Fixture Location : Througho	es, Extent : Moderate, A ut The Building	Area Affected : 70%			
Fluorescent	20%	202	9 **	10	\$2,600	
	T-8 Lamps And Fixture Location : Offices Ar	es, Extent : Moderate, A nd Basement	rea Affected : 15%			
Fluorescent	5%	202	4 \$7,600	10	\$600	
Tuorescent		res, Extent : Moderate,		10	φυσυ	
	Location : Basement					
Incandescent	10%	202	4 \$15,200	2		
Egress Lighting						
Emergency, Service	70%	202		1		
Exit, Service	30%	202	4 \$700	1		
Exterior Lighting						
HID	100%	202	9 **	10		
larm						
Security System						
No Component	60%					
Generic	40%	203	4 **	1	\$2,100	

Mechanical	Current Repair			Futu	re Replacement	М		
System Component Type	% of Fail Total (Ye		Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

Heating

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

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

Asset #: 13354

Mechanical		Current R	Repair	Futur	e Replacement	Maintenance		
System Component Type		ail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source	100-							
Natural Gas	Location:	In Vault	xtent : Light, Area Dil Tank Is Still Pre		* * : 100%	1		
Conversion Equipment								
Hot Water Boiler		-	\$34,200 tent : Severe, Area er	2044 Affected	**: 100%	1	\$6,200	
Distribution								
Hot Wtr Piping/Pump		_	\$1,500 Extent : Moderate, oom	2032 Area Aff	* * Tected : 2%	4	\$700	
Terminal Devices								
Convector/Radiator	100%			2029	* *	1	\$4,500	
Air Conditioning								
Energy Source Electricity	100%			2040	* *	1		
Terminal Devices								
Direct Expansion	Location:	2 Units I	xtent : Light, Area n Basement, One U ts With Refrigeran	Init In 2n		1 cal Room		
Heat Rejection								
Air Condenser Unit	Corroded, E Location : Other Obser	Roof - Ai vation, E 2 Units A	\$9,100 vere, Area Affecte r Condenser Unit xtent : Light, Area re Located In Side	To Be Rep Affected	: 1%	2 d On Roo	\$7,800 f	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$7,800	
Exhaust Fans								
Interior	100%			2024	\$16,800	2	\$400	
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2029	* *	1		
Water Heater					.	-		
Gas Fired	100%			2019	\$3,500	2	\$200	
Sanitary Piping	400					_		
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s) Submersible	100%			2018	\$7,200	4	\$2,500	
Fixtures Generic	100%							
Fire Suppression								

Fire Suppression

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

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

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

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NEW YORK PUBLIC LIBRARY - 035 125TH STREET BRANCH LIBRARY

Mechanical	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Fire Suppression Sprinkler							
No Component	60%						
Generic	40%		2034	* *	1-2	\$1,600	

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

Page: 12

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : 67TH STREET BRANCH LIBRARY
Address : 328 EAST 67TH ST. @SECOND AVE.

Borough : MANHATTAN Agency's Number : S04

Area Sq Ft : 16,482 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 16-Jul-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3,4

Block : 1441 Lot : 38 BIN : 1044749

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$60,700	
Interior Architecture	\$116,100	
Electrical	\$3,300	
Mechanical		\$86,200
Total	\$180,100	\$86,200
Importance Code A	\$60,700	
Importance Code B	\$119,400	\$86,200
Total	\$180,100	\$86,200

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$28,000	\$1,400	\$1,900	
Interior Architecture	\$40,100		\$800	
Electrical	\$1,500	\$18,800	\$2,100	\$1,500
Mechanical	\$1,300	\$1,600	\$3,600	\$1,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$75,000	\$25,700	\$12,300	\$7,100
Importance Code A	\$28,800	\$2,200	\$2,700	\$800
Importance Code B	\$40,100	\$23,500	\$9,500	\$6,300
Importance Code C	\$6,000			
Total	\$75,000	\$25,700	\$12,300	\$7,100



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

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

Architecture		Current I	Repair	Futur	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
xterior									
Exterior Walls									
Masonry: Brick	65%	Now	\$28,000	LIFE	* *	5	\$9,400		
			l, Extent : Light, A	rea Affec	ted : 10%				
	Location	: South Fo	ıcade						
Masonry: Granite	5%			LIFE	* *	5	\$500		
Masonry: Limestone	25%			LIFE	* *	5	\$2,700		
Metal Panel	5%			2034	* *	5-10	\$5,000		
Windows									
Aluminum	100%			2040	* *	5	\$3,800		
Parapets									
Masonry: Brick	85%			LIFE	* *	5	\$700		
Masonry: Limestone	5%			LIFE	* *	5	\$100		
Masonry: Limestone	10%			LIFE	**	5	\$100		
Roof									
Modified Bitumen	100%	2-4	\$60,700	2034	* *				
			lerate, Area Affecto	ed : 20%					
	Location: Over Old Apartment Soams Open/Split Extent: Moderate Area Affected: 10%								
	Seams Open/Split, Extent : Moderate, Area Affected : 10% Location : Over Old Apartment								
			-						
		led, Extent : Through	: Moderate, Area A out	Affected	: 25%				
terior									
Floors									
Cast in Place Concrete	10%			LIFE	* *	5	\$5,400		
Ceramic Tile	3%			2033	* *	5	\$700		
Marble Panels	5%	Now	\$17,700	LIFE	* *	5	\$900		
	_	Crumbling, : At Entra	Extent : Moderate nce	, Area A	ffected : 25%				
Terrazzo	5%			LIFE	* *	5	\$1,000		
Vinyl Tile	25%			2029	* *	3	\$2,300		
Wood	47%	Now	\$75,800	2039	* *	5	\$10,900		
	Deteriorat		Extent : Moderate,		fected : 25%		, -,-		
Wood	5%	Now	\$40,300	2064	* *	5	\$1,200		
552	Broken/Missing Elements, Extent: Severe, Area Affected: 25% Location: Old Apartment								
		_	nt : Severe, Area Aj	fected : :	25%				
	-	: Old Apai	-	,	· v				

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

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

Asset #: 13366

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
Interior								
Interior Walls								
Ceramic Tile	5%			2027	\$20,700	5	\$800	
Gypsum Board	15%			LIFE	* *	5	\$1,400	
Plaster	70%			LIFE	* *	5	\$3,200	
Plaster	5%	Now	\$6,000	LIFE	* *	5	\$200	
	Broken/Missing Elements, Extent: Severe, Area Affected: 25% Location: Old Apartment Loose/Delam Surface, Extent: Severe, Area Affected: 50% Location: Old Apartment							
Wood	5%			LIFE	* *	5	\$3,000	
Ceilings								
Plaster	95%			LIFE	* *	5	\$14,600	
Plaster	5%	Now	\$16,000	LIFE	* *	5	\$800	
	Location Loose/Del	: Old Apa	e, Extent : Severe, A		-			

Electrical	Current R	epair	Futur	e Replacement	Maintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2044	* *	5	\$100	
	Other Observation, E.	xtent : Moderate, Ar	ea Affe	cted : 100%			
	Location : Electrica	l Room					
	Explanation: Main	Service Switch Rate	d @ 80	0 Amperes			
Switchgear / Switchboard							
Fused Disc Sw	100%		2044	* *	5	\$100	
Raceway							
Conduit	50%		2024	\$15,500	1		
Conduit	50%		2044	* *	1		
Panelboards							
Fused Disc Sw	2%		2040	* *	5		
Molded Case Bkrs	98%		2040	* *	5	\$400	
Wiring							
Thermoplastic	70%		2044	* *	1		
Thermoplastic	30%		2024	\$8,200	1		
Motor Controllers				·			
Locally Mounted	80%		2037	* *	5	\$100	
Locally Mounted	20%		2029	* *	5		
Ground							
Grounding Devices							
Not Accessible	100%						

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

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

Asset #: 13366

Electrical	Current Repair		Futu	re Replacement	М					
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
Lighting										
Interior Lighting										
Fluorescent	82%			2029	* *	10	\$12,400			
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout The Building									
		_	_							
			pact Fluorescent L							
Fluorescent	12%			2029	* *	10	\$1,800			
	_	T-5 Lamps And Fixtures, Extent : Moderate, Area Affected : 100% Location : Stair Cases								
Fluorescent	4%)		2029	* *	10	\$600			
	_	s And Fixtu n : Offices	res, Extent : Mode	rate, Are	a Affected : 100%					
Fluorescent	2%)		2019	\$3,300	10	\$300			
		ps And Fixi n : Basemer	tures, Extent : Mod nt	erate, Ar	ea Affected : 100%	ó				
Egress Lighting										
Emergency, Battery	50%)		2029	* *	10	\$2,000			
Exit, LED	50%			2052	* *	1				
Exterior Lighting										
HID	100%			2029	* *	10	\$100			
Alarm										
Security System										
Generic	100%			2029	* *	1	\$6,200			
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout The Building									
	Explana	ation : C C	TV Surveillance C	ameras						
Fire/Smoke Detection										
Generic	100%			2029	* *	1-3	\$10,200			
	Other Observation, Extent : Moderate, Area Affected : 100%									
			out The Building							
	Explana	ition : Smok	e Detectors, Manu	al Pull S	tation And Strobe I	Lights				

Mechanical	Current Repair	Future R	eplacement	M	aintenance		
System Component Type	% of Fail Date Estimated Co Total (Years)	year Es FY	timated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Heating							
Energy Source							
Natural Gas	100%	2034	* *	1			
Conversion Equipment							
Furnace	70%	2024	\$14,000	1	\$5,700		
	Other Observation, Extent : Light, A.	rea Affected : 70	0%				
	Location: Roof						
	Explanation: 4 Roof Top Package	Units					
Hot Water Boiler	30%	2029	* *	1	\$2,400		
	Other Observation, Extent : Light, Area Affected : 30%						
	Location : Basement Boiler Room						
	Explanation: 1 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.

Asset #: 13366

Mechanical		Current Repair	air Future Replacement Maintenance			aintenance		
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Heating	•		•					
Distribution								
Hot Wtr Piping/Pump	30%		2032	* *	4	\$200		
No Component	70%							
Terminal Devices								
Convector/Radiator	30%		2029	* *	1	\$1,600		
No Component	70%							
Air Conditioning								
Energy Source								
Electricity	100%		2040	* *	1			
Conversion Equipment								
Ext Pkg Unit -	80%		2024	\$86,200	2	\$800		
Heating/Cooling								
	R-22 Refri Location	gerant, Extent : Light, Area : Roof	Affected :	80%				
	Other Obs	ervation, Extent : Light, Are	a Affected	1:80%				
	Location	: Roof						
	Explanat	ion : 4 Roof Top Package U	nits					
Split Unit	20%		2029	* *				
ı	R-22 Refri Location	gerant, Extent : Light, Area : Roof		20%				
Terminal Devices								
Fan Coil - Cooling	20%		2029	* *	1	\$1,100		
No Component	80%							
Heat Rejection								
Air Condenser Unit	20%		2029	* *	2	\$2,300		
No Component	80%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$9,200		
Exhaust Fans	·							
Roof	100%		2024	\$13,000	2	\$500		
Plumbing								
H/C Water Piping								
Brass/Copper	100%		2044	* *	1			
Water Heater								
Gas Fired	100%		2023	\$3,800	2	\$200		
Sanitary Piping								
Cast Iron	100%		LIFE	* *	1			
Storm Drain Piping								
Cast Iron	100%		LIFE	* *	1			
Sump Pump(s)								
Rigid Piping	100%		2024	\$11,000	4	\$1,600		
Fixtures								
Generic	100%							

Vertical Transport

Maintenance \$ are aggregated over a 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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NEW YORK PUBLIC LIBRARY - 035 67TH STREET BRANCH LIBRARY

Asset #: 13366

Mechanical	Current Re	pair F	Future	Replacement	Ma	aintenance	
System Component Type	% of Fail Date F Total (Years)	Estimated Cost Y	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

Vertical Transport

Elevators

Hydraulic 100% LIFE **

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

Location: B-3
Explanation: 1 Unit

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Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : 96TH STREET BRANCH LIBRARY
Address : 112 EAST 96TH ST. NEAR PARK AVE.

Borough : MANHATTAN Agency's Number : N02

Area Sq Ft : 13,615 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 28-Mar-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 1524 Lot : 64 BIN : 1048501

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$159,700	
Interior Architecture		\$49,600
Electrical		\$186,000
Total	\$159,700	\$235,600
Importance Code A	\$159,700	
Importance Code B		\$235,600
Total	\$159,700	\$235,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$42,600		\$700	
Interior Architecture	\$35,500			\$6,600
Electrical	\$16,000	\$300	\$300	\$400
Mechanical	\$6,300	\$2,500	\$3,500	\$2,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$104,300	\$6,800	\$8,400	\$13,400
Importance Code A	\$43,200	\$700	\$1,400	\$700
Importance Code B	\$55,200	\$6,100	\$7,100	\$12,700
Importance Code C	\$5,900			
Total	\$104,300	\$6,800	\$8,400	\$13,400



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

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

Asset #: 13352

Architecture	Current I	Repair	Future Replacement Maintenance		aintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls		4-1-00			_		
Masonry: Brick	65% 2-4 Vegetation Growth, I Location: Rear Fa	cade : Moderate, Area	Affected :		5	\$25,700	
	Location : Various	Locations, Rear Fa	ıcade				
Masonry: Limestone	35% 0-2 Staining/Discoloring Location: Street Fo		LIFE e, Area Af	* * fected : 20%	5	\$10,400	
Windows							
Aluminum	30%		2035	* *	5	\$1,400	
	Other Observation, E Location: Rear Wi	ndows					
	Explanation: Prote			<u>-</u>			
Wood	70% 0-2 Dry Rot/Decay, Exter Location: Street Form Misaligned/Bulging,	acade			5	\$16,400	
	Location : Street Fo						
Parapets							
Masonry: Brick	55% Now Diagonal Cracks, Ex Location : At Corne Int Mortar Miss/Eroc Location : Through	ers d, Extent : Light, A out	rea Affect	red : 50%	5	\$900	
	Misaligned/Bulging,		Area Aff	ected : 25%			
	Location : Through Worn/Eroded, Extent Location : Through	: Moderate, Area	Affected :	35%			
Masonry: Granite	10%		LIFE	* *	5-10	\$2,300	
Masonry: Limestone	35%		LIFE	* *	5-10	\$7,100	
Roof						1 - 7	
Built-Up (BUR)	90% Recent Replace Evido Location : Main Ro	_	2035 Area Affe	* * ccted : 100%	10	\$8,200	
Skylight, Metal/Glass	5%		2037	* *	10	\$1,500	
Sloped Glazing	5%		LIFE	* *	5	\$12,200	
aterior	<u> </u>				·	. , , , , ,	
Floors							
Carpet	60%		2023	\$148,900	3	\$23,600	
Marble Panels	8%		LIFE	* *	5	\$2,400	
Terrazzo	2%		LIFE	* *	5	\$600	
Vinyl Tile	30%		2027	\$49,600	3	\$2,900	

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

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

Asset #: 13352

Architecture	Current Repai	r Future Re	eplacement	M	aintenance	
System Component Type	% of Fail Date Esti Total (Years)	mated Cost Year Est FY	timated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior Interior Walls						
Plaster	100% 4+	\$5,900 LIFE	* *	5	\$11,100	
	Cracking/Crumbling, Exte	nt : Light, Area Affected :	15%			
	Location : Stairwell					
Ceilings						•
Plaster	100%	LIFE	* *	5-10	\$33,700	

Electrical		Current	Repair	Futur	e Replacement	M	aintenance	
system Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2027	\$1,500	5	\$100	
			Extent : Moderate, A	Area Affe	ected : 100%			
		: Electrica						
	Explana	ion : One	800 Amps Main Di	connect	Switch			
Switchgear / Switchboard	400					_	***	
Fused Disc Sw	100%			2027	\$32,000	5	\$100	
Raceway	1000/			2025	Φ21.100			
Conduit	100%			2027	\$31,100	1		
Panelboards	= 0.			2026	Φ=00	_		
Fused Disc Sw	5%			2026	\$700	5	Φ200	
Molded Case Bkrs	95%			2026	\$14,100	5	\$300	
Wiring	• • • • • • • • • • • • • • • • • • • •		40.00		de de			
Braided Cloth	30%	2-4	\$8,200	2052	* *	1		
		Aged, Exte : Through	ent : Moderate, Are out	a Affecte	ed : 100%			
Thermoplastic	70%			2027	\$19,200	1		
Motor Controllers								
Locally Mounted	100%			2025	\$29,900	5	\$100	
round								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$400	
ghting								
Interior Lighting								
Fluorescent	50%			2027	\$67,500	10	\$6,200	
			Extent : Moderate, A	Area Affe	ected : 100%			
	Location	: Through	out The Building					
	Explana	ion : Usin	g T-8 Lamps					
Fluorescent	45%			2022	\$60,800	10	\$5,600	
	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location	: Through	out					
	Explana	ion : Usin	g T-12 Lamps					
Fluorescent	5%		-	2027	\$6,800	10	\$600	
	Compact I		t Light, Extent : Mo And Staircases		. ,		+ 0	

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

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

Asset #: 13352

Electrical		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting								
Egress Lighting								
Emergency, Battery	50%			2022	\$9,100	10	\$1,600	
Exit, Service	50%			2022	\$1,000	1		
Exterior Lighting								
HID	100%			2022	\$51,000	10		
Alarm								
Security System								
No Component	80%							
Generic	20%			2037	* *	1	\$1,000	
Fire/Smoke Detection								
No Component	80%							
Generic, Digital	20%			2037	* *	1-3	\$1,700	

Mechanical	Cui	rent Repair	Future Replacement Maintenance				
System Component Type	, , , , , , , , , , , , , , , , , , , ,	Date Estimated Cost ars)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2047	* *	1		
Conversion Equipment							
Hot Water Boiler	100%		2047	* *	1	\$6,700	
	Recent Replace	Evident, Extent : Light,	Area Aff	ected : 100%			
	Location : Ba	sement					
Distribution							
Hot Wtr Piping/Pump	100%		2043	* *	4	\$1,000	
Terminal Devices							
Convector/Radiator	100%		2040	* *	1	\$4,400	
Air Conditioning							
Energy Source							
Electricity	100%		2043	* *	1		
Conversion Equipment							
Exterior Pkg Unit -	100%		2037	* *	2	\$800	
Cooling							
	Other Observat	ion, Extent : Light, Area	ı Affected	! : 100%			
	Location: Roc	f					
	Explanation:	4 Units, Refrigerant 41	0a				
/entilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$12,000	
Exhaust Fans							
Roof	100%		2037	* *	2	\$400	
Plumbing							
H/C Water Piping							
Galv Iron/Steel	100%		2040	* *	1		
Water Heater							
Electric	100%		2027	\$2,100	4	\$100	

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

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

Mechanical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Rigid Piping	100%	2032	* *	4	\$1,600	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Location : B-3rd Floor	Light, Area Affected	: 100%			
	Explanation : 1 Unit					
Fire Suppression						
Standpipe						
Generic	100%	2057	* *	1-5	\$7,100	
Sprinkler						
Generic	100%	2057	* *	1-2	\$3,800	

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Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : AGUILAR BRANCH LIBRARY

Address : 174 EAST 110TH ST. NEAR THIRD AVE.

Borough : MANHATTAN Agency's Number : A01

Area Sq Ft : 14,038 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 03-Jul-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 1637 Lot : 141 BIN : 1052167

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Electrical		\$94,300
Mechanical		\$189,800
Total		\$284,100
Importance Code B		\$284,100
Total		\$284,100

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$126,200			
Interior Architecture	\$92,700	\$5,300		\$2,000
Electrical	\$8,300	\$10,800	\$100	
Mechanical	\$1,800	\$5,700	\$3,200	\$2,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$232,900	\$25,700	\$7,300	\$8,200
Importance Code A	\$126,900	\$700	\$700	\$700
Importance Code B	\$97,000	\$25,000	\$6,600	\$7,500
Importance Code C	\$9,000			
Total	\$232,900	\$25,700	\$7,300	\$8,200



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

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

Architecture	C	urrent Rep	oair	Futur	e Replacement	M	aintenance	
System Component Type		il Date E Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior Exterior Walls								
Cast Iron	10%	0-2	\$16,900	LIFE	* *			
2.00.2.2.2	Other Observ Location : F	ation, Exte Front Faca	nt : Moderate, A de	Area Affe				
			Finish Resembl				Φ= 000	
Masonry: Brick	Broken/Missin Location: R Misaligned/B Location: R Spalling, Exte Location: R	Rear Facaa ulging, Exi Rear Facaa ent : Moder Rear Facaa	le ent : Moderate, le rate, Area Affect le	Area Aff	6	5	\$7,000	
	Vertical Crac Location : R		: Moderate, Are le	a Affecte	d : 10%			
Masonry: Limestone	Broken/Missin Location : A Worn/Eroded	At Both Sid , Extent : S	\$24,700 ts, Extent : Mod es Of Front Enti evere, Area Affa es Of Front Enti	rance Ste ected : 10)%	5	\$1,500	
Stucco Cement	Diagonal Cra Location : A Spalling, Exte Location : C	At Chimney ent : Moder Chimney ation, Exte Chimney	rate, Area Affect nt : Moderate, 1	ted : 10%	6	5	\$300	

Architecture	Current Rep	oair	Futur	e Replacement	M	aintenance			
System Component Type	% of Fail Date E Total (Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
Exterior									
Windows									
Aluminum	80% Now	\$24,800	2040	* *	5	\$1,500			
	Ctrwt/Balnc Not Funct,	_	rea Affe	cted : 15%					
	Location: Second Flo	or							
Metal Clad	5% 0-2	\$9,600	2049	* *	5	\$600			
	Deteriorated Finish, Ex	tent : Moderate,	Area Afj	fected : 50%					
	Location : Rear Facad	le							
	Thermally Inefficient, E.	xtent : Moderate	, Area Ą	ffected : 100%					
	Location : Rear Facad	le At Third Flooi	۴						
	Unit Inoperable, Extent	: Moderate, Are	a Affecte	ed : 100%					
	Location : Rear Facad	le At Third Floor	r						
Metal Louvers	5% 2-4	\$600	2027	\$5,500					
	Broken/Missing Elements, Extent : Light, Area Affected : 10%								
	Location : Throughout	:							
Wood	10% Now	\$10,400	2049	* *	5	\$1,900			
	Broken/Missing Elemen	ts, Extent : Mode		rea Affected : 20%		, ,			
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20% Location : Windows At 2nd Floor Story Hour Room								
	Deteriorated Finish, Extent : Moderate, Area Affected : 50%								
	Location: Windows At 2nd Floor Story Hour Room								
	Thermally Inefficient, Extent: Moderate, Area Affected: 100%								
	Location: Windows At 2nd Floor Story Hour Room								
	Split/Cracked, Extent : 1	Moderate. Area 2	Affected	: 50%					
	Location: Windows A		00						

Asset #: 13323

rchitecture	Current	Repair	Futur	e Replacement	М	aintenance				
estem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority			
terior										
Parapets										
Cast Stone/Terra Cotta	5% Now	\$1,200	LIFE	**	5	\$700				
	_	Broken/Missing Elements, Extent: Moderate, Area Affected: 5% Location: Coping At Upper Parapet								
				A.CC . 1 500/						
	Int Mortar Miss/Ero		te, Area A	Affected: 50%						
	Location : Coping									
Masonry: Brick	30% 2-4	\$1,700	LIFE	**	5	\$600				
	Other Observation,			ected : 100%						
		Face At Upper Par	apet							
N D:1	Explanation: Stuc		T TEE	* *		Φ.500				
Masonry: Brick	25% 2-4	\$2,800	LIFE		5	\$500				
	Recent Replace Evid	ient, Extent : Lignt, hout Lower Parapet		естеа : 100%						
				* *						
Masonry: Brick	20% Now	\$2,200	LIFE		5	\$400				
	Jnt Mortar Miss/Ero Location: Rear Fo		e, Area A	Affectea : 25%						
	Spalling, Extent: M		tad - 100/	<u> </u>						
	Location : Rear Fo		iea . 10%	o O						
Metal Panel	10% 2-4	\$1,500	2044	* *	5	\$400				
Metal Fallel	Corrosion/Rusting, I				3	\$400				
	Location: Through	_	Пусстей	. 570						
Metal: Cage/Fence	10%		2037	* *	5-10	\$1,500				
Wietai. Cage/Tence	Corrosion/Rusting, I	Frient · Light Area			3-10	\$1,500				
	Location: Through	_	Пуссиси	. 1070						
	Other Observation,		Area Affe	ected : 100%						
	Location : Along S									
	_	se Are Security Bari	iers To F	Prevent Access Fro	m Adjoir	ing Buildings				
Roof	-									
Modified Bitumen	100% 2-4	\$8,400	2029	* *						
	Blisters, Extent : Mo	oderate, Area Affect	ed : 5%							
	Location: Third Floor Roof									
	Debris Present, Exte		-	d: 10%						
	Location : On Cen	tral Roof - 3rd Floo	r Level							

Interior

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

Architecture	Current Re	pair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date I Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior Floors							
Carpet	50% Recent Replace Eviden Location : First And .		2025 Area Affe	\$132,900 ected : 100%	3	\$15,800	
Carpet	15% 4+ Staining/Discoloring, I Location: Multipurp Worn/Eroded, Extent: Location: Multipurp	ose Room Moderate, Area A	·		3	\$4,700	
Ceramic Tile	5%		2033	* *	5	\$1,100	
Glass Block	2% Now Broken/Missing Elemen Location : Balcony A			* * rea Affected : 5%	1		
Vinyl Tile	15% 2-4 Cracking/Crumbling, E Location: Throughor	e e	2029 a Affecto	* * ed : 10%	3	\$1,200	
Wood	Location: Throughout 13% Now \$26,800 2052 *** 5 \$2,600 Broken/Missing Elements, Extent: Severe, Area Affected: 5% Location: Old Custodial Apartment Loose/Miss Fasteners, Extent: Moderate, Area Affected: 10% Location: Wood Stair At Back Of Building Up To Custodial Apartment Split/Cracked, Extent: Moderate, Area Affected: 25% Location: Old Custodial Apartment Worn/Eroded, Extent: Severe, Area Affected: 25% Location: Old Custodial Apartment Other Observation, Extent: Moderate, Area Affected: 20% Location: Back Of Building Up To Custodial Apartment Explanation: Creaking Wood Stair						

Asset #: 13323

rchitecture		Current I	Repair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior								
Interior Walls	201	2.4	Φ	2022	de de	_	Φ200	
Ceramic Tile	2%	2-4	\$500	2033	**	5	\$200	
	_	Crumbling, : Through	Extent : Light, Are	га Ађесњ	ea : 10%			
		. Inrougn	Ош		4. 4.		Φ200	
Glass: Single Pane	2%			LIFE	* *	5	\$300	
Gypsum Board	60%	NT	6500	LIFE	**	5	\$7,000	
Masonry: Brick	3%	Now	\$500	LIFE				
			l, Extent : Moderat oom In Basement	e, Area A	луества : 40%			
DI 4		. Doner K	oom in basement	LIEE	ماد ماد		Φ.CO.O.	
Plaster	10%	NT.	\$ < 000	LIFE	* *	5	\$600	
Plaster	15%	Now	\$6,900	LIFE		5	\$900	
	_	_	Extent : Severe, A. todial Apartment	rea Affec	rtea : 25%			
			: Severe, Area Affe	noted : 11	000/			
		_	. severe, Area Ajje todial Apartment	eciea . 10	0070			
			xtent : Severe, Ared	a Affacta	1 . 30%			
			xiem . Severe, Aret todial Apartment	і Аујесте	u . 30/0			
Wood	5%	4+	\$1,100	LIFE	* *	5	\$3,900	
			Extent : Moderate,		fected : 10%		7-7-	
	Location	: Wainsco	ts Throughout					
Wood	3%			LIFE	* *	5	\$2,300	
Ceilings								
AcousTileSusp.Lay-In	5%			2037	* *	5	\$1,100	
Gypsum Board	80%			LIFE	* *	5	\$21,000	
Plaster	15%	Now	\$12,300	LIFE	* *	5	\$2,000	
	Cracking/Crumbling, Extent : Severe, Area Affected : 20%							
			todial Apartment					
		_	: Severe, Area Affe	ected : 10	00%			
	Location: Old Custodial Apartment							
			xtent : Moderate, A	rea Affe	cted : 30%			
	Location	: Old Cusi	todial Apartment					

Electrical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2024	\$1,500	5	\$100	
	Other Observation,	Extent : Moderate, A	rea Affe	ected : 100%			
	Location : Electric	cal Room					
	Explanation: One	600 Amps Main Dis	connect	Switch			
Switchgear / Switchboard							
Fused Disc Sw	100%		2024	\$32,000	5	\$100	
Raceway							
Conduit	20%		2044	* *	1		
Conduit	80%		2024	\$24,800	1		

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

Estimates are rounded to the nearest hundred dollars.

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

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

Asset #: 13323

Electrical		Current	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts								
Panelboards								
Fused Disc Sw	10%			2040	* *	5		
Molded Case Bkrs	30%			2023	\$4,400	5	\$100	
Molded Case Bkrs	60%			2040	* *	5	\$200	
Wiring								
Braided Cloth	30%	2-4	\$8,200	2049	* *	1		
		: Aged, Exte n : Upper F	ent : Moderate, Are Toors	a Affecte	ed : 100%			
Thermoplastic	70%	Оррег 1		2044	* *	1		
Motor Controllers								
Locally Mounted	100%			2037	* *	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	60%			2029	* *	10	\$7,700	
	Location		Extent : Moderate, A out The Building .amps	Area Affe	cted : 100%			
Fluorescent	30%			2024	\$41,800	10	\$3,900	
	-		tures, Extent : Mode out The Building	erate, Ar	ea Affected : 30%			
Fluorescent	10%			2029	* *	10	\$1,300	
	_	s And Fixtu ı : 2nd Floo	res, Extent : Modei or	ate, Are	a Affected : 10%			
Egress Lighting								
Emergency, Battery	50%			2029	* *	10	\$1,700	
Exit, Service	50%			2029	* *	1		
Exterior Lighting								
HID	100%			2024	\$52,500	10		

Mechanical	Current	Repair	Futur	re Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating Energy Source							
Natural Gas	100%		2044	* *	1		
	Other Observation, I	Extent : Light, Area .	Affected	l : 10%			

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

Explanation : For Furnace

Location: 3rd Floor Vacant Apartment

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

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

Asset #: 13323

Mechanical	Current Repair		re Replacement	Maintenance			
System Component Type	% of Fail Date F Total (Years)	Estimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Heating Conversion Equipment Furnace	Location: 3rd Floor	2024 ent : Light, Area Affected		1	\$400		
Hot Water Boiler	Explanation : Supplie 95%	s Vacant Apartment Space 2037	ce **	1	\$6,600		
Distribution Hot Wtr Piping/Pump	100%	2037	**	4	\$700		
Terminal Devices Air Handler Convector/Radiator	50% 50%	2024 2029	\$37,500	1 1	\$4,300 \$2,300		
Air Conditioning Energy Source Electricity	100%	2040	* *	1			
Conversion Equipment Interior Pkg Unit - Cooling	85%	2022	\$152,300	2	\$700		
000000	Location: Third Floo	ent : Light, Area Affected r And Basement nal Capacity May Be Red					
Window/Wall Unit	15%	2019	\$4,300	1			
Ventilation Distribution							
Distribution Ductwork/Diffusers	100%	LIFE	* *	2-5	\$7,800		
Exhaust Fans							
Interior	100%	2024	\$15,400	2	\$400		
Plumbing H/C Water Piping Brass/Copper	100%	2044	* *	1			
Water Heater Gas Fired	100%	2022	\$3,200	2	\$200		
Sanitary Piping Cast Iron	100%	LIFE	* *	1			
Storm Drain Piping Cast Iron	100%	LIFE	* *	1			
Sump Pump(s) Rigid Piping	100%	2029	* *	4	\$1,600		
Backflow Preventer Not Accessible	Location: Front Of B	ent : Light, Area Affected uilding And R.P.Z. Located Unde					
Generic	10% Other Observation, Ext Location: Boiler Roo Explanation: For Boi		** 1:10%	1	\$100		

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

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

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NEW YORK PUBLIC LIBRARY - 035 AGUILAR BRANCH LIBRARY

Mechanical	Current Repair	Future Rep	lacement	M	aintenance	
System Component Type	% of Fail Date Estim Total (Years)	ated Cost Year Estin	nated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Fixtures						
Generic	100%					
	Obsolete Fixtures, Extent : S	evere, Area Affected : 10%	ó			
	Location: Vacant Apartme	nt Space On 3rd Floor				
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent:	Light, Area Affected : 1009	%			
	Location: B-3					
	Explanation : One Unit					
Fire Suppression						
Sprinkler						
No Component	70%					
Generic	30%	2044	* *	1-2	\$1,200	

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Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : ALLERTON BRANCH LIBRARY

Address : 2740 BARNES AVE. NEAR ALLERTON AVE.

Borough : BRONX Agency's Number : A02

Area Sq Ft : 12,410 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 11-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 4513 Lot : 16 BIN : 2053752

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$895,000	\$50,200
Interior Architecture		\$44,600
Mechanical		\$87,200
Total	\$895,000	\$182,100
Importance Code A	\$895,000	\$50,200
Importance Code B		\$131,900
Total	\$895,000	\$182,100

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$900			
Interior Architecture	\$25,300	\$8,300	\$9,300	\$800
Electrical	\$12,600	\$1,100	\$1,200	\$1,100
Mechanical	\$5,100	\$2,100	\$2,000	\$3,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$47,800	\$15,500	\$16,400	\$9,300
Importance Code A	\$1,500	\$600	\$600	\$600
Importance Code B	\$36,700	\$14,900	\$15,800	\$8,700
Importance Code C	\$9,600			
Total	\$47.800	\$15.500	\$16,400	\$9,300



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

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

Architecture	Current Repair	Future Replacement	M				
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority		
Exterior							
Exterior Walls							
Cast in Place Concrete	·	,800 LIFE **	5	\$13,200			
	Water Penetration, Extent: Sever Location: Basement - Electrica	e, Area Affected : 20% l Room, Boiler Room And IT Roon	ı				
Masonry: Brick	95% Now \$300,	,100 LIFE **	5	\$50,200			
	Efflorescence, Extent : Moderate, Location : North Facade	Area Affected : 15%					
	Jnt Mortar Miss/Erod, Extent : M Location : North Facade	oderate, Area Affected : 15%					
	Misaligned/Bulging, Extent: Mod Location: Above 2nd Floor Wir						
	Rusting Masonry Supt, Extent: Moderate, Area Affected: 10% Location: Along 2nd Floor Windows						
	Water Penetration, Extent: Moderate, Area Affected: 10%						
	Location: 2nd Floor Windows	3,0					
Windows							
Aluminum	90% 2-4 \$343, Bent/Warped Elements, Extent : M Location : Throughout	'	5	\$4,100			
	Deteriorated Finish, Extent : Mod	lerate, Area Affected : 65%					
	Location: Throughout Glazing Clouded, Extent: Modera	ate, Area Affected : 20%					
	Location: Throughout						
	Caulking Deteriorated, Extent: M. Location: Throughout	Moderate, Area Affected : 20%					
	Water Penetration, Extent : Sever Location : Basement Windows	e, Area Affected : 10%					
	Worn/Eroded, Extent: Moderate, Location: Throughout	Area Affected : 50%					
Stool		,600 2052 **	5	\$5,700			
Steel	Broken/Missing Elements, Extent Location: Bulkhead And Stairs		3	\$3,700			
	Corrosion/Rusting, Extent: Mode	erate. Area Affected : 25%					
	Location : Bulkhead Stairs	. 50					
	Deteriorated Finish, Extent : Mod	lerate, Area Affected : 10%					
	Location: Exterior Side						

Asset #: 13324

Architecture	С	urrent Repai	r	Futur	e Replacement	М	aintenance		
System Component Type		il Date Esti (ears)	mated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Exterior									
Parapets	1.00/	4	\$000	LIDD	* *	5	\$2.600		
Cast Stone/Terra Cotta	10% Caulking Det	4+	\$900	LIFE		5	\$2,600		
		Coping Stones		неи Ајјес	.iea . 2070				
	Vegetation G			ı Affected	: 15%				
		Coping Stones		33					
Masonry: Brick Cavity	90% N	low	\$69,700	LIFE	* *	5	\$3,100		
,	Efflorescence	Extent : Mo	derate, Area	Affected .	30%				
	Location : T	hroughout							
	Misaligned/B		t : Moderate,	Area Aff	ected : 5%				
		treet Facade							
	Spalling, Exte		e, Area Affec	ted : 25%					
	Location: T	_			cc 1 200/				
	Weepholes No	n Funct, Exte arious Locat			<i>ђестеа : 30%</i>				
Roof	Locuiton . v	arious Locai	ions Through	ioui					
Built-Up (BUR)	100% N	low	\$60,100	2037	* *				
2 uni ep (2 em)					30%				
	Alligatoring, Extent : Moderate, Area Affected : 30% Location : Throughout								
	Blisters, Extent : Moderate, Area Affected : 30%								
	Location: Throughout								
	Debris Present, Extent : Severe, Area Affected : 10%								
	Location: Over Entry Canopy								
	Miss/Damaged Flashings, Extent: Severe, Area Affected: 40%								
	Location: All Facades								
	Ridging, Extent : Moderate, Area Affected : 25% Location : Throughout								
	Water Penetration, Extent : Moderate, Area Affected : 20%								
	Location : T		. 11100001010, 1	17 ca 1195 c	2070				
nterior		0							
Floors									
Carpet	60%			2028	* *	3	\$19,100		
Cast in Place Concrete	5%			LIFE	* *	5	\$4,600		
Terrazzo	5%	_	40.000	LIFE	* *	5	\$1,700		
Vinyl Tile		Vow	\$8,900	2027	\$44,600	3	\$2,000		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 15% Location : Basement								
	Location : Basement Loose/Delam Surface, Extent : Moderate, Area Affected : 30%								
	Location : Throughout Basement								
	Uneven Substrate, Extent: Moderate, Area Affected: 35%								
	Location: Basement Corridors								
	Water Penetration, Extent: Moderate, Area Affected: 25%								
	Location: Basement								
	Worn/Eroded	Extent: Mod	derate, Area	Affected .	40%				
	Location : E	asement							
Vinyl Tile 9" X 9"	5%			2022	\$11,600	3	\$500		

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

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

Asset #: 13324

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Interior Walls								
Glazed Ceramic Panel	5%			LIFE	* *	10	\$1,000	
Plaster	95%	Now	\$8,600	LIFE	* *	5	\$6,500	
	Recent Re	place Evide	ent, Extent : Light, .	Area Aff	ected : 30%			
	Location	ı : Basemer	ıt Offices					
Ceilings								
AcousTileConcealSpLn	70%			2040	* *	5	\$18,500	
AcousTileConcealSpLn	15%			2044	* *	5	\$4,000	
•	Recent Re	place Evide	ent, Extent : Light,	Area Aff	ected : 100%			
		ı : Basemen						
Plaster	15%			LIFE	* *	5-10	\$5,500	

Electrical		Current Repair Future Replacement			M		
System Component Type	% of l Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Molded Case Bkrs	100%		2027	\$1,500	5	\$300	
		rvation, Extent : Moderate, A	Area Affe	ected : 100%			
		: Electrical Room					
	Explanati	on : One 400 Amps Main Dis	sconnect	Switch			
Switchgear / Switchboard							
Molded Case Bkrs	100%		2027	\$32,000	5	\$300	
Raceway							
Conduit	90%		2027	\$28,000	1		
Conduit	10%		2047	* *	1		
Panelboards							
Fused Disc Sw	5%		2026	\$700	5		
Molded Case Bkrs	25%		2026	\$3,700	5	\$100	
Molded Case Bkrs	70%		2043	* *	5	\$200	
Wiring							
Braided Cloth	40%	2-4 \$11,000	2052	* *	1		
	Insulation A	Aged, Extent : Moderate, Are	a Affecte	ed : 100%			
	Location .	Throughout The Building					
Thermoplastic	40%		2027	\$11,000	1		
Thermoplastic	20%		2047	* *	1		
Motor Controllers							
Locally Mounted	70%		2025	\$21,000	5	\$100	
Locally Mounted	30%		2040	**	5	,	
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$400	
Stand-by Power						, 55	
Transfer Switches							
Automatic	100%		2044	* *	1	\$3,800	

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

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

Asset #: 13324

Electrical	Current Repair	Future Re	placement	M	aintenance	
System Component Type	% of Fail Date Estimated Co Total (Years)	st Year Esti FY	mated Cost	Cycle (Yrs)	Estimated Cost	Priority
Stand-by Power						
Generators						
Natural Gas	100%	2040	**	1	\$4,800	
	Other Observation, Extent: Moderat	te, Area Affected	: 100%			
	Location: Roof					
D. W. T.	Explanation : One 80 Kw					
Batteries Lead/Acid	100%	2022	\$1,500	5	\$500	
Lighting Lead/ACId	100%	2022	\$1,300	3	\$300	
Interior Lighting						
Fluorescent	95%	2035	* *	10	\$10,800	
Tuorescent	Other Observation, Extent : Moderat		: 100%	10	Ψ10,000	
	Location: Throughout The Buildin					
	Explanation: T-8 Lamps					
Fluorescent	5%	2035	* *	10	\$600	
	Compact Fluorescent Light, Extent :		Affected : 100		7000	
	Location : Throughout The Buildin					
Egress Lighting						
Emergency, Service	50%	2022	\$3,000	1		
Exit, LED	20%	2055	* *	1		
Exit, Service	30%	2022	\$500	1		
Exterior Lighting						
HID	100%	2035	* *	10		
Alarm						
Security System						
No Component	80%					
Generic	20%	2035	* *	1	\$900	
Fire/Smoke Detection						
No Component	80%					
Generic, Digital	20%	2035	* *	1-3	\$1,500	

Mechanical	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date E Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
leating						
Energy Source						
Electricity	5%	2037	* *	1		
Natural Gas	95%	2047	* *	1		
	Other Observation, Exte	ent : Moderate, Area Aff	ected : 100%			
	Location: Boiler Room	m				
	Explanation: 1 Unit					
Conversion Equipment						
Hot Water Boiler	100%	2047	* *	1	\$6,100	
	Recent Replace Evident,	, Extent : Light, Area Afj	fected : 100%			
	Location : Replaced D	ue To Flooding In Boile	er Room And Basen	ent		
Distribution						
Hot Wtr Piping/Pump	100%	2043	* *	4	\$900	

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

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

NEW YORK PUBLIC LIBRARY - 035 ALLERTON BRANCH LIBRARY

Asset #: 13324

Mechanical	Current I	Repair	Future Replacement		M		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Terminal Devices	400		• 0 4 0			* 4 . 0 . 0	
Convector/Radiator	100%		2040	* *	1	\$4,000	
Air Conditioning							
Energy Source Electricity	100%		2043	* *	1		
Conversion Equipment	10070		2043		1		
Interior Pkg Unit -	30%		2025	\$47,500	2	\$200	
Cooling	3070		2023	Ψ+1,500	2	Ψ200	
Exterior Pkg Unit -	70%		2027	\$39,700	2	\$500	
Cooling				422,100		7000	
C	R-22 Refrigerant, Ext Location : Roof	tent : Moderate, Ar	ea Affect	ed : 70%			
Heat Rejection							
Remote Air Cond	30%		2027	\$22,000	2	\$2,600	
No Component	70%						
Ventilation							
Distribution	1000/		* ****	de de		444.000	
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$11,000	
Exhaust Fans	700 /		2027	Φζ 000	2	Φ200	
Interior	50%		2027 2027	\$6,800	2	\$200 \$200	
Roof	50%		2027	\$4,900	2	\$200	
Plumbing H/C Water Piping							
Galv Iron/Steel	100%		2040	* *	1		
Water Heater	10070		2010		-		
Gas Fired	100%		2025	\$2,900	2	\$200	
Sanitary Piping				+-,> = =		7-22	
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)							
Rigid Piping	100%		2037	* *	4	\$1,600	
	Recent Installation, E	_	Affected	: 100%			
-	Location : Basemen	t t					
Sewage Ejector(s)							
Compressed Air	100%		2037	* *	4	\$1,600	
Backflow Preventer							
No Component	90%		2622		_	***-	
Generic	10%		2032	* *	1	\$100	
Fixtures	1000/						
Generic Variant Transport	100%						
Vertical Transport							
Elevators Geared Traction	100%		LIFE	* *			
Geared Haction	0ther Observation, E	Extent · Light Area					
	Location: B, 1, 2	мені . Елдін, Агей	11,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	. 100/0			
	Explanation: One d	Init					
	<i>Емринанон</i> . Оне () IIII					

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

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

NEW YORK PUBLIC LIBRARY - 035 ALLERTON BRANCH LIBRARY

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : ANDREW HEISKELL BRAILLE & TALKING BOOK LIBRARY

Address : 40 WEST 20TH ST. @6TH AVENUE

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 50,838 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 23-May-2014 Landmark Status : NONE

Areas Surveyed : Floors 1,3,5

Block : 821 Lot : 7501 BIN : 1076145

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Interior Architecture	\$74,900	\$85,400
Electrical	\$37,300	
Mechanical		\$748,200
Total	\$112,200	\$833,600
Importance Code B	\$112,200	\$786,300
Importance Code C		\$47,400
Total	\$112,200	\$833,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Interior Architecture	\$131,800			\$21,000
Electrical	\$5,300	\$4,200	\$4,700	\$5,600
Mechanical	\$28,700	\$8,200	\$18,500	\$10,400
Elevators/Escalators	\$11,800	\$11,800	\$11,800	\$11,800
Total	\$177,700	\$24,200	\$35,000	\$48,800
Importance Code A	\$2,500	\$2,500	\$2,600	\$2,500
Importance Code B	\$175,200	\$21,700	\$32,400	\$46,300
Importance Code C				
Total	\$177,700	\$24,200	\$35,000	\$48,800



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

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

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

Asset #: 4225

rchitecture		Current I	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior								
Floors								
Carpet	55%	0-2	\$105,900	2024	\$529,300	3	\$62,800	
		•	amage, Extent : Se	vere, Are	ea Affected : 20%			
	Location	i : Through	out					
Cast in Place Concrete	15%	Now	\$35,300	LIFE	* *	5	\$25,000	
	Cracking/	Crumbling,	Extent: Severe, A	rea Affec	rted : 30%			
	Location	: Through	out					
	Water Pen	etration, E	xtent : Severe, Ared	a Affecte	d : 30%			
	Location	: Through	out					
Terrazzo	5%	0-2	\$8,800	LIFE	* *	5	\$3,000	
	Cracking/	Crumbling,	Extent : Light, Are	ea Affecte	ed : 5%		. ,	
	Location	: Through	out					
Vinyl Tile	1%			2030	* *	3	\$400	
Wood	24%			2028	* *	5	\$34,200	
Interior Walls								
Concrete Masonry Unit	15%			LIFE	* *	5	\$7,000	
Gypsum Board	68%			LIFE	* *	5	\$47,400	
Marble Panels	2%			LIFE	* *			
Plaster	15%			LIFE	* *	5	\$5,200	
Ceilings								
Exposed Concrete	15%			LIFE	* *	5	\$1,800	
Metal Panel	5%			LIFE	* *	5	\$4,800	
Plaster	80%	0-2	\$39,600	LIFE	* *	5	\$38,000	
	Loose/Del	'am Surface	, Extent : Severe, A	rea Affe	cted : 5%			
	Location	i : Over Sta	cks, 2nd Floor Pub	olic Area				

Electrical	Current Repair	Future	e Replacement	M	aintenance	
ystem Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2045	* *	5	\$200	
	Other Observation, Extent : Moderate,	Area Affe	cted : 100%			
	Location: Electrical Room					
	Explanation: 1-3000 Amps Main Dis	sconnect S	Switch			
Switchgear / Switchboard						
Fused Disc Sw	100%	2045	* *	5	\$200	
Raceway						
Conduit	50%	2035	* *	1		
Conduit	50%	2045	* *	1		
Panelboards						
Fused Disc Sw	10%	2033	* *	5	\$100	
Molded Case Bkrs	70%	2041	* *	5	\$900	
Molded Case Bkrs	20%	2033	* *	5	\$300	

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

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

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

Asset #: 4225

Electrical	Current Repai	r Future	Replacement	Maintenance		
System Component Type	% of Fail Date Estin	mated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Wiring						
Thermoplastic	50%	2045	* *	1		
Thermoplastic	50%	2035	* *	1		
Motor Controllers						
Locally Mounted	60%	2030	* *	5	\$200	
Locally Mounted	40%	2042	* *	5	\$100	
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$700	
Lighting						
Interior Lighting						
Fluorescent	80%	2030	* *	10	\$37,300	
	T-8 Lamps And Fixtures, E Location : Throughout Th		Affected : 100%			
Fluorescent	20%	2035	* *	10	\$9,300	
	T-8 Lamps And Fixtures, E Location : Throughout Th		Affected : 100%			
Egress Lighting						
Exit, Service	50%	2033	* *	1		
Exit, Battery	50%	2033	* *	10	\$1,700	
Exterior Lighting						
HID	100%	2030	* *	10	\$200	
Alarm						
Security System						
No Component	30%					
Generic	70%	2033	* *	1	\$13,300	
Fire/Smoke Detection						
Generic, Digital	100%	2030	* *	1-3	\$32,300	

Mechanical	Current Repair	Future	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2045	* *	1		
Conversion Equipment						
Hot Water Boiler	100%	2038	* *	1	\$25,100	
	Other Observation, Extent: Lig	ht, Area Affected	: 100%			
	Location: Basement Boiler R	oom				
	Explanation: 5 Small Units					
Distribution						
Hot Wtr Piping/Pump	100%	2033	* *	4	\$2,500	
Terminal Devices						
Air Handler	50%	2025	\$135,800	1	\$15,700	
Convector/Radiator	45%	2030	* *	1	\$7,400	
Fan Coil Unit/Heat	5%	2025	\$37,700	1	\$800	

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

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

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

Asset #: 4225

Mechanical		Current I	Repair	Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		
Conversion Equipment Interior Pkg Unit - Cooling	80%	Now	\$10,400	2023	\$519,000	2	\$2,000	
Cooling	Damaged	Extent : Se	evere, Area Affecte	1 : 1%				
			Control Cylinder, I		t Fan Room			
Interior Disa Unit	20%			2029	* *	2	\$600	
Interior Pkg Unit - Cooling	20%			2029		2	\$000	
Ventilation								
Distribution								
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$28,300	
	100%			LIFE		2-3	\$20,300	
Exhaust Fans Interior	1000/	Now	¢2 000	2025	\$55,700	2	¢1 200	
Interior	100%		\$2,800	2025		2	\$1,200	
			t : Severe, Area Aff r Toilets Lack Adeg					
DI 1:	ьосаног	i . 18i F 100	i Tolleis Lack Adeq	juaie vei	uattori			
Plumbing								
H/C Water Piping	1000/			2025	* *	1		
Brass/Copper	100%			2035	de de	1		
Water Heater	1000/							
Not Accessible	100%							
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Submersible	100%			2018	\$6,600	4	\$2,500	
Backflow Preventer								
Generic	100%			2030	* *	1	\$3,100	
Fixtures								
Generic	100%							
	Obsolete l	Fixtures, Ex	xtent : Severe, Area	Affected	l : 100%			
	Location	ı : Through	out					
Vertical Transport								
Elevators								
Geared Traction	60%			LIFE	* *			
	Other Obs	servation, E	Extent : Light, Area	Affected	: 60%			
	Location	ı : 1-5						
	Explana	tion : 1 Uni	it					
Hydraulic	40%			LIFE	* *			
11) draune		servation, E	Extent : Light, Area		: 40%			
	Location			33 . 2.2.24				
		tion : 1 Uni	it					
Fire Suppression	Блрини	1 0111						
Standpipe								
Generic	100%			2045	* *	1-5	\$26,600	
	10070			2043	•	1-3	Ψ20,000	
Sprinkler	100%			2025	* *	1.2	¢14.200	
Generic	100%			2035	47 - 44	1-2	\$14,200	

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

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

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

Asset #: 4225

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

Fire Suppression Fire Pump

Not Accessible 100%

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : BELMONT/ENRICO FERMI BRANCH LIBRARY

Address : 610 EAST 186TH ST. @HUGHES AVE.

Borough : BRONX Agency's Number : N/A

Area Sq Ft : 21,267 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 14-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,pen

Block : 3073 Lot : 20 BIN : 2012129

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture		\$35,400
Interior Architecture	\$238,100	\$82,900
Electrical		\$35,900
Mechanical		\$184,600
Total	\$238,100	\$338,800
Importance Code A		\$35,400
Importance Code B	\$56,700	\$303,400
Importance Code C	\$181,500	
Total	\$238.100	\$338,800

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$90,900			
Interior Architecture	\$50,200	\$32,700		\$5,800
Electrical	\$11,100	\$1,700	\$2,200	\$1,900
Mechanical	\$13,100	\$3,600	\$7,800	\$3,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$169,200	\$41,900	\$13,900	\$14,700
Importance Code A	\$91,900	\$1,100	\$1,100	\$1,100
Importance Code B	\$32,000	\$40,900	\$12,900	\$10,700
Importance Code C	\$45,300			\$2,900
Total	\$169,200	\$41,900	\$13,900	\$14,700



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

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

Asset #: 4219

Architecture	Current Repair	Future Re	placement	Maintenance		
System Component Type	% of Fail Date Estimated Total (Years)	l Cost Year Esti	mated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior						
Exterior Walls Concrete Masonry Unit	15%	LIFE	* *	5	\$8,300	
Metal Panel		5,300 2037	* *	5	\$8,300	
Wietar i anor	Corrosion/Rusting, Extent: Mod	<i>'</i>	: 15%	5	ψ0,500	
	Location: Throughout Bulkhed	ıd				
	Deformed/Dented, Extent: Mode		20%			
	Location: Throughout Bulkhed		150/			
	Water Penetration, Extent: Mod Location: Mechanical Penthol		: 15%			
Granite Panels	75%	LIFE	* *	5	\$49,700	
Windows	1370	LIFE			\$49,700	
Metal Louvers	10%	2036	* *	10	\$400	
No Component	90%					
Parapets						
Concrete Masonry Unit		5,200 LIFE	**	5	\$5,500	
	Jnt Mortar Miss/Erod, Extent: M Location: Interior Parapet Wa	==	ea : 25%			
	Spalling, Extent: Moderate, Are					
	Location: Interior Parapet Wa					
Metal: Cage/Fence	5%	2032	* *	5-10	\$2,200	
Pre-Cast Concrete		2,000 LIFE	* *	5	\$3,600	
	Jnt Mortar Miss/Erod, Extent : M	Aoderate, Area Affect	ed : 10%			
	Location: Throughout Coping					
Roof	000/ N	200 2022	* *			
Single Ply Membrane	Blisters, Extent : Moderate, Area		4. 4.			
	Location: Along Parapet Wall Drains Clogged, Extent: Light, A					
	Location: Second Floor Next					
	Patching Evident, Extent: Mode Location: Throughout Main Ro	rate, Area Affected :	20%			
	Ponding, Extent: Moderate, Are	-				
	Location : Second Floor Next T		kylights			
	Seams Open/Split, Extent : Mode	erate, Area Affected :	20%			
	Location: Throughout					
Skylight, Metal/Glass	20%	2047	* *	10	\$35,400	
terior						
Floors	750/	2029	* *	2	¢72 000	
Carpet	75% Recent Replace Evident, Extent:	2028 Light Area Affected		3	\$73,800	
	Location: Throughout	ngm, men mjecieu	. 100/0			
Ceramic Tile	5%	2036	* *	5	\$3,300	
Panel/Paver: Cer/Brk	5%	2043	* *	5	\$7,400	
Vinyl Tile	15%	2027	\$82,900	3	\$4,900	

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

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

Asset #: 4219

Architecture	C	Current R	epair	Futur	e Replacement	M	aintenance	
System Component Type		ail Date Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Interior Walls								
Ceramic Tile	5%			2036	* *	5	\$5,900	
Concrete Masonry Unit	70%	0-2	\$181,500	LIFE	* *	5	\$33,000	
	Water Penetr Location : S		ctent : Moderate, A s	rea Affe	cted : 10%			
Folding Partition	5%	Now	\$23,200	2035	* *	5	\$7,400	
	•		nt : Light, Area Afj r, Adjacent To Ele					
Gypsum Board	15%			LIFE	* *	5-10	\$30,000	
Metal Panel	5%			LIFE	* *	10	\$2,700	
Ceilings								
AcousTileConcealSpLn	20%			2044	* *	5	\$16,200	
	Recent Repla	ice Evide	nt, Extent : Light, 1	Area Affe	ected : 100%			
	Location:	Througho	put					
Exposed Concrete	80%			LIFE	* *	5-10	\$64,700	

Electrical		Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of 1 Total	Fail Date Estimated C (Years)	ost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Molded Case Bkrs	100%		2027	\$2,500	5	\$600	
	Other Obse	rvation, Extent : Moder	ate, Area Affe	cted : 100%			
	Location	: Electrical Room / 3rd I	Floor				
	Explanati	on : Main Service Disco	nnect Switch	Rated @ 1000 Am	peres.		
Switchgear / Switchboard							
Molded Case Bkrs	100%		2027	\$32,000	5	\$600	
Raceway							
Conduit	90%		2027	\$28,000	1		
Conduit	10%		2037	* *	1		
Panelboards							
Fused Disc Sw	10%		2026	\$2,200	5		
Molded Case Bkrs	60%		2026	\$13,300	5	\$300	
Molded Case Bkrs	30%		2035	* *	5	\$200	
Wiring							
Thermoplastic	50%		2037	* *	1		
Thermoplastic	50%		2027	\$13,700	1		
Motor Controllers							
Locally Mounted	80%		2025	\$35,900	5	\$100	
Locally Mounted	20%		2032	* *	5		
Ground							
Grounding Devices							
Generic	100%	2-4 \$9,4	00 LIFE	* *	5	\$300	
	Other Obse	rvation, Extent : Moder	ate, Area Affe	ected : 100%			
	Location	: Water Main					
	Explanati	on : Corroded					

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

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

Asset #: 4219

Electrical	Current Repa	air Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Date Est Total (Years)	timated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting						
Interior Lighting						
Fluorescent	95%	2032	* *	10	\$18,500	
	Other Observation, Exten		ected : 100%			
	Location: Throughout					
	Explanation: T-8 Lamp	os .				
Fluorescent	5%	2032	* *	10	\$1,000	
	Compact Fluorescent Lig	ht, Extent : Moderate,	Area Affected : 100	0%		
	Location: Throughout?	The Building				
Egress Lighting						
Emergency, Battery	30%	2032	* *	10	\$1,500	
Emergency, Battery	20%	2035	* *	10	\$1,000	
Exit, LED	20%	2062	* *	1		
Exit, Service	30%	2022	\$900	1		
Exterior Lighting						
HID	20%	2027	\$15,900	10		
No Component	80%					
Marm						
Security System						
No Component	40%					
Generic	60%	2035	* *	1	\$4,800	
	Other Observation, Exten	at : Moderate, Area Aff	ected : 100%			
	Location: Reading Are	as And Outside				
	Explanation: Cctv Surv	veillance Camera Syste	m			
Fire/Smoke Detection						
Generic, Digital	100%	2035	* *	1-3	\$13,100	
	Other Observation, Extent : Moderate, Area Affected : 100%					
	Location: Throughout	The Building				
	Explanation: Strobe Li	ghts, Manual Pull Stat	ions, Horns, Smoke	Detector	rs, Alarm Bells	

Mechanical	Current Repair	Future Re	eplacement	Ma	aintenance	
System Component Type	% of Fail Date Estimated (Total (Years)	Cost Year Es	timated Cost	Cycle (Yrs)	Estimated Cost	Priority
leating						
Energy Source						
Natural Gas	100%	2037	* *	1		
Conversion Equipment						
Hot Water Boiler	100%	2044	* *	1	\$10,500	
	Other Observation, Extent: Light,	Area Affected: 10	00%			
	Location: 3rd Floor Mechanica	l Room				
	Explanation : One Unit					
Distribution						
Hot Wtr Piping/Pump	100%	2035	* *	4	\$1,600	
Terminal Devices						
Air Handler	60%	2022	\$68,200	1	\$7,900	
Convector/Radiator	40%	2032	* *	1	\$2,800	

Air Conditioning

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

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

Mechanical	Current Repair		Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning							
Energy Source							
Electricity	100%		2043	* *	1		
Conversion Equipment							
Reciprocating Compr/Chiller	85%		2022	\$60,800	1	\$8,400	
1	R-22 Refrigerant, Ext	ent : Light, Area A	ffected :	85%			
	Location : 3rd Floor						
Split Unit	15%		2032	* *			
Spiit Oilit	Other Observation, E.	xtent : Light, Area		: 15%			
	Location: Roof	1 218.11, 11.00	1 255 00000	. 12,0			
	Explanation: 1 Uni	t R-410a					
Terminal Devices	Zip idition : 1 One						
Direct Expansion	85%		2022	\$55,600	1		
Fan Coil - Cooling	15%		2032	**	1	\$1,000	
Heat Rejection	1370		2032			Ψ1,000	
Air Condenser Unit	100%		2032	* *	2	\$14,800	
Ventilation Ventilation	10070		2032			φ11,000	
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$18,800	
Exhaust Fans						7-0,000	
Interior	80%		2022	\$18,600	2	\$500	
Roof	20%		2032	* *	2	\$100	
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2037	* *	1		
Water Heater							
Gas Fired	100%		2025	\$4,900	2	\$300	
Sanitary Piping				· · ·			
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						
Vertical Transport							
Elevators							
Hydraulic	100%		LIFE	* *			
•	Other Observation, E.	xtent : Severe, Are		d : 100%			
	Location: 1-3 Floor						
	Explanation: 1 Unit	4					

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : BLOOMINGDALE BRANCH LIBRARY
Address : 150 WEST 100TH ST. @ AMSTERDAM AVE.

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 20,986 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 28-Mar-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 1852 Lot : 49 BIN : 1055906

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture		\$123,100
Interior Architecture		\$68,600
Electrical		\$124,900
Mechanical		\$354,500
Total		\$671,100
Importance Code A		\$123,100
Importance Code B		\$548,000
Total		\$671,100

\$12,100		Φ400	
¢10 100		\$400	
\$75,300	\$6,000	\$24,400	\$7,500
\$78,600	\$4,700	\$2,100	\$2,100
\$166,000	\$10,700	\$26,900	\$9,600
\$3,900	\$3,900	\$3,900	\$3,900
\$16,400	\$3,100	\$11,200	\$3,700
\$14,400	\$1,000	\$1,100	\$1,200
\$54,700		\$10,600	\$800
\$76,500	\$2,600		
FY 2018	FY 2019	FY 2020	FY 2021
	\$76,500 \$54,700 \$14,400 \$16,400 \$3,900 \$166,000 \$78,600 \$75,300	\$76,500 \$2,600 \$54,700 \$14,400 \$1,000 \$16,400 \$3,100 \$3,900 \$3,900 \$166,000 \$10,700 \$78,600 \$4,700 \$75,300 \$6,000	\$76,500 \$2,600 \$54,700 \$10,600 \$14,400 \$1,000 \$1,100 \$16,400 \$3,100 \$11,200 \$3,900 \$3,900 \$3,900 \$166,000 \$10,700 \$26,900 \$78,600 \$4,700 \$2,100 \$75,300 \$6,000 \$24,400



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

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

Architecture	Current R	epair	Futur	e Replacement	М	aintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
xterior								
Exterior Walls								
Glazed Ceramic Panel	5%		LIFE	* *	5	\$12,900		
Masonry: Brick	95%	T I . I . A	LIFE	**	5	\$52,200		
	Recent Repair Evident Location : All Facad		rea Affec	ted : 100%				
Windows	1000/		20.40	* *	-	Φ. 200		
Aluminum	100%	Turant Italy	2049		5	\$5,200		
	Recent Replace Evider Location : Througho		Агеа Ајје	естеа : 100%				
Parapets	8							
Masonry: Brick	90%		LIFE	* *	5-10	\$18,700		
	Recent Repair Evident		rea Affec	ted : 100%				
	Location : All Parap	ets Repointed						
Pre-Cast Concrete	10%		LIFE	* *	5	\$3,800		
Roof								
Copper/Terne	5% Now	\$1,500	2042	* *				
	Water Penetration, Ex Location : Over Eme		Area Affeo	cted : 20%				
Modified Bitumen	95% Now	\$24,600	2022	\$123,100				
	Alligatoring, Extent: 1	-	ffected : 2	25%				
	Location: Througho							
	Blisters, Extent: Moderate, Area Affected: 20%							
	Location : Adjacent To Bulkhead And Throughout							
	Ponding, Extent: Moderate, Area Affected: 30%							
	Location: Various L	_						
	Water Penetration, Ex							
	Location : 2nd Floor	Corridor, Above	Multi-pu	rposed Room, At E	egress St	air		
terior Floors								
Carpet	40%		2026	\$158,900	3	\$18,800		
Cast in Place Concrete	5%		LIFE	**	5	\$6,900		
Ceramic Tile	5%		2030	* *	5	\$1,600		
2.1	Other Observation, Extent: Light, Area Affected: 100% Location: Bathrooms							
	Explanation : Slated		2017					
Terrazzo	10%		LIFE	* *	5	\$4,900		
Vinyl Tile	20%		2035	* *	3	\$2,400		
Vinyl Tile 9" X 9"	20% Now	\$6,900	2022	\$68,600	3	\$2,400		
•	Broken/Missing Eleme Location : Basement					• •		

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

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

Asset #: 4220

Current Re	epair	Futur	e Replacement	M	aintenance	
% of Fail Date 1 Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
5%		2030	* *	5	\$900	
	_	Affected	: 100%			
Explanation: Slated	For Upgrade In 2	017				
35%		LIFE	* *	5-10	\$10,200	
45%		LIFE	* *	5-10	\$6,600	
15%		LIFE	* *	10	\$1,300	
30%		2032	* *	5	\$11,800	
5%		2032	* *	5	\$1,600	
Water Penetration, Ex	tent : Moderate, A	rea Affe	cted : 20%			
Location : Multipurp	ose Room					
15%		2040	* *	5	\$4,700	
Other Observation, Ex	tent : Light, Area	Affected	: 100%			
Location : Children I	Reading Room					
Explanation : Wire S	uspended					
35%		LIFE	* *	5-10	\$13,700	
10% Now	\$4,100		* *	5		
Cracking/Crumbling, I			ted : 10%		. ,	
		00				
		Affected .	: 5%			
_						
5%		LIFE	* *	5	\$27,500	
	5% Other Observation, Ex Location: Bathroom Explanation: Slated 35% 45% 15% 30% 5% Water Penetration, Ex. Location: Multipurp 15% Other Observation, Ex. Location: Children Explanation: Wire S 35% 10% Now Cracking/Crumbling, I. Location: Rear Eme Paint Peeling, Extent: Location: Rear Eme	Total (Years) 5% Other Observation, Extent: Light, Area Location: Bathrooms Explanation: Slated For Upgrade In 2 35% 45% 15% 30% 5% Water Penetration, Extent: Moderate, A Location: Multipurpose Room 15% Other Observation, Extent: Light, Area Location: Children Reading Room Explanation: Wire Suspended 35% 10% Now \$4,100 Cracking/Crumbling, Extent: Severe, A Location: Rear Emergency Stairwell Paint Peeling, Extent: Moderate, Area Location: Rear Emergency Stairwell	5% 2030 Other Observation, Extent: Light, Area Affected Location: Bathrooms Explanation: Slated For Upgrade In 2017 35% LIFE 45% LIFE 15% 2032 Water Penetration, Extent: Moderate, Area Affected Location: Multipurpose Room 15% 2040 Other Observation, Extent: Light, Area Affected Location: Multipurpose Room Explanation: Wire Suspended 35% LIFE Cracking/Crumbling, Extent: Severe, Area Affected Location: Rear Emergency Stairwell Paint Peeling, Extent: Moderate, Area Affected Location: Rear Emergency Stairwell	Year Estimated Cost Year Estimated Cost Total Years FY	Soft Fail Date Estimated Cost Year Estimated Cost Cycle (Yrs)	Solution

lectrical	Current Repair	Future	Replacement	Ma	aintenance	
vstem Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts						
Service Equipment						
Molded Case Bkrs	100%	2057	* *	5	\$600	
	Other Observation, Extent : Mo	derate, Area Affec	cted : 100%			
	Location : Electrical Room O	utside				
	Explanation : One 400 Amps	Main Disconnect S	Switch			
Raceway						
Conduit	30%	2037	* *	1		
Conduit	70%	2057	* *	1		
Panelboards						
Fused Disc Sw	5%	2052	* *	5		
Molded Case Bkrs	55%	2026	\$12,200	5	\$300	
Molded Case Bkrs	40%	2052	* *	5	\$200	
Wiring						
Thermoplastic	40%	2057	* *	1		
Thermoplastic	60%	2037	* *	1		
Motor Controllers						
Locally Mounted	100%	2047	* *	5	\$100	

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

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

Electrical	Current Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Ground	•	<u>.</u>	•			•
Grounding Devices						
Generic	100%	LIFE	* *	5	\$600	
Stand-by Power						
Transfer Switches						
Automatic	100%	2047	* *	1	\$6,500	
Lighting						
Interior Lighting						
Fluorescent	10%	2035	* *	10	\$1,900	
	Compact Fluorescent Light, Extent Location: Throughout The Buildi		rea Affected : 100	%		
Fluorescent	60%	2022	\$124,900	10	\$11,500	
	Other Observation, Extent : Modero Location : Throughout The Buildi Explanation : Using T-12 Lamps	ng	ted : 100%			
Fluorescent	30%	2035	* *	10	\$5,800	
	Other Observation, Extent : Modera Location : 2nd Floor Reading Are Explanation : T-8 Lamps		ted : 100%			
Egress Lighting						
Emergency, Battery	20%	2037	* *	10	\$1,000	
Emergency, Battery	30%	2022	\$8,400	10	\$1,500	
Exit, Service	40%	2022	\$1,200	1		
Exit, Service	10%	2037	* *	1		
Exterior Lighting						
HID	100%	2037	* *	10	\$100	
Alarm						
Security System						
No Component	80%					
Generic	20%	2032	* *	1	\$1,600	
Fire/Smoke Detection						
No Component	80%					
Generic, Digital	20%	2035	* *	1-3	\$2,600	

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Heating				
Energy Source				
Campus Steam	100%	2047 **	1	
_	Other Observation, Extent : Severe, Are	ea Affected : 100%		
	Location: Basement			
	Explanation : Heat Supplied From Ad	joining Health Building		

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

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

Mechanical	Current	Current Repair Future Replacement			M		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Conversion Equipment							
Steam Boiler	100%		2032	**	1	\$20,800	
	Other Observation, I		a Affecte	d : 100%			
	Location : Baseme			**			
D' ('I ('	Explanation : One	Boiler Located In A	ajacent .	Health Building			
Distribution	100%		2037	* *	4	\$1,000	
Steam Piping/Pump Terminal Devices	100%		2037		4	\$1,000	
Convector/Radiator	100%		2025	\$196,400	1	\$6,800	
Air Conditioning	100/0		2023	φ170, 4 00	1	φυ,ουυ	
Energy Source							
Electricity	100%		2043	* *	1		
Conversion Equipment							
Exterior Pkg Unit -	100%		2027	\$96,000	2	\$1,300	
Cooling				, ,		, ,	
C	R-22 Refrigerant, Ex	ctent : Light, Area A	ffected :	100%			
	Location: Roof						
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2	\$34,100	
Ventilation							
Distribution	4000			de de		440 700	
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$18,500	
Exhaust Fans	1000/		2027	Φ1 C 700	2	Φ.CO.O.	
Roof	100%		2027	\$16,500	2	\$600	
Plumbing H/C Water Pining							
H/C Water Piping Brass/Copper	100%		2027	\$62,100	1		
Sanitary Piping	100/0		2021	φυ2,100	1		
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	10070				•		
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						
Vertical Transport	<u> </u>						
Elevators							
Hydraulic	100%		LIFE	* *			
	Other Observation, I	Extent : Light, Area	Affected	: 100%			
	Location: B-2nd F	Floor					
	Explanation: One	Unit					

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : BRONX LIBRARY CENTER REFERENCE CENTER
Address : 310 EAST KINGSBRIDGE ROAD @ BRIGGS AVE

Borough : BRONX Agency's Number : N/A
Program / Asset # : NPL0017.000 / 13852 Yr Built/Renovated : 2006 /

Area Sq Ft : 74,476 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 23-Jul-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3,4m,4,5

Block : 3154 Lot : 83 BIN : 2827656

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$82,200	\$40,400
Interior Architecture		\$113,100
Electrical	\$68,300	
Total	\$150,600	\$153,600
Importance Code A	\$82,200	\$40,400
Importance Code B	\$68,300	\$36,600
Importance Code C		\$76,500
Total	\$150,600	\$153,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$17,600		\$36,600	\$16,800
Interior Architecture		\$16,700		\$30,700
Electrical	\$15,000	\$12,600	\$14,500	\$12,100
Mechanical	\$23,500	\$30,000	\$35,400	\$30,900
Elevators/Escalators	\$17,800	\$17,800	\$17,800	\$17,800
Total	\$73,800	\$77,100	\$104,200	\$108,300
Importance Code A	\$21,300	\$3,800	\$40,200	\$20,500
Importance Code A Importance Code B	\$21,300 \$52,600	\$3,800 \$73,300	\$40,200 \$64,000	\$20,500 \$87,700
•		,		



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

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

Asset #: 13852

Architecture		Current I	Repair	Futur	e Replacement	M	Maintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Concrete Masonry Unit	43%			LIFE	* *	5	\$23,200	
Concrete Masonry Unit	5%		\$17,600	LIFE	* *	5	\$2,700	
	-		tent : Moderate, Ai	ea Affect	ted : 10%			
			cade At Base					
			d, Extent : Moderai	te, Area A	Affected: 10%			
			cade At Base					
Metal Panel	5%			2050	* *	5-10	\$29,700	
Metal Sect. OHD	2%			2041	* *	5	\$5,400	
Granite Panels	20%			LIFE	* *	5	\$12,900	
Window Wall	25%			2050	* *	5	\$80,900	
Windows								
Aluminum	100%			2046	* *	5	\$5,000	
Parapets								
Concrete Masonry Unit	35%			LIFE	* *	5	\$3,200	
Metal/Glass Curt Wall	10%			2050	* *	5	\$3,100	
Metal Panel	5%			2050	* *	5	\$1,600	
Metal Rail	5%			2041	* *	5-10	\$7,200	
Metal: Cage/Fence	10%			2041	* *	5-10	\$6,200	
Stucco Cement	35%			2041	* *	5	\$7,200	
Roof								
Metal Panel	60%			2041	* *	10	\$41,800	
Modified Bitumen	30%			2032	* *	10	\$11,400	
Skylight, Metal/Glass	10%			2050	* *	10	\$12,700	
terior								
Floors								
Carpet	30%			2025	\$423,000	3	\$50,200	
Cast in Place Concrete	15%			LIFE	* *	5	\$36,600	
Ceramic Tile	5%			2037	* *	5	\$5,600	
Sheet Vinyl/Rubber	40%			2032	* *	5	\$66,900	
Terrazzo	10%			LIFE	* *	5	\$8,700	
Interior Walls								
Ceramic Tile	3%			2037	* *	5	\$2,800	
Glass: Single Pane	5%			LIFE	* *	5	\$3,500	
Gypsum Board	70%			LIFE	* *	5	\$39,200	
Metal Panel	10%			LIFE	* *			
Granite Panels	2%			LIFE	* *	_	.	
Wood	10%			LIFE	* *	5	\$37,300	
Ceilings					_	_		
AcousTileSusp.Lay-In	55%			2041	* *	5	\$61,300	
Exposed Struc: Steel	5%			LIFE	* *		•	
Gypsum Board	20%			LIFE	* *	5	\$27,900	
Plywood/Hardboard	20%			2050	* *	1		

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

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

Asset #: 13852

Electrical	Current Repa	air Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Es Total (Years)	timated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2044	* *	5	\$300	
	Other Observation, Exten		cted : 100%			
	Location : Electrical Re		200 4			
- C	Explanation : Main Ser	vice Switch Rated @ 40	000 Amperes			
Transformers	1000/	2027	* *	~	Ф200	
Dry Type	100%	2037		5	\$300	
	Other Observation, Extended Location: Electrical Re		ctea : 100%			
Switchgaar / Switchham-J	Explanation: 45 Kva, 2	UO/12UV				
Switchgear / Switchboard Fused Disc Sw	100%	2044	* *	5	\$300	
	100%	2044		3	\$300	
Raceway Conduit	100%	2044	* *	1		
Panelboards	100%	2044		1		
Fused Disc Sw	10%	2040	* *	5	\$200	
Molded Case Bkrs	90%	2040	* *	5	\$1,800	
Wiring	9070	2040			\$1,000	
Thermoplastic	100%	2044	* *	1		
Motor Controllers	10070	2044		1		
Locally Mounted	100%	2037	* *	5	\$500	
Ground Ground	10070	2037			Ψ300	
Grounding Devices						
Generic	100%	LIFE	* *	5	\$1,100	
Stand-by Power	10070				Ψ1,100	
Transfer Switches						
Automatic	100%	2037	* *	1	\$22,900	
Generators						
Diesel	100%	2033	* *	1	\$28,800	
	Other Observation, Exten	at : Moderate, Area Affe	cted : 100%		, ,	
	Location : Electrical Re	oom				
	Explanation : Emergen	cy Generator Rated @ 3	569 Kva			
Batteries						
Lead/Acid	100%	2018	\$1,500	5	\$2,800	
Fuel Storage						
Main Tank	100%	2052	* *	5	\$2,200	
	Other Observation, Exten	at : Moderate, Area Affe	cted : 100%			
	Location: Basement					
	Explanation: 250 Galle	on Capacity				

Lighting

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

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

Asset #: 13852

Electrical	Current Repair Future Replacen		Replacement	M	Maintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year I	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
ighting						
Interior Lighting	- 0			4.0	*	
Fluorescent	70%	2029	* *	10	\$47,800	
	T-8 Lamps And Fixtures, Extent : Mod Location : Throughout The Building		Affected: 100%			
Fluorescent	30%	2029	* *	10	\$20,500	
	Other Observation, Extent : Moderate		ted : 100%		, -,	
	Location: Throughout The Building					
	Explanation : Compact Fluorescent	Lamps				
Egress Lighting						
Emergency, Service	50%	2029	* *	1		
Exit, LED	50%	2052	* *	1		
Exterior Lighting						
HID	50%	2029	* *	10	\$100	
Incandescent	50%	2029	* *	2	\$100	
ightning Protection Arresters/Cabling						
Generic	100%	2052	* *	5	\$2,200	
.larm					•	
Security System						
Generic	100%	2029	* *	1	\$27,800	
	Other Observation, Extent: Moderate Location: Throughout The Building	. 55	ted : 100%			
	Explanation: C C T V Surveillance					
Fire/Smoke Detection						
Generic	100%	2029	* *	1-3	\$45,900	
	Other Observation, Extent : Moderate	, Area Affec	ted : 100%			
	Location: Throughout The Building					
	Explanation : Strobe Lights, Manua	l Pull Station	n, Horns And Smo	ke Detec	etors	

lechanical	Current Repai	r Futur	e Replacement	M	aintenance	
ystem Component Type	% of Fail Date Estin	mated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
eating						
Energy Source						
Natural Gas	100%	2050	* *	1		
Conversion Equipment						
Hot Water Boiler	100%	2037	* *	1	\$36,800	
	Other Observation, Extent	: Light, Area Affected	: 100%			
	Location: Basement Boil	ler Room				
	Explanation: 9 Small Un	its				
Distribution						
Hot Wtr Piping/Pump	100%	2046	* *	4	\$5,500	
Terminal Devices						
Air Handler	70%	2032	* *	1	\$32,200	
Convector/Radiator	30%	2037	* *	1	\$7,200	

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.

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

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

Asset #: 13852

Mechanical	Current Repair	Future	Replacement	M		
System Component Type	% of Fail Date Estimated Cos Total (Years)	st Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
ir Conditioning						
Energy Source						
Electricity	100%	2046	* *	1		
Conversion Equipment Reciprocating Compr/Chiller	100%	2029	**	1	\$34,500	
1	R-22 Refrigerant, Extent : Light, Area	a Affected : 1	100%			
	Location : Roof					
	Other Observation, Extent : Light, Ar	ea Affected	: 100%			
	Location : Roof					
	Explanation: 12 Units					
Distribution						
Chilled Wtr Pipe/Pump	100%	2044	* *	4	\$3,700	
Terminal Devices					•	
Air Handler/Cool/Ht	100%	2032	* *	1	\$46,100	
Heat Rejection						
Air Condenser Unit	100%	2029	* *	2	\$51,900	
entilation						
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$41,500	
Exhaust Fans						
Interior	90%	2032	* *	2	\$2,100	
Roof	10%	2029	* *	2	\$200	
lumbing						
H/C Water Piping						
Brass/Copper	100%	2050	* *	1		
Water Heater						
Electric	100%	2022	\$11,400	4	\$700	
	Other Observation, Extent : Light, Ar	ea Affected				
	Location: Various Areas					
	Explanation: Units Installed Above	Ceiling Par	iels			
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Rigid Piping	100%	2029	* *	4	\$1,600	
Sewage Ejector(s)		<u> </u>			+-,~30	
Electric	100%	2032	* *	4	\$1,600	
Backflow Preventer					+-,~30	
Generic	100%	2032	* *	1	\$4,600	
Fixtures					Ψ.,550	
Generic	100%					
Vertical Transport						

Vertical Transport

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

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

NEW YORK PUBLIC LIBRARY - 035 BRONX LIBRARY CENTER REFERENCE CENTER

Mechanical	Current Rep	air Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Es Total (Years)	timated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Exten	ıt : Light, Area Affected	: 100%			
	Location: (2) C-5 (1)	C-4				
	Explanation: 3 Units, 2	Public, 1 Staff				
Fire Suppression						
Standpipe						
No Component	50%					
Generic	50%	2050	* *	1-5	\$18,800	
	Other Observation, Exter	ıt : Light, Area Affected	: 50%			
	Location : Emergency S	Stairways				
	Explanation : Emergen	cy Stairways Only				
Sprinkler						
Generic	100%	2050	* *	1-2	\$20,900	
Fire Pump						
Generic	100%	2033	* *	1	\$13,900	

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARTZMAN BLDG

Address : 42 ST. & 5TH AVE. @ BRYANT PARK

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 646,680 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 23-Mar-2016 Landmark Status : INTERIOR & EXTERIOR LANDMARK

Areas Surveyed : Basement, Sub Basement, Roof, Floors 1,2,3,4

Block : 1257 Lot : 1 BIN : 1034194

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$1,366,400	\$1,364,700
Interior Architecture	\$2,865,100	\$2,992,700
Electrical	\$229,100	\$7,504,700
Mechanical	\$160,300	\$6,669,700
Total	\$4,620,900	\$18,531,900
Importance Code A	\$1,366,400	\$1,538,800
Importance Code B	\$2,314,700	\$16,324,800
Importance Code C	\$939,900	\$668,400
Total	\$4,620,900	\$18,531,900

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture			\$23,000	
Interior Architecture	\$96,900		\$104,900	\$30,700
Electrical	\$62,400	\$51,300	\$90,500	\$58,200
Mechanical	\$330,400	\$185,700	\$326,900	\$220,400
Elevators/Escalators	\$23,700	\$23,700	\$23,700	\$23,700
Total	\$513,400	\$260,700	\$568,900	\$333,000
Importance Code A	\$26,300	\$25,600	\$48,600	\$28,200
Importance Code B	\$437,500	\$235,100	\$491,200	\$304,800
Importance Code C	\$49,600		\$29,200	
Total	\$513,400	\$260,700	\$568,900	\$333,000



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

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

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	
xterior									
Exterior Walls									
Masonry: Marble	98%			LIFE	* *	5	\$437,300		
Window Wall	2%			2047	* *	5	\$22,300		
Windows									
Bronze/Brass	100%			2035	* *	5	\$492,800		
Parapets									
Masonry: Marble	95%			LIFE	* *	5-10	\$818,700		
Metal Rail	5%			2032	* *	5-10	\$63,800		
Roof									
Copper/Terne	60%			2042	* *	10	\$376,000		
			Extent : Light, Area	Affected	1:50%				
		: Lower Ro	-						
		tion : Seale	d With A Rubbery	Сотроиг					
IRMA/Protected	5%			2027	\$108,300	10	\$12,500		
Membrane									
Metal Panel	5%			2040	* *	10	\$23,000		
Modified Bitumen	15%			2035	* *	10	\$37,600		
Single Ply Membrane	5%			2027	\$45,700	10	\$12,500		
Skylight, Metal/Glass	5%			2037	* *	10	\$41,800		
			ıt, Extent : Light, A	rea Affe	cted : 100%				
	Location	: Bartos R	200m						
Sloped Glazing	5%			LIFE	* *	5	\$334,200		
nterior									
Floors									
Carpet	10%			2026	\$1,257,300	3	\$136,400		
Cast in Place Concrete	5%			LIFE	* *	5	\$198,900		
Ceramic Tile	3%			2036	* *	5	\$27,300		
Cork Tile	7%			2037	* *	5	\$55,700		
Marble Panels	45%	Now	\$802,900	LIFE	* *	5	\$306,900		
	_	_	Extent: Moderate	, Area Aj	ffected : 10%				
	Location	: Corrido	S						
Quarry Tile	5%			2032	* *	5	\$68,200		
Vinyl Tile	15%			2027	\$1,256,300	3	\$68,200		
Wood	10%			2042	* *	5	\$170,500		
	Repairs in	Progress,	Extent : Light, Ared	a Affecte	d : 100%				
	Location	: Main Re	ading Room						

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

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

Asset #: 1924

Architecture	Current Repair		Futur	Future Replacement		Maintenance	
System Component Type		ail Date Estimated (Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior							
Interior Walls							
Ceramic Tile	5%		2030	* *	5	\$58,400	
Concrete Masonry Unit	5%		LIFE	* *	5	\$46,700	
Glass: Single Pane	5%		LIFE	* *	5	\$87,600	
Gypsum Board	5%		LIFE	* *	5-10	\$99,200	
Metal Panel	5%		LIFE	* *	10	\$26,300	
Marble Panels	30%		LIFE	* *	10	\$140,100	
Plaster	25%		LIFE	* *	5-10	\$248,100	
Plaster	10%		LIFE	* *	5-10	\$99,200	
Wood	10%		LIFE	* *	5	\$934,000	
		vation, Extent : Mode Main Reading Room		cted : 100%			
		on : Repairs In Progre					
Ceilings	T						
AcousTileConcealSpLn	5%		2032	* *	5	\$75,600	
AcousTileSusp.Lay-In	5%		2040	* *	5	\$60,500	
Exposed Concrete	12%		LIFE	* *	5-10	\$181,400	
•	Location:	vation, Extent : Light Area Under Bryant F on : Stack / Archive St	Park	: 100%			
Exposed Struc: Steel	8%		LIFE	* *	10	\$193,500	
Exposed Struct Steel	Other Obser	vation, Extent : Light	, Area Affected	: 100%	10	Ψ173,300	
		Below Main Reading on : Book Stacks	Room				
Masonry: Infill Arch	5%		LIFE	* *	10	\$30,200	
Masonry: Marble	15%		LIFE	* *	1	. , .	
Metal Panel	5%		LIFE	* *	5	\$151,200	
Plaster	33%		LIFE	* *	5-10	\$685,900	
	Repairs in P	Progress, Extent : Ligh Main Reading Room		1:35%		, , , , , , , ,	
Plaster	12%		LIFE	* *	5-10	\$249,400	

Electrical	Current Repair	Future Replaceme	nt	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated C FY	Cost	Cycle (Yrs)	Estimated Cost	Priority
Over 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2057	* *	3	\$2,800	
	Other Observation, Extent: Moderate, A	Area Affected : 100%				
	Location : Electrical Room					
	Explanation: Two 3000 Amps Main D	isconnect Switch (hpc)			
Transformers		· -				
Dry Type	100%	2047	* *	3	\$3,600	
, J1	Other Observation, Extent : Moderate, Area Affected : 100%					
	Location: Electrical Room					
	Explanation: Two-750 Kva, 208 Pri 1	0kv - 480/277 Sec				

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

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

Asset #: 1924

Electrical	Current	Repair	Future Replacement		M		
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Over 600 Volts							
Feeders							
Cable	100%		2052	* *	1		
Raceway							
Conduit	100%		2057	* *	1		
Under 600 Volts							
Service Equipment							
Fused Disc Sw	60%		2057	* *	5	\$1,700	
	Other Observation,	Extent : Moderate, A	Area Affe	ected : 100%			
	Location : Electric	cal Room					
	Explanation : One Switch	2500 Amps, One 20	00 Amps	And Two 1200 An	ıps Main	Disconnect	
Fused Disc Sw	40%		2027	\$54,600	5	\$1,100	
	Other Observation,	Extent : Moderate, A			Ü	Ψ1,100	
	Location : Electric		33				
	Explanation : One	1600 Amps And Tw	o 1200 A	Amps Main Discon	nect Swit	ch	
Transformers	2. quantum on v one	1000 IIIIps IIIIa I II	0 12001	inponium 2 isconi			
Dry Type	100%		2025	\$17,100	5	\$2,400	
Dry Type	Other Observation,	Extent · Moderate			3	Ψ2, +00	
	Location : Electric		rea rijje	cica . 10070			
		Kva, 112 Kva, 93 K	va 75 K	va 480/277 Pri - 20	08/120 S	ac	
Switchgear / Switchboard	Explanation . 223	Kvu, 112 Kvu, 93 K	vu, 75 K	vu 400/2// 171 - 20	70/120 36	ec	
Fused Disc Sw	60%		2057	* *	5	\$1,700	
Fused Disc Sw Fused Disc Sw	40%		2027	\$169,400	5	\$1,700	
	40%		2027	\$109,400		\$1,100	
Raceway	CO 0/		2027	¢202.000	1		
Conduit	60%		2027	\$292,800	1		
Conduit	40%		2057	* *	1		
Panelboards	7 0/		2026	411 500	_	Φ = 00	
Fused Disc Sw	5%		2026	\$14,600	5	\$700	
Fused Disc Sw	10%		2052	* *	5	\$1,500	
Molded Case Bkrs	30%		2052	* *	5	\$5,100	
Molded Case Bkrs	55%		2026	\$160,300	5	\$9,400	
Wiring							
Braided Cloth	20% 2-4	\$97,900	2052	* *	1		
	Insulation Aged, Ext Location : Old Sec		a Affecte	ed : 100%			
Thermoplastic	50%		2027	\$244,700	1		
Thermoplastic	30%		2057	* *	1		
Motor Controllers							
Locally Mounted	10%		2025	\$130,900	5	\$400	
Motor Control Center	60%		2025	\$193,400	5	\$10,600	
Motor Control Center	20%		2047	**	5	\$3,500	
Variable Frequency	10%		2047	* *	3	Ψ5,500	
Drive	10/0		20 4 /				
Grounding Davices							
Grounding Devices Generic	500/		LIDD	* *	5	¢0.500	
	50%		LIFE	* *	5	\$9,500	
Generic	50%		LIFE	* *	5	\$9,500	

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

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

Asset #: 1924

Electrical	Current Repair	Future R	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year E	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority
tand-by Power						
Transfer Switches	1000/	2022	de de		4100 000	
Automatic	100%	2032	* *	1	\$199,000	
Generators	1000/	2020	* *	1	Φ 2 50 400	
Diesel	100%	2030		1	\$250,400	
	Other Observation, Extent : Moder Location : Generator Room	ане, Агеа Ајјесне	a : 100%			
Batteries	Explanation: One 500 Kw					
Nickel Cadmium	100%	2020	\$1,600	5	\$144.100	
	100%	2020	\$1,000	3	\$144,100	
Fuel Storage Day Tank	50%	2035	* *	5	\$60,000	
Day Talik	Other Observation, Extent : Moder			3	\$00,000	
	Location : Generator Room	ше, ттей тујесте	u . 10070			
	Explanation: One 30 Gallons					
Main Tank	50%	2042	* *	5	\$9,500	
Maiii Talik	Other Observation, Extent : Moder			3	\$9,500	
	Location : Generator Room	ше, Агей Аујесте	u . 100/0			
	Explanation: One 600 Gallons C	anacity				
ighting	Explanation . One ooo Gations C	ирисну				
Interior Lighting						
Fluorescent	50%	2032	* *	10	\$296,600	
Fluorescent	Other Observation, Extent : Moder		d : 100%	10	Ψ270,000	
	Location : Offices	are, 111 ear 11,5 e e re				
	Explanation: T-8 Lamps					
Fluorescent	10%	2032	* *	10	\$59,300	
Tuorescent	Other Observation, Extent: Moder		d · 100%	10	Ψ37,300	
	Location : Reading Area And Aud					
	Explanation : Compact Fluoresce					
Fluorescent	25%	2027	\$1,753,600	10	\$148,300	
Tuorescent	Other Observation, Extent : Moder			10	ψ1+0,500	
	Location: Offices	are, meangeere	a. 10070			
	Explanation: T-12 Lamps					
Fluorescent	5%	2032	* *	10	\$29,700	
Tuorescent	Other Observation, Extent : Moder		d · 100%	10	\$27,700	
	Location: Offices	are, 111 ca 11,5 cere	. 10070			
	Explanation: T-5 Lamps					
Incandescent	10%	2027	\$701,500	2	\$1,400	
Egress Lighting	1070	2027	\$701,300		\$1,400	
Emergency, Service	30%	2032	* *	1		
Emergency, Battery	20%	2032	* *	10	\$31,200	
Exit, LED	30%	2055	* *	10	Ψ51,200	
Exit, Service	20%	2027	\$20,000	1		
Exterior Lighting	2070	2021	Ψ20,000			
Fluorescent	100%	2022	\$2,245,600	10	\$59,200	
1 igoropouit	Other Observation, Extent: Moder			10	Ψυν,200	
	Location : Outside Light Poles	,				
	Explanation : Compact Fluoresce	ent Lamps				

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

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

Asset #: 1924

Electrical	Currer	nt Repair	Futur	re Replacement	M	aintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Alarm							
Security System							
No Component	90%						
Generic	10%		2027	\$211,900	1	\$24,200	
Fire/Smoke Detection							
No Component	90%						
Generic, Analog	10%		2027	\$725,600	1-3	\$41,100	

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
Heating								
Energy Source								
Utility Steam	90%			2037	* *	1		
Electricity	10%			2037	* *	1		
Conversion Equipment								
Heat Exchanger	80%			2023	\$119,400	1	\$255,800	
Pres. Reducing Valve/LP	10%			2036	* *	5	\$3,800	
Steam								
No Component	10%							
Distribution								
Hot Wtr Piping/Pump	50%			2035	* *	4	\$23,900	
Steam Piping/Pump	50%			2037	* *	4	\$15,900	
Terminal Devices								
Air Handler	45%			2027	\$1,529,800	1	\$180,000	
Convector/Radiator	40%			2032	* *	1	\$83,500	
Fan Coil Unit/Heat	10%			2027	\$944,100	1	\$20,900	
Unit Heater-Stm/HW	5%			2035	* *	4	\$4,400	
Air Conditioning								
Energy Source								
Electricity	100%			2035	* *	1		
Conversion Equipment								
Centrifugal, Elec Chiller	35%			2030	* *	1	\$244,900	
	Other Obs	ervation, E	Extent : Light, Area	Affected	: 35%			
	Location	i : Basemer	ıt					
	Explana	tion : R123	Refrigerant					
Centrifugal, Elec Chiller	35%			2042	* *	1	\$244,900	
	R-134a Re	efrigerant,	Extent : Light, Area	Affected	d: 100%			
	Location	: Lower E	ngine Room					
Reciprocating Compr/Chiller	20%			2027	\$475,500	1	\$60,000	
	-	igerant, Ex 1 : Basemer	tent : Light, Area A nt	ffected :	20%			
No Component	10%							
Distribution								
Chilled Wtr Pipe/Pump	90%			2037	* *	4	\$28,700	
No Component	10%			_ 50 .		•	÷ = 0,700	

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

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

Asset #: 1924

Mechanical	Current Repa	ir Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning						
Terminal Devices						
Air Handler/Cool/Ht	90%	2027	\$2,410,300	1	\$359,900	
No Component	10%					
Heat Rejection						
Water Cooling Tower	90%	2028	* *	2	\$585,700	
No Component	10%					
Dehumidifier						
Not Accessible	100%					
Ventilation						
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$570,900	
Exhaust Fans						_
Interior	90%	2027	\$696,900	2	\$17,800	
Roof	10%	2027	\$55,700	2	\$2,000	
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2037	* *	1		
Water Heater						
Electric	100%	2022	\$108,600	4	\$5,600	
HW Heat Exchanger						
Low Temp	100%	2037	* *	4	\$63,900	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Rigid Piping	100%	2022	\$12,000	4	\$2,500	
Sewage Ejector(s)						
Electric	100%	2022	\$12,000	4	\$2,500	
Backflow Preventer						
No Component	50%					
Generic	50%	2032	* *	1	\$19,800	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	80%	LIFE	* *			
	Other Observation, Exten					
	Location : (3) G, 1-3 (1) 1-3 (1) Freight 1-3	3			
	Explanation: 5 Units					
Hydraulic	20%	LIFE	* *			
	Other Observation, Exten		: 20%			
	Location: C, G, 1- Attic					
	Explanation: 1 Unit					
Fire Suppression						
Standpipe						
Generic	100%	2037	* *	1-5	\$326,100	

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

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

NEW YORK PUBLIC LIBRARY - 035 CENTRAL RESEARCH LIBRARY STEPHEN A. SCHWARTZMAN BLDG

Mechanical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Fire Suppression Sprinkler							
No Component	95%						
Generic	5%		2047	* *	1-2	\$9,100	

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : CHATHAM SQUARE BRANCH LIBRARY
Address : 33 EAST BROADWAY @CATHERINE ST.

Borough : MANHATTAN Agency's Number : C01

Area Sq Ft : 14,038 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 25-Jun-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 280 Lot : 44 BIN : 1003425

CAPITAL

Total

Importance Code

Total

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$27,100	\$8,800		
Interior Architecture			\$2,400	
Electrical	\$1,000	\$15,700	\$1,500	\$1,000
Mechanical	\$1,300	\$1,500	\$2,700	\$1,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$33,400	\$29,900	\$10,500	\$6,500
Importance Code A	\$27,800	\$9,500	\$700	\$700
Importance Code B	\$5,600	\$20,400	\$9,800	\$5,800
Importance Code C				
Total	\$33,400	\$29,900	\$10,500	\$6,500



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

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

NEW YORK PUBLIC LIBRARY - 035 CHATHAM SQUARE BRANCH LIBRARY

Asset #: 13325

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
Exterior								
Exterior Walls								
Masonry: Brick	60%			LIFE	* *	5	\$10,800	
Masonry: Granite	5%	0-2	\$10,600	LIFE	* *	5	\$700	
		r Miss/Eroo : Through	d, Extent : Light, Ar out	rea Affec	ted : 10%			
Masonry: Limestone	35%			LIFE	* *	5	\$4,700	
Windows							· · ·	
Aluminum	100%	0-2	\$16,500	2040	* *	5	\$1,000	
	Ctrwt/Bala	nc Not Fun	ct, Extent : Modera	te, Area	Affected : 5%			
	Location	: 2nd Floo	or Reading Room					
Parapets								
Concrete Masonry Unit	10%			LIFE	* *	5	\$300	
Masonry: Brick	65%			LIFE	* *	5	\$1,700	
Masonry: Limestone	25%			LIFE	* *	5	\$800	
Roof								
Single Ply Membrane	100%			2029	* *	10	\$8,800	
nterior								
Floors								
Carpet	5%			2023	\$13,300	3	\$1,600	
Ceramic Tile	5%			2037	* *	5	\$1,100	
Vinyl Tile	70%			2029	* *	3	\$5,500	
Wood	20%			2052	* *	5	\$7,900	
Interior Walls								
Plaster	100%			LIFE	* *	5	\$10,900	
Ceilings								
Plaster	100%			LIFE	* *	5	\$13,100	

ectrical	Current Repair	Future	Replacement	Ma	aintenance	
stem Component Type	% of Fail Date Estin Total (Years)	nated Cost Year I FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2044	* *	5	\$100	
	Other Observation, Extent .	Moderate, Area Affect	ted : 100%			
	Location: Electrical Room	m				
	Explanation: One 800 Ar	nps Main Disconnect Si	witch			
Switchgear / Switchboard						
Air Circuit Breaker	100%	2044	* *	5	\$100	
Raceway						
Conduit	100%	2044	* *	1		
Panelboards						
Fused Disc Sw	5%	2040	* *	5		
Molded Case Bkrs	95%	2040	* *	5	\$400	
Wiring						
Thermoplastic	100%	2044	* *	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 CHATHAM SQUARE BRANCH LIBRARY

Asset #: 13325

Electrical	Current Rep	air Futu	re Replacement	Maintenance			
System Component Type	% of Fail Date Es Total (Years)	timated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Under 600 Volts							
Motor Controllers							
Locally Mounted	100%	2037	* *	5	\$100		
Ground							
Grounding Devices							
Generic	100%	LIFE	* *	5	\$200		
Lighting							
Interior Lighting							
Fluorescent	45%	2029	* *	10	\$5,800		
	T-5 Lamps And Fixtures, Location : Throughout		a Affected : 45%				
Fluorescent	55%	2029	* *	10	\$7,100		
	Other Observation, Exter	ıt : Moderate, Area Affe	ected : 100%				
	Location: Throughout	The Building					
	Explanation: T-8 Lamp	os .					
Egress Lighting							
Emergency, Battery	50%	2029	* *	10	\$1,700		
Exit, LED	50%	2052	* *	1			
Exterior Lighting							
HID	100%	2029	* *	10			
Alarm							
Security System							
No Component	50%						
Generic	50%	2029	* *	1	\$2,600		
Fire/Smoke Detection							
Generic	100%	2029	* *	1-3	\$8,600		

Mechanical	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2034	* *	1		
Conversion Equipment							
Hot Water Boiler	100%		2022	\$31,300	1	\$6,900	
	Other Observation, E	Extent : Light, Area	Affected	: 100%			
	Location: Basemen	nt Boiler Room					
	Explanation: 1 Un	it					
Distribution							
Hot Wtr Piping/Pump	100%		2032	* *	4	\$700	
Terminal Devices							
Convector/Radiator	100%		2029	* *	1	\$4,500	
Air Conditioning							
Energy Source							
Electricity	100%		2032	* *	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 CHATHAM SQUARE BRANCH LIBRARY

Mechanical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Air Conditioning								
Conversion Equipment								
Exterior Pkg Unit - Cooling	100%		2029	* *	2	\$900		
	R-22 Refrigerant, Extent : Light, Area Affected : 100%							
	Location: Roof							
	Other Observation,	Extent : Light, Area	Affected	: 100%				
	Location: Roof							
	Explanation : 6 Ur	nits						
Ventilation								
Distribution								
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$7,800		
Exhaust Fans								
Interior	100%		2029	* *	2	\$400		
Plumbing								
H/C Water Piping	1000/		2024	* *				
Brass/Copper	100%		2034	* *	1			
Water Heater	1000/		2022	Φ2 200	4	ф100		
Electric	100%		2022	\$2,200	4	\$100		
Sanitary Piping	1000/		LIDE	* *				
Cast Iron	100%		LIFE	* *	1			
Storm Drain Piping	1000/		LIEE	* *	1			
Cast Iron	100%		LIFE	* *	1			
Fixtures	1000/							
Generic	100%							
Vertical Transport								
Elevators	100%		LIFE	* *				
Hydraulic		Extent · Light Area						
	Other Observation, Extent : Light, Area Affected : 100% Location : B-4							
	Explanation: 1 Un	nit						
Fire Suppression	Блрининон . 1 Оп							
Sprinkler								
No Component	80%							
Generic	20%		2034	* *	1-2	\$800		

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : COLUMBUS BRANCH LIBRARY
Address : 742 TENTH AVE. @W. 51 STREET

Borough : MANHATTAN Agency's Number : C03

Area Sq Ft : 11,554 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 01-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 1060 Lot : 63 BIN : 1026706

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$225,500	\$6,800
Total	\$225,500	\$6,800
Importance Code A	\$225,500	\$6,800
Total	\$225,500	\$6,800

Total	\$127,400	\$7,000	\$2,700	φ3,100
Total	\$127,400	\$7,000	\$9,700	\$5,100
Elevators/Escalators	\$3,900	\$3.900	\$3,900	\$3,900
Mechanical	\$4,900	\$1,300	\$2,100	\$1,000
Electrical	\$400	\$100	\$200	\$100
Interior Architecture	\$40,300	\$1,700	\$2,900	
Exterior Architecture	\$77,900		\$600	
EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021



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

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

Architecture	Current	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior							
Exterior Walls					_		
Masonry: Brick	40% Now	\$69,100	LIFE	**	5	\$11,600	
	Diagonal Cracks, E. Location : Corner.		ea Affec	ted : 10%			
	Int Mortar Miss/Ero		a Amaa	Affactad , 500/			
	Location : East Fa		e, Areu A	Affectea . 5070			
	Patching Evident, E.		rea Affec	ted · 30%			
	Location : East Fa		cu rijjec				
	Worn/Eroded, Exten		Affected	: 25%			
	Location : East Fa						
Masonry: Granite	5%		LIFE	* *	5	\$2,200	
Masonry: Limestone	50% Now	\$156,400	LIFE	* *	5	\$10,800	
•	Jnt Mortar Miss/Ero	od, Extent : Light, A	rea Affec	ted : 10%			
	Location : Over M						
	Staining/Discoloring Location : Street F		, Area A	ffected : 15%			
Stucco Cement	5% Now	\$4,100	2032	* *	5	\$1,800	
	Cracking/Crumbling	g, Extent : Moderate	, Area A	ffected : 10%			
	Location: Bulkhed						
	Diagonal Cracks, E.		ea Affec	ted : 10%			
	Location : Bulkhed	ads					
Windows	600/ N	¢11.000	2025	* *	~	ф1 400	
Aluminum	68% Now Ctrwt/Balnc Not Fu	\$11,800	2035		5	\$1,400	
	Location: Through		не, Агеа	Affected . 25%			
	Hardware Missing,		Area Affe	ected : 20%			
	Location : Through						
Aluminum	30%		2035	* *	5	\$1,300	
	Other Observation,	Extent : Light, Area		! : 100%		, ,- ,-	
	Location : Street L						
	Explanation: Prov	tective Metal Grilles	·				
Metal Louvers	2%		2036	* *	10	\$500	

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

Architecture	Current Repair	Future Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
Exterior					
Parapets	150/ N	I IFF **	~	Φ200	
Masonry: Brick	15% Now \$2,100 Diagonal Cracks, Extent: Moderate,	LIIL	5	\$200	
	Location: Street Facade (Interior V	==			
	Spalling, Extent : Moderate, Area Affa				
	Location : Throughout				
	Other Observation, Extent: Light, Are	ea Affected : 100%			
	Location : 50 Interior Face Of Para	pet - 10th Avenue Façade			
	Explanation: Stucco Finish				
Masonry: Brick	45% Now \$32,100		5	\$600	1
	Diagonal Cracks, Extent: Severe, Are	ea Affected : 15%			
	Location: Interior Face Of Parapet Jnt Mortar Miss/Erod, Extent: Severe	Arag Affacted : 50%			
	Location: Throughout	, Area Ajjeciea . 50/0			
	Loose Units, Extent : Moderate, Area	Affected : 15%			
	Location : Rear Facade				
	Miss/Damaged Flashings, Extent: Mo Location: Throughout	oderate, Area Affected : 20%			
	Spalling, Extent : Severe, Area Affecte	ed: 50%			
	Location: Throughout				
	Vertical Cracks, Extent : Moderate, A	rea Affected : 10%			
	Location : Corners				
Masonry: Limestone	10% Now \$12,900		5	\$200	
	Jnt Mortar Miss/Erod, Extent: Model	ate, Area Affected : 25%			
	Location : Coping Caulking Deteriorated, Extent : Mode	rate Area Affected : 25%			
	Location: Coping	raie, mea mjeciea . 2570			
	Vegetation Growth, Extent : Moderate	, Area Affected : 20%			
	Location : Throughout	, 33			
	Worn/Eroded, Extent : Moderate, Are	a Affected : 25%			
	Location: Throughout				
Metal Panel	5%	2047 **	5	\$200	
Metal: Cage/Fence	25% Now \$6,100		5	\$1,000	
	Corrosion/Rusting, Extent: Moderate	, Area Affected : 25%			
	Location: Throughout	to Amon Affords 1 : 250/			
	Deteriorated Finish, Extent : Modera Location : Throughout	e, Area Affected : 35%			

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

Asset #: 13327

Architecture		Current R	epair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Roof								
Modified Bitumen	Location	: Upper Ro	=		**			
			t : Moderate, Area	і Ајјестес	1:13%			
		: At Roof D		1 a 1 ff.	ata 1 . 200/			
	_	: Growin, E. : Througho	xtent : Moderate, 1 ut	<i>А</i> геа Ајје	ectea : 20%			
Modified Bitumen	10%	Now	\$1,400	2027	\$6,800			
	Water Pen		tent : Moderate, A					
			enetration - Lower					
nterior								
Floors								
Cast in Place Concrete	5%			LIFE	* *	5	\$3,900	
Ceramic Tile	5%			2040	* *	5	\$900	
Marble Panels	5%	4+	\$3,200	LIFE	* *	5	\$700	
	_	Crumbling, . : Stairs To l	Extent : Moderate Roof	, Area Aj	fected : 10%			
Slate	5%			LIFE	* *	5	\$1,900	
Vinyl Tile	80%			2035	* *	3	\$5,300	
Interior Walls							·	
Ceramic Tile	5%			2040	* *	5	\$1,300	
Glass: Single Pane	5%			LIFE	* *	5	\$1,900	
Gypsum Board	25%			LIFE	* *	5-10	\$11,000	
Plaster	65%			LIFE	* *	5-10	\$14,300	
Ceilings								
AcousTileSusp.Lay-In	20%			2044	* *	5	\$3,400	
Exposed Concrete	20%			LIFE	* *	5-10	\$4,300	
Fiber Board	10%			2032	* *			
Gypsum Board	20%			LIFE	* *	5-10	\$11,800	
Plaster	30%			LIFE	* *	5-10	\$8,800	

Electrical	Current Repair	Future Repla	cement	M	aintenance	
ystem Component Type	% of Fail Date Estimated Co Total (Years)	ost Year Estima FY	ted Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2047	* *	5	\$100	
	Other Observation, Extent: Modera	ite, Area Affected : 10	00%			
	Location : Electrical Room					
	Explanation: One 800amps Main	Disconnect Switch				
Switchgear / Switchboard						
Fused Disc Sw	100%	2047	* *	5	\$100	
Raceway						
Conduit	100%	2047	* *	1		

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

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

Asset #: 13327

Electrical	Current Repair	r Future Rep	olacement	Ma	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	mated Cost Year Estin FY	mated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Panelboards						
Fused Disc Sw	10%	2043	* *	5		
Molded Case Bkrs	90%	2043	* *	5	\$300	
Wiring						
Thermoplastic	100%	2047	* *	1		
Motor Controllers				_		
Locally Mounted	100%	2040	* *	5	\$100	
Ground						
Grounding Devices	1000/	LIEE	* *	~	#200	
Generic	100%	LIFE	* *	5	\$300	
Lighting Lighting						
Interior Lighting Fluorescent	88%	2032	* *	10	\$9,300	
Tuorescent		2032 Extent : Moderate, Area Affe		10	\$9,300	
	Location: Throughout Th		cica . 10070			
Fluorescent	2%	2032	* *	10	\$200	
	Compact Fluorescent Light Location: Throughout Th	t, Extent : Moderate, Area A ke Building	Affected : 100	%		
Floring			* *	10	¢1 100	
Fluorescent	10%	2032 Extent : Moderate, Area Affe		10	\$1,100	
	Location : Hallways	мет : тоиетие, Агеи Ајје	ciea . 100/0			
Egress Lighting						
Emergency, Battery	50%	2032	* *	10	\$1,400	
Exit, LED	50%	2055	* *	1		
Exterior Lighting						
HID	100%	2032	* *	10		
Alarm						
Fire/Smoke Detection	000/					
No Component	80%	2022		1.2	Ф1 400	
Generic, Digital	20%	2032	* *	1-3	\$1,400	

Mechanical	Current Repair	Future Rep	lacement	M	aintenance	
System Component Type	% of Fail Date Estimated (Total (Years)	Cost Year Estin	nated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2047	* *	1		
Conversion Equipment						
Furnace	50%	2032	* *	1	\$2,900	
	Other Observation, Extent : Moder	ate, Area Affected :	100%			
	Location: Roof					
	Explanation: 2 Units					
Hot Water Boiler	50%	2047	* *	1	\$2,900	
	Recent Installation, Extent: Light,	Area Affected : 100	%			
	Location : 1 Boiler In Boiler Roo	m				

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

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

Mechanical		Current Repair	Future	Replacement	Maintenance		
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year F FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Distribution							
Hot Wtr Piping/Pump	100%		2043	* *	4	\$900	
Terminal Devices							
Convector/Radiator	100%		2032	* *	1	\$3,700	
Air Conditioning							
Energy Source							
Electricity	100%		2043	* *	1		
Conversion Equipment							
Ext Pkg Unit -	100%		2032	* *	2	\$700	
Heating/Cooling							
	_	gerant, Extent : Moderate, Ai	rea Affectea	d : 100%			
	Location	: 3 Units					
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$10,200	
Exhaust Fans							
Roof	100%		2032	* *	2	\$400	
Plumbing							
H/C Water Piping							
Galv Iron/Steel	100%		2040	* *	1		
Water Heater							
Gas Fired	100%		2027	\$2,700	2	\$200	
		tallation, Extent : Light, Area : : Mechanical Room	Affected:	100%			
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures			<u> </u>				
Generic	100%						
Vertical Transport							
Elevators							
Hydraulic	100%		LIFE	* *			
J		ervation, Extent : Light, Area		100%			
	Location	_	JJ	•			
		tion : One Unit					
	Елриана	non. One Onn					

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

Page: 78

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : COUNTEE CULLEN BRANCH LIBRARY

Address : 104 WEST 136TH ST. NEAR MALCOLM X BLVD.

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 23,345 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 29-Mar-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,1M,2,3

Block : 1920 Lot : 26 BIN : 1058275

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$721,800	\$36,900
Interior Architecture	\$95,900	\$103,800
Electrical		\$253,300
Mechanical	\$112,600	
Total	\$930,300	\$393,900
Importance Code A	\$834,400	\$36,900
Importance Code B		\$304,800
Importance Code C	\$95,900	\$52,300
Total	\$930,300	\$393,900

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$51,600			
Interior Architecture	\$51,700		\$1,600	\$16,000
Electrical	\$16,500	\$400	\$600	\$700
Mechanical	\$32,600	\$5,200	\$5,500	\$5,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$156,300	\$9,600	\$11,600	\$25,900
Importance Code A	\$51,600	\$2,300	\$2,300	\$2,300
Importance Code B	\$96,800	\$7,300	\$7,700	\$23,600
Importance Code C	\$8,000		\$1,600	



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

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

Architecture	Current Repair	Future Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
Exterior					
Exterior Walls					
Masonry: Brick	25%	LIFE **	5	\$17,700	
	Sidewalk Shed in Use, Extent : Severe, Location : Due To Loose And Delami		le		
Masonry: Brick	65% Now \$137,800 Diagonal Cracks, Extent : Moderate, A Location : Chimney		5	\$23,100	
	Jnt Mortar Miss/Erod, Extent : Modera Location : East Facade, West Facade	==			
	Worn/Eroded, Extent : Moderate, Area				
	Location: West Facade, East Facade				
Pre-Cast Concrete	3% Now \$7,000	LIFE **	5	\$3,500	1
	Broken/Missing Elements, Extent : Seve Location : Window Details - Street Fo		ce		
Slate Panels	5% Now \$91,900 Broken/Missing Elements, Extent: Seve Location: Window Sills - East, West,		5	\$1,300	
	Cracking/Crumbling, Extent : Severe, A Location : Window Sills - East, West,	rea Affected : 100% South Facades			
	Spalling, Extent : Severe, Area Affected Location : Window Sills - East, West,				
Wood	2% Now \$36,900 Dry Rot/Decay, Extent : Severe, Area A Location : Trim At Windows - East, W		5	\$1,800	1
Windows					
Aluminum	40% Now \$16,300 Broken/Missing Elements, Extent: Mod Location: 3rd Floor Windows Hardware Missing, Extent: Moderate, Location: 3rd Floor Windows		5	\$2,000	
Steel	60% 0-2 \$305,400 Corrosion/Rusting, Extent: Severe, Are Location: East Facade, West Facade Deteriorated Finish, Extent: Severe, A Location: East Facade, West Facade	rea Affected : 100%	5	\$36,900	1
	Thermally Inefficient, Extent : Moderat Location : East Facade, West Facade	==			

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

Architecture	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estimated Cost FY	Cycle Estimated Cos (Yrs)	St Priority
Exterior	'	<u> </u>	1	•
Parapets				
Cast Stone/Terra Cotta	5%	LIFE **	5-10 \$6,300)
Masonry: Brick	25% Now \$12.	,700 LIFE **	5 \$1,100)
	Loose/Delam Surface, Extent : M	oderate, Area Affected : 25%		
	Location : Interior Face Of Nor	th Parapet		
	Misaligned/Bulging, Extent : Light Location : North Parapet Wall	nt, Area Affected : 20%		
	Spalling, Extent : Moderate, Area Location : Interior Face Of Nor	==		
Masonry: Brick	63% Now \$47.	.900 LIFE **	5 \$2,800)
	Jnt Mortar Miss/Erod, Extent: M Location: East And West Parap	oderate, Area Affected : 50%	, , , , ,	
	Misaligned/Bulging, Extent : Mod Location : Throughout			
	Spalling, Extent : Moderate, Area Location : East And West Parap			
	Worn/Eroded, Extent : Moderate,			
	Location : East And West Parag			
Masonry: Limestone	2% Now \$1.	,800 LIFE **	5 \$100)
Wasomy. Emiestone	Jnt Mortar Miss/Erod, Extent : M		σ	,
	Location : Coping At Parapet C			
	Caulking Deteriorated, Extent : N			
	Location: Coping At Parapet C	==		
Metal Security Bars		,200 2067 **		1
Metal Security Bars	Corrosion/Rusting, Extent: Seven	,200 2007		1
	Location: At Roof Over Mezzan			
	Loose/Miss Fasteners, Extent : M			
	Location : At Roof Over Mezzan			
March ConstEr			φ40 <i>t</i>	`
Metal: Cage/Fence	3% Now \$ Corrosion/Rusting, Extent: Mode Location: At West Parapet	2032	5 \$400)
	Deteriorated Finish, Extent : Mod	derate. Area Affected : 25%		
	Location : At West Parapet	,		

Asset #: 4221

Architecture		Current l	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
xterior								
Roof	0.207		Φ00 100	2025	* *			
Modified Bitumen	Location Debris Pro Location Patching I Location Ponding, I Location Seams Open	a: Over Th. esent, Exter e: Under D Evident, Ex e: Through Extent: Mo e: Over Th. en/Split, Ex	nt : Severe, Area A Junnage tent : Light, Area A out, 2011 oderate, Area Affec ird Floor stent : Severe, Area	ffected : A Affected : ted : 50%	25% 10%			1
		: Over Th			1 100/			
		etration, E : Over 3rd	xtent : Moderate, 1 l Floor	Area Affe	cted : 10%			
Panel/Paver: Cer/Brk	Location Miss/Dam Location Vegetation	: Small Se aged Flash : Small Se	\$9,300 Extent: Moderate ction Over Mezzar ings, Extent: Mod ction Over Mezzar Extent: Severe, Are ne Roof	iine lerate, Ar iine	ea Affected : 25%			
			: Moderate, Area ction Over Mezzar		: 25%			
Skylight, Metal/Glass	2%			2037	* *	10	\$1,100	
terior								
						2		
Floors Carpet	_	_	\$18,000 Extent : Moderate	2026 e, Area Aj	\$360,600 ffected : 25%	3	\$42,800	
Carpet	Staining/L Location		Extent : Moderate	e, Area Aj	ffected : 25%			
Carpet Cast in Place Concrete	Staining/L Location 5%	Discoloring	Extent : Moderate	e, Area Aj		5	\$8,900	
Carpet Cast in Place Concrete Ceramic Tile	Staining/L Location 5% 5%	Discoloring : Basemen	Extent : Moderate	LIFE 2036	ffected : 25% **	5 5	\$8,900 \$2,000	
Carpet Cast in Place Concrete	Staining/L Location 5% 5% 5%	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate	LIFE 2036 LIFE	#* ** **	5	\$8,900	
Carpet Cast in Place Concrete Ceramic Tile Terrazzo	Staining/L Location 5% 5% 5% Cracking/C	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE	# * * * * * * * * * * * * * * * * * * *	5 5	\$8,900 \$2,000 \$1,600	
Carpet Cast in Place Concrete Ceramic Tile	Staining/L Location 5% 5% 5% Cracking/Location	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE LIFE e, Area Aj	#* ** **	5 5 5	\$8,900 \$2,000	
Carpet Cast in Place Concrete Ceramic Tile Terrazzo Vinyl Tile	Staining/L Location 5% 5% 5% Cracking/Location	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE LIFE e, Area Aj	# * * * * * * * * * * * * * * * * * * *	5 5 5	\$8,900 \$2,000 \$1,600 \$3,100	
Carpet Cast in Place Concrete Ceramic Tile Terrazzo Vinyl Tile Interior Walls Ceramic Tile	Staining/L Location 5% 5% 5% Cracking/ Location 15%	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE 2, Area Aj	## ** ** ## ## #fected : 10%	5 5 5	\$8,900 \$2,000 \$1,600 \$3,100 \$3,200	
Carpet Cast in Place Concrete Ceramic Tile Terrazzo Vinyl Tile Interior Walls	Staining/L Location 5% 5% 5% Cracking/L Location 15% 3%	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE 2040 2027 2027	## ## ## ## ## ## ##	5 5 5 5	\$8,900 \$2,000 \$1,600 \$3,100	
Carpet Cast in Place Concrete Ceramic Tile Terrazzo Vinyl Tile Interior Walls Ceramic Tile Concrete Masonry Unit	Staining/L Location 5% 5% 5% Cracking/ Location 15% 3% 5%	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE 2, Area Ay 2027 2030 LIFE	## ## ## ## ## ## ## ## ## ## ## ## ##	5 5 5 5	\$8,900 \$2,000 \$1,600 \$3,100 \$3,200 \$4,300	
Carpet Cast in Place Concrete Ceramic Tile Terrazzo Vinyl Tile Interior Walls Ceramic Tile Concrete Masonry Unit Gypsum Board	Staining/L Location	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE, Area Aj 2027 2030 LIFE LIFE	######################################	5 5 5 5 5 5 5-10	\$8,900 \$2,000 \$1,600 \$3,100 \$3,200 \$4,300 \$148,200	
Cast in Place Concrete Ceramic Tile Terrazzo Vinyl Tile Interior Walls Ceramic Tile Concrete Masonry Unit Gypsum Board Plaster Ceilings AcousTileSusp.Lay-In	Staining/L Location 5% 5% 5% Cracking/ Location 15% 3% 5% 82% 10%	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE, Area Aj 2027 2030 LIFE LIFE LIFE 2032	######################################	5 5 5 5 5 5-10 5-10	\$8,900 \$2,000 \$1,600 \$3,100 \$3,200 \$4,300 \$148,200 \$9,000	
Cast in Place Concrete Ceramic Tile Terrazzo Vinyl Tile Interior Walls Ceramic Tile Concrete Masonry Unit Gypsum Board Plaster Ceilings	Staining/L Location	Discoloring : Basemen 0-2 Crumbling,	Extent : Moderate \$9,400	LIFE 2036 LIFE 2, Area Aj 2027 2030 LIFE LIFE LIFE	## ## ## ## ## ## ## ## ## ## ## ## ##	5 5 5 5 5 5 5-10 5-10	\$8,900 \$2,000 \$1,600 \$3,100 \$3,200 \$4,300 \$148,200 \$9,000	

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

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

Asset #: 4221

Electrical	Current Repair	Futur	e Replacement	Maintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Inder 600 Volts	•					•	
Service Equipment							
Fused Disc Sw	100%	2027	\$2,500	5	\$100		
	Other Observation, Extent : Moderate,	Area Affe	ected : 100%				
	Location: Electrical Room						
	Explanation: Two 400 Amps Main D	iscconnec	et Switch				
Raceway	000/	2027	Φ20,000	4			
Conduit	90%	2027	\$28,000	1			
Conduit	10%	2047	str. str.	1			
Panelboards	50/	2026	¢1 100	_			
Fused Disc Sw	5%	2026	\$1,100	5	\$500		
Molded Case Bkrs	75%	2026	\$16,700	5	\$500 \$100		
Molded Case Bkrs	20%	2026	\$4,400	5	\$100		
Wiring	200/	2027	\$22,000	1			
Thermoplastic	80%	2027 2047	\$22,000	1			
Thermoplastic Motor Controllers	20%	2047		1			
Locally Mounted	60%	2025	\$26,900	5	\$100		
Locally Mounted	40%	2040	\$20,900 * *	5	\$100		
bround	4070	2040			Ψ100		
Grounding Devices							
Generic Generic	100%	LIFE	* *	5	\$700		
ighting	10070				Ψ700		
Interior Lighting							
Fluorescent	30%	2032	* *	10	\$6,400		
	Other Observation, Extent : Moderate,	Area Affe	ected : 100%		7 - 7,		
	Location: Throughout The Building	33					
	Explanation: Using T-8 Lamps						
Fluorescent	10%	2032	* *	10	\$2,100		
Fluorescent	10% Compact Fluorescent Light, Extent: M	2032 oderate. A		10 %	\$2,100		
Fluorescent	Compact Fluorescent Light, Extent : M				\$2,100		
	Compact Fluorescent Light, Extent : M Location : Throughout The Building	oderate, A	Area Affected : 100	%			
Fluorescent	Compact Fluorescent Light, Extent : M Location : Throughout The Building 60%	2022	Area Affected : 100 \$139,000		\$2,100 \$12,800		
	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate,	2022	Area Affected : 100 \$139,000	%			
	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building	2022	Area Affected : 100 \$139,000	%			
Fluorescent	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate,	2022	Area Affected : 100 \$139,000	%			
Fluorescent Egress Lighting	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps	oderate, A 2022 Area Affe	\$139,000 ected: 100%	10	\$12,800		
Fluorescent Egress Lighting Emergency, Battery	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps 50%	2022 Area Affe	\$139,000 \$139,000 ected: 100%	10			
Fluorescent Egress Lighting Emergency, Battery Exit, Service	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps	oderate, A 2022 Area Affe	\$139,000 ected: 100%	10	\$12,800		
Fluorescent Egress Lighting Emergency, Battery Exit, Service Exterior Lighting	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps 50% 50%	2022 Area Affe 2022 2022	\$139,000 ected: 100% \$15,600 \$1,700	10 10 1	\$12,800 \$2,800		
Fluorescent Egress Lighting Emergency, Battery Exit, Service Exterior Lighting HID	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps 50%	2022 Area Affe	\$139,000 \$139,000 ected: 100%	10	\$12,800		
Fluorescent Egress Lighting Emergency, Battery Exit, Service Exterior Lighting HID	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps 50% 50%	2022 Area Affe 2022 2022	\$139,000 ected: 100% \$15,600 \$1,700	10 10 1	\$12,800 \$2,800		
Egress Lighting Emergency, Battery Exit, Service Exterior Lighting HID clarm Security System	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps 50% 50%	2022 Area Affe 2022 2022	\$139,000 ected: 100% \$15,600 \$1,700	10 10 1	\$12,800 \$2,800		
Egress Lighting Emergency, Battery Exit, Service Exterior Lighting HID llarm Security System No Component	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps 50% 50%	2022 Area Affe 2022 2022 2022	\$139,000 ected: 100% \$15,600 \$1,700	10 10 1	\$12,800 \$2,800 \$100		
Egress Lighting Emergency, Battery Exit, Service Exterior Lighting HID llarm Security System No Component Generic	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps 50% 50%	2022 Area Affe 2022 2022	\$139,000 \$139,000 ected: 100% \$15,600 \$1,700 \$87,400	10 10 10 1 10	\$12,800 \$2,800		
Egress Lighting Emergency, Battery Exit, Service Exterior Lighting HID llarm Security System No Component	Compact Fluorescent Light, Extent: M Location: Throughout The Building 60% Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: Using T-12 Lamps 50% 50%	2022 Area Affe 2022 2022 2022	\$139,000 \$139,000 ected: 100% \$15,600 \$1,700 \$87,400	10 10 10 1 10	\$12,800 \$2,800 \$100		

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

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

Asset #: 4221

Mechanical		Current l	Repair	Future	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2047	* *	1		
Conversion Equipment								
Steam Boiler	100%	Now	\$112,600	2047	**	1	\$20,800	
			Extent : Moderate, A	Area Affe	cted : 100%			
		: Boiler R						
D:	Explana	tion: 4 Un	its - Inadequate He	at Output	<u> </u>			
Distribution	1000/	NT.	¢1.c 200	2027	* *	4	¢1 200	
Steam Piping/Pump	100%	Now	\$16,200	2037		4	\$1,200	
			: Moderate, Area A		3%			
	Locanon	: Traps Ai	nd Condensate Reti	irn Lines				
Terminal Devices	400/			2025	* *	1	Ø 5 000	
Air Handler	40%			2035	* *	1	\$5,800 \$4,500	
Convector/Radiator	60%			2040		1	\$4,500	
Air Conditioning								
Energy Source	1000/			2042	* *	1		
Electricity Conversion Equipment	100%			2043	-1- 44	1		
Exterior Pkg Unit -	35%			2035	* *	2	\$500	
Cooling	33%			2033		2	\$300	
Coomig	Other Ohs	ervation I	Extent : Light, Area	Affected	. 100%			
	Location		meni . Ligni, meu	Пусстей	. 10070			
		-	gerant Type 410a					
No Component	65%	ion . Itejri	Serain Type 110a					
Terminal Devices	03/0							
Fan Coil - Cooling	35%			2032	* *	1	\$2,600	
No Component	65%			2032		1	\$2,000	
Heat Rejection	0370							
Air Condenser Unit	35%			2035	* *	2	\$5,700	
No Component	65%			2033		2	Ψ5,700	
Ventilation	0.570							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$20,600	
Exhaust Fans	10070						÷ 2 0,000	
Roof	100%			2027	\$18,400	2	\$700	
Plumbing	10070				420,100		Ψ,00	
H/C Water Piping								
Brass/Copper	20%			2037	* *	1		
Galv Iron/Steel	80%			2032	* *	1		
Water Heater								
Gas Fired	100%			2025	\$5,400	2	\$300	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Submersible	100%			2018	\$6,600	4	\$2,500	
					· / ·		. , -	

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

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

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	Year Estimated Cos FY	Cycle Estimated Cost (Yrs)	Priority
Plumbing				
Fixtures				
Generic	100%			
Vertical Transport				
Elevators				
Hydraulic	100%	LIFE *	*	
	Other Observation, Extent: Light, Are	ea Affected : 100%		
	Location: B, 1, M, 2, 3			
	Explanation : One Unit			
Fire Suppression				
Sprinkler				
No Component	85%			
Generic	15%	2047 *	* 1-2 \$1,000	

Page: 85

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : EPIPHANY BRANCH LIBRARY

Address : 228 EAST 23RD ST. NEAR THIRD AVE.

Borough : MANHATTAN Agency's Number : E03

Area Sq Ft : 16,218 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 26-Aug-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 903 Lot : 46 BIN : 1019661

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$178,800	
Electrical	\$92,400	\$123,900
Mechanical	\$203,200	\$52,000
Total	\$474,400	\$175,900
Importance Code A	\$178,800	
Importance Code B	\$295,600	\$175,900
Total	\$474,400	\$175,900

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$57,700	\$15,200		
Interior Architecture	\$50,800		\$7,300	\$1,100
Electrical	\$14,200	\$24,100	\$300	\$300
Mechanical	\$6,600	\$24,200	\$4,400	\$1,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$133,300	\$67,400	\$15,900	\$7,200
Importance Code A	\$58,500	\$16,200	\$800	\$800
importance code ii	φ50,500	Ψ10,200	ΨΟΟΟ	ΨΟΟΟ
Importance Code B	\$50,000	\$51,200	\$15,100	\$6,400
•	· · ·		,	,



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

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

Asset #: 13331

rchitecture		Current	Repair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior								
Exterior Walls Masonry: Brick	_	2-4 Crumbling a : Through	\$78,000 , Extent : Light, Are	LIFE ea Affecte	* * ed : 10%	5	\$26,100	
Masonry: Granite		2-4 r Miss/Ero i : Through	\$21,800 d, Extent : Light, Ai nout	LIFE rea Affec	* * ted : 10%	5	\$1,400	
Masonry: Limestone		2-4 r Miss/Ero i : Through	\$100,800 d, Extent : Light, Ai nout	LIFE rea Affec	* * ted : 10%	5	\$7,000	
Windows Aluminum		2-4 issing Elen i : Through	\$31,700 ments, Extent : Ligh nout	2040 t, Area A	* * ffected : 20%	5	\$1,900	
Parapets								
Cast Stone/Terra Cotta	_	4+ Crumbling 1 : Through	\$4,200 , Extent : Light, Are nout	LIFE ea Affecte	* * ed : 10%	5	\$2,600	
Masonry: Brick		Crumbling 1 : Through	, Extent : Light, Are	LIFE ea Affecte	* * ed : 10%	5	\$3,000	
Roof Modified Bitumen	100%			2029	* *	10	\$15,200	
terior								
Floors Carpet	60%			2023	\$184,200	2	\$21,800	
Vinyl Tile	35% Cracking/	2-4 Crumbling a : Through	\$14,300 , Extent : Light, Are	2029	* *	3	\$3,200	
Wood	5%			2052	* *	5	\$2,300	
Interior Walls Gypsum Board		2-4 Crumbling a : Through	\$1,300 , Extent : Light, Are	LIFE ea Affecte	* * ed : 5%	5	\$3,800	
Masonry: Brick	15%			LIFE	* *			
Plaster	70% Cracking/	2-4 Crumbling a : Through	\$23,500 , Extent : Light, Are nout	LIFE	* * ed : 10%	5	\$8,900	
Ceilings AcousTileConcealSpLn	Cracking/	0-2 Crumbling 1 : Through	\$11,700 , Extent : Severe, A	2037 rea Affec	* * ted : 20%	5	\$3,000	
AcousTileSusp.Lay-In	10%			2037	* *	5	\$2,400	
Gypsum Board	5%			LIFE	* *	5	\$1,500	
Plaster	60%			LIFE	* *	5	\$9,100	
Wood	5%			LIFE	* *	5	\$10,600	

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

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

Asset #: 13331

Electrical	Current Repair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts						
Service Equipment						
Molded Case Bkrs	100%	2024	\$1,500	5	\$400	
	Other Observation, Extent : Me	oderate, Area Affe	cted : 100%			
	Location: Basement					
	Explanation: One 700 Amps	Main Disconnect	Switch			
Switchgear / Switchboard						
Molded Case Bkrs	100%	2024	\$32,000	5	\$400	
Raceway						
Conduit	5%	2034	* *	1		
Conduit	95%	2024	\$29,500	1		
Panelboards						
Fused Disc Sw	10%	2023	\$1,500	5		
Molded Case Bkrs	90%	2023	\$13,300	5	\$400	
Wiring						
Braided Cloth	50% 2-4 \$	13,700 2049	* *	1		
	Insulation Aged, Extent : Mode	erate, Area Affecte	d: 50%			
	Location: Throughout					
Thermoplastic	10%	2034	* *	1		
Thermoplastic	40%	2024	\$11,000	1		
Motor Controllers			+,			
Locally Mounted	100%	2022	\$29,900	5	\$100	
Fround	13070		42 ,,,,,		4100	
Grounding Devices						
Generic	100%	LIFE	* *	5	\$200	
ighting					7-00	
Interior Lighting						
Fluorescent	20%	2029	* *	10	\$3,000	
	Other Observation, Extent : Mo		cted : 100%		72,000	
	Location: 2nd Floor And Ch					
	Explanation: T-5 Lamps					
Fluorescent	77%	2024	\$123,900	10	\$11,500	
Tuorescent	Other Observation, Extent : Mo			10	Ψ11,500	
	Location: Throughout The B					
	Explanation: Using T-12 Lan	_				
Incandescent	3%	2019	\$4,800	2		
Egress Lighting	3 70	2019	Φ 4 ,ουυ			
Egress Lighting Emergency, Battery	50%	2024	\$10,800	10	\$2,000	
	50%	2024	\$10,800		\$2,000	
Exit, Service	JU%	2024	\$1,100	1		
Exterior Lighting HID	70%	2019	¢42 500	10		
Incandescent	30%	2019	\$42,500 \$15,500			
Alarm	30%	2019	\$15,500	2		

Alarm

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

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

Asset #: 13331

Electrical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Alarm				
Fire/Smoke Detection				
No Component	70%			
Generic	30%	2019 \$49,900	1-3 \$3,000	
	Other Observation, Extent : Moderate, .	Area Affected : 100%		
	Location: Throughout The Building			
	Explanation : No Smoke And Heat De	tectors		

Mechanical		Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2044	* *	1		
Conversion Equipment								
Hot Water Boiler	100%			2029	* *	1	\$8,000	
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$1,600	2032	* *	4	\$800	
	Leak Evid	lent, Extent	: Moderate, Area A	Affected :	2%			
	Location	ı : Boiler S	upply Isolating Val	ve				
Terminal Devices								
Air Handler	60%			2024	\$52,000	1	\$6,000	
Convector/Radiator	40%			2029	* *	1	\$2,100	
Air Conditioning								
Energy Source								
Electricity	100%			2040	* *	1		
Conversion Equipment								
Interior Pkg Unit -	75%	0-2	\$155,200	2029	* *	2	\$600	
Cooling								
	Other Obs	servation, E	Extent : Light, Area	Affected	! : 100%			
	Location	ı : 3rd Floo	or Mechanical Room	n				
	Explana	tion : Obso	lete Equipment					
Exterior Pkg Unit - Cooling	25%	Now	\$900	2019	\$18,500	2	\$200	
, and the second		oning, Exte 1 : Control	nt : Moderate, Ared System	a Affecte	d : 5%			
Heat Rejection								
Remote Air Cond	50%	0-2	\$48,000	2034	* *	2	\$4,500	
		servation, E	Extent : Moderate, A		ected : 100%		. , -	
	Location	a : Roof		30				
			lete Equipment					
No Component	50%		1 1					
Ventilation	2070							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$9,000	

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

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

Mechanical		Current R	epair	Futur	e Replacement	M		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Ventilation								
Exhaust Fans								
Interior	70%			2029	* *	2	\$400	
Roof	30%			2029	* *	2	\$200	
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2029	* *	1		
Water Heater								
Gas Fired	100%			2019	\$3,700	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%	Now	\$2,200	LIFE	* *	1		
		nt, Extent : : Basement	Moderate, Area A Stack	Affected :	30%			
Backflow Preventer								
Generic	100%			2024	\$1,600	1	\$1,000	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
•	Other Obse	ervation, E	xtent : Light, Area	Affected	: 100%			
	Location	: Basement	t: 3rd Floor					
	Explanati	ion : One U	^J nit					
Fire Suppression Sprinkler								
No Component	85%							
Generic	15%			2044	* *	1-2	\$700	

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Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : FORT WASHINGTON BRANCH LIBRARY
Address : 535 WEST 179TH ST. NEAR AUDUBON AVE.

Borough : MANHATTAN Agency's Number : F01

Area Sq Ft : 15,158 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 01-Jul-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 2153 Lot : 53 BIN : 1063632

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$887,300	\$64,300
Interior Architecture	\$179,500	\$66,900
Electrical	\$317,600	
Mechanical	\$45,100	\$48,600
Total	\$1,429,500	\$179,800
Importance Code A	\$887,300	\$64,300
Importance Code B	\$473,900	\$115,500
Importance Code C	\$68,300	
Total	\$1,429,500	\$179,800

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$41,400	\$10,300		
Interior Architecture	\$73,400	\$2,000	\$14,300	\$2,000
Electrical	\$2,800	\$29,200	\$1,100	\$1,100
Mechanical	\$77,800	\$1,800	\$3,900	\$1,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$199,400	\$47,300	\$23,300	\$8,900
Importance Code A	\$76,700	\$11,000	\$700	\$700
Importance Code B	\$122,700	\$36,300	\$22,600	\$8,100
Importance Code C				
Total	\$199,400	\$47,300	\$23,300	\$8,900



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

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

Architecture	Currer	nt Repair	Futur	e Replacement	М	aintenance			
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
Exterior									
Exterior Walls									
Masonry: Brick	60% Now Diagonal Cracks, Location: Chim	\$295,600 Extent : Moderate, A ney	LIFE rea Affect	* * ted : 40%	5	\$33,000			
	Int Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%								
	Location: North And West Facades								
	Spalling, Extent : Moderate, Area Affected : 30%								
	Location: North And West Facades								
	Worn/Eroded, Extent: Moderate, Area Affected: 25%								
	Location: North	And West Facades							
Masonry: Granite	5% Now	\$96,600	LIFE	* *	5	\$2,100			
•	Jnt Mortar Miss/E	rod, Extent : Modera	te, Area A	Affected : 25%					
	Location: South	Facade							
Masonry: Limestone	25% Now	\$495,100	LIFE	* *	5	\$10,300			
·	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25% Location : South Facade								
			Area Aft	fected · 5%					
	Misaligned/Bulging, Extent : Moderate, Area Affected : 5% Location : South Facade								
	Staining/Discoloring, Extent: Moderate, Area Affected: 25%								
	Location : South Facade								
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location: South Facade								
	Explanation: Sidewalk Shed In Use								

Asset #: 13332

Architecture	Current Repair			Futur	e Replacement	M		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior								
Parapets						_		
Masonry: Brick	Location Diagonal	Crumbling, a: Interior	tent : Moderate, Ar	-	-	5	\$2,000	
	Jnt Morta		d, Extent : Moderat	e, Area A	Affected : 50%			
		Extent : Mo n : West Fa	derate, Area Affect cade	ed : 25%	ó			
Masonry: Limestone	5%			LIFE	* *	5	\$200	
Masonry: Sandstone	2%	Now	\$400	LIFE	* *	5	\$100	
Metal: Cage/Fence	Explana 5% Corrosion Location Deteriora	a: At First tion: This 4+ /Rusting, E a: East Fac ted Finish,	Extent : Moderate,	ally Blue 2029 rea Affe	** cted: 25%	5	\$400	
		: East Fac					*	
Stucco Cement	Location Other Obs Location	n : Coping servation, E n : Coping	\$600 Extent : Moderate Extent : Moderate, A to Cement Has Bee	rea Affe	ected : 50%	5 onry Ston	\$200 e Coping	
Roof								
Asphalt Shingle	_	0-2 Crumbling, a : Through	\$400 Extent : Light, Are out	2027 a Affecto	\$4,400 ed : 10%			
Modified Bitumen	87%			2024	\$64,300	10	\$11,100	
Skylight, Metal/Glass	_	2-4 Crumbling, a : Through	\$16,900 Extent : Light, Are out	2034 a Affecto	* * ed : 10%			

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

rchitecture	Current Repair		Futur	e Replacement	Maintenance			
vstem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
erior								
Floors Carpet	5% 2-4	\$1,400	2020	\$14,300	3	\$1,700		
Curpor	Broken/Missing Elen Location : Through	nents, Extent : Ligh		' '	3	Ψ1,700		
Cast in Place Concrete	10% Now Cracking/Crumbling Location: Stairs	\$4,700 s, Extent : Moderate	LIFE e, Area Aj	* * ffected : 15%	5	\$5,000		
Ceramic Tile	3% 2-4 Cracking/Crumbling Location: Through	_	2027 ea Affecte	\$13,100 ed: 10%	5	\$300		
Cork Tile	15%		2034	* *	5	\$3,000		
Quarry Tile	3%		2029	* *	5	\$1,000		
Vinyl Tile	14% Now Broken/Missing Elen Location: Third Fo Worn/Eroded, Exten Location: Third Fo	loor, Basement t : Severe, Area Affa			3	\$1,200		
Vinyl Tile	35% 2-4 Cracking/Crumbling Location: Through	\$6,700 s, Extent : Light, Ard	2024 ea Affecte	\$66,900 ed:10%	3	\$3,000		
Wood	15% Now Dry Rot/Decay, Exte Location: Third F. Split/Cracked, Exten Location: Third F.	loor t : Severe, Area Aff			5	\$3,200		
	Worn/Eroded, Exten Location: Third F	t : Moderate, Area	Affected .	: 50%				
Interior Walls								
Plaster	25% Now Cracking/Crumbling Location: Third F.	_	LIFE ea Affecte	* * ed : 30%	5	\$4,300		
	Loose/Delam Surfac Location : Third F	_	rea Affeci	ted : 25%				
	Paint Peeling, Exten Location : Third F	==	ected : 10	00%				
	Water Penetration, I Location : Third F		Area Affe	cted : 20%				
Plaster	75% Now Deteriorated Finish, Location: Through		LIFE Area Aff	* * fected : 25%	5	\$12,900		
	Paint Peeling, Exten Location: Through		Affected .	: 20%				

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

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

Asset #: 13332

Architecture	Current Repair	Future Replacement	Maintenance								
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority							
Interior											
Ceilings											
Plaster	25% Now \$22,100	LIFE **	5 \$3,500								
	Cracking/Crumbling, Extent: Severe, A	rea Affected : 25%									
	Location : Third Floor										
	Loose/Delam Surface, Extent : Light, Area Affected : 25%										
	Location : Third Floor	0 1 33									
	Water Penetration, Extent : Severe, Area	Water Penetration, Extent : Severe, Area Affected : 25%									
	Location : Third Floor	33									
Plaster	75% 4+ \$11,100	LIFE **	5 \$10,600								
	Paint Peeling, Extent: Moderate, Area	Affected : 20%	,								
	Location : Throughout										

Current Repair	Future I	Future Replacement		Maintenance	
% of Fail Date Estin Total (Years)	nated Cost Year F FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
100% 2-4	\$1,500 2054	* *	5		
On Extended Life, Extent : I	Moderate, Area Affected	d: 100%			
Location : Electrical Room	m				
Other Observation, Extent:	Moderate, Area Affecte	ed : 100%			
Location : Electrical Room	m				
Explanation : Main Servi	ce Protector Rated @ 80	00 Amps			
100%	2024	\$32,000	5	\$400	
100%	2024	\$31,100	1		
10%	2023	\$1,500	5		
90%	2023	\$13,300	5	\$400	
95%	2024	\$26,100	1		
5%	2050	* *	1		
100%	2022	\$29,900	5	\$100	
100%	LIFE	* *	5	\$200	
	% of Fail Date Esting Total (Years) 100% 2-4 On Extended Life, Extent: Location: Electrical Room Explanation: Main Service 100% 100% 100% 95% 5% 100%	100% 2-4 \$1,500 2054	% of Fail Date Estimated Cost Year Estimated Cost Total (Years)	% of Total Fail Date (Years) Estimated Cost FY Year FY Estimated Cost (Yrs) Cycle (Yrs) 100% 2-4 \$1,500 2054 ** 5 On Extended Life, Extent: Moderate, Area Affected: 100% Location: Electrical Room ** 5 Other Observation, Extent: Moderate, Area Affected: 100% Location: Electrical Room ** ** 5 Explanation: Main Service Protector Rated @ 800 Amps ** ** 5 100% 2024 \$31,100 1 10% 2023 \$1,500 5 90% 2023 \$13,300 5 95% 2024 \$26,100 1 5% 2050 ** 1 100% 2022 \$29,900 5	Total Fail Date Estimated Cost FY Estimated Cost Cycle (Yrs)

Lighting

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

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

Asset #: 13332

Electrical	Current Repa	ir Futu	e Replacement	M			
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Lighting							
Interior Lighting							
Fluorescent	20%	2029	* *	10	\$2,800		
	Other Observation, Extent : Moderate, Area Affected : 100%						
	Location: Basement And	d 1st Floor					
	Explanation: T-8 Lamp.	S					
Fluorescent	70%	2019	\$105,300	10	\$9,700		
	Other Observation, Extens	: Moderate, Area Affe	ected : 100%				
	Location : Throughout T	he Building					
	Explanation: T-12 Lam	os .					
Incandescent	10%	2019	\$15,000	2			
Egress Lighting							
Emergency, Battery	50%	2024	\$10,100	10	\$1,800		
Exit, Service	50%	2024	\$1,100	1			
Exterior Lighting							
HID	100%	2019	\$56,700	10			
Alarm							
Security System							
No Component	50%						
Generic	50%	2032	* *	1	\$2,800		
Fire/Smoke Detection		_		•	_		
Generic	100%	2019	\$155,600	1-3	\$9,300		

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	
Heating									
Energy Source									
Natural Gas	100%			2044	* *	1			
Conversion Equipment			·						
Hot Water Boiler	100%	0-2	\$33,800	2044	* *	1	\$6,700		
	Obsolete l	Equipment,	Extent : Severe, Ar	ea Affec	ted : 100%				
	Location	ı : Basemen	t						
Distribution									
Hot Wtr Piping/Pump	100%	Now	\$3,800	2032	* *	4	\$700		
	Corroded	Extent: M	oderate, Area Affe	cted : 5%	ó				
	Location	i : Through	out						
Terminal Devices									
Air Handler	60%			2024	\$48,600	1	\$5,600		
Convector/Radiator	40%			2029	* *	1	\$2,000		
Air Conditioning									
Energy Source									
Electricity	100%			2040	* *	1			

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

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

Mechanical		Current Repair		Futur	re Replacement	Maintenance				
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
Air Conditioning										
Conversion Equipment Exterior Pkg Unit - Cooling	65%	0-2	\$45,100	2034	* *	2	\$500			
g.	Location Other Obs	R-22 Refrigerant, Extent: Light, Area Affected: 100% Location: Roof Top Unit Other Observation, Extent: Light, Area Affected: 100% Location: Roof								
	Explanation: 2 Units									
No Component	35%									
Terminal Devices Air Handler/Cool/Ht			\$14,500 Extent : Severe, Ai	2034 rea Affec	* * ted : 100%	1	\$3,000			
No Component	65%									
Heat Rejection Remote Air Cond	35% Corroded Location	Extent : So	\$20,400 evere, Area Affected	2034 d : 100%	**	2	\$3,000			
No Component	65%									
Ventilation Distribution										
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$8,500			
Plumbing H/C Water Piping Galv Iron/Steel	100%			2029	* *	1				
Water Heater Gas Fired			\$3,500 stent : Severe, Area	2024 Affected	\$3,500 !: 100%	2	\$200			
Sanitary Piping Cast Iron	100%			LIFE	* *	1				
Storm Drain Piping										
Cast Iron	Leak Evia		\$1,000 : Moderate, Area A The Basement	LIFE Affected :	* *	1				
Fixtures										
Generic		Fixtures, E. 1 : Through	xtent : Severe, Area out	Affected	d : 100%					

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

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Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : FRANCIS MARTIN BRANCH LIBRARY
Address : 2150 UNIVERSITY AVE. @W. 181 ST.

Borough : BRONX Agency's Number : F02

Area Sq Ft : 17,130 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 08-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 3211 Lot : 5 BIN : 2014579

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture		\$66,000
Electrical		\$64,100
Mechanical		\$100,700
Total		\$230,900
Importance Code A		\$66,000
Importance Code B		\$164,900
Total		\$230,900

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$82,900	\$3,300		_
Interior Architecture	\$63,300		\$7,000	\$2,100
Electrical	\$8,100	\$100	\$200	\$200
Mechanical	\$14,100	\$2,500	\$3,200	\$2,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$172,400	\$9,800	\$14,200	\$8,300
Importance Code A	\$83,700	\$4,100	\$800	\$800
Importance Code B	\$53,900	\$5,700	\$12,800	\$7,400
Importance Code C	\$34,700		\$600	
Total	\$172,400	\$9,800	\$14,200	\$8,300



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

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

Asset #: 13333

chitecture		Current I	Repair	Futur	e Replacement	М	aintenance	
tem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
erior								
Exterior Walls								
Cast in Place Concrete	_	4+ iscoloring, : Rear Fac	\$1,900 Extent : Moderate cade	LIFE , Area Ą	* * ffected : 15%	5	\$8,600	
Masonry: Brick	90%			LIFE	* *	5	\$61,700	
Masonry: Granite	Location Vertical C	: Through	nt : Light, Area Afj			5	\$1,300	
Windows								
Aluminum	Location	: Through			* * ! : 100%	5	\$6,600	
		ion : Prote	ctive Metal Grilles					
Glass Block	10%			LIFE	* *	5	\$900	
Parapets Masonry: Brick	Location Jnt Mortar	: East Fac Miss/Eroc	l, Extent : Moderat			5	\$2,100	
	Spalling, E	_	out ht, Area Affected : Parapet Face	15%				
Metal: Cage/Fence		2-4 Rusting, E : Through	\$300 Extent : Moderate, A out	2032 Area Affe	* * cted : 15%	5	\$900	
Pre-Cast Concrete	10%	0-2	\$1,900	LIFE	* *	5	\$1,700	
	Location Vegetation Location Worn/Eroc	: Through Growth, E : Coping S	Extent : Moderate, 1 Stones : Moderate, Area 1	Area Affa	ected : 50%			
Roof								
Roll Roofing	Location Drains Clo	: Various	ent : Moderate, Are			5	\$13,500	
	Patching E Location	Evident, Ex : Through	tent : Light, Area A					
	seams Ope	лазрии, Ел	acia . moueraie, A	i cu rijjet	.cu. 20/0			

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.

Asset #: 13333

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		
nterior										
Floors										
Carpet	3%			2026	\$9,700	3	\$1,200			
Cast in Place Concrete	5%			LIFE	* *	5	\$5,600			
Ceramic Tile	5%			2040	* *	5	\$1,300			
Terrazzo	5%			LIFE	* *	5	\$2,000			
Vinyl Tile	60%	4+	\$13,000	2032	* *	3	\$5,800			
	_	Cracking/Crumbling, Extent : Moderate, Area Affected : 15%								
		n: 1st Floo								
			tent : Moderate, A	rea Affec	ted : 15%					
		n: 1st Floo								
			: Light, Area Affec	ted : 159	%					
	Location	ı : 2nd Floo	or							
Vinyl Tile	17%			2035	* *	3	\$1,600			
Vinyl Tile 9" X 9"	5%			2022	\$14,000	3	\$600			
Interior Walls										
Ceramic Tile	5%			2040	* *	5	\$1,200			
Concrete Masonry Unit	10%			LIFE	* *	5	\$1,900			
Glazed Ceramic Panel	2%	Now	\$14,500	LIFE	* *					
		_	nents, Extent : Seve							
	Location	ı : At Sink A	And Under Window	In Base	ment Storage Roon	n				
	Water Per	netration, E	xtent : Moderate, A	rea Affe	cted : 15%					
	Location	ı : At Sink I	n Basement Storag	e Room						
Gypsum Board	68%			LIFE	* *	5-10	\$26,800			
Plaster	15%			LIFE	* *	5-10	\$3,000			
Ceilings										
AcousTileConcealSpLn	30%			2040	* *	5	\$9,600			
Exposed Concrete	20%			LIFE	* *	5-10	\$6,400			
Gypsum Board	35%		\$1,800	LIFE	* *	5	\$11,200			
• •	Water Per	netration, E	xtent : Severe, Area	a Affecte	d: 2%		•			
	Location	n : 2nd Floo	or Window							
Plaster	15%			LIFE	* *	5-10	\$6,600			
Plaster	15%			LIFE	* *	5-10	\$6,600			

Electrical	Current Repair	Future	Replacement	Ma	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year I	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2027	\$1,500	5	\$100	
	Other Observation, Extent: Mod	erate, Area Affect	ted : 100%			
	Location : Electrical Room					
	Explanation : One 400a & One	200a Main Disco	onnect Switch			
Switchgear / Switchboard						
Molded Case Bkrs	100%	2027	\$32,000	5	\$500	
Raceway						
Conduit	70%	2047	* *	1		
Conduit	30%	2027	\$9,300	1		

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

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

Asset #: 13333

Electrical	Current Re	pair	Futur	e Replacement	M	aintenance		
System Component Type	% of Fail Date E Total (Years)	Stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%		2026	\$700	5			
Molded Case Bkrs	60%		2043	* *	5	\$300		
Molded Case Bkrs	35%		2026	\$5,200	5	\$200		
Wiring	200/ 2.4	Φ	2052	* *	1			
Braided Cloth	20% 2-4 Insulation Aged, Extent	\$5,500 · Moderate Area	2052		1			
	Location : Throughou		і Ајјесіе	a. 100%				
Thermoplastic	40%		2047	* *	1			
Thermoplastic	40%		2027	\$11,000	1			
Motor Controllers								
Locally Mounted	100%		2025	\$29,900	5	\$100		
Ground								
Grounding Devices	400-			de de	_			
Generic	100%		LIFE	* *	5	\$500		
Lighting								
Interior Lighting	5 0/		2022	* *	10	\$000		
Fluorescent	5% Other Observation, Ext	ant · Madarata A	2032		10	\$800		
	Location : Throughou		неи Ајје	ciea . 100/0				
	Explanation : Compac	_						
Fluorescent	55%	ar i moreseem	2032	* *	10	\$8,600		
Tuorescent	Other Observation, Exte	ent · Moderate A		cted · 100%	10	φο,000		
	Location : Throughou		11 cu 11jje	cica . 10070				
	Explanation : T-8 Lan							
Fluorescent	40%		2035	* *	10	\$6,300		
1 1001000000	T-5 Lamps And Fixtures	s, Extent : Moder		a Affected : 100%	-0	Ψ0,200		
	Location : Throughou							
Egress Lighting	<u> </u>							
Emergency, Battery	50%		2022	\$11,400	10	\$2,100		
Exit, Service	50%		2022	\$1,200	1			
Exterior Lighting								
HID	100%		2022	\$64,100	10	\$100		
Alarm								
Security System								
No Component	80%							
Generic	20%		2032	* *	1	\$1,300		

Mechanical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2047	* *	1		

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

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

Asset #: 13333

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
Heating	<u> </u>							
Conversion Equipment Hot Water Boiler		ervation, E. : Boiler Ro	xtent : Light, Area	2040 Affected	**: 100%	1	\$8,500	
		ion : 1 Uni						
Distribution	Expianai							
Hot Wtr Piping/Pump	100%			2043	* *	4	\$1,300	
Terminal Devices								
Air Handler	10%			2027	\$9,200	1	\$1,100	
Convector/Radiator	90%	Now	\$7,200	2040	* *	1	\$4,500	
			t : Severe, Area Aff nge And Librarian		0%			
Air Conditioning								
Energy Source								
Electricity	100%			2043	* *	1		
Conversion Equipment	1.007			2025	Φ. σ. ο ο ο		4000	
Reciprocating	10%			2027	\$5,800	1	\$800	
Compr/Chiller	000/			2022	¢100.700	2	Φ000	
Ext Pkg Unit -	90%			2022	\$100,700	2	\$900	
Heating/Cooling	R-22 Refri	aerant Ext	ent : Moderate, Ar	ea Affect	ed · 100%			
	Location		em : moderate, m	eu rijjeci	eu . 10070			
Terminal Devices	2000000	· riooj						
Air Handler/Cool/Ht	10%			2027	\$7,200	1	\$1,100	
No Component	90%				<i>41,</i> 200	-	Ψ1,100	
Heat Rejection								
Remote Air Cond	10%			2027	\$10,100	2	\$1,200	
No Component	90%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$15,100	
Exhaust Fans								
Interior	90%			2027	\$16,900	2	\$500	
Roof	10%			2027	\$1,300	2	\$100	
Plumbing H/C Water Piping								
Brass/Copper	30%			2047	* *	1		
Galv Iron/Steel	70%			2040	* *	1		
Water Heater								
Gas Fired	100%			2027	\$3,900	2	\$300	
		tallation, E : Mechani	Extent : Light, Area cal Room	Affected	: 100%			
Sanitary Piping	Locuiton	. meenum	Can Hoom					
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping	100/0			<u> </u>				
Cast Iron	100%			LIFE	* *	1		
	200,0							

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

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

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NEW YORK PUBLIC LIBRARY - 035 FRANCIS MARTIN BRANCH LIBRARY

Mechanical	Current Re	pair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date F Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing							
Fixtures							
Generic	100%						
	Other Observation, Ext	ent : Light, Area	Affected	: 25%			
	Location: 2nd Floor						
	Explanation: Rest Ro	ooms Are Under C	Construc	tion In Children A	rea		
Vertical Transport							
Elevators							
Hydraulic	100%		LIFE	* *			
	Other Observation, Ext	ent : Light, Area	Affected	: 100%			
	Location: B-2						
	Explanation: 1 Unit						

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Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : GEORGE BRUCE BRANCH LIBRARY

Address : 518 WEST 125TH ST. NEAR AMSTERDAM AVE.

Borough : MANHATTAN Agency's Number : G01

Area Sq Ft : 17,723 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 11-Jul-2013 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 1980 Lot : 22 BIN : 1059688

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$85,400	\$42,400
Interior Architecture	\$47,400	\$146,600
Electrical	\$71,200	\$9,600
Mechanical		\$243,400
Total	\$204,000	\$442,000
Importance Code A	\$85,400	\$42,400
Importance Code B	\$118,500	\$399,600
Total	\$204,000	\$442,000

Total	\$170.600	\$84,400	\$9.900	\$7.900
Importance Code C	\$8,400			
Importance Code B	\$58,400	\$82,500	\$9,000	\$7,000
Importance Code A	\$103,800	\$1,900	\$900	\$900
Total	\$170,600	\$84,400	\$9,900	\$7,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$23,300	\$43,600	\$4,400	\$1,700
Electrical	\$10,500	\$33,600	\$200	\$200
Interior Architecture	\$30,000	\$2,500	\$1,300	\$2,000
Exterior Architecture	\$103,000	\$800		
EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021



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

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

70% Diagonal Cr Location: Jnt Mortar M Location: Worn/Erodec	Years) Now acks, Exte Througho diss/Erod, Througho d, Extent:	Extent : Moderat ut, Bulkhead	FY LIFE ffected:	**	Cycle (Yrs)	Estimated Cost \$9,000	Priority
Diagonal Cr Location: Jnt Mortar M Location: Worn/Erodec Location:	acks, Exte Througho Iiss/Erod, Througho d, Extent:	ent : Light, Area A ut Extent : Moderat ut, Bulkhead	ffected :		5	\$9,000	
Diagonal Cr Location: Jnt Mortar M Location: Worn/Erodec Location:	acks, Exte Througho Iiss/Erod, Througho d, Extent:	ent : Light, Area A ut Extent : Moderat ut, Bulkhead	ffected :		5	\$9,000	
Diagonal Cr Location: Jnt Mortar M Location: Worn/Erodec Location:	acks, Exte Througho Iiss/Erod, Througho d, Extent:	ent : Light, Area A ut Extent : Moderat ut, Bulkhead	ffected :		5	\$9,000	
Location : ' Worn/Eroded Location : '	Througho d, Extent :	ut, Bulkhead					
Worn/Erodec	d, Extent :		e, Area A	Affected: 50%			
Location:			Affaatad	. 500/			
			Ајјестеи	. 3070			
1.00/	Inrougho	иі, Виікпеци	LIEE	* *		Ф1 200	
	Now	\$22,700					
					3	\$1,000	
Location:	North And	d South Facades					
Location:	North Fac	cade		-			
			Affected	: 25%			
5%			2029	* *	5	\$1,600	
Bent/Warped Location : Corrosion/Ri	l Elements Old Apart usting, Ex	ment tent : Severe, Ared			5	\$1,000	
			2040	* *	5	\$3,600	1
Dry Rot/Dec Location : Split/Cracked	ay, Extent Old Apart d, Extent :	t : Severe, Area Aj ment · Severe, Area Affa	fected : 1		3	ψ3,000	1
50%			2032	* *	5	\$10,300	
Int Mortar M Location : ' Worn/Erode	Iiss/Erod, Througho d, Extent :	ut Moderate, Area A			5	\$1,200	
	in ougno		T TIPIT	sk sk		\$200	
	Now	¢1 100					
Jnt Mortar M Location :	Iiss/Erod, Coping	Extent: Moderat	e, Area A	Affected : 50%	J	\$100	
	10% 5% 10% Jnt Mortar M Location: Staining/Dis. Location: Worn/Eroded Location: 5% 15% Bent/Warped Location: Corrosion/Ri Location: Split/Cracked Location: 50% 80% Jnt Mortar M Location: 15% 5% Jnt Mortar M Location: Worn/Eroded Location: Worn/Eroded Location: Worn/Eroded	10% 5% 10% Now Jnt Mortar Miss/Erod, Location: North And Staining/Discoloring, Location: North Fact Worn/Eroded, Extent: Location: North Fact 5% 15% Now Bent/Warped Element: Location: Old Apart Corrosion/Rusting, Ex Location: Old Apart 35% Now Dry Rot/Decay, Extent: Location: Old Apart Split/Cracked, Extent: Location: Old Apart 50% 80% Now Jnt Mortar Miss/Erod, Location: Througho Worn/Eroded, Extent: Location: Througho 15% 5% Now Jnt Mortar Miss/Erod, Location: Coping	5% 10% Now \$33,700 Jnt Mortar Miss/Erod, Extent: Moderate Location: North And South Facades Staining/Discoloring, Extent: Moderate Location: North Facade Worn/Eroded, Extent: Moderate, Area a Location: North Facade 5% 15% Now \$17,300 Bent/Warped Elements, Extent: Moderate Location: Old Apartment Corrosion/Rusting, Extent: Severe, Area Location: Old Apartment 35% Now \$2,900 Dry Rot/Decay, Extent: Severe, Area Affe Location: Old Apartment Split/Cracked, Extent: Severe, Area Affe Location: Old Apartment 50% 80% Now \$15,600 Jnt Mortar Miss/Erod, Extent: Moderate Location: Throughout Worn/Eroded, Extent: Moderate, Area a Location: Throughout 15% 5% Now \$1,100 Jnt Mortar Miss/Erod, Extent: Moderate Location: Coping Worn/Eroded, Extent: Moderate, Area a Location: Coping Worn/Eroded, Extent: Moderate, Area a	10% Now \$33,700 LIFE 10% Now \$33,700 LIFE Jnt Mortar Miss/Erod, Extent: Moderate, Area A Location: North And South Facades Staining/Discoloring, Extent: Moderate, Area A Location: North Facade Worn/Eroded, Extent: Moderate, Area Affected Location: North Facade 5% 2029 15% Now \$17,300 2049 Bent/Warped Elements, Extent: Moderate, Area Location: Old Apartment Corrosion/Rusting, Extent: Severe, Area Affected Location: Old Apartment 35% Now \$2,900 2040 Dry Rot/Decay, Extent: Severe, Area Affected: Se	10% LIFE ** 5% LIFE ** 10% Now \$33,700 LIFE ** 10% Now \$33,700 LIFE ** Int Mortar Miss/Erod, Extent: Moderate, Area Affected: 25% Location: North And South Facades Staining/Discoloring, Extent: Moderate, Area Affected: 25% Location: North Facade Worn/Eroded, Extent: Moderate, Area Affected: 25% Location: North Facade 5% 2029 ** 15% Now \$17,300 2049 ** Bent/Warped Elements, Extent: Moderate, Area Affected: 25% Location: Old Apartment Corrosion/Rusting, Extent: Severe, Area Affected: 50% Location: Old Apartment 35% Now \$2,900 2040 ** Dry Rot/Decay, Extent: Severe, Area Affected: 25% Location: Old Apartment Split/Cracked, Extent: Severe, Area Affected: 50% Location: Old Apartment 50% 2032 ** 80% Now \$15,600 LIFE ** Int Mortar Miss/Erod, Extent: Moderate, Area Affected: 50% Location: Throughout Worn/Eroded, Extent: Moderate, Area Affected: 20% Location: Throughout 15% LIFE ** 5% Now \$1,100 LIFE ** Jnt Mortar Miss/Erod, Extent: Moderate, Area Affected: 50% Location: Coping Worn/Eroded, Extent: Moderate, Area Affected: 50% Location: Coping Worn/Eroded, Extent: Moderate, Area Affected: 25% Location: Coping Worn/Eroded, Extent: Moderate, Area Affected: 25%	10%	10%

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

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

Architecture		Current l	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Roof								
Modified Bitumen	45%			2024	\$42,400	10	\$6,700	
Modified Bitumen	40%		\$37,700	2034	* *			1
		netration, E						
			d Apartment	A CC . 1	250/			
			: Moderate, Area	Affected .	: 25%			
			d Apartment					
Skylight, Metal/Glass	10%		\$47,800	2034	**			
		issing Elen 1 : Over Ma	nents, Extent : Mod in Roof	erate, Ar	ea Affected : 15%			
		/Rusting, E ı : Over Ma	xtent : Moderate, A in Roof	Area Affe	cted : 20%			
Slate	5%	Now	\$2,700	LIFE	* *			
	Broken/M	issing Elen	ents, Extent : Mod	erate, Ar	ea Affected : 15%			
	Location	ı : At Dorm	ers					
	Cracking/	Crumbling,	Extent: Moderate	, Area Aj	ffected : 25%			
	Location	ı : At Dorm	ers					
Interior								
Floors	1.00/			2022	42 - 5 00	2	\$4.000	
Carpet	10%			2023	\$36,700	3	\$4,000	
Cast in Place Concrete	10%			LIFE	* *	5	\$5,800	
Ceramic Tile	5%			2033		5	\$1,300	
Vinyl Tile Wood	60% 10%			2024 2039	\$146,600 * *	3 5	\$8,000	
Wood	10% 5%	Now	\$47,400	2039	* *	<i>5</i>	\$5,000 \$1,200	
Wood			947,400 nents, Extent : Seve			3	\$1,200	
		ıssıng Lien ı : Old Apa		re, 111eu 1	ngjeciea . 2570			
			: : Severe, Area Aff	ected : 50	0%			
	-	ı : Old Apa		serea . se	570			
Interior Walls		- · · · · · · · · · · · · · · · · · · ·						
Ceramic Tile	5%			2033	* *	5	\$900	
Gypsum Board	25%			LIFE	* *	5	\$2,800	
Plaster	65%			LIFE	* *	5	\$3,600	
Plaster	5%	Now	\$8,000	LIFE	* *	5	\$300	
			Extent : Severe, A		eted : 50%			
	Location: Old Apartment							
	Loose/De	lam Surface	e, Extent : Severe, A	rea Affe	cted : 50%			
	Location	ı : Old Apa	rtment					

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

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

Asset #: 13334

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Ceilings								
AcousTileSusp.Lay-In	5%			2037	* *	5	\$1,300	
Gypsum Board	10%			LIFE	* *	5	\$3,300	
Plaster	80%			LIFE	* *	5	\$13,300	
Plaster	5%	Now	\$18,900	LIFE	* *	5	\$800	
	Broken/M	issing Elem	ents, Extent : Seve	re, Area	Affected : 50%			
	Location	: Old Apar	rtment					
	Loose/Del	am Surface	e, Extent : Severe, A	Area Affe	cted : 50%			
	Location	: Old Apa	rtment					
	Water Pen	etration, E	xtent : Moderate, A	Area Affe	cted : 25%			
	Location	: Old Apa	rtment					

Electrical		Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date Estimated (Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Molded Case Bkrs	100%		2034	* *	5	\$500	
	Other Obse	ervation, Extent : Mod	lerate, Area Affe	ected : 100%			
	Location	: Electrical Room					
	Explanat	ion : Main Service Dis	sconnect Switch	Rated @ 800 Amp	eres		
Switchgear / Switchboard							
Molded Case Bkrs	100%		2034	* *	5	\$500	
Raceway							
Conduit	100%		2034	* *	1		
Panelboards							
Fused Disc Sw	2%		2032	* *	5		
Molded Case Bkrs	98%		2032	* *	5	\$500	
Wiring							
Thermoplastic	100%		2034	* *	1		
Motor Controllers							
Locally Mounted	50%		2022	\$16,400	5	\$100	
Locally Mounted	50%		2029	* *	5	\$100	
Ground							
Grounding Devices							
Generic	100%	Now \$10),300 LIFE	* *	5	\$300	
	Other Obse	ervation, Extent : Seve	re, Area Affecte	d: 100%			
	Location	: Water Meter Room					
	Explanat	ion : Unconnected Ck	Ground				
Lighting							

Lighting

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

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

Asset #: 13334

Electrical	Current Repair		e Replacement	Maintenance			
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Lighting							
Interior Lighting							
Fluorescent	5%	2019	\$9,600	10	\$800		
	T-12 Lamps And Fixtures, I Location: Basement	Extent : Moderate, Ar	ea Affected : 100%	ó			
Fluorescent	90%	2029	* *	10	\$14,600		
	Other Observation, Extent : Location : Throughout Th	e Building					
	Explanation : Compact Fi	luorescent Light Fixti	ıres				
Fluorescent	5%	2024	\$9,600	10	\$800		
	T-8 Lamps And Fixtures, Ex Location : Staff Room	xtent : Moderate, Are	a Affected : 100%				
Egress Lighting							
Emergency, Battery	50%	2024	\$12,900	10	\$2,100		
Exit, LED	40%	2039	* *	1			
Exit, Service	10%	2024	\$300	1			
Exterior Lighting							
Incandescent	100%	2019	\$61,500	2			
Alarm							
Security System							
No Component	70%						
Generic	30%	2019	\$17,400	1	\$2,000		
	Other Observation, Extent : Moderate, Area Affected : 100%						
	Location : Hallways						
	Explanation: Intrusion Al	larm Only					

Mechanical	Current Repair		Futur	Future Replacement		Maintenance	
System Component Type	% of 1 Total	Fail Date Estimated ((Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2034	* *	1		
Conversion Equipment							
Hot Water Boiler	100%		2037	* *	1	\$8,800	
	Other Obse	rvation, Extent : Light,	Area Affected	! : 100%			
	Location .	Basement Boiler Room	η				
	Explanati	on : 1 Unit					
Distribution							
Hot Wtr Piping/Pump	100%		2032	* *	4	\$900	
Terminal Devices							
Convector/Radiator	100%	Now \$9,1	.00 2022	\$181,400	1	\$5,100	
	Leak Evide	nt, Extent : Moderate, A	rea Affected :	20%			
	Location .	Various Areas					
Air Conditioning							
Energy Source							
Electricity	100%		2032	* *	1		

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

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

Asset #: 13334

Mechanical	Current Rep	oair	Future Replacement		Maintenance					
System Component Type	% of Fail Date E Total (Years)		Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority			
Air Conditioning										
Conversion Equipment Reciprocating Compr/Chiller	30%	2	2019	\$19,500	1	\$2,500				
Compi/Cimer	On Extended Life, Exten									
	Location : Basement R-22 Refrigerant, Extent : Light, Area Affected : 30%									
	R-22 Refrigerant, Extend Location : Roof	t : Light, Area Affe	cted : :	30%						
Exterior Pkg Unit - Cooling	70%	2	2024	\$62,000	2	\$800				
	R-22 Refrigerant, Extent : Light, Area Affected : 70% Location : Roof									
Distribution Chilled Wtr Pipe/Pump	30% Now Insul. Deteriorating, Ext Location: Roof	, ,	2024 Affecte	\$28,200 ed:30%	4	\$300				
No Component	70%									
Terminal Devices										
Direct Expansion	30%	2	2019	\$17,900	1					
No Component	70%									
Heat Rejection Air Condenser Unit	30% 0-2 Other Observation, Exte Location: Roof Explanation: On Exte	ent : Moderate, Are	2034 va Affeo	* * cted : 30%	2	\$3,000				
No Component	70%									
Ventilation	, 0, 0									
Distribution										
Ductwork/Diffusers	100%	I	LIFE	* *	2-5	\$9,900				
Exhaust Fans		_			_					
Roof	20%	2	2024	\$3,100	2	\$100				
No Component	80%									
Plumbing H/C Water Piping										
Brass/Copper	100%	2	2034	* *	1					
Water Heater	10070		2031							
Gas Fired	100%	2	2019	\$4,500	2	\$300				
Sanitary Piping				•						
Cast Iron	100%	I	LIFE	* *	1					
Storm Drain Piping										
Cast Iron	100%	I	LIFE	* *	1					
Fixtures Generic	100%									
Vartical Transport										

Vertical Transport

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

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

NEW YORK PUBLIC LIBRARY - 035 GEORGE BRUCE BRANCH LIBRARY

Asset #: 13334

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

Vertical Transport Elevators

Hydraulic 100% LIFE **

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

Location: B, G, 1, 1mez, 2, 2mez

Explanation: 1 Unit

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : GRAND CONCOURSE BRANCH LIBRARY

Address : 155 EAST 173RD ST. @SELWYN AVE.

Borough : BRONX Agency's Number : G02

Area Sq Ft : 18,670 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 08-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 2824 Lot : 34 BIN : 2007870

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$113,200	\$96,800
Interior Architecture		\$45,800
Electrical		\$55,600
Mechanical		\$85,400
Total	\$113,200	\$283,500
Importance Code A	\$113,200	\$96,800
Importance Code B		\$186,700
Total	\$113,200	\$283,500

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$42,900			
Interior Architecture	\$68,200		\$7,300	\$500
Electrical	\$11,400	\$400	\$400	\$400
Mechanical	\$11,000	\$2,400	\$3,600	\$1,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$137,500	\$6,800	\$15,300	\$6,400
Importance Code A	\$43,900	\$900	\$900	\$900
Importance Code B	\$72,700	\$5,900	\$14,400	\$5,400
Importance Code C	\$20,900			
Total	\$137.500	\$6.800	\$15.300	\$6.400



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

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

Asset #: 13335

rchitecture		Current	Repair	Futur	re Replacement	M	aintenance	
vstem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior	-							
Exterior Walls								
Cast Stone/Terra Cotta	1%			LIFE	* *	5	\$3,600	
Masonry: Brick	99%	Now	\$68,400	LIFE	* *	5	\$22,900	
	_	_	Extent: Severe, A	rea Affeo	cted : 10%			
		ı : Above E						
			d, Extent : Moderai	te, Area 1	Affected: 15%			
		i : Through		4 40	r . 1 100/			
	_		Extent : Moderate, orner And Over Ma					
Windows	Location	<i>i</i> . <i>1</i>	Ther And Over Mu	un Entra	nce			
Aluminum	100%	Now	\$11,300	2043	* *	5	\$2,400	
			Extent : Moderate, 1		ected : 10%	5	Ψ2,100	
		ı : Through		33				
		_	Extent : Light, Area	Affected	l : 100%			
		ı : Through						
	Explana	tion : Prote	ective Metal Grilles	r.				
Parapets								
Masonry: Brick	90%		\$44,800	LIFE	* *	5	\$3,900	
			: Light, Area Affec	cted : 159	%			
		ı : Through						
		r Miss/Eroo ı : Through	d, Extent : Severe, 1 out	Area Affe	ected : 15%			
		Extent : Lig 1 : Through	ht, Area Affected : out	20%				
		_	Extent : Severe, Are	a Affecte	ed : 15%			
	Location	ı : 173rd St	reet Facade					
Pre-Cast Concrete	10%	4+	\$800	LIFE	* *	5	\$2,700	
	Vegetation	n Growth, I	Extent : Moderate, .	Area Affe	ected : 20%			
	Location	: Coping :	Stones					
Roof		_						
Modified Bitumen	100%		\$29,000	2027	\$96,800			
	_	_	Moderate, Area Ą	ffected :	20%			
		i : Through		-1.200/	•			
		хтепт : мос 1 : Through	derate, Area Affecto	ea : 30%)			
		_	oui ent : Severe, Area A	Affected .	. 15%			
	Location	i : Through	out		13/0			
	_		vere, Area Affected	: 15%				
		i : At Roof		usa ACC	oto d . 250/			
	_	-	ctent : Moderate, A	rea Affec	nea : 25%			
			Penetrations Extent : Moderate, A	Araa Affa	octod · 5%			
		ieiraiion, E 1 : Third Fl		теи Ајје	.c.eu . 5/0			

Interior

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

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

Asset #: 13335

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Floors								
Carpet	45%			2026	\$159,100	3	\$18,900	
Terrazzo	10%			LIFE	* *	5	\$4,400	
Vinyl Tile	30%			2032	* *	3	\$3,100	
Vinyl Tile 9" X 9"	15%	Now	\$4,600	2022	\$45,800	3	\$1,600	
•	Broken/Mi	issing Elem	ents, Extent : Seve	re, Area	Affected : 15%			
	Location	: Basemen	t					
Interior Walls								
Plaster	100%			LIFE	* *	5-10	\$32,400	
Ceilings								
AcousTileSusp.Lay-In	70%	0-2	\$31,400	2040	* *	5	\$9,800	
	O	iscoloring, : Third Fl	Extent : Moderate oor	, Area A	ffected : 30%			
	Water Pen	etration, E	xtent : Severe, Ared	a Affecte	d : 5%			
	Location	: At Stair	Landing Opposite N	Main Des	sk			
Plaster	30%			LIFE	* *	5-10	\$14,400	

Electrical	Cur	rent Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Total (Ye	Date Estimated Cost ars)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	50%		2027	\$700	5		
	Other Observati Location : Ele	ion, Extent : Moderate, A ectrical Room	Area Affe	ected : 100%			
	Explanation:	One 400 Amps Main Di	sconnect	Switch			
Molded Case Bkrs	50%		2027	\$700	5	\$200	
	Other Observate Location : Ele	ion, Extent : Moderate, A	Area Affe	ected : 100%			
		One 350 Amps Main Di	sconnect	Switch			
Switchgear / Switchboard	<u> </u>	one coordings man 2 s	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	5777677			
Molded Case Bkrs	100%		2027	\$32,000	5	\$500	
Raceway							
Conduit	70%		2027	\$21,700	1		
Conduit	30%		2047	* *	1		
Panelboards							
Fused Disc Sw	5%		2026	\$700	5		
Molded Case Bkrs	20%		2026	\$3,000	5	\$100	
Molded Case Bkrs	75%		2043	* *	5	\$400	
Wiring							
Braided Cloth	20% 2-	4 \$5,500	2052	* *	1		
	Insulation Aged Location : Bas	l, Extent : Light, Area A <u>f</u> sement	fected : 1	100%			
Thermoplastic	60%		2027	\$16,500	1		
Thermoplastic	20%		2047	* *	1		

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

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

Asset #: 13335

Electrical	Current Repai	r Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estin Total (Years)	mated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Motor Controllers						
Locally Mounted	100%	2025	\$29,900	5	\$100	
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$500	
Lighting						
Interior Lighting	F 0.	2022	* *	4.0	4000	
Fluorescent	5%	2032		10	\$900	
	Compact Fluorescent Light		Area Affectea : 100	1%0		
	Location: Throughout Th					
Fluorescent	30%	2022	\$55,600	10	\$5,100	
	Other Observation, Extent	: Moderate, Area Affe	cted : 100%			
	Location: Basement					
	Explanation: T-12 Lamp					
Fluorescent	65%	2032	* *	10	\$11,100	
	Other Observation, Extent		cted : 100%			
	Location: Throughout Th					
	Explanation: T-8 Lamps					
Egress Lighting	# 00/	2022	de de	4.0	Φ2.200	
Emergency, Battery	50%	2032	* *	10	\$2,300	
Exit, LED	30%	2055	* *	1		
Exit, Service	20%	2032	* *	1		
Exterior Lighting	1000/	2022	ale ale	1.0	#100	
HID	100%	2032	* *	10	\$100	
Alarm						
Security System	900/					
No Component Generic	80% 20%	2037	* *	1	\$1,400	
Fire/Smoke Detection	20%	2037		1	\$1,400	
No Component	80%					
Generic, Digital	80% 20%	2037	* *	1-3	\$2,300	
Ocheric, Digital	2070	2037		1-3	\$2,300	

Mechanical	Currer	nt Repair	Futur	re Replacement	М	aintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	60%		2037	* *	1		
Interruptible Gas/Dual	40%		2047	* *	1		
Fuel							

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

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

Asset #: 13335

Mechanical	Current Rep	air Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Es Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Conversion Equipment						
Furnace	60% Other Observation, Exter Location: Roof Explanation: 1 Unit	2027 nt : Moderate, Area Affe	\$13,600 cted : 100%	1	\$5,500	
Hot Water Boiler	40% Other Observation, Exter Location: Boiler Roon Explanation: 1 Unit		* * cted : 100%	1	\$3,700	
Distribution						
Ductwork/Diffusers	60%	LIFE	* *	2-5	\$9,900	
Hot Wtr Piping/Pump	40%	2043	* *	4	\$600	
Terminal Devices						
Convector/Radiator	40%	2040	* *	1	\$2,400	
No Component	60%					
Air Conditioning Energy Source						
Electricity	100%	2043	* *	1		
Conversion Equipment Exterior Pkg Unit - Cooling	100%	2027	\$85,400	2	\$1,100	
Ç	R-22 Refrigerant, Extent Location : Roof	: Moderate, Area Affect	ed : 100%			
	Other Observation, Extended Location: Roof	-	cted : 100%			
M(!lat'a	Explanation: Under C	onstruction				
Ventilation Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$16,500	
Exhaust Fans	100/0				Ψ10 , ε00	
Interior	80%	2032	* *	2	\$500	
Roof	20%	2027	\$2,900	2	\$100	
Plumbing			. ,		·	
H/C Water Piping						
Galv Iron/Steel	100%	2032	* *	1		
Water Heater						
Electric	100%	2025	\$2,900	4	\$100	
Sanitary Piping						_
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sewage Ejector(s) Electric	100%	2035	* *	4	\$2,500	

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

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

NEW YORK PUBLIC LIBRARY - 035 GRAND CONCOURSE BRANCH LIBRARY

Asset #: 13335

Mechanical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estim Total (Years)	ated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Backflow Preventer						
No Component	90%					
Generic	10%	2032	* *	1	\$100	
	Other Observation, Extent:	Light, Area Affected	: 10%			
	Location: Boiler Room					
	Explanation: Boiler Only					
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent:	Light, Area Affected	: 100%			
	Location: B-3					
	Explanation: One Unit					

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : HAMILTON FISH PARK BRANCH LIBRARY
Address : 415 EAST HOUSTON STREET @ COLUMBIA ST.

Borough : MANHATTAN Agency's Number : H01

Area Sq Ft : 10,760 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 25-Mar-2016 Landmark Status : NONE

Areas Surveyed : Floors 1

Block : 335 Lot : 1 BIN : 1004070

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Electrical		\$99,000
Mechanical		\$133,200
Total		\$232,200
Importance Code B		\$232,200
Total		\$232,200

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$21,800		\$1,800	
Interior Architecture	\$22,800		\$7,900	
Electrical	\$14,100	\$200	\$300	\$300
Mechanical	\$5,900	\$2,400	\$3,200	\$2,600
Total	\$64,600	\$2,600	\$13,200	\$2,900
Importance Code A	\$22,400	\$500	\$2,400	\$500
Importance Code B	\$38,100	\$2,100	\$10,900	\$2,400
Importance Code C	\$4,100			
Total	\$64,600	\$2,600	\$13,200	\$2,900



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

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

NEW YORK PUBLIC LIBRARY - 035 HAMILTON FISH PARK BRANCH LIBRARY

Asset #: 13337

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	
xterior									
Exterior Walls									
Glass Block	25%			LIFE	* *	5	\$7,300		
Masonry: Brick	70%			LIFE	* *	5	\$32,800		
Weathering Steel	5%	4+	\$1,600	LIFE	* *	1			
	_	_	Extent : Light, Are	ea Affect	ed : 15%				
	Location	: Street Fo	acade						
Windows						_			
Aluminum	100%			2035	* *	5	\$3,700		
			Extent : Light, Area	Affected	: 100%				
		: Through							
D . C	Explana	tion : Prote	ective Metal Grilles						
Roof Cast in Place Concrete	5 0/	Now	¢200	LIDD	* *				
Cast in Place Concrete	5%		\$200 Extent : Moderate	LIFE					
			Extent . Moderate Over Main Entrand		jeciea . 10%				
			Extent : Light, Area		. 100%				
		ı : Main En	_	Ајјестеи	. 100/0				
			ng Actually Pre-ca	st Concr	oto Panols				
Not Accessible	95%	uon . Awni	ng Actually 1 re-ca	si Concr	ete I unets				
Not Accessible			Extent : Light, Area	Affected	: 100%				
			e Is No Interior Acc ble For Access	ess To R	oof, Outside Acces	s By Lad	der Only - No		
terior									
Floors				-0-	.	-			
Carpet	90%			2026	\$194,600	3	\$23,100		
Vinyl Tile	10%			2032	* *	3	\$600		
Interior Walls	5 0.			TIPE	do do	~	4000		
Concrete Masonry Unit	5%			LIFE	* *	5	\$800		
Glass: Single Pane	5%	0.2	ΦΦ 000	LIFE	* *	5	\$1,500		
Plaster	90%	0-2	\$2,900	LIFE		5	\$5,600		
			xtent : Light, Area tural Column Conte						
Cailings	ьосиног	i . Ai SIIUCI	arai Coiumn Conti	uning No	oj Diun				
Ceilings Plaster	100%			LIFE	* *	5-10	\$29,400		
r iasici	100%			LIFE		5-10	φ 2 9,400		

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

Under 600 Volts

Service Equipment

Fused Disc Sw 100% 2027 \$1,500 5

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

Location: Electrical Room

Explanation: One 800 Amps Main Disconnect Switch

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

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

NEW YORK PUBLIC LIBRARY - 035 HAMILTON FISH PARK BRANCH LIBRARY

Asset #: 13337

Electrical	Currer	nt Repair	Future Replacement		Maintenance			
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Under 600 Volts								
Switchgear / Switchboard								
Molded Case Bkrs	100%		2027	\$32,000	5	\$300		
Raceway								
Conduit	10%		2047	* *	1			
Conduit	90%		2027	\$28,000	1			
Panelboards								
Fused Disc Sw	5%		2026	\$700	5			
Molded Case Bkrs	10%		2043	* *	5			
Molded Case Bkrs	85%		2026	\$12,600	5	\$200		
Wiring								
Braided Cloth	30% 2-4	\$8,200	2052	**	1			
	_	xtent : Moderate, Are	a Affecte	ed: 100%				
	Location : Throu	ghout						
Thermoplastic	10%		2047	* *	1			
Thermoplastic	60%		2027	\$16,500	1			
Motor Controllers								
Locally Mounted	40%		2025	\$12,000	5			
Locally Mounted	60%		2025	\$18,000	5			
Ground								
Grounding Devices								
Generic	100%		LIFE	* *	5	\$300		
Lighting								
Interior Lighting	100/		2022	de de	4.0	#1.000		
Fluorescent	10%	F. M. I.	2032	**	10	\$1,000		
		, Extent : Moderate, A	Area Affe	ectea : 100%				
	Location : Childi							
-	Explanation: Us	ing 1-3 Lamps	2022	di di	10	Φ2.000		
Fluorescent	30%	E W	2032	**	10	\$3,000		
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout The Building							
		-						
	Explanation: Us	ing T-5 Lamps						
Fluorescent	55%	T	2022	\$58,700	10	\$5,400		
		, Extent : Moderate, A	Area Affe	ected : 100%				
	Location: Throu	_						
	Explanation: Us	ing T-12 Lamps						
Fluorescent	5%		2032	**	10	\$500		
	•	ent Light, Extent : Mo ghout The Building	derate, 1	Area Affected : 100	9%			
Egress Lighting								
Emergency, Battery	50%		2027	\$7,200	10	\$1,300		
Exit, Service	50%		2027	\$800	1	, ,		
Exterior Lighting								
HID	100%		2022	\$40,300	10			
Alarm				, -,-				
Security System								
No Component	80%							
Generic	20%		2037	* *	1	\$800		
Note: All component repairs \$ esti		llars and are not escalat		tential future inflatio	n.	·		

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

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

NEW YORK PUBLIC LIBRARY - 035 HAMILTON FISH PARK BRANCH LIBRARY

Asset #: 13337

Electrical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Alarm							
Fire/Smoke Detection							
No Component	80%						
Generic, Digital	20%		2035	* *	1-3	\$1,300	

Mechanical		Current I	Repair	Futur	e Replacement	M	Maintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Utility Steam	100%			2047	* *	1		
Conversion Equipment								
Heat Exchanger	100%			2036	* *	1	\$5,300	
Distribution								
Hot Wtr Piping/Pump	10%			2035	* *	4	\$100	
Steam Piping/Pump	90%			2037	* *	4	\$500	
Terminal Devices								
Air Handler	90%			2027	\$51,700	1	\$6,000	
Convector/Radiator	10%			2040	* *	1	\$400	
Air Conditioning								
Energy Source	1.000/			2025	* *	1		
Electricity	100%			2035	* *	1		
Conversion Equipment	1.000/			2027	Φ2.C 200	1	Φ7.000	
Reciprocating	100%			2027	\$36,200	1	\$5,000	
Compr/Chiller Terminal Devices								
Air Handler/Cool/Ht	100%			2027	\$45,300	1	\$6,700	
Ventilation	100%			2027	\$45,500	1	\$0,700	
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$9,500	
Exhaust Fans	10070			LII L		23	Ψ2,500	
Interior	100%			2032	* *	2	\$300	
Plumbing	10070			2032			Ψ200	
H/C Water Piping								
Galv Iron/Steel	100%			2032	* *	1		
Water Heater								
Gas Fired	100%			2025	\$2,500	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
Generic	100%							
·								

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : HAMILTON GRANGE BRANCH LIBRARY
Address : 503 WEST 145TH ST. NEAR AMSTERDAM AVE.

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 23,520 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 15-Jul-2013 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Roof, Floors 1,2,3,4

Block : 2077 Lot : 26 BIN : 1061938

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$249,600	
Interior Architecture	\$138,400	
Electrical	\$25,500	\$165,800
Mechanical	\$106,300	\$261,400
Total	\$519,700	\$427,200
Importance Code A	\$249,600	\$57,300
Importance Code B	\$270,200	\$369,900
Total	\$519,700	\$427,200

Total	\$133,300	\$45,800	\$15,900	\$14,600
Importance Code C	\$44,600			
Importance Code B	\$62,000	\$33,500	\$14,800	\$13,400
Importance Code A	\$26,600	\$12,400	\$1,200	\$1,200
Total	\$133,300	\$45,800	\$15,900	\$14,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$30,900	\$3,800	\$7,000	\$3,200
Electrical	\$2,300	\$27,200	\$2,800	\$2,200
Interior Architecture	\$70,600		\$2,200	\$5,300
Exterior Architecture	\$25,500	\$10,900		
EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021



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

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

Asset #: 4224

Architecture	Current Repair		Futur	e Replacement	M				
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
Exterior									
Exterior Walls									
Masonry: Brick	65% Now	\$74,400	LIFE	* *	5	\$11,400			
	Spalling, Extent : Mo								
	Location : East Fac								
	Worn/Eroded, Extent								
	Location : East Fac	aae, west racaae,				***			
Masonry: Granite	2%		LIFE	* *	5	\$300			
Masonry: Limestone	28%		LIFE	* *	5	\$3,700			
Metal Panel	5%		2034	* *	5-10	\$6,000			
Windows	1000/ Na	¢110.700	2040	* *	_	¢10.500			
Wood	100% Now Air Infiltration, Exter	\$118,600	2049		5	\$19,500			
	Location : Through		і Ајјестей	. 50/0					
	Dry Rot/Decay, Exter		Affected	1 · 25%					
	Location : North Fo		і Аујестей	. 2370					
	Thermally Inefficient,		Area At	ffected · 50%					
	Location : North Fo		, 111 cu 11 _j	jeelea : 3070					
	Split/Cracked, Extent		Affected	. 50%					
	Location : North Fo		ingecieu .	2070					
Parapets									
Masonry: Brick	65% Now	\$25,500	LIFE	* *	5	\$2,000			
ž	Spalling, Extent : Mo	derate, Area Affect	ted : 25%						
	Location : East Facade, West Facade, North Facade								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : East Fac	ade, West Facade							
Masonry: Limestone	20%		LIFE	* *	5	\$800			
Metal Panel	5%		2044	* *	5	\$600			
Pre-Cast Concrete	5%		LIFE	* *	5	\$1,000			
Slate	5%		LIFE	* *	5	\$200			
Roof									
Modified Bitumen	50%		2029	* *	10	\$9,000			
Modified Bitumen	50% 2-4	\$56,600	2034	* *					
	Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%								
	Location: Over Old Apartment								
	Seams Open/Split, Ex		rea Affec	ted : 15%					
	Location: Over Old Apartment								
	Water Penetration, Extent: Moderate, Area Affected: 20%								
	Location: Over Old Apartment								
	Worn/Eroded, Extent								
	Location : Over Old	a Apartment And F	ırst Flooi	r					

Interior

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

Asset #: 4224

Architecture		Current F	Repair	Futur	e Replacement	М			
System Component Type	% of 1 Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
nterior									
Floors									
Cast in Place Concrete	10%			LIFE	* *	5	\$7,700		
	Water Pene	etration, E	xtent : Moderate, A	Area Affe	cted : 10%				
	Location	: Air Cond	litioning Room In 1	Basemen	t				
Ceramic Tile	5%			2033	* *	5	\$1,800		
Vinyl Tile	50%			2029	* *	3	\$6,600		
Wood	30%	Now	\$75,500	2039	* *	5	\$9,900		
	Deteriorate	ed Finish,	Extent : Severe, Ar	ea Affect	ed : 100%				
	Location: 3rd Floor								
	Staining/Di	scoloring,	Extent: Moderate	e, Area A	ffected : 50%				
	Location	: 3rd Floo	r						
Wood	5%	Now	\$62,900	2064	* *	5	\$1,700		
	Dry Rot/De	cay, Exter	nt : Severe, Area A	ffected : .	50%				
	Location .	: Old Apai	rtment						
	Split/Crack	ed, Extent	: Severe, Area Aff	ected : 5	0%				
	Location .	: Old Apa	rtment						
Interior Walls									
Ceramic Tile	3%			2037	* *	5	\$1,100		
Concrete Masonry Unit	10%			LIFE	* *	5	\$1,400		
Glass: Single Pane	2%			LIFE	* *	5	\$500		
Gypsum Board	60%			LIFE	* *	5	\$12,900		
Masonry: Brick	5%	Now	\$15,100	LIFE	* *				
	Diagonal C	Cracks, Ex	tent : Moderate, Ai	rea Affec	ted : 3%				
	Location: Chimney At Fourth Floor								
	Loose/Delam Surface, Extent : Moderate, Area Affected : 10%								
	Location .	: Basemen	t						
	Worn/Erod	ed, Extent	: Moderate, Area	Affected	: 25%				
	Location .	: Basemen	t						
Plaster	15%	Now	\$14,000	LIFE	* *	5	\$1,600		
	Cracking/C	rumbling,	Extent : Severe, A	rea Affec	cted : 50%				
	Location: Air Conditioning Equipment Room In Basement And 4th Floor								
	Deteriorate	d Finish,	Extent : Severe, Ar	ea Affect	ed : 50%				
	Location	: Air Cond	litioning Equipmer	ıt Room	In Basement, 3rd A	nd 4th F	loors		
	Water Pene	etration, E	xtent : Severe, Are	a Affecte	d: 25%				
	Location	: Air Cond	litioning Equipmen	t Room	In Basement				
Plaster	5%	Now	\$15,500	LIFE	* *	5	\$500		
			ents, Extent : Seve		Affected : 50%	_	4230		
	Location								
		-	, Extent : Severe, A	Area Affe	cted : 50%				
	Location	-		33 -	•				

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

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

Asset #: 4224

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Ceilings								
AcousTileSusp.Lay-In	30%			2041	* *	5	\$10,600	
Glass: Susp Panels	5%			LIFE	* *			
Gypsum Board	20%			LIFE	* *	5	\$8,800	
Plaster	40%			LIFE	* *	5	\$8,800	
Plaster	5%	Now	\$25,100	LIFE	* *	5	\$1,100	
	Broken/M	issing Elem	ents, Extent : Seve	re, Area	Affected : 50%			
	Location	: Old Apar	rtment					
	Water Pen	etration, E	xtent : Severe, Ared	a Affecte	d : 25%			
	Location	: Old Apar	rtment					

Electrical	Current Repair Future Replacement Maintenance						
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Molded Case Bkrs	100%		2024	\$2,700	5	\$600	
	Other Observation,	Extent : Moderate, A	rea Affe	ected : 100%			
	Location : Electric	ral Room					
<u> </u>	Explanation : No N	Nameplate Ratings A	vailable				
Switchgear / Switchboard							
Molded Case Bkrs	100%		2024	\$35,000	5	\$600	
Raceway							
Conduit	30%		2024	\$10,200	1		
Conduit	70%		2044	* *	1		
Panelboards							
Fused Disc Sw	5%		2040	* *	5		
Molded Case Bkrs	35%		2023	\$8,500	5	\$200	
Molded Case Bkrs	60%		2040	* *	5	\$400	
Wiring							
Thermoplastic	40%		2024	\$12,000	1		
Thermoplastic	60%		2044	* *	1		
Motor Controllers							
Locally Mounted	100%		2022	\$49,100	5	\$200	
Ground							
Grounding Devices							
Not Accessible	100%						
Lighting					•		

Lighting

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

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

Asset #: 4224

Electrical	Current I	Repair	Futur	e Replacement	М			
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Lighting								
Interior Lighting								
Fluorescent	30%		2029	* *	10	\$6,500		
	T-8 Lamps And Fixtu Location : Through		ate, Are	a Affected : 100%				
Fluorescent	10%		2019	\$25,500	10	\$2,200		
	T-12 Lamps And Fixt Location : Basemen		erate, Ar	ea Affected : 100%	ó			
Fluorescent	10%		2029	* *	10	\$2,200		
	T-5 Lamps And Fixtu Location : 3rd Floo		ate, Are	a Affected : 100%				
Fluorescent	50%		2029	* *	10	\$10,800		
	Other Observation, E Location : Reading Explanation : Comp	Areas						
Egress Lighting								
Emergency, Battery	50%		2029	* *	10	\$2,800		
Exit, Service	50%		2029	* *	1			
Exterior Lighting								
Fluorescent	100%		2024	\$81,700	10	\$2,200		
	Other Observation, E Location : Front Ar Explanation : Comp	nd Rear Only						
Alarm	2. president i Comp	, con T more seem E.	5 1					
Security System								
Generic	100%		2029	* *	1	\$8,800		
			rea Affe	cted : 100%		, ,,,,,,,		
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout The Building							
	Explanation : C C Z	_	ameras					
Fire/Smoke Detection	•							
Generic	100%		2029	* *	1-3	\$14,500		
	Other Observation, E	Extent : Moderate, A	rea Affe	cted : 100%		, ,		
	Location : Through							
	Explanation : Strob	e Lights, Smoke De	tectors A	And Manual Pull S	tations			

Mechanical	Current Repair	Futur	re Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
leating	·					
Energy Source						
Natural Gas	100%	2044	* *	1		
Conversion Equipment						
Hot Water Boiler	100%	2022	\$57,300	1	\$11,600	
	Other Observation, Extent : Light, Area	Affected	! : 100%			
	Location: Basement Boiler Room					
	Explanation: 1 Unit					

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

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

Asset #: 4224

Mechanical		Current R	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of 1 Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating	'			•	•			
Distribution								
Hot Wtr Piping/Pump	100%			2023	\$128,000	4	\$1,700	
Terminal Devices								
Air Handler	80%			2032	* *	1	\$11,600	
Convector/Radiator	20%			2029	* *	1	\$1,500	
Air Conditioning Energy Source								
Electricity	100%			2032	* *	1		
Conversion Equipment	100,0							
Reciprocating Compr/Chiller	50%			2019	\$43,200	1	\$5,500	
•	R-22 Refrig	gerant, Ext	ent : Light, Area A	ffected :	50%			
	Location	: Basemen	t And 3rd Floor					
Exterior Pkg Unit - Cooling	20%			2019	\$23,500	2	\$300	
C		erant, Ext Lower Ro	ent : Light, Area A of	ffected :	20%			
Exterior Pkg Unit - Cooling	30%			2032	* *	2	\$400	
	R-134a Ref Location :		Extent : Light, Area	ı Affected	d : 30%			
Terminal Devices								
Direct Expansion	50%			2019	\$39,500	1		
No Component	50%							
Heat Rejection								
Remote Air Cond	50% Broken, Ext Location :		\$15,200 re, Area Affected :	2024 20%	\$76,100	2	\$6,600	
No Component	50%							
Ventilation	2070							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$13,100	
Exhaust Fans							•	
Interior	60%			2024	\$16,900	2	\$400	
Roof	40%	Now	\$2,400	2024	\$8,100	2	\$200	
	Broken, Ext Location :		re, Area Affected :	20%				
lumbing								
H/C Water Piping								
Brass/Copper	100%			2044	* *	1		
Water Heater						_		
Gas Fired	100%			2022	\$5,900	2	\$300	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		

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

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

Asset #: 4224

Mechanical	Current Repair	Future Re	placement	M	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	d Cost Year Esti	imated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Storm Drain Piping						
Cast Iron	100% Now \$	1,800 LIFE	* *	1		
	Leak Evident, Extent : Moderate	, Area Affected : 10%	,			
	Location : Drains Inside West	Wall May Be Leaking	•			
Sump Pump(s)						
Submersible	100%	2018	\$7,200	4	\$2,500	
	Other Observation, Extent : Light	nt, Area Affected : 100	0%			
	Location: Basement Fan Room	n				
	Explanation : 1 Unit					
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Liga	nt, Area Affected : 100	0%			
	Location: B-3					
	Explanation : One Unit					
Fire Suppression						
Sprinkler						
No Component	80%					
Generic	20%	2044	* *	1-2	\$1,300	

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : HARLEM BRANCH LIBRARY
Address : 9 WEST 124TH ST. @FIFTH AVE

Borough : MANHATTAN Agency's Number : H02

Area Sq Ft : 13,058 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 11-Jul-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 1722 Lot : 30 BIN : 1053460

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$84,900	\$77,900
Electrical	\$2,600	\$48,900
Mechanical		\$47,800
Total	\$87,500	\$174,500
Importance Code A	\$84,900	\$77,900
Importance Code B	\$2,600	\$96,600
Total	\$87,500	\$174,500

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$9,400	\$5,300	\$2,400	
Interior Architecture		\$4,500	\$1,600	
Electrical	\$1,200	\$3,800	\$1,600	\$1,200
Mechanical	\$5,000	\$1,200	\$4,200	\$1,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$19,600	\$18,800	\$13,600	\$6,400
Importance Code A	\$10,000	\$6,000	\$3,000	\$600
Importance Code B	\$9,500	\$12,800	\$10,600	\$5,700
Importance Code C				
Total	\$19,600	\$18,800	\$13,600	\$6,400



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

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

Asset #: 13338

Architecture	Curre	nt Repair	Future R	eplacement	M	aintenance	
System Component Type	% of Fail Da Total (Year	te Estimated Cost	Year Es FY	timated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls							
Masonry: Brick	65% Now	\$84,900	LIFE	* *	5	\$28,400	
	=	ng, Extent : Light, Arc	ea Affected :	10%			
	Location : North						
		ent : Moderate, Area	Affected: 20	9%			
	Location : North	Facade					
Masonry: Granite	5%		LIFE	* *	5	\$1,600	
Masonry: Limestone	25%		LIFE	* *	5	\$8,200	
Metal Panel	5% Now	\$1,600	2044	* *	5	\$4,100	
		Extent: Moderate, A	rea Affected	: 10%			
	Location : Comn	unity Room Wall					
Windows					_		
Aluminum	100%		2040	* *	5	\$4,700	
Parapets				de de	_	44.000	
Masonry: Brick	75%	Φ2. 700	LIFE	* *	5	\$1,800	
Masonry: Limestone	5% Now	\$2,500	LIFE		5	\$200	
	Location : Copin	rod, Extent : Moderai	te, Area А <u></u> յје	стеа : 25%			
Masonry: Limestone	10% Now	\$3,700	LIFE	* *	5	\$300	
1/14/50111.31 211114-510114		rod, Extent : Moderat		cted : 20%		4200	
	Location : South		, 33				
Metal Security Bars	10%		2039	* *			
Roof	1070		2037				
Asphalt Shingle	45% Now	\$1.600	2033	* *			
		, Extent : Moderate, A		d : 10%			
	Location: Over						
Modified Bitumen	50%		2029	* *	10	\$5,300	
Skylight, Metal/Glass	5%		2024	\$77,900	10	\$1,800	
nterior				1		, ,	
Floors							
Terrazzo	10%		LIFE	* *	5	\$1,500	
Vinyl Tile	65%		2029	* *	3	\$4,700	
Wood	25%		2039	* *	5	\$9,000	
Interior Walls							
Plaster	100%		LIFE	* *	5	\$10,500	
Ceilings							
Plaster	100%		LIFE	* *	5	\$12,100	
		, Extent : Moderate, A	Area Affectea	d : 10%			
	Location : Audit	orium					

Electrical	Curren	t Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Dat Total (Years	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

Under 600 Volts

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

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

Asset #: 13338

Electrical	Current Repair	Future F	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Co. Total (Years)	st Year E FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts	•					
Service Equipment						
Fused Disc Sw	100%	2044	* *	5	\$100	
	Other Observation, Extent : Moderat	e, Area Affecte	ed : 100%			
	Location : Electrical Room					
	Explanation: Main Service Switch	Rated @ 800 A	Amperes			
Switchgear / Switchboard						
Fused Disc Sw	50%	2044	* *	5		
Molded Case Bkrs	50%	2024	\$16,000	5	\$200	
Raceway						
Conduit	20%	2024	\$6,200	1		
Conduit	80%	2044	* *	1		
Panelboards						
Fused Disc Sw	5%	2032	* *	5		
Molded Case Bkrs	15%	2023	\$2,200	5	\$100	
Molded Case Bkrs	80%	2040	* *	5	\$300	
Wiring						
Thermoplastic	80%	2044	* *	1		
Thermoplastic	20%	2024	\$5,500	1		
Motor Controllers			++,++			
Locally Mounted	80%	2037	* *	5	\$100	
Locally Mounted	20%	2022	\$6,000	5	4100	
Fround	2070	2022	Ψ0,000			
Grounding Devices						
Generic Generic	100%	LIFE	* *	5	\$200	
ighting	10070				42 00	
Interior Lighting						
Fluorescent	88%	2032	* *	10	\$10,500	
Tuorescent	T-5 Lamps And Fixtures, Extent : Mo		Affected: 100%	10	Ψ10,500	
	Location: Throughout The Building		33			
Fluorescent	5%	2029	* *	10	\$600	
Fluorescent	T-8 Lamps And Fixtures, Extent : Mo			10	\$000	
	Location: Throughout The Building		ijjeciea . 100%			
		*				
Fluorescent	2%	2019	\$2,600	10	\$200	
Fluorescent	5%	2032	* *	10	\$600	
	Other Observation, Extent : Moderat		ed : 100%			
	Location : Throughout The Building	-				
	Explanation: Compact Fluorescent	t Light Fixture	S			
Egress Lighting						
Emergency, Battery	50%	2029	* *	10	\$1,600	
Exit, Service	50%	2029	* *	1		
Exterior Lighting						
HID	100%	2024	\$48,900	10		

Alarm

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

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

Asset #: 13338

Electrical	Current Repair	Future Rep	lacement	M	aintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year Estin FY	nated Cost	Cycle (Yrs)	Estimated Cost	Priority
Marm						
Security System						
Generic	100%	2032	* *	1	\$4,900	
	Other Observation, Extent: Moder	ate, Area Affected :	100%			
	Location : Throughout The Buildi	ing				
	Explanation: C C T V Surveillan	ice Cameras				
Fire/Smoke Detection						
Generic	100%	2032	* *	1-3	\$8,100	
	Other Observation, Extent: Moder	ate, Area Affected :	100%			
	Location : Throughout The Buildi	ing				
	Explanation: Strobe Lights, Man	ual Pull Station And	l Smoke Det	ectors		

Mechanical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Co Total (Years)	st Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2034	* *	1		
	Other Observation, Extent: Severe,	Area Affecte	d : 1%			
	Location : Electrical Room					
	Explanation: Hazard! Gas Meter	Is Located I	nside The Electrica	al Room		
Conversion Equipment	100-1		de de		* - * - •	
Hot Water Boiler	100%	2029	* *	1	\$6,500	
	Other Observation, Extent: Light, A	rea Affected	: 100%			
	Location: Basement Boiler Room					
	Explanation : 1 Unit					
Distribution	1000/	2022	* *	4	Φ.CO.O.	
Hot Wtr Piping/Pump	100%	2032	* *	4	\$600	
Terminal Devices	1000/	2020	* *		#4.200	
Convector/Radiator	100%	2029	* *	1	\$4,200	
Air Conditioning						
Energy Source	1000/	2022	* *	1		
Electricity	100%	2032	4. 4.	1		
Conversion Equipment	2007	2022	¢22.200	2	¢200	
Interior Pkg Unit -	20%	2022	\$33,300	2	\$200	
Cooling	R-22 Refrigerant, Extent : Light, Are	a Affected :	20%			
	Location: Basement And Auditoria		2070			
			ф. 47 .000		4.500	
Exterior Pkg Unit -	80%	2024	\$47,800	2	\$600	
Cooling	D 22 D C C C C C C C C C C C C C C C C C	A CC . 1	000/			
	R-22 Refrigerant, Extent: Light, Are	a Affected :	80%			
	Location: Roof					
Terminal Devices	200/	202:	40.000			
Direct Expansion	20%	2024	\$8,000	1		
No Component	80%					

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

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

Asset #: 13338

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Heat Rejection								
Remote Air Cond	20%			2024	\$15,500	2	\$1,800	
No Component	80%							
Ventilation								
Distribution	100-						*= -	
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$7,300	
Exhaust Fans	100-				440.000	_		
Roof	100%			2024	\$10,300	2	\$400	
Plumbing								
H/C Water Piping	1000/			2024	* *	1		
Brass/Copper	100%			2034	* *	1		
Water Heater	1000/	NT.	¢2.000	2024	¢2,000	2	¢200	
Gas Fired	100%	Now	\$3,000	2024	\$3,000	2	\$200	
		nı, Extent . : Boiler Ro	: Severe, Area Affe	стеа : 10	0%			
Carrie and District	Location	. Doner Ko	oom					
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping	100%			LIFE		1		
Cast Iron	100%			LIFE	* *	1		
	100%			LIFE		1		
Sewage Ejector(s) Electric	100%			2024	\$11,000	4	\$1,600	
Fixtures	100%			2024	\$11,000	4	\$1,000	
Generic	100%							
Vertical Transport	100%							
Elevators								
Hydraulic	100%			LIFE	* *			
Trydraune		rvation E	xtent : Light, Area		· 100%			
	Location		1215111, 11100	. . ,,,	. 100/0			
		on : 1 Uni	t					
Fire Suppression	2	1 0111						
Sprinkler								
No Component	40%							
Generic	60%			2034	* *	1-2	\$2,200	

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : HUDSON PARK - ECRIC BRANCH LIBRARY
Address : 66 LEROY ST. NEAR SEVENTH AVE. SOUTH

Borough : MANHATTAN Agency's Number : H04
Program / Asset # : NPL0H04.000 / 13340 Yr Built/Renovated : 1906 /

Area Sq Ft : 17,565 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 08-Jul-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 582 Lot : 18 BIN : 1009760

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$67,100	
Interior Architecture		\$201,500
Electrical	\$156,800	\$119,800
Mechanical	\$64,300	\$121,300
Total	\$288,200	\$442,700
Importance Code A	\$67,100	
Importance Code B	\$221,100	\$442,700
Total	\$288,200	\$442,700

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$48,700	\$15,100		
Interior Architecture	\$30,800		\$600	\$3,000
Electrical	\$35,700	\$15,400	\$400	\$500
Mechanical	\$26,900	\$20,900	\$3,500	\$1,700
Total	\$142,100	\$51,500	\$4,600	\$5,200
Importance Code A	\$49,600	\$16,200	\$900	\$900
Importance Code B	\$83,500	\$35,200	\$3,700	\$4,300
Importance Code C	\$9,000			
Total	\$142,100	\$51,500	\$4,600	\$5,200



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

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

Asset #: 13340

Architecture	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior	•						
Exterior Walls							
Masonry: Brick	80%		LIFE	* *	5	\$17,200	
Masonry: Brick	12% 4+	\$7,700	LIFE	* *	5	\$2,600	
	Efflorescence, Exter	ıt : Moderate, Area . hout Leroy Street Fo		40%			
		noui Leroy Sireei F		di di		Φ200	
Masonry: Granite	2%		LIFE	* *	5	\$300	
Masonry: Limestone	6%		LIFE	* *	5	\$1,000	
Windows	400/ Now	¢52.700	2040	* *	5	¢0.600	
Wood	40% Now Deteriorated Finish	\$53,700	2049		5	\$9,600	
	Location : Throug		Area Ajje	ciea . 7070			
	Weather Strip Missi		te Area A	ffected : 50%			
	Location : Most W	_	и, лиси л	gjeciea . 5070			
Wood	50%	indo ii s	2032	* *	5	\$24.100	
wood	30% Thermally Inefficien	rt Extent : Moderate			3	\$24,100	
	Location : Throug		:, Агеи Ауу	естей . 100/0			
XX7 4			20.40	* *		¢2.400	
Wood	10% Now	\$13,400	2049		5	\$2,400	1
	Broken/Missing Ele Location : Top Flo		re, Area A	ујестеа : 100%			
	=	=	aa Affaata	J . 1000/			
	Deteriorated Finish Location : Top Flo		еа Ајјесте	a : 100%			
Parapets		T					
Masonry: Brick	20% 2-4	\$22,400	LIFE	* *	5	\$1,000	
•	Loose/Delam Surfac Location : Throug		e, Area A <u>j</u>	fected : 33%			
	Parge/Tar Separatii Location : Roof Si	ng, Extent : Light, A	rea Affect	ed : 100%			
Masonry: Brick	65%		LIFE	* *	5	\$3,200	
Masonry: Limestone	10%		LIFE	* *	5	\$600	
Metal Panel	5% 2-4	\$18,700	2054	* *	5	\$500	
	Deteriorated Finish			ected : 100%	=	+230	
	Location : Bulkhed						
	Staining/Discolorin	-	, Area Afj	fected : 100%			
	Location : Bulkhed	ad Apartment Roof					
Roof							
Modified Bitumen	100%		2029	* *	10	\$15,100	
terior							
Floors	_						
Ceramic Tile	5%		2033	* *	5	\$1,400	
Panel/Paver: Cer/Brk	2%		2040	* *	5	\$1,300	
Slate	5%		LIFE	* *	5	\$1,500	
Terrazzo	2%		LIFE	**	5	\$400	
Vinyl Tile	86%		2024	\$201,500	3	\$12,000	

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

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

Asset #: 13340

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
nterior									
Interior Walls									
Ceramic Tile	3%			2033	* *	5	\$700		
Glass: Single Pane	1%			LIFE	* *	5	\$200		
Marble Panels	1%			LIFE	* *				
Plaster	90%			LIFE	* *	5	\$5,900		
Plaster	5%	Now	\$8,700	LIFE	* *	5	\$300		
	Paint Peel	ling, Extent	t : Severe, Area Aff	ected : 10	00%				
	Location	: Top Floo	or Apartment						
	Worn/Ero	Worn/Eroded, Extent : Severe, Area Affected : 100%							
	Location	: Top Floo	or Apartment						
Ceilings									
Plaster	95%			LIFE	* *	5	\$16,500		
Plaster	5%	Now	\$18,100	LIFE	* *	5	\$900		
	Paint Peel	Paint Peeling, Extent: Severe, Area Affected: 100%							
	Location	Location : Top Floor Apartment							
	Worn/Ero	Worn/Eroded, Extent: Severe, Area Affected: 100%							
	Location	: Top Floo	or Apartment						

lectrical		Current Repair		Futur	e Replacement	M	aintenance	
ystem Component Type		Fail Date Estin (Years)	nated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2024	\$1,500	5	\$500	
	Other Obse	rvation, Extent :	Moderate, A	Area Affe	ected : 100%			
	Location .	Electrical Room	n					
	Explanati	on : One 600 An	nps Main Di	sconnect	Switch			
Switchgear / Switchboard								
Molded Case Bkrs	100%			2024	\$32,000	5	\$500	
Raceway								
Conduit	70%			2034	* *	1		
Conduit	30%			2024	\$9,300	1		
Panelboards								
Molded Case Bkrs	40%			2023	\$5,900	5	\$200	
Molded Case Bkrs	60%			2032	* *	5	\$300	
Wiring								
Braided Cloth	30%	2-4	\$8,200	2049	* *	1		
	Insulation A	Aged, Extent : M	oderate, Are	a Affecte	ed : 100%			
	Location :	Throughout						
Thermoplastic	70%			2034	* *	1		
Motor Controllers								
Locally Mounted	100%			2022	\$29,900	5	\$100	

Ground

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

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

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

Asset #: 13340

Electrical		Current Repair		Futur	e Replacement	Maintenance		
System Component Type	% of 1 Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Ground								
Grounding Devices								
Generic	100%	2-4	\$9,400	LIFE	* *	5	\$300	
	Other Obse	ervation, Ex	ctent : Moderate, A	Area Affe	ected : 100%			
	Location	: Water Ma	iin					
	Explanati	ion : Corro	ded					
Lighting								
Interior Lighting								
Fluorescent	90%			2019	\$156,800	10	\$14,500	
			ctent : Moderate, A	Area Affe	ected : 100%			
		: Througho						
	Explanati	ion : Using	T-12 Lamps					
Incandescent	10%	2-4	\$17,400	2034	* *	2		
	•	Lighting L : Third Flo		lerate, A	rea Affected : 80%			
Egress Lighting								
Emergency, Battery	70%			2024	\$16,400	10	\$3,000	
Exit, Service	30%			2024	\$700	1		
Exterior Lighting								
HID	100%			2024	\$65,700	10	\$100	
Alarm								
Security System								
No Component	80%							
Generic	20%			2024	\$10,500	1	\$1,300	
Fire/Smoke Detection								
No Component	70%							
Generic	30%			2024	\$54,100	1-3	\$3,300	

Mechanical		Current Repa	air	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date Est (Years)	timated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Interruptible Gas/Dual	100%			2044	* *	1		
Fuel								
Conversion Equipment								
Hot Water Boiler	100%			2037	* *	1	\$8,700	
Distribution								
Hot Wtr Piping/Pump	100%			2032	* *	4	\$900	
Terminal Devices								
Air Handler	20%			2024	\$18,800	1	\$2,200	
Convector/Radiator	80%			2029	* *	1	\$4,500	
Air Conditioning								
Energy Source								
Electricity	100%			2032	* *	1		

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

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

Asset #: 13340

lechanical		Current Repair		Future Replacement		Maintenance			
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
ir Conditioning									
Conversion Equipment									
Int Pkg Unit -	20%			2022	\$69,300	2	\$200		
Heating/Cooling			44.	• • • •		_			
Exterior Pkg Unit - Cooling	80%	4+	\$12,900	2019	\$64,300	2	\$700		
	_	Damaged, Extent : Moderate, Area Affected : 30%							
	Location	: Condens	er Coils						
entilation									
Distribution									
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$9,800		
Exhaust Fans	400			• • • •	440.00	_			
Interior	100%			2019	\$19,200	2	\$500		
umbing									
H/C Water Piping	1000/			2022	Φ 52 000	4			
Galv Iron/Steel	100%			2022	\$52,000	1			
Water Heater	1.000/			2022	Φ4.000	2	#200		
Gas Fired	100%			2023	\$4,000	2	\$300		
Sanitary Piping	1.000/	NT.	¢7.600	LIDE	* *	1			
Cast Iron	100%		\$7,600	LIFE	4. 4.	1			
			evere, Area Affecteo nt Oil Tank Room	a : 20%					
			u Ou Tank Room Ioderate, Area Affe	atad . 20	0/				
	_		Trap And Piping -			nent			
Storm Drain Piping									
Cast Iron	100%	Now	\$4,900	LIFE	* *	1			
	Corroded,	Extent: Se	evere, Area Affecte	d: 20%					
	Location	ı : Basemer	nt Oil Tank Room						
Fixtures									
Generic	100%								

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : HUNT'S POINT BRANCH LIBRARY
Address : 877 SOUTHERN BLVD. @TIFFANY ST.

Borough : BRONX Agency's Number : H05

Area Sq Ft : 13,715 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 13-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 2722 Lot : 63 BIN : 2005755

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture		\$61,800
Interior Architecture		\$69,200
Electrical		\$5,400
Mechanical		\$172,300
Total		\$308,700
Importance Code A		\$61,800
Importance Code B		\$246,900
Total		\$308,700

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$83,500			
Interior Architecture	\$42,800		\$5,600	\$1,000
Electrical	\$16,400	\$1,000	\$1,300	\$1,000
Mechanical	\$9,100	\$1,500	\$5,700	\$1,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$155,800	\$6,400	\$16,600	\$7,100
Importance Code A	\$84,200	\$700	\$700	\$700
Importance Code B	\$48,400	\$5,700	\$16,000	\$6,500
Importance Code C	\$23,200			
Total	\$155.800	\$6.400	\$16,600	\$7.100



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

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

Asset #: 13341

rchitecture		Current I	Repair	Futur	e Replacement	М	aintenance		
vstem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit	
terior									
Exterior Walls									
Cast Stone/Terra Cotta	7%			LIFE	* *	5	\$46,200		
Masonry: Brick	73%			LIFE	* *	5	\$61,700		
Stucco Cement	20%			2032	* *	5	\$21,100		
Windows									
Aluminum	100%			2043	* *	5	\$4,000		
Parapets									
Masonry: Brick	95%			LIFE	* *	5-10	\$26,100		
Masonry: Limestone	5%			LIFE	* *	5-10	\$2,400		
-	Recent Re	place Evide	ent, Extent : Light, .	Area Aff	ected : 100%				
	Location	ı : Flashing	And Coping						
Roof									
Roll Roofing	100%	Now	\$3,100	2026	\$61,800	5	\$12,600		
2	Water Per	etration, E	xtent : Severe, Ared	a Affecte	d: 2%		,		
	Location	ı : Second I	Floor Children Con	nmunity .	Room Aand Stair				
erior									
Floors									
Carpet	55%			2026	\$142,800	3	\$16,900		
Cast in Place Concrete	5%	Now	\$1,100	LIFE	* *	5	\$2,200		
	Cracking/	Crumbling,	Extent : Moderate	, Area A	ffected : 10%		,		
	Location	ı : Basemen	t						
Vinyl Tile	40%			2027	\$69,200	3	\$4,100		
Interior Walls	1070			2027	Ψ02,200		ψ1,100		
Plaster	95%			LIFE	* *	5-10	\$33,300		
Plaster	5%	Now	\$1,600	LIFE	* *	5	\$600		
Tuster	- , ,		xtent : Moderate, A		cted · 10%	3	φοσσ		
			Floor Children Con						
Ceilings									
AcousTile,Adhered	20%			2032	* *	5	\$4,100		
Plaster	75%			LIFE	* *	5-10	\$26,500		
Plaster	75% 5%	Now	\$700	LIFE	* *	5-10 5	\$20,300 \$600		
riastei	- , -		\$700 Extent : Moderate, A			3	Φ 000		
			xieni . Moderdie, A Floor Children Con						
	Locuitor	i . Secona I	toor Children Con	шини	Room				

Electrical	Current Repair	Futu	e Replacement	M		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Jnder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2027	\$1,500	5	\$100	
	Other Observation, Extent : Moderate, A	Area Affe	ected : 100%			
	Location : Electrical Room					
	Explanation : Main Service Switch Ra	ted @ 40	00 Amperes			
Switchgear / Switchboard						
Molded Case Bkrs	100%	2027	\$32,000	5	\$400	

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

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

Asset #: 13341

Electrical	Current Rep	pair Fu	Future Replacement			Maintenance	
System Component				Estimated Cost		Estimated Cost	Priority
Туре	Total (Years)	F	Ý		(Yrs)		
Inder 600 Volts		<u> </u>					
Raceway							
Conduit	70%	202	27	\$21,700	1		
Conduit	30%	203	37	* *	1		
Panelboards							
Molded Case Bkrs	40%	203		\$5,900	5	\$100	
Molded Case Bkrs	40%	20:		* *	5	\$100	
Molded Case Bkrs	20%	20-	43	* *	5	\$100	
Wiring							
Braided Cloth	20% 2-4	\$5,500 20:		* *	1		
	Insulation Aged, Extent		ecte	d: 100%			
	Location: Throughout						
Thermoplastic	50%	203		* *	1		
Thermoplastic	30%	20-	47	* *	1		
Motor Controllers	1000/	20	22	* *	~	ф100	
Locally Mounted	100%	20:	32	* *	5	\$100	
Fround Grounding Daviese							
Grounding Devices Generic	100% 2-4	\$9,400 LII	EE	* *	5	\$200	
Generic	Other Observation, Exte				3	\$200	
	Location : Water Mair			1.100/0			
	Explanation: Corrode						
ighting	Explanation . Corroae	<u>u</u>					
Interior Lighting							
Fluorescent	75%	20:	35	* *	10	\$9,400	
Tuorescent	T-8 Lamps And Fixtures			a Affected : 100%	10	ψ>,100	
	Location : Throughou			35			
Fluorescent	20%	20:	35	* *	10	\$2,500	
Thoreseem	Compact Fluorescent Li			rea Affected : 100%		Ψ 2, 500	
	Location : Reading Ar		,	<i>JJ</i>			
Fluorescent	4%	200	22	\$5,400	10	\$500	
Tuorescent	T-12 Lamps And Fixture				10	Ψ500	
	Location : Basement	~, ,	,				
Incandescent	1%	202	22	\$1,400	2		
Egress Lighting	170	20.		φ1,100			
Exit, Service	100%	20:	35	* *	1		
Exterior Lighting	10070						
HID	20%	202	27	\$10,300	10		
No Component	80%			+,			
Alarm							
Security System							
No Component	60%						
Generic	40%	20:	35	* *	1	\$2,100	
	Other Observation, Extent : Moderate, Area Affected : 100%						
	Location : Reading Ar	eas And Outside					
	Explanation: Cctv Sur	veillance Camera Sy	sten	i			

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

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

Asset #: 13341

Electrical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Alarm				
Fire/Smoke Detection				
Generic, Digital	100%	2035 * *	1-3 \$8,400	
-	Other Observation, Extent : Moderate, A	Area Affected : 100%		
	Location: Throughout The Building			
	Explanation: Strobe Lights, Manual F	Pull Stations, Alarm Bells, S	Smoke Detectors And	
	Horns	,		

Mechanical	C	Current Repair	Futur	e Replacement	M	aintenance		
System Component Type		nil Date Estimated Cost Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
leating								
Energy Source								
Natural Gas	100%		2047	* *	1			
Conversion Equipment								
Hot Water Boiler	100%		2040	* *	1	\$6,800		
		vation, Extent : Light, Area	Affected	: 100%				
	Location :							
	Explanation	n : 1 Natural Gas Fired Ho	t Water E	Boiler				
Distribution								
Hot Wtr Piping/Pump	100%		2035	* *	4	\$1,000		
Terminal Devices								
Convector/Radiator	100%		2025	\$128,400	1	\$4,400		
Air Conditioning								
Energy Source								
Electricity	100%		2043	* *	1			
Conversion Equipment								
Exterior Pkg Unit -	70%		2022	\$43,900	2	\$600		
Cooling								
Exterior Pkg Unit -	30%		2032	* *	2	\$300		
Cooling								
Distribution								
Ductwork/Diffusers	75%		LIFE	* *	2	\$16,700		
No Component	25%							
Ventilation Pentilation								
Distribution						***		
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$12,100		
Plumbing								
H/C Water Piping								
Brass/Copper	100%		2037	* *	1			
Water Heater								
Gas Fired	100%		2026	\$3,200	2	\$200		
		llation, Extent : Light, Area	Affected	: 100%				
	Location :	Basement						
Sanitary Piping								
Cast Iron	100%		LIFE	* *	1			
Storm Drain Piping								
Cast Iron	100%		LIFE	* *	1			

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

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

Asset #: 13341

Mechanical	Current Repair	Future Repla	cement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estima FY	ited Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Backflow Preventer						
No Component	90%					
Generic	10%	2032	* *	1	\$100	
	Other Observation, Extent : Ligh	t, Area Affected : 100%				
	Location: Basement					
	Explanation: Boiler Only					
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Ligh	t, Area Affected : 100%				
	Location: 1-2					
	Explanation: 1 Unit					

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : INWOOD BRANCH LIBRARY
Address : 4790 BROADWAY @ACADEMY ST.

Borough : MANHATTAN Agency's Number : I01

Area Sq Ft : 17,334 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 01-Jul-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 2233 Lot : 13 BIN : 1064894

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$35,900	\$137,700
Mechanical	\$38,600	
Total	\$74,600	\$137,700
Importance Code A	\$74,600	\$137,700
Total	\$74,600	\$137,700

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$72,100	\$16,500	\$400	
Interior Architecture	\$22,800	\$3,100	\$2,600	\$900
Electrical	\$1,300	\$19,600	\$1,800	\$1,300
Mechanical	\$5,800	\$4,300	\$4,500	\$4,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$106,000	\$47,400	\$13,300	\$10,400
Importance Code A	\$72,100	\$17,400	\$1,300	\$900
Importance Code B	\$33,900	\$26,900	\$12,000	\$9,600
Importance Code C		\$3,100		
Total	\$106,000	\$47,400	\$13,300	\$10,400



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

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

NEW YORK PUBLIC LIBRARY - 035 INWOOD BRANCH LIBRARY

Asset #: 13342

rchitecture		Current	Repair	Futur	e Replacement	М	aintenance	
estem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior								
Exterior Walls								
Masonry: Brick	67%		\$27,400	LIFE	* *	5	\$18,300	
		Crumbling n : Through	Extent : Light, Are out	ea Affect	ed : 10%			
Masonry: Brick	20%			LIFE	* *	5	\$5,500	
Masonry: Limestone	3%		\$4,400	LIFE	* *	5	\$600	
		ir Miss/Eroo n : Through	d, Extent : Light, A out	rea Affec	eted : 10%			
Metal Panel	5%			2044	* *	5-10	\$9,400	
Granite Panels	3%	4+	\$4,300	LIFE	* *	5	\$600	
		r Miss/Eroo n : Through	d, Extent : Light, A out	rea Affec	ted : 10%			
Slate Panels	2%	2-4	\$2,800	LIFE	* *	5	\$400	
		ur Miss/Eroo n : Through	d, Extent : Light, A	rea Affec	eted : 10%		·	
Windows								
Aluminum			\$13,800 Extent : Light, Area out	2023 Affected	\$137,700 :: 50%	5	\$1,700	
Aluminum	20%			2040	* *	5	\$800	
Parapets								
Masonry: Brick	70%	Now	\$35,900	LIFE	* *	5	\$3,100	
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 35% Location : Throughout							
	_	ed/Bulging, n : Northwe	Extent : Moderate, est Corner	Area Afj	fected : 10%			
Masonry: Brick	20%			LIFE	* *	5	\$900	
Masonry: Limestone	10%	Now	\$4,700	LIFE	* *	5	\$600	
Hasomy. Emicsione		ır Miss/Eroo n : Coping	d, Extent : Moderat	e, Area 1	Affected : 25%			
	_	Deteriorate n : Coping	ed, Extent : Modera	te, Area	Affected : 25%			
Roof								
Built-Up (BUR)	83%	ı		2029	* *	10	\$13,900	
Metal Panel	15%			2037	* *	10	\$4,600	
Skylight, Metal/Glass	2%	4+	\$14,700	2034	* *			
	Cracking	Crumbling!	Extent : Light, Are	ea Affect	ed : 10%			
	Location	n : Through	out					

Interior

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

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

NEW YORK PUBLIC LIBRARY - 035 INWOOD BRANCH LIBRARY

Asset #: 13342

Architecture		Current l	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Floors								
Carpet	10%			2023	\$31,000	3	\$3,700	
Cast in Place Concrete	5%			LIFE	* *	5	\$2,700	
Ceramic Tile	5%			2033	* *	5	\$1,200	
Terrazzo	5%			LIFE	* *	5	\$1,000	
Vinyl Tile	45%			2032	* *	3	\$4,100	
Vinyl Tile	30%	2-4	\$12,400	2029	* *	3	\$2,800	
	_	Crumbling, 1 : Through	Extent : Light, Are	ea Affecte	ed : 20%			
Interior Walls								
Gypsum Board	15%			LIFE	* *	5	\$3,200	
Operable Wall	5%			2044	* *	5	\$6,200	
Marble Panels	5%			LIFE	* *			
Plaster	70%			LIFE	* *	5	\$7,500	
SGFT/Glazed Masonry	5%			LIFE	* *			
Ceilings								
AcousTileConcealSpLn	50%	2-4	\$9,800	2037	* *	5	\$7,700	
	Cracking/	Crumbling,	Extent : Light, Are	ea Affecte	ed : 20%			
	Location	ı : Through	out					
AcousTileSusp.Lay-In	10%			2037	* *	5	\$2,500	
Exposed Concrete	10%			LIFE	* *	5	\$400	
Gypsum Board	10%			LIFE	* *	5	\$3,100	
Gypsum Board	10%			LIFE	* *	5	\$3,100	
Plaster	10%			LIFE	* *	5	\$1,500	

ectrical	Current Repair	Futur	e Replacement	M	aintenance	
stem Component Type	% of Fail Date Estim Total (Years)	ated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2044	* *	5	\$100	
	Other Observation, Extent:	Moderate, Area Affe	cted : 100%			
	Location : Electrical Roon	ı				
	Explanation : One 2000 A	nps Main Disconnec	t Switch			
Switchgear / Switchboard						
Molded Case Bkrs	100%	2044	* *	5	\$500	
Raceway						
Conduit	100%	2044	* *	1		
Panelboards						
Fused Disc Sw	5%	2040	* *	5		
Molded Case Bkrs	95%	2040	* *	5	\$400	
Wiring						
Thermoplastic	100%	2044	* *	1		
Motor Controllers						
Locally Mounted	100%	2037	* *	5	\$100	

Ground

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

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

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

NEW YORK PUBLIC LIBRARY - 035 INWOOD BRANCH LIBRARY

Asset #: 13342

Electrical	Current R	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Ground							
Grounding Devices							
Generic	100%]	LIFE	* *	5	\$300	
Lighting							
Interior Lighting							
Fluorescent	65%		2029	* *	10	\$10,300	
	T-8 Lamps And Fixtur Location : Througho		te, Ared	a Affected : 65%			
Fluorescent	35%		2029	* *	10	\$5,600	
	T-5 Lamps And Fixtur Location : Thriughou		te, Ared	a Affected : 35%			
Egress Lighting							
Emergency, Battery	50%		2029	* *	10	\$2,100	
Exit, LED	50%		2052	* *	1		
Exterior Lighting HID	100%		2029	* *	10	\$100	
Alarm							
Security System							
No Component	50%						
Generic	50%		2029	* *	1	\$3,200	
Fire/Smoke Detection							
Generic	100%		2029	* *	1-3	\$10,700	

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Interruptible Gas/Dual	100%			2044	* *	1		
Fuel								
Conversion Equipment	1,000/	2.4	¢20,600	2044	* *	1	¢7.700	
Hot Water Boiler	100%	2-4	\$38,600	2044		1	\$7,700	
		quipment, : Basemen	Extent : Severe, Ar	еа Ајјес	tea : 100%			
			-	A CC	. 1000/			
		ervaпon, £. : Basemen	xtent : Light, Area	Ајјестеа	: 100%			
			-					
	Explanat	ion : One U	Init					
Distribution								
Hot Wtr Piping/Pump	100%			2040	* *	4	\$900	
Terminal Devices								
Air Handler	60%			2029	* *	1	\$6,400	
Convector/Radiator	40%			2037	* *	1	\$2,200	
Air Conditioning								
Energy Source								
Electricity	100%			2040	* *	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 INWOOD BRANCH LIBRARY

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type		ail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning Conversion Equipment Exterior Pkg Unit - Cooling	30%			2024	\$23,800	2	\$300	
	R-22 Refrige Location : I		ent : Light, Area A	ffected :	100%			
No Component	70%							
Terminal Devices								
Air Handler/Cool/Ht	70%			2029	* *	1	\$7,500	
No Component	30%							
Heat Rejection Remote Air Cond	70%			2029	* *	2	¢0 500	
No Component	70% 30%			2029		2	\$8,500	
Ventilation	30%							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$9,700	
Exhaust Fans							12 41 22	
Roof	20%			2024	\$2,700	2	\$100	
No Component	80%							
Plumbing								
H/C Water Piping								
Brass/Copper	40%			2050	* *	1		
Galv Iron/Steel	60%			2037	* *	1		
Water Heater	1000/	0.2	# 4.000	2024	Φ4.000	2	Φ200	
Gas Fired	100%	0-2	\$4,000	2024	\$4,000	2	\$200	
	Location :	-	tent : Severe, Area t	Ајјестеа	: 100%			
Sanitary Piping	Location .	Dasemen						
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping	10070			LIIL		1		
Cast Iron	100%			LIFE	* *	1		
Backflow Preventer								
Generic	100%			2029	* *	1	\$1,100	
Fixtures							•	
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
			xtent : Light, Area	Affected	: 100%			
	Location:		T *.					
	Explanatio	n : One U	nit					

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : JEFFERSON MARKET BRANCH LIBRARY

Address : 425 AVENUE OF THE AMERICAS AT WEST 10TH ST.

Borough : MANHATTAN Agency's Number : J01

Area Sq Ft : 20,735 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 08-Jul-2013 Landmark Status : EXTERIOR, HISTORICAL DISTRICT

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 606 Lot : 1 BIN : 1082668

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture		\$76,900
Interior Architecture		\$257,300
Electrical	\$69,800	\$371,400
Mechanical	\$60,600	
Total	\$130,300	\$705,500
Importance Code A		\$76,900
Importance Code B	\$130,300	\$628,600
Total	\$130,300	\$705,500

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$15,200	\$12,100		
Interior Architecture	\$113,200			\$3,500
Electrical	\$21,800	\$23,400	\$500	\$500
Mechanical	\$34,600	\$7,500	\$6,600	\$7,500
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$192,600	\$50,900	\$15,000	\$19,400
Importance Code A	\$15,200	\$12,200		
Importance Code B	\$124,300	\$38,800	\$15,000	\$19,400
Importance Code C	\$53,100			
Total	\$192,600	\$50.900	\$15,000	\$19 400



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

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

Architecture	Current Repair	Future Replacement	Maintenance					
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority			
xterior								
Exterior Walls	50/	TIEE **						
Cast Iron	5%	LIFE	_	¢20.700				
Masonry: Brick	75%	LIIL	5	\$39,700				
	Recent Repair Evident, Extent : Light, A Location : Throughout	Area Ајјесiea : 00%						
Masonry: Granite	5%	LIFE **	5	\$2,000				
	Recent Repair Evident, Extent: Light, A Location: Throughout	Area Affected : 66%						
Masonry: Sandstone	15%	LIFE **	5	\$6,000				
·	Recent Repair Evident, Extent : Light, Location : Throughout	Area Affected : 66%						
Windows								
Aluminum	75%	2032 **	5	\$6,200				
Aluminum	10% Now \$1,900	2023 \$37,200	5	\$400				
	Air Infiltration, Extent : Moderate, Are	a Affected : 40%						
	Location: Basement							
	Glazing Clouded, Extent : Moderate, A Location : Basement	rea Affected : 40%						
Aluminum	15% 2-4 \$3,200	2032 **	5	\$600				
	Other Observation, Extent : Moderate, Area Affected : 20%							
	Location: Second Floor And Above							
	Explanation: These Are Stained Glass	ss Windows						
Roof	4.504	2020	10	4.2.1 00				
Copper/Terne	15%	2039 **	10	\$12,100				
	Recent Replace Evident, Extent : Light, Location : Throughout	Area Affected : 100%						
Slate	85% Now \$10,100	LIFE **						
	Cracking/Crumbling, Extent: Moderat	e, Area Affected : 5%						
	Location: At Various Locations							
	Water Penetration, Extent: Moderate,	Area Affected : 10%						
	Location: Throughout							
nterior Floors								
Cast in Place Concrete	5%	LIFE **	5	\$3,400				
Terrazzo	5%	LIFE **	5	\$1,200				
Vinyl Tile	40% 2-4 \$11,400	2024 \$114,300	3	\$4,700				
	Cracking/Crumbling, Extent : Light, An Location : Throughout 9x9 Tiles	rea Affected : 20%						
Vinyl Tile	50% 2-4 \$14,300	2024 \$142,900	3	\$5,800				
·y	Cracking/Crumbling, Extent: Light, An Location: Throughout		J	42,000				

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

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

Asset #: 13343

Architecture	Current Repa	ir	Future	Replacement	Ma	aintenance		
ystem Component Type	% of Fail Date Est Total (Years)	imated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
terior								
Interior Walls								
Gypsum Board	10%		LIFE	* *	5	\$3,300		
Masonry: Brick	20% 4+	. ,	LIFE	* *				
	Efflorescence, Extent : Severe, Area Affected : 30%							
	Location : Basement							
Masonry: Fieldstone	2% 4+	. ,	LIFE	* *				
	Other Observation, Extens	t : Severe, Area A	Affected	d : 10%				
	Location : Basement	ш. в.						
	Explanation : Effloresen							
Masonry: Limestone	10%		LIFE	* *	_	40.000		
Plaster	53% Now	. /	LIFE	**	5	\$8,800		
	Broken/Missing Elements, Location : Second Floor		ate, Are	ea Affected : 10%				
	Cracking/Crumbling, Exte Location: Second Floor			fected : 10%				
	Water Penetration, Extent : Severe, Area Affected : 30%							
	Location : Basement Sto	rage Room, 1st	Floor R	eading Room And	l Fire Sta	ir		
Wood	5%]	LIFE	* *	5	\$11,100		
Ceilings						•		
Masonry: Infill Arch	10% Now	\$8,200	LIFE	* *				
•	Int Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%							
	Location: Throughout							
Plaster	60%]	LIFE	* *	5	\$12,300		
	Water Penetration, Extent : Moderate, Area Affected : 20%							
	Location: 2nd Floor Au	ditorium, 1st Flo	oor Rea	ding Room And 3	rd Floor	Men's Staff Toilet		
Plaster	25% Now	\$26,200	LIFE	* *	5	\$5,100		
	Cracking/Crumbling, Exte	ent : Moderate, A	Area Af	fected : 30%				
	Location: Rotunda Ceil	ing And Walkwa	ıy Abov	e Mezzanine, Aud	itorium			
Wood	5%]	LIFE	* *	5	\$14,400		

Electrical	Current Repair	Future	e Replacement	M	aintenance	
ystem Component Type	% of Fail Date Estimated Cos Total (Years)	t Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2034	* *	5	\$100	
	Other Observation, Extent: Moderate	, Area Affe	cted : 100%			
	Location: Electrical Room					
	Explanation: No Rating Available					
Switchgear / Switchboard						
Molded Case Bkrs	100%	2024	\$35,000	5	\$500	
Raceway						
Conduit	100%	2024	\$34,000	1		

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

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

Asset #: 13343

Electrical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Panelboards						
Molded Case Bkrs	95%	2023	\$23,100	5	\$500	
Molded Case Bkrs	5%	2032	* *	5		
Wiring			de de			
Braided Cloth	70% 2-4 S Insulation Aged, Extent : Mod Location : Throughout	\$21,000 2049 lerate, Area Affected	* * d : 100%	1		
Rubber	10%	2023	\$3,000	1		
Thermoplastic	20%	2024	\$6,000	1		
Motor Controllers						
Locally Mounted	100%	2022	\$49,100	5	\$100	
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$300	
	Other Observation, Extent : M	Ioderate, Area Affe	cted : 100%			
	Location : Boiler Room					
T 1 1	Explanation : Connected Wi	th Main Water Pipe	?			
Lighting						
Interior Lighting Fluorescent	90%	2024	\$202,400	10	\$17,100	
Fluorescent	Other Observation, Extent : M			10	\$17,100	
	Location: Throughout	rouerure, mea mye	.ica : 10070			
	Explanation: T-12 Lamps					
Incandescent	10%	2019	\$22,500	2		
Egress Lighting	1070	2019	\$22,300			
Exit, Service	50%	2024	\$1,600	1		
Exit, Battery	50%	2024	\$5,200	10	\$700	
Exterior Lighting	2070		Ψ2,200		Ψ,00	
HID	100%	2024	\$84,800	10	\$100	
Alarm			, - , -	-	,	
Security System						
No Component	80%					
Generic	20%	2029	* *	1	\$1,600	
Fire/Smoke Detection						
No Component	70%					
Generic	30%	2019	\$69,800	1-3	\$3,800	

Mechanical	Current	Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Under Construction	100%						
Conversion Equipment							
Under Construction	100%						

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

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

Asset #: 13343

% of Total	Fail Date (Years)	Estimated Cost	Year	Estimated Cost	Cycle	Estimated Cost	Dwignitz
			FY		(Yrs)		Friority
60%			2032	* *	4	\$600	
40%			2034	* *	4	\$600	
			2037	* *	1	\$700	
		T. I. A	A CC . 1	00/			
			Аဌјестеа	: 0%			
			. 1 11 1	. A C S4: 2 II		062 4 0	
	πon : Air H	anaiers Are Cover	ea Unaei	r A C Section. 2 U	nits Out	Of 3 Are Out	
		Sarana a Titalaa Amaan	A CC 4 - 1	. 00/			
		_					
Ехріана	uon . Fan C	on Units Are Cove	erea Ona	ter A C Section			
100%			2040	* *	1		
10070			2010				
100%	2-4	\$60,600	2039	* *	1	\$20,200	
				100%	_	+,	
_	_	-					
Other Obs	servation, E	Extent : Moderate, A	Area Affe	cted : 100%			
Explana	tion : Obso	lete Chillers					
100%			2044	* *	4	\$1,000	
		\$28,600	2029	* *	1	\$5,800	
_							
Location	ı : 2 Out of	3 In Basement Chi	ller Roon	n And One In Lobb	y Ceiling	g	
50%			2029	* *	1	\$3,400	
100%			2029	* *	2	\$20,900	
_					_		
					_		
100%			LIFE	* *	2-5	\$11,600	
					2	\$100	
		t : Severe, Area Aff	ected : 1	0%			
	i : Koof						
90%							
1000			2020	de de	1		
100%			2029	* *	1		
1000/			2022	Φ2 5 00	4	\$200	
	carnation L	rtont · Light Arga			4	\$200	
			it Not C	onnacted To Flue I	Pina		
	Location Explana 50% Other Obs Explana 100% 100% R-22 Refr Location Explana 100% 50% Unit Inope Location 50% 100% 100% 100% 100% 100% 100% 100%	40% Other Observation, E Location: Basemen Explanation: Air H 50% Other Observation, E Explanation: Fan O 100% 100% 2-4 R-22 Refrigerant, Ext Location: 2 Units I Other Observation, E Location: Basemen Explanation: Obso 100% 50% Now Unit Inoperable, Exte Location: 2 Out of 50% 100%	40% Other Observation, Extent: Light, Area Location: Basement Explanation: Air Handlers Are Cover. 50% Other Observation, Extent: Light, Area Explanation: Fan Coil Units Are Cover. 100% 100% 2-4 \$60,600 R-22 Refrigerant, Extent: Light, Area A Location: 2 Units In Basement Other Observation, Extent: Moderate, A Location: Basement Explanation: Obsolete Chillers 100% 50% Now \$28,600 Unit Inoperable, Extent: Severe, Area A Location: 2 Out of 3 In Basement Chil. 50% 100%	40% Other Observation, Extent: Light, Area Affected Location: Basement Explanation: Air Handlers Are Covered Under 50% Other Observation, Extent: Light, Area Affected Explanation: Fan Coil Units Are Covered Under 50% Other Observation, Extent: Light, Area Affected Explanation: Fan Coil Units Are Covered Under 50% 100% 2040 100% 2040 100% 2040 100% 2040 100% 2040 100% 2040 100% 2040 100% 2040 100% 2040 100% 2040 100% 2040 100% 2044 100% 2044 100% 2044 100% 2044 100% 2044 100% 2044 100% 2049 100% 2029 100% 2029 100% 2029 100% 2029 100% 2029 100% 2029 100% 2029 100% 2029 100% 2029 100% 2029 100% 2029	### Adm ### Affected : 0% Location : Basement Explanation : Air Handlers Are Covered Under A C Section. 2 U	A0% Other Observation, Extent: Light, Area Affected: 0% Location: Basement Explanation: Air Handlers Are Covered Under A C Section. 2 Units Out 50% Other Observation, Extent: Light, Area Affected: 0% Explanation: Fan Coil Units Are Covered Under A C Section	## A0% Other Observation, Extent: Light, Area Affected: 0% Location: Basement Explanation: Air Handlers Are Covered Under A C Section. 2 Units Out Of 3 Are Out 50% Other Observation, Extent: Light, Area Affected: 0% Explanation: Fan Coil Units Are Covered Under A C Section ### 1 100% 2040 ** 1 100% 2-4 \$60,600 2039 ** 1 \$20,200 R-22 Refrigerant, Extent: Light, Area Affected: 100% Location: 2 Units In Basement Other Observation, Extent: Moderate, Area Affected: 100% Location: Basement Explanation: Obsolete Chillers 100% 2044 ** 4 \$1,000 50% Now \$28,600 2029 ** 1 \$5,800 Unit Inoperable, Extent: Severe, Area Affected: 20% Location: 2 Out of 3 In Basement Chiller Room And One In Lobby Ceiling 50% 2029 ** 1 \$3,400 100% LIFE ** 2-5 \$11,600 10% Now \$400 2024 \$1,800 2 \$100 Not in Service, Extent: Severe, Area Affected: 10% Location: Roof 90% 100% 2029 ** 1 100% 2029 ** 1

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

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

Mechanical	Current Repair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estir Total (Years)	nated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Sanitary Piping						
Cast Iron	100% Now	\$4,900 LIFE	* *	1		
	On Extended Life, Extent:	Moderate, Area Affec	ted : 15%			
	Location : Drainage, Espe	ecially In Kitchen				
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Rigid Piping	100%	2024	\$12,000	4	\$1,600	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent .	Light, Area Affected	: 100%			
	Location: B-3					
	Explanation: 2 Units					
Fire Suppression	-					
Sprinkler						
No Component	95%					
Generic	5%	2034	* *	1-2	\$300	

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : KINGSBRIDGE BRANCH LIBRARY

Address : 291 WEST 231 STREET @ CORLEAR AVE

Borough : BRONX Agency's Number : N/A
Program / Asset # : NPL0018.000 / 14728 Yr Built/Renovated : 2011 /

Area Sq Ft : 12,500 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 08-Jan-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,mez

Block : 5713 Lot : 123 BIN : 2119474

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Interior Architecture		\$43,700
Total		\$43,700
Importance Code B		\$43,700
Total		\$43,700

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture			\$13,700	
Interior Architecture		\$700	\$500	
Electrical	\$1,200	\$1,200	\$1,500	\$1,400
Mechanical	\$1,300	\$1,100	\$4,300	\$1,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$6,400	\$6,900	\$23,900	\$6,400
Importance Code A	\$600	\$600	\$14,300	\$600
Importance Code B	\$5,800	\$6,300	\$9,600	\$5,800
Importance Code C				
Total	\$6,400	\$6,900	\$23,900	\$6,400



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

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

Architecture	Curre	nt Repair	Futur	e Replacement	M	aintenance	
System Component	% of Fail Da	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Туре	10001 (1001)				(215)		
Exterior							
Exterior Walls							
Cast in Place Concrete	20%		LIFE	* *	5	\$8,300	
Masonry: Brick	25%		LIFE	* *	5	\$2,100	
Metal Panel	20%		2050	* *	5-10	\$11,400	
Window Wall	35%		2050	* *	5	\$10,800	
Parapets							
Masonry: Brick	30%		LIFE	* *	5		
Metal Panel	20%		2050	* *	5		
Metal Rail	50%		2041	* *	5-10		
Roof							
IRMA/Protected Membrane	20%		2032	* *	10		
	Water Penetration	, Extent : Light, Area	Affected	: 5%			
	Location: First	Floor Near Emergenc	y Exit At	East Side			
IRMA/Protected	65%		2032	* *	10		
Membrane							
	Other Observation	, Extent : Moderate, A	Area Affe	cted : 100%			
	Location: Throu	ghout					
	Explanation: " (Green " Roof Is Cover	ed With I	Planting			
Sloped Glazing	15%		LIFE	* *	5		
Interior							
Floors							
Carpet	5%		2025	\$16,800	3	\$2,000	
Cast in Place Concrete	35%		LIFE	* *	5	\$20,400	
	Cracking/Crumbli	ng, Extent : Light, Are	ea Affecte	ed : 10%			
	Location: First	Floor At Column Junc	ctions				
	Other Observation	, Extent : Moderate, A	Area Affe	cted : 100%			
	Location: Throu	ghout					
	Explanation: Po	lished Concrete					
Cast in Place Concrete	40%		LIFE	* *	5	\$23,300	
Ceramic Tile	5%		2037	* *	5	\$1,300	
Vinyl Tile	15%		2032	* *	3	\$1,500	
Interior Walls							
Cast in Place Concrete	50%		LIFE	* *			
Ceramic Tile	5%		2037	* *	5	\$1,000	
Concrete Masonry Unit	10%		LIFE	* *	5	\$800	
Glass: Single Pane	5%		LIFE	* *	5	\$800	
Gypsum Board	15%		LIFE	* *	5	\$1,800	
Metal Panel	10%		LIFE	* *			
Wood	5%		LIFE	* *	5	\$4,000	

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

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

Asset #: 14728

Architecture	Current Repair	Future Repla	acement	M	aintenance	
System Component Type	% of Fail Date Estim Total (Years)	nated Cost Year Estim FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior					•	
Ceilings						
Exposed Concrete	5%	LIFE	* *	5	\$200	
Gypsum Board	10%	LIFE	* *	5	\$3,300	
	Water Penetration, Extent:	Light, Area Affected : 5%				
	Location : First Floor Nea	r East Emergency Exit				
Metal Panel	75%	LIFE	* *	5	\$24,900	
Wood	10%	LIFE	* *	5	\$23,300	
	Other Observation, Extent:	Moderate, Area Affected : I	100%			
	Location: Community Roc	om, Childrens Story Room				
	Explanation: Suspended V	Wood Slat Ceiling				

Electrical	Current Repair	Future Rep	lacement	M	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ated Cost Year Estin FY	nated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2050	* *	5	\$100	
	Other Observation, Extent: 1	Moderate, Area Affected :	100%			
	Location: Electrical Room					
	Explanation : Main Service	Switch Rated @ 800 Amp	peres			
Switchgear / Switchboard						
Fused Disc Sw	100%	2050	* *	5	\$100	
Raceway						
Conduit	100%	2050	* *	1		
Panelboards						
Molded Case Bkrs	100%	2046	* *	5	\$300	
Wiring						
Thermoplastic	100%	2050	* *	1		
Motor Controllers						
Locally Mounted	100%	2041	* *	5	\$100	
Ground					<u> </u>	
Grounding Devices						
Generic	100%	LIFE	* *	5	\$200	
Lighting					·	
Interior Lighting						
Fluorescent	70%	2032	* *	10	\$8,000	
	T-8 Lamps And Fixtures, Ext		cted : 100%		, -,	
	Location: Throughout The					
Fluorescent	30%	2032	* *	10	\$3,400	
Tuorescent	Other Observation, Extent : I		100%	10	Ψ5,+00	
	Location: Throughout The		100/0			
	Explanation: Compact Flu					
Egress Lighting	Елрининон . Сотрист Ти	orescent Light Fixities				
Emergency, Battery	50%	2032	* *	10	\$1,500	
Exit, Service	50%	2032	* *	10	\$1,500	
EXII, Service	30%	2032		1		

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

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

Asset #: 14728

Electrical	Current Repair	Future Re	placement	M	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Esti	imated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting						
Exterior Lighting						
Fluorescent	50%	2032	* *	10	\$600	
	Other Observation, Extent : M.	loderate, Area Affected	: 100%			
	Location: Main Entrance					
	Explanation: Compact Fluc	rescent Light Fixtures				
HID	50%	2032	* *	10		
Alarm						
Security System						
Generic	100%	2032	* *	1	\$4,700	
	Other Observation, Extent : M	Ioderate, Area Affected	: 100%			
	Location : Inside And Outside	de The Building				
	Explanation: CCTV Surv	eillance Cameras				
Fire/Smoke Detection						
Generic	100%	2032	* *	1-3	\$7,700	
	Other Observation, Extent : M.	Ioderate, Area Affected	: 100%			
	Location : Throughout The I	Building				
	Explanation: Strobe Lights,	Manual Pull Station, A	larm Bells An	d Smoke	Detectors	

Mechanical	Current Repair Future		e Replacement	nent Maintenance		
System Component Type	% of Fail Date Est Total (Years)	timated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2050	* *	1		
Conversion Equipment						
Furnace	100%	2032	* *	1	\$6,200	
	Other Observation, Exten	0	: 100%			
	Location: Part Of Roof	Top Units				
	Explanation: 2 Units					
Air Conditioning						
Energy Source						
Electricity	100%	2046	* *	1		
Conversion Equipment						
Ext Pkg Unit -	100%	2032	* *	2	\$800	
Heating/Cooling						
	R-22 Refrigerant, Extent	: Light, Area Affected :	100%			
	Location: 2 Units					
Ventilation						
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$7,000	
Exhaust Fans						
Roof	100%	2032	* *	2	\$400	
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2050	* *	1		

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

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

Mechanical	Current Repair	Future	Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Water Heater						
Electric	100%	2023	\$1,900	4	\$100	
	Other Observation, Extent : Light, Are	a Affected :	100%			
	Location: Mechanical Room					
	Explanation : One Tank					
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Rigid Piping	100%	2032	* *	4	\$1,600	
Sewage Ejector(s)						
Electric	100%	2032	* *	4	\$1,600	
Backflow Preventer						
Generic	100%	2032	* *	1	\$800	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Light, Are	a Affected :	100%			
	Location : At All Levels					
	Explanation : One Unit					
Fire Suppression						
Chemical System						
No Component	90%	2025	ΦΦ 522		4.7.	
Generic	10%	2023	\$2,600	1-3	\$5,100	
	Other Observation, Extent : Light, Are	a Affected :	100%			
	Location: Throughout					
	Explanation: Fire Extinguishers					

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : LIBRARY FOR THE PERFORMING ARTS LINCOLN CENTER

Address : 40 LINCOLN CENTER PLAZA 111 AMSTERDAM AVE.

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 138,384 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 01-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors LL,M,1,2,3

Block : 1134 Lot : 25 BIN : 1028832

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$1,070,100	\$1,709,400
Interior Architecture	\$381,500	\$577,700
Electrical		\$867,300
Mechanical	\$34,300	
Total	\$1,485,800	\$3,154,300
Importance Code A	\$1,070,100	\$1,709,400
Importance Code B	\$350,200	\$1,445,000
Importance Code C	\$65,600	
Total	\$1,485,800	\$3,154,300

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$24,900			
Interior Architecture	\$299,400	\$4,900	\$9,200	\$40,500
Electrical	\$7,700	\$2,600	\$1,800	\$1,800
Mechanical	\$31,100	\$28,700	\$33,700	\$23,200
Elevators/Escalators	\$19,700	\$19,700	\$19,700	\$19,700
Total	\$382,800	\$56,000	\$64,400	\$85,300
Importance Code A	\$28,300	\$3,400	\$3,400	\$5,500
Importance Code B	\$298,400	\$52,600	\$61,000	\$79,800
Importance Code C	\$56,000			
Total	\$382.800	\$56,000	\$64,400	\$85,300



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

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

Asset #: 1926

Architecture		Current Re	pair	Futur	e Replacement	M	aintenance	
System Component Type	% of 1 Total	Fail Date I (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Masonry: Travertine	55%	0-2	\$737,600	LIFE	* *			
			Extent : Moderat	e, Area A	ffected : 10%			
	Location	: Throughou						
Pre-Cast Concrete	10%	Now	\$81,100	LIFE	* *	5	\$80,500	
			: Moderate, Are	a Affecte	d: 10%			
	Location	: Throughou	ıt Bulkhead					
Window Wall	35%			2047	* *	5	\$325,200	
Windows								
Aluminum	100%			2043	* *	5	\$3,900	
Parapets								
Masonry: Travertine	5%			LIFE	* *			
Metal Panel	5%			2047	* *	5	\$2,900	
Metal Rail	90%			2040	* *	5-10	\$240,700	
Roof								
Modified Bitumen	82%	0-2	\$22,900	2022	\$1,144,600			
		_	Ioderate, Area A	ffected : 2	20%			
		: Throughou						
			rate, Area Affecte					
			lkhead And Thro	_				
		-	Extent : Moderate	e, Area A	ffected : 10%			
		: Around Au		1 200	,			
	_		erate, Area Affect	ted : 20%)			
		: Throughou						
Plaza Roof: Stone Pane		Now	\$105,200	2047	* *			
			ent : Moderate, A					
	Location	: 1st Floor I	Plaza Deck (Off C	Cafeteria,	Leaking Into (3)	Mezzanin	e Locations	
Skylight, Metal/Glass	8%			2047	* *	10	\$64,500	

Interior

Asset #: 1926

rchitecture		Current I	Repair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
erior								
Floors			****			_	***	
Carpet			\$149,200 : Light, Area Affec out All Floors	2026 cted : 25%	\$746,000	3	\$88,500	
Carpet	5%			2028	* *	3	\$14,700	
Carper	Recent Ins	stallation, E 1 : Auditori	Extent : Light, Area um		: 100%		Ψ1.,,,ου	
Cast in Place Concrete	5%			LIFE	* *	5	\$43,000	
Ceramic Tile	5%			2036	* *	5	\$9,800	
Terrazzo	25%	0-2	\$226,400	LIFE	* *	5	\$38,400	
	Location Horizonta	ı : Main Sta	xtent : Moderate, A	_	-			
Vinyl Tile	17%			2027	\$281,600	3	\$16,700	
Vinyl Tile 9" X 9"	8%	Now	\$17,200	2022	\$171,700	3	\$5,900	
Vings 110 / 11 /	Broken/M	issing Elen	ents, Extent : Ligh ne Level And Third	t, Area A	ffected : 15%		45,200	
Wood	5%			2055	* *	5	\$18,400	
Interior Walls								
Cast in Place Concrete		netration, E	\$65,600 Extent : Severe, Area Sear Incoming Elect					
Concrete Masonry Unit	10%			LIFE	* *	5	\$8,400	
Gypsum Board	15%			LIFE	* *	5-10	\$26,700	
Metal Panel	5%			LIFE	* *	10	\$2,400	
	Location	ı : Auditori	Extent : Light, Area um l And Metal Frame					
Travertine Panels	15%			LIFE	* *	10	\$6,300	
Plaster	45%			LIFE	* *	5-10	\$40,000	
Ceilings							+ 10,000	
AcousTileConcealSpLn	35%	Now	\$11,000	2032	* *	5	\$43,000	
1	Water Per	netration, E	xtent : Moderate, A am Vestibule/ Lobb	Area Affe	cted : 2%		, -,	
AcousTileSusp.Lay-In	10%			2032	* *	5	\$19,700	
Exposed Concrete	15%	Now	\$18,800	LIFE	* *	5	\$4,600	
Exposed Collection	Water Per		xtent : Moderate, A			3	ψ+,000	
Gypsum Board	5%			LIFE	* *	5-10	\$33,800	
Plaster	35%	Now	\$89,500	LIFE	* *	5	\$43,000	
1 Idotoi			xtent : Severe, Are		d : 5%	5	φ15,000	
			Area Behind Proje					

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

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

Asset #: 1926

Electrical	Currer	Futur	e Replacement	М			
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts							
Service Equipment							
Fused Disc Sw	75%		2027	\$15,500	5	\$400	
		, Extent : Moderate, 1	Area Affe	cted : 100%			
	Location : Basen						
	Explanation : Th	ree 5000 Amp Main I	Diconnec	t Switch			
Fused Disc Sw	25%		2053	* *	5	\$100	
	Other Observation	, Extent : Moderate, 1	Area Affe	cted : 100%			
	Location : Electr	rical Room					
	Explanation: On	ne 4000 Amps Main L	Disconnec	t Switch			
Transformers							
Dry Type	70%		2040	* *	5	\$400	
	Other Observation	, Extent : Moderate, 1	Area Affe	cted : 100%			
	Location: Basen	ient					
	Explanation: Tw	o - 300 Kva 480/277	hv-208/12	20lv			
Dry Type	30%		2044	* *	5	\$200	
, ,,	Other Observation	, Extent : Moderate, 1	Area Affe	cted : 100%			
	Location : Electr	rical Room					
	Explanation: On	ne 750 Kva 480/277hv	v-208/120	0lv			
Switchgear / Switchboard							
Fused Disc Sw	80%		2027	\$64,300	5	\$500	
Fused Disc Sw	10%		2053	* *	5	\$100	
Molded Case Bkrs	10%		2053	* *	5	\$400	
Raceway							
Conduit	20%		2053	* *	1		
Conduit	80%		2027	\$65,800	1		
Panelboards							
Molded Case Bkrs	30%		2026	\$15,600	5	\$1,100	
Molded Case Bkrs	70%		2049	* *	5	\$2,600	
Wiring							
Braided Cloth	5% Now	\$4,000	2052	* *	1		
	_	xtent : Moderate, Are	ea Affecte	d : 100%			
	Location: Throu	ghout The Building					
Thermoplastic	30%		2053	* *	1		
Thermoplastic	65%		2027	\$52,600	1		
Motor Controllers							
Locally Mounted	40%		2032	* *	5	\$400	
Variable Frequency	60%		2044	* *	-	+ - 30	
Drive							
round							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$4,100	
iohtino						· · ·	

Lighting

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

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

Asset #: 1926

Electrical	C	urrent Repair	Futu	re Replacement	Maintenance					
System Component Type	/	l Date Estimated Cost (ears)	t Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority			
Lighting										
Interior Lighting										
Fluorescent	55%		2032	* *	10	\$69,800				
	•	d Fixtures, Extent : Mod	lerate, Are	a Affected : 100%						
	Location : T	hroughout The Building								
Fluorescent	20%		2035	* *	10	\$25,400				
	T-5 Lamps An	T-5 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
	Location: T	hroughout The Building								
Fluorescent	5%		2027	\$68,700	10	\$6,300				
		nd Fixtures, Extent : Mo	derate, Ar			+ -,				
	Location : B		Í	33						
Fluorescent	10%		2032	* *	10	\$12,700				
1 1001-050-0110		rescent Light, Extent : N		Area Affected : 100		Ψ1 =, ,,ου				
		hroughout The Building		33						
Incandescent	10%		2032	* *	2	\$300				
Egress Lighting										
Emergency, Battery	50%		2032	* *	10	\$16,700				
Exit, LED	50%		2055	* *	1					
Exterior Lighting										
HID	100%		2027	\$517,900	10	\$400				
Alarm										
Security System										
No Component	90%									
Generic	10%		2032	* *	1	\$5,200				
Fire/Smoke Detection										
No Component	90%									
Generic, Digital	10%		2032	* *	1-3	\$8,500				

Mechanical	Curr	ent Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail I Total (Yea	Date Estimated Cost (rs)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Utility Steam	100%		2047	* *	1		
Conversion Equipment							
Heat Exchanger	50%		2036	* *	1	\$34,200	
	Other Observatio	on, Extent : Light, Area	Affected	: 100%			
	Location: Line	oln Center					
	Explanation: B	Equipment Is Located O	utside Ti	he Library			
Pres. Reducing Valve/LP	50%		2036	* *	5	\$4,100	
Steam							
	Other Observatio	on, Extent : Light, Area	Affected	: 100%			
	Location: Line	oln Center					
	Explanation : I	Equipment Is Located O	utside Ti	he Library			
Distribution							
Hot Wtr Piping/Pump	30%		2043	* *	4	\$3,100	
Steam Piping/Pump	70%		2047	* *	4	\$7,200	

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

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

Asset #: 1926

Mechanical	Current Repair		Future Replacement		M	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning							
Energy Source							
District C.W.	100%		2047	* *	1		
Distribution							
Chilled Wtr Pipe/Pump	100%		2047	* *	4	\$10,200	
Terminal Devices							
Air Handler/Cool/Ht	100%		2032	* *	1	\$85,600	
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$122,200	
Exhaust Fans							
Interior	100%		2032	* *	2	\$4,200	
Plumbing							
H/C Water Piping							
Galv Iron/Steel	100%		2032	* *	1		
HW Heat Exchanger							
HTHW/HW	100%		2047	* *			
	Other Obs	ervation, Extent : Light, Ared	a Affected	: 100%			
		: Lincoln Center					
	Explanat	ion : Equipment Is Located (Outside Th	ie Library			
Sanitary Piping	1	1 1					
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Sewage Ejector(s)							
Compressed Air	100%		2047	* *	4	\$2,500	
Backflow Preventer						+-,	
Generic	100%		2032	* *	1	\$8,500	
Fixtures	10070		2032		•	ψο,500	
Generic	100%						
Vertical Transport	100/0						
Elevators							
Hydraulic	100%		LIFE	* *			
11, aradic		ervation, Extent : Light, Ared		: 100%			
		: Basement : 3rd Floor	555 00000				
		tion: 4 Units					
Fire Suppression	Бърши	ion. I Omis					
Standpipe							
Generic	100%		2047	* *	1-5	\$69,800	
Sprinkler	100/0		2071		1-3	Ψυν,υυυ	
No Component	40%						
Generic	60%		2047	* *	1-2	\$23,300	
	00%		4U41		1-2	Ψ23,300	
Fire Pump Generic	100%		2036	* *	1	\$25,000	
Generic		amortion Estant . I als A			1	\$25,800	
		ervation, Extent : Light, Ared : Lincoln Center	і Аујестеа	. 10070			
			a	T '1			
	Explanat	ion : Equipment Is Located (Jutside Th	ie Library			

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : MID-MANHATTAN BRANCH LIBRARY

Address : 455 FIFTH AVE. @ E. 40TH ST.

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 159,880 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 22-May-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3,5,7

Block : 869 Lot : 74 BIN : 1017602

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$106,400	\$266,500
Interior Architecture	\$560,000	\$502,000
Electrical	\$202,900	\$2,262,400
Mechanical	\$2,505,900	\$4,260,700
Total	\$3,375,100	\$7,291,500
Importance Code A	\$143,000	\$266,500
Importance Code B	\$3,143,600	\$6,961,600
Importance Code C	\$88,500	\$63,400
Total	\$3,375,100	\$7,291,500

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture			\$30,100	\$5,100
Interior Architecture	\$474,700	\$11,400		\$90,000
Electrical	\$8,700	\$6,900	\$5,700	\$6,900
Mechanical	\$44,600	\$69,700	\$91,400	\$75,700
Elevators/Escalators	\$37,900	\$37,900	\$37,900	\$37,900
Total	\$566,000	\$126,000	\$165,200	\$215,600
Importance Code A	\$4,700		\$30,100	\$5,100
Importance Code B	\$561,200	\$119,000	\$135,100	\$210,500
Importance Code C		\$7,000		
Total	\$566,000	\$126,000	\$165,200	\$215,600



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

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

Asset #: 4226

rchitecture	Current R	Futur	e Replacement	M						
stem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority			
terior										
Exterior Walls										
Copper/Terne	5%		2060	* *	10	\$14,000				
	Recent Repair Eviden Location : Througho	_								
Masonry: Brick	25%		LIFE	* *	5	\$29,800				
	•	ecent Repair Evident, Extent : Light, Area Affected : 66% Location : Throughout								
Masonry: Limestone	60%		LIFE	* *	5	\$53,700				
Granite Panels	5%		LIFE	* *	5	\$4,500				
	Recent Repair Eviden Location : Through	_	rea Affeo	cted : 66%						
Window Wall	5%		2045	* *	5	\$22,400				
Windows										
Aluminum	30%		2041	* *	5	\$10,200				
Metal Clad	70% 0-2	\$61,500	2033	* *	5	\$74,600				
	Deformed/Dented, Ex Location : Bulkhead Unit Inoperable, Exte Location : Bulkhead	ls nt : Moderate, Are	a Affecte							
Parapets										
Copper/Terne	38%		2045	* *	5	\$7,900				
Copper/Terne	10%		2060	* *	5	\$2,100				
Masonry: Brick	50%		LIFE	* *	5	\$2,100				
	Spalling, Extent : Ligit Location : Interior I		10%							
Masonry: Limestone	2%		LIFE	* *	5	\$100				
Roof										
Modified Bitumen	95%		2030	* *	10	\$44,800				
Skylight, Metal/Glass	2%		2025	\$138,200	10	\$3,100				
	Other Observation, E. Location : Througho Explanation : 4		Affected	: 100%						
Skylight, Plastic	3%		2038	* *	1					
	Other Observation, Extent : Light, Area Affected : 100% Location : Throughout									
	Explanation: 1									

Interior

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

rchitecture	Current Repair		Futur	e Replacement	Ma		
ystem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior							
Floors							
Carpet	47% Now Punct/Tear/Impact De Location : Throughe	-	2024 vere, Are	\$1,422,600 a Affected : 20%	3	\$168,700	
Cast in Place Concrete	10% Now Water Penetration, Ex Location: Mechanic Other Observation, Ex Location: Mechanic Explanation: Water	al Space At Penth ctent : Severe, Arec al Space At Penth	ouse a Affected ouse	d : 50%	5	\$52,300	
Ceramic Tile	5% 0-2 Cracking/Crumbling, Location : Througho		2034 rea Affec	* * ted : 100%	5	\$6,000	
Panel/Paver: Cer/Brk	12%		2041	* *	5	\$64,600	
Marble Panels	3%		LIFE	* *	5	\$5,400	
Vinyl Tile	15%		2025	\$302,400	3	\$13,500	
Vinyl Tile	5% Now Cracking/Crumbling, Location: 6th Floor Water Penetration, Ex Location: 6th Floor	tent : Moderate, A			3	\$4,500	
Wood	3% Now Deteriorated Finish, E Location: Penthous Dry Rot/Decay, Exten Location: Penthous Worn/Eroded, Extent Location: Penthous	es t : Moderate, Area es · Moderate, Area A	Affected	1:15%	5	\$6,700	
Interior Walls							
Ceramic Tile	5%		2034	* *	5	\$13,900	
Concrete Masonry Unit	10%		LIFE	* *	5	\$11,100	
Glass: Single Pane	2%		LIFE	* *	5	\$4,200	
Gypsum Board	38%		LIFE	* *	5	\$63,400	
Masonry: Brick	10%		LIFE	* *			
Plaster	10% Now Cracking/Crumbling, Location: Penthous Deteriorated Finish, E Location: Penthous	es Extent : Moderate,	LIFE , Area A <u>f</u>		5	\$8,300	

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

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

Asset #: 4226

Architecture		Current I	Repair Future Repla		e Replacement	eplacement Ma			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Interior									
Ceilings									
AcousTileSusp.Lay-In	70%	0-2	\$67,100	2038	* *	5	\$83,800		
	O	Crumbling, 1 : Through	Extent : Light, Are out	ea Affecto	ed : 10%				
Exposed Concrete	10%	Now	\$15,300	LIFE	* *	5	\$3,700		
•	O	Crumbling, e: Penthou	Extent : Moderate se	, Area Aj	ffected : 10%				
		Reinforceme 1 : Penthou	ent, Extent : Severe se	, Area Aj	ffected : 10%				
Gypsum Board	10%	0-2	\$4,800	LIFE	* *	5	\$29,900		
71		etration, E : Through	Extent : Light, Area out	Affected	: 5%				
Plaster	10%	Now	\$15,600	LIFE	* *	5	\$15,000		
	Broken/Missing Elements, Extent: Moderate, Area Affected: 10% Location: Penthouses								
	Cracking/Crumbling, Extent: Moderate, Area Affected: 10%								
	Location	_		J	•				

lectrical		Current Rep	air	Futur	e Replacement	М	aintenance			
ystem Component Type	7	Fail Date Es (Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
nder 600 Volts										
Service Equipment										
Fused Disc Sw	100%	2-4	\$36,700	2055	* *	5	\$300			
	On Extende	d Life, Exten	t : Moderate, A	rea Affec	ted : 100%					
	Location :	Electrical R	200m							
	Other Observation, Extent : Moderate, Area Affected : 100%									
	Location : Electrical Room									
	Explanation	on : Two Ele	ctrical Services	Rated @	4000 Amps And 2	000 Amp	os			
Switchgear / Switchboard										
Fused Disc Sw	80%	2-4	\$77,500	2055	* *	5	\$300			
	On Extended Life, Extent : Moderate, Area Affected : 100%									
	Location:	Electrical R	200m							
Fused Disc Sw	20%			2025	\$19,400	5	\$100			
Raceway										
Conduit	20%			2035	* *	1				
Conduit	80%			2025	\$89,300	1				
Panelboards										
Fused Disc Sw	5%			2024	\$3,300	5	\$200			
Molded Case Bkrs	40%			2033	* *	5	\$1,700			
Molded Case Bkrs	55%			2024	\$36,700	5	\$2,300			

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

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

Asset #: 4226

Electrical	Current Repair			e Replacement	M		
System Component Type	% of Fail Da Total (Year	ate Estimated Cost (s)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Wiring							
Braided Cloth	40% 2-4	\$44,800	2050	* *	1		
	_	Extent : Moderate, Are	a Affecte	d : 100%			
	Location : Thro	ughout The Building					
Thermoplastic	30%		2035	* *	1		
Thermoplastic	30%		2025	\$33,600	1		
Motor Controllers							
Locally Mounted	69%		2023	\$165,300	5	\$700	
Motor Control Center	30%		2023	\$17,700	5	\$1,300	
Variable Frequency	1%		2045	* *			
Drive							
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$2,300	
Lighting							
Interior Lighting							
Fluorescent	70%		2025	\$1,110,400	10	\$102,600	
		n, Extent : Moderate, A	Area Affe	cted : 100%			
		ughout The Building					
	Explanation : U	sing T-8 Lamps					
Fluorescent	10%		2030	* *	10	\$14,700	
		n, Extent : Moderate, A	Area Affe	cted : 100%			
		ughout The Building					
	Explanation: C	ompact Fluorescent Lo	amps				
Fluorescent	20%		2030	* *	10	\$29,300	
	Other Observation	n, Extent : Moderate, A	Area Affe	cted : 100%			
	Location: 5th F	loor					
	Explanation: U	sing T-8 Lamps					
Egress Lighting							
Emergency, Battery	50%		2025	\$106,800	10	\$19,300	
Exit, LED	5%		2053	* *	1		
Exit, Service	45%		2025	\$10,200	1		
Exterior Lighting							
HID	100%		2025	\$598,300	10	\$500	
Alarm					_		
Security System							
No Component	65%						
Generic	35%		2030	* *	1	\$20,900	
Fire/Smoke Detection							
No Component	60%						
Generic, Digital	40%		2030	* *	1-3	\$40,600	

Mechanical	Current Repair			Futur	re Replacement	М		
System Component Type		Date ars)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

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.

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

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

Asset #: 4226

Mechanical	Current Repair	Futur	e Replacement	Maintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Heating Energy Source Utility Steam	100% Other Observation, Extent : Light, Area Location : Throughout Explanation : From Con Edison	2035 a Affected	** :100%	1			
Conversion Equipment Pres. Reducing Valve/LI Steam	P 100%	2028	**	5	\$9,500		
	Other Observation, Extent: Light, Area Location: Basement Explanation: 1 Very Old Heat Excha		: 40%				
Distribution Hot Wtr Piping/Pump Steam Piping/Pump	40% 60%	2024 2025	\$318,300 \$663,700	4 4	\$3,200 \$4,700		
Terminal Devices Air Handler	60% Now \$10,300 Leak Evident, Extent: Moderate, Area Location: Leaking From Drip Pan On Extended Life, Extent: Severe, Area			1	\$53,400		
Convector/Radiator	Location : Various Areas 25%	2023	\$374,100	1	\$12,900		
Fan Coil Unit/Heat Air Conditioning Energy Source	15%	2020	\$355,800	1	\$7,800		
Utility Steam Electricity	70% 30%	2035 2033	* *	1			
Conversion Equipment Absorption Chiller/Steam/HW	70%	2021	\$365,600	1	\$121,100		
	Other Observation, Extent : Light, Area Location : Basement Explanation : 3 Units	a Affected	: 70%				
Split Unit	30% R-22 Refrigerant, Extent: Light, Area Location: Basement	2020 Affected :	\$219,400				
Distribution Chilled Wtr Pipe/Pump No Component	70% 30%	2025	\$542,000	4	\$5,500		
Terminal Devices Air Handler/Cool/Ht Fan Coil - Cooling	70% 30%	2020 2020	\$471,100 \$366,000	1 1	\$69,200 \$15,500		
Heat Rejection Water Cooling Tower Ventilation	100%	2029	* *	2	\$160,900		
Distribution Ductwork/Diffusers	100%	LIFE	* *	2-5	\$89,200		

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

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

Asset #: 4226

Mechanical	Current Repair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Ventilation						
Exhaust Fans				_	* 00	
Interior	95%	2020	\$166,400	2	\$4,700	
Roof	5%	2020	\$6,300	2	\$200	
Plumbing						
H/C Water Piping	100%	2025	¢472 200	1		
Brass/Copper	On Extended Life, Extent : Severe, Area		\$473,200	1		
	Location: Circulating Pump	і Аујестеи	. 570			
HW Heat Exchanger	Location : Circulating I amp					
Low Temp	100% 0-2 \$49,100	2055	* *	4	\$15,800	
Low Temp	Corroded, Extent : Severe, Area Affecte			7	Ψ13,000	
	Location : Basement					
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Rigid Piping	100%	2025	\$11,000	4	\$1,600	
Sewage Ejector(s)						
Electric	100%	2020	\$11,000	4	\$1,600	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	90%	LIFE	* *			
	Other Observation, Extent : Light, Area Location : B-6	і Ађестеа	: 90%			
TT 1 1'	Explanation: 4 Passenger Elevators	TIPE	* *			
Hydraulic	10%	LIFE				
	Other Observation, Extent : Light, Area Location : B-1	і Ајјестеа	: 10%			
	Explanation: 1 Freight					
Escalators	Ехрипиноп . 1 F reigni					
Under 20' Rise	100%	LIFE	* *			
Officer 20 Kisc	Other Observation, Extent : Light, Area		: 100%			
	Location: At Front Entrance	- 95				
	Explanation: 1 Unit, Floors 1 - 2					
Fire Suppression						
Standpipe						
Generic	100%	2035	* *	1-5	\$80,600	
Sprinkler						
Generic	100%	2025	\$1,849,800	1-2	\$44,800	

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : MORNINGSIDE HEIGHTS BRANCH LIBRARY

Address : 2900 BROADWAY @ W.113 ST

Borough : MANHATTAN Agency's Number : N/A
Program / Asset # : NPL0016.000 / 13638 Yr Built/Renovated : 2001 /

Area Sq Ft : 17,777 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 20-May-2014 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2

Block : 1885 Lot : 7501 BIN : 1057018

CAPITAL

Total

Importance Code

Total

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Interior Architecture	\$8,000	\$1,300	\$12,000	\$1,300
Electrical	\$1,700	\$1,300	\$3,500	\$1,800
Mechanical	\$3,300	\$3,100	\$6,600	\$4,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$16,800	\$9,700	\$26,100	\$11,500
Importance Code A				
Importance Code B	\$16,800	\$9,700	\$26,000	\$11,500
Importance Code C				
Total	\$16,800	\$9,700	\$26,100	\$11,500



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

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

NEW YORK PUBLIC LIBRARY - 035 MORNINGSIDE HEIGHTS BRANCH LIBRARY

Asset #: 13638

Architecture		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Interior									
Floors									
Carpet	10%			2024	\$33,700	3	\$5,300		
Ceramic Tile	10%			2034	* *	5	\$2,700		
Panel/Paver: Bluestone	20%			LIFE	* *	5	\$4,000		
Sheet Vinyl/Rubber	60%			2030	* *	5	\$23,900		
Interior Walls									
Gypsum Board	100%			LIFE	* *	5	\$12,100		
Ceilings									
AcousTileSusp.Lay-In	50%			2038	* *	5	\$13,300		
Gypsum Board	50%			LIFE	* *	5	\$16,600		

Electrical	Current Repair	Future Repl	acement	Maintenance			
System Component Type	% of Fail Date Estimated Co Total (Years)	st Year Estim FY	nated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Jnder 600 Volts							
Service Equipment							
Fused Disc Sw	100%	2045	* *	5	\$100		
	Other Observation, Extent : Moderat	e, Area Affected : 1	100%				
	Location : Electrical Room						
	Explanation: 1-400 Amps Main D	isconnect Switch					
Switchgear / Switchboard				_			
Fused Disc Sw	100%	2045	* *	5	\$100		
Raceway							
Conduit	100%	2045	* *	1			
Panelboards							
Fused Disc Sw	10%	2041	* *	5			
Molded Case Bkrs	90%	2041	* *	5	\$400		
Wiring							
Thermoplastic	100%	2045	* *	1			
Motor Controllers							
Locally Mounted	100%	2038	* *	5	\$100		
Fround							
Grounding Devices							
Not Accessible	100%						
ighting							
Interior Lighting							
Fluorescent	20%	2033	**	10	\$3,300		
	Other Observation, Extent : Moderat		100%				
	Location: Throughout The Building	g					
	Explanation: T-5 Lamps						
Fluorescent	80%	2033	* *	10	\$13,000		
	Other Observation, Extent : Moderat	e, Area Affected : 1	100%				
	Location: Throughout						
	Explanation: T-8 Lamps						

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

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

NEW YORK PUBLIC LIBRARY - 035 MORNINGSIDE HEIGHTS BRANCH LIBRARY

Asset #: 13638

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
Lighting								
Egress Lighting								
Emergency, Battery	50%			2030	* *	10	\$2,100	
Exit, LED	50%			2053	* *	1		
Exterior Lighting								
HID	100%			2030	* *	10	\$100	
Alarm								
Security System								
No Component	60%							
Generic	40%			2035	* *	1	\$2,700	
Fire/Smoke Detection								
Generic, Digital	100%			2030	* *	1-3	\$11,300	

Mechanical	Current Repair		Futur	e Replacement	Maintenance		
System Component Type	% of Total	Fail Date Estimated C (Years)	ost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Campus Steam	100%		2035	* *	1		
		servation, Extent : Light, A	Area Affected	: 100%			
		n : Throughout					
	Explana	tion : Steam Is Supplied B	y Columbia (Iniversity			
Distribution	1.000/		20.45	ماد ماد		Φ000	
Steam Piping/Pump	100%		2045	* *	4	\$900	
Terminal Devices	0.004		2020	ماد ماد		фо. 000	
Air Handler	90%		2030	* *	1	\$9,900	
Convector/Radiator	10%		2038	* *	1	\$600	
Air Conditioning							
Distribution	1.000/		20.45	* *	4	Φ000	
Chilled Wtr Pipe/Pump	100%		2045	* *	4	\$900	
Terminal Devices	1.000/		2020	* *		ф11 000	
Air Handler/Cool/Ht	100%		2030	* *	1	\$11,000	
Ventilation							
Distribution Ductwork/Diffusers	1000/		LIDE	* *	2.5	¢0,000	
	100%		LIFE	7- 7-	2-5	\$9,900	
Exhaust Fans	1000/		2020	* *	2	¢500	
Interior	100%		2030		2	\$500	
Plumbing							
H/C Water Piping	100%		2045	* *	1		
Brass/Copper	100%		2045		1		
Sanitary Piping	1000/		T TEE	* *	1		
Cast Iron	100%		LIFE	4. 4.	1		
Fixtures	1000/						
Generic Vertical Transport	100%						

Vertical Transport

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

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

NEW YORK PUBLIC LIBRARY - 035 MORNINGSIDE HEIGHTS BRANCH LIBRARY

Mechanical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
_	Other Observation, Extent : L	ight, Area Affected :	100%			
	Location: B, G, 2					
	Explanation: One Unit					
Fire Suppression						
Standpipe						
Generic	100%	2045	* *	1-5	\$9,300	
Sprinkler						
Generic	100%	2045	* *	1-2	\$5,000	

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : MORRISANIA BRANCH LIBRARY
Address : 610 EAST 169TH ST. @FRANKLIN AVE.

Borough : BRONX Agency's Number : M02

Area Sq Ft : 14,503 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 08-Apr-2016 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 2615 Lot : 23 BIN : 2004303

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$37,500	\$104,300
Interior Architecture	\$75,400	
Electrical		\$125,800
Mechanical		\$65,300
Total	\$112,900	\$295,400
Importance Code A	\$37,500	\$104,300
Importance Code B		\$191,100
Importance Code C	\$75,400	
Total	\$112,900	\$295,400

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$37,600		\$3,100	\$12,500
Interior Architecture	\$70,100	\$3,300	\$2,700	\$1,500
Electrical	\$8,100	\$300	\$400	\$300
Mechanical	\$25,300	\$3,100	\$3,000	\$1,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$145,000	\$10,600	\$13,100	\$20,100
Importance Code A	\$39,000	\$1,400	\$4,500	\$13,900
Importance Code B	\$106,000	\$9,100	\$8,600	\$6,200
Importance Code C				
Total	\$145,000	\$10,600	\$13,100	\$20,100



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

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

NEW YORK PUBLIC LIBRARY - 035 MORRISANIA BRANCH LIBRARY

Asset #: 13347

Architecture	Current Repair		Futur	e Replacement	Maintenance			
ystem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit	
terior								
Exterior Walls								
Masonry: Brick	95%		LIFE	* *	5	\$75,000		
Masonry: Granite	2%		LIFE	* *	5	\$1,200		
Masonry: Limestone	3% Now Vegetation Growth, I Location : At Entra		LIFE Area Affe	* * ected : 5%	5	\$900		
Windows								
Aluminum	100% Other Observation, E Location : Through Explanation : Prote	out		* *	5	\$6,100		
Parapets								
Masonry: Brick	95%		LIFE	* *	5-10	\$31,800		
Masonry: Limestone	5% 0-2 Caulking Deteriorate Location: Coping S Vegetation Growth, 1 Location: Coping S	Stone Extent : Moderate, 1			5	\$300		
Roof					_			
Roll Roofing	100% Blisters, Extent: Mod Location: Through Debris Present, Exten Location: Various Other Observation, E Location: Roof End Explanation: Slate	out nt : Moderate, Ared Locations Extent : Light, Area tire	a Affected Affected		5	\$24,900		
terior								
Floors Carpet	10% Now Worn/Eroded, Extent Location : Staff are		2029 Affected :	* *	3	\$3,300		
Carpet	30%		2028	* *	3	\$9,800		
Cast in Place Concrete	20%		LIFE	* *	5	\$19,000		
Marble Panels	10%		LIFE	* *	5	\$3,300		
Terrazzo	5%		LIFE	* *	5	\$1,700		
Vinyl Tile	15% Now Broken/Missing Elen Location: Basemen		2027	\$30,000 ea Affected : 25%	3	\$1,200		
Wood	10% 2-4 Worn/Eroded, Extent Location: 1st And	\$7,800 : Moderate, Area	2042 Affected :	**	5	\$2,000		

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

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

NEW YORK PUBLIC LIBRARY - 035 MORRISANIA BRANCH LIBRARY

Asset #: 13347

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
Interior								
Interior Walls								
Masonry: Brick	10%	0-2	\$39,200	LIFE	* *			
	Water Penetration, Extent : Severe, Area Affected : 5%							
	Location	ı : Street Fa	ıcade Wall - Basen	ient				
Plaster	90%	Now	\$36,300	LIFE	* *	5	\$12,500	
	Broken/Missing Elements, Extent: Severe, Area Affected: 15%							
	Location	ı : Basemen	t					
	Cracking/	Crumbling,	Extent : Moderate	, Area A	ffected : 15%			
	Location	ı : Basemen	t At Stairs					
	Water Per	netration, E	xtent : Severe, Ared	a Affecte	d : 15%			
	Location	ı : Basemen	t					
Ceilings								
AcousTile,Adhered	40%			2032	* *	5	\$8,700	
AcousTileSusp.Lay-In	25%			2040	* *	5	\$5,400	
Plaster	35%			LIFE	* *	5-10	\$13,100	

Electrical	rical Current Repair Future Rep		e Replacement	М	aintenance		
System Component Type	% of Fail Date 1 Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment	1000/		2027	¢1.600	-	¢100	
Fused Disc Sw	100%		2027	\$1,600	5	\$100	
Switchgear / Switchboard	1000/		2027	¢25,000	5	\$400	
Molded Case Bkrs	100%	- Entract Comm	2027	\$35,000	5	\$400	
	Suspect Water Damage Location : Boiler Roc		Area A <u>J</u>	<i>јестеа : 100%</i>			
	Other Observation, Ex	tent : Moderate. A	rea Affe	cted: 100%			
	Location : Boiler Roc						
	Explanation : No Rat	ing Available					
Raceway							
Conduit	30%		2047	* *	1		
Conduit	70%		2027	\$23,800	1		
Panelboards							
Fused Disc Sw	5%		2043	* *	5		
Molded Case Bkrs	95%		2043	* *	5	\$400	
Wiring							
Braided Cloth	10% 2-4	\$3,000	2052	* *	1		
	Insulation Damaged, E	Extent : Moderate,	Area Af	fected : 100%			
	Location : Throughou	ut The Building					
Thermoplastic	70%		2047	* *	1		
Thermoplastic	20%		2027	\$6,000	1		
Motor Controllers							
Locally Mounted	100%		2040	* *	5	\$100	
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$400	

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

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

NEW YORK PUBLIC LIBRARY - 035 MORRISANIA BRANCH LIBRARY

Asset #: 13347

Electrical	Current Re	pair Fut	Future Replacement		Maintenance			
System Component Type	% of Fail Date F Total (Years)	Estimated Cost Yea FY		Cycle (Yrs)	Estimated Cost	Priority		
Lighting								
Interior Lighting								
Fluorescent	20%	202	2 \$31,500	10	\$2,700			
	Other Observation, Ext	ent : Moderate, Area A	ffected : 100%					
	Location: Basement							
	Explanation: T12 Lan	mps						
Fluorescent	75%	203	5 **	10	\$10,000			
	T-8 Lamps And Fixture. Location: Throughou		rea Affected : 100%					
Fluorescent	5%	203	5 **	10	\$700			
	Compact Fluorescent L Location : Throughou	_	, Area Affected : 10	0%				
Egress Lighting								
Emergency, Battery	50%	202	2 \$10,600	10	\$1,800			
Exit, Service	50%	202	2 \$1,100	1				
Exterior Lighting								
HID	100%	202	2 \$59,300	10				
Alarm								
Security System								
No Component	80%							
Generic	20%	203	5 **	1	\$1,100			
Fire/Smoke Detection								
No Component	80%							
Generic, Digital	20%	203	5 **	1-3	\$1,800			

Mechanical	Current Repair Fu		Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estin	mated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Interruptible Gas/Dual	100%	2047	* *	1		
Fuel						
Conversion Equipment		_		•		•
Steam Boiler	100%	2032	* *	1	\$14,400	
	Other Observation, Extent: Mod	erate, Area Affected :	100%			
	Location: Boiler Room					
	Explanation: 1 Unit					
Distribution						
Hot Wtr Piping/Pump	30%	2043	* *	4	\$300	
	Other Observation, Extent : Ligh	t, Area Affected : 30%	6			
	Location : Basement Boiler Ro	от				
	Explanation : Hot Water Coil In Steam Boiler					
Steam Piping/Pump	70%	2047	* *	4	\$800	
Terminal Devices						
Convector/Radiator	90%	2032	* *	1	\$4,200	
Fan Coil Unit/Heat	10%	2027	\$23,500	1	\$500	

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.

NEW YORK PUBLIC LIBRARY - 035 MORRISANIA BRANCH LIBRARY

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	
Air Conditioning									
Energy Source									
Electricity	100%			2043	* *	1			
Conversion Equipment Exterior Pkg Unit - Cooling	90%	Now	\$19,600	2027	\$65,300	2	\$600		
	Malfunctioning, Extent: Severe, Area Affected: 50%								
	Location	3							
			tent : Severe, Area	Affected .	: 100%				
	Location	: Roof							
Window/Wall Unit	10%			2022	\$3,200	1			
Ventilation									
Distribution									
Ductwork/Diffusers	80%			LIFE	* *	2-5	\$10,200		
No Component	20%								
Exhaust Fans									
Roof	10%			2027	\$1,200	2			
No Component	90%								
Plumbing									
H/C Water Piping									
Brass/Copper	20%			2047	* *	1			
Galv Iron/Steel	80%			2040	* *	1			
Water Heater									
Gas Fired	100%			2026	\$3,700	2	\$200		
Sanitary Piping									
Cast Iron	100%			LIFE	* *	1			
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1			
Sump Pump(s)									
Rigid Piping	100%			2027	\$12,000	4	\$2,500		
Fixtures									
Generic	100%								
Vertical Transport									
Elevators									
Hydraulic	100%			LIFE	* *				
·	Other Obs Location	a : B-2	Extent : Light, Area	Affected	: 100%				
	Explana	tion : 1 Un	it						

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : MOSHOLU BRANCH LIBRARY

Address : 285 EAST 205TH ST. NEAR BAINBRIDGE AVE.

Borough : BRONX Agency's Number : M03

Area Sq Ft : 10,285 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 11-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 3341 Lot : 76 BIN : 2018123

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$119,900	
Interior Architecture		\$32,400
Total	\$119,900	\$32,400
Importance Code A	\$119,900	
Importance Code B		\$32,400
Total	\$119,900	\$32,400

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$11,700			
Interior Architecture	\$18,500		\$1,800	\$900
Electrical	\$22,200	\$100	\$100	\$200
Mechanical	\$4,600	\$2,600	\$2,000	\$1,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$60,900	\$6,700	\$7,800	\$6,500
Importance Code A	\$12,200	\$500	\$500	\$500
Importance Code B	\$38,400	\$6,100	\$6,800	\$6,000
Importance Code C	\$10,400		\$500	
Total	\$60,900	\$6,700	\$7,800	\$6,500



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

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

Asset #: 13348

Architecture		Current	Repair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
kterior								
Exterior Walls	100/	0.2	4.500	* ****	de de	_	4.000	
Cast in Place Concrete	10%		\$4,500	LIFE	**	5	\$4,000	
	-		ent, Extent : Moder de Of Soffit - Street		ı Affectea : 15%			
			de Oj Sojjii - Sireei derate, Area Affeci		<u> </u>			
			de Of Soffit - Street		,			
Masonry: Brick	50%		cy 2 cy	LIFE	* *	5	\$8,000	
Masonry: Fieldstone	40%			LIFE	* *	5	\$4,800	
Windows	1070			DII D			φ1,000	
Aluminum	95%	Now	\$37,900	2035	* *	5	\$2,300	
	Unit Inop	erable, Exte	ent : Moderate, Are	a Affecte	ed : 35%			
	Location	ı: Awning	Windows Required	For Air	Circulation			
Glass Block	5%			LIFE	* *	5	\$300	
Parapets								
Metal: Cage/Fence	10%	2-4	\$700	2032	* *	5	\$400	
		-	xtent : Moderate, A	Area Affe	cted : 50%			
	Location	ı : Through	out					
No Component	90%							
Roof								
Built-Up (BUR)	90%		\$82,000	2037	**			1
	_	ng, Extent . 1 : Through	Moderate, Area Ą	пестеа :	23%			
		_	oui xtent : Severe, Ared	Affecte	1 · 30%			
				і Ајјестес	1.30/0			
	Location : Throughout Debris on Roof, Extent : Moderate, Area Affected : 25%							
	Location: Throughout							
		_	ent : Moderate, Are	a Affecte	ed : 50%			
	Location	ı : Through	out					
	Ponding,	Extent : Se	vere, Area Affected	: 20%				
	Location	ı: At Roof	Drains					
Metal Panel	10%			2032	* *	10	\$3,700	
erior	<u> </u>							
Floors	_			.		_	.	
Ceramic Tile	5%			2036	* *	5	\$800	
Terrazzo	5%		Φ.C. 50.0	LIFE		5	\$1,200	
Vinyl Tile	25% Cracking		\$6,500 Extent : Moderate	2027	\$32,400 fected : 15%	3	\$1,400	
	_	crumbung ı : Staff Are		, ліки Ај	јестей . 15/0			
			: Moderate, Area .	Affected	: 15%			
		aca, Exteni 1 : Auditori		JJ Sered				
Vinyl Tile	65%			2035	* *	3	\$3,800	
, mji inc			ent, Extent : Light,		ected : 100%	3	Ψ3,000	
		-	out 1st Floor And I					

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

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

Asset #: 13348

Architecture	Curre	nt Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail D Total (Year	ate Estimated Cost ('s)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior							
Interior Walls							
Ceramic Tile	5%		2030	* *	5	\$1,000	
Marble Panels	8%		LIFE	* *	10	\$700	
Plaster	87%		LIFE	* *	5-10	\$15,000	
Ceilings							
AcousTileSusp.Lay-In	90%		2032	* *	5	\$8,900	
Plaster	10%		LIFE	* *	5-10	\$1,700	

Electrical		Current	Repair	Futur	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Jnder 600 Volts									
Service Equipment									
Fused Disc Sw	100%			2027	\$1,500	5			
			Extent : Moderate, A	Area Affe	ected : 100%				
		ı : Electrice							
	Explana	tion : One	400 Amps Main Dis	sconnect	Switch				
Switchgear / Switchboard									
Molded Case Bkrs	100%			2027	\$32,000	5	\$300		
Raceway									
Conduit	90%			2027	\$28,000	1			
Conduit	10%			2053	* *	1			
Panelboards									
Fused Disc Sw	5%			2026	\$700	5			
Molded Case Bkrs	40%			2049	* *	5	\$100		
Molded Case Bkrs	55%			2026	\$8,100	5	\$100		
Wiring									
Braided Cloth		2-4 Aged, Extent Strate : Through	\$22,000 ent : Moderate, Are out	2052 a Affecte	* * ed : 100%	1			
Thermoplastic	20%			2053	* *	1			
Motor Controllers									
Locally Mounted	100%			2040	* *	5	\$100		
Ground							·		
Grounding Devices									
Generic	100%			LIFE	* *	5	\$300		
ighting									
Interior Lighting									
Fluorescent	100%			2032	* *	10	\$9,400		
	Other Obs	ervation, E	Extent : Moderate, A	Area Affe	ected : 100%				
	Location	: Through	out The Building						
	Explana	tion : T-8 I	amps						
Egress Lighting	<u> </u>		-						
Exit, LED	40%			2062	* *	1			
Exit, Service	10%			2027	\$100	1			
Exit, Battery	50%			2035	**	10	\$300		

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

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

Asset #: 13348

Electrical	Current Repair		Futur	e Replacement	Maintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting							
Exterior Lighting							
HID	100%		2032	* *	10		
Alarm							
Security System							
No Component	80%						
Generic	20%		2037	* *	1	\$800	

Mechanical	Current Repair	Future	Future Replacement		Maintenance		
System Component Type	% of Fail Date Estimated (Total (Years)	Cost Year F FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Heating							
Energy Source Interruptible Gas/Dual Fuel	100%	2047	* *	1			
Conversion Equipment Hot Water Boiler	100%	2040	**	1	\$5,100		
	Other Observation, Extent : Moder	ate, Area Affect	ed : 100%				
	Location: Boiler Room						
D:	Explanation: 1 Unit						
Distribution Hot Wtr Piping/Pump	100%	2043	* *	4	\$800		
Terminal Devices	10070	2043			\$600		
Air Handler	20%	2027	\$11,000	1	\$1,300		
Convector/Radiator	80%	2040	**	1	\$2,700		
ir Conditioning	3373	20.0			Ψ2,700		
Energy Source							
Electricity	100%	2043	* *	1			
Conversion Equipment							
Reciprocating Compr/Chiller	20%	2027	\$6,900	1	\$1,000		
Exterior Pkg Unit - Cooling	70%	2022	\$32,900	2	\$400		
2008	R-22 Refrigerant, Extent : Modera Location : Roof	te, Area Affectea	l : 100%				
	Other Observation, Extent : Moder Location : Roof	rate, Area Affect	ed : 100%				
	Explanation: 2 Units						
Window/Wall Unit	10%	2022	\$2,100	1			
Terminal Devices							
Air Handler/Cool/Ht	20%	2027	\$8,700	1	\$1,300		
No Component	80%						
Heat Rejection							
Remote Air Cond	20%	2027	\$12,200	2	\$1,400		
No Component	80%						

Ventilation

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

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

Asset #: 13348

Mechanical	Current Repair	Future Repla	cement	Maintenance					
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year Estima FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority			
Ventilation									
Distribution									
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$9,100				
Exhaust Fans									
Interior	20%	2027	\$2,300	2	\$100				
Roof	80%	2027	\$6,500	2	\$300				
Plumbing									
H/C Water Piping									
Brass/Copper	40%	2047	* *	1					
Galv Iron/Steel	60%	2040	* *	1					
Water Heater									
Gas Fired	100%	2025	\$2,400	2	\$200				
		Other Observation, Extent: Light, Area Affected: 100%							
	Location : Mechanical Room	!							
	Explanation : 1 Unit								
Sanitary Piping									
Cast Iron	100%	LIFE	* *	1					
Storm Drain Piping									
Cast Iron	100%	LIFE	* *	1					
Sewage Ejector(s)									
Electric	100%	2027	\$11,000	4	\$2,500				
Fixtures									
Generic	100%								
Vertical Transport									
Elevators									
Hydraulic	100%	LIFE	* *						
	Other Observation, Extent : Li	ght, Area Affected : 100%							
	Location: B-1								
	Explanation: 1 Unit								

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : MOTT HAVEN BRANCH LIBRARY

Address : 321 EAST 140TH ST. @ALEXANDER AVE.

Borough : BRONX Agency's Number : M04

Area Sq Ft : 16,020 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 13-Apr-2016 Landmark Status : HISTORICAL LANDMARK DISTRICT

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 2315 Lot : 18 BIN : 2000744

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$206,400	
Electrical		\$173,800
Mechanical	\$172,800	\$303,400
Total	\$379,200	\$477,200
Importance Code A	\$206,400	
Importance Code B	\$172,800	\$477,200
Total	\$379,200	\$477,200

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$121,000			
Interior Architecture	\$78,200		\$6,900	
Electrical	\$1,500	\$1,300	\$1,700	\$1,300
Mechanical	\$33,200	\$3,800	\$2,400	\$3,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$237,800	\$9,000	\$14,900	\$8,600
Importance Code A	\$121,800	\$800	\$800	\$800
Importance Code B	\$68,900	\$8,200	\$13,100	\$7,800
Importance Code C	\$47,100		\$1,000	
Total	\$237,800	\$9,000	\$14,900	\$8,600



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

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

Asset #: 13349

rchitecture	Current	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior							
Exterior Walls	100/			de de	_	4.4.000	
Cast Stone/Terra Cotta	10%		LIFE	* *	5	\$61,000	
Masonry: Brick	66%		LIFE	* *	5	\$51,500	
Masonry: Granite	2%	Φ25 (00	LIFE	* *	5	\$1,200	
Masonry: Limestone	10% Now	\$25,600	LIFE	**	5	\$2,900	
	Int Mortar Miss/Ero			Affectea: /5%			
		ntry, Window Sills, S	-	CC4-1-250/			
	Staining/Discoloring		-	jeciea : 25%			
16.15		Sills And Spandrei		ale ale	7 10	Φ	
Metal Panel	2%	φ1 2 2 00	2053	* *	5-10	\$5,400	
Stucco Cement	10% 0-2	\$12,200	2040		5	\$4,900	
	Cracking/Crumbling Location: East Fa		e, Area A <u>J</u>	јестеа : 20%			
Windows	Location : East Fa	caae					
Windows Wood	100% Now	\$206,400	2052	* *	5	\$25,300	
wood	Broken/Missing Elei				3	\$23,300	
	Location : Baseme		ге, лгеи г	нујества . 1070			
	Dry Rot/Decay, Exte		ected · 59	V ₀			
	Location: Through	=	сеней . 57	·			
	Hardware Missing,		Area Affe	cted : 15%			
	Location : Various		11 ca 1199 c	cica : 1370			
	Misaligned/Bulging, Location: 3rd Flo	Extent : Moderate,	Area Aff	ected : 15%			
	Thermally Inefficien Location : All Win	t, Extent : Moderate	e, Area Aj	fected : 100%			
	Caulking Deteriorat Location: Exterior	ed, Extent : Modera	ite, Area	Affected : 25%			
	Unit Inoperable, Ext		oa Affecte	d · 25%			
	Location: Various		u rijjecie	u . 2570			
	Water Penetration, I		Area Affe	cted · 15%			
	Location: 2nd Flo		17 cu 11,5 c	. 1370			
	Other Observation,		Affected	: 25%			
	Location : 1st Floo		5,5				
		ective Metal Grilles	S				
Parapets	<u> </u>						
Cast Stone/Terra Cotta	25%		LIFE	* *	5-10	\$16,200	
Masonry: Brick	60%		LIFE	* *	5-10	\$9,300	
Masonry: Limestone	5%		LIFE	* *	5-10	\$1,400	
Metal Panel	10%		2047	* *	5	\$900	
Roof							
Modified Bitumen	5% Now	\$3,800	2037	* *			
	Worn/Eroded, Exten			0%			
	Location : Stepped	Down Roof Above					
Modified Bitumen	95%		2032	* *	10	\$11,500	
erior						·	

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

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

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

Asset #: 13349

Architecture		Current I	Repair	Futur	e Replacement	М	aintenance		
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
terior									
Floors									
Carpet	20%			2026	\$66,300	3	\$7,200		
Cast in Place Concrete	5%			LIFE	* *	5	\$5,200		
Ceramic Tile	5%			2030	* *	5	\$1,200		
Vinyl Tile	70%	ı		2035	* *	3	\$6,300		
Interior Walls									
Ceramic Tile	5%			2030	* *	5	\$2,100		
Concrete Masonry Unit	5%			LIFE	* *	5	\$1,700		
Gypsum Board	15%			LIFE	* *	5-10	\$10,600		
Masonry: Brick	10%		\$17,600	LIFE	* *				
			d, Extent : Moderat	e, Area A	Affected : 20%				
		n : Basemen							
			xtent : Moderate, A		cted : 10%				
	Location	n : Perimete	er Walls - Basemen	t					
Plaster	5%	Now	\$900	LIFE	* *	5	\$600		
	Cracking/Crumbling, Extent: Moderate, Area Affected: 5%								
	Location : Basement Stair - Due To Plumbing Leak								
	Water Penetration, Extent : Moderate, Area Affected : 5%								
	Location	n : Basemer	nt Stair - Due To Pl	umbing I	Leak				
Plaster	55%	ı		LIFE	* *	5-10	\$19,500		
Wood	5%			LIFE	* *	5	\$16,700		
Ceilings									
AcousTileConcealSpLn	5%			2040	* *	5	\$1,500		
Exposed Concrete	5%			LIFE	* *	5-10	\$1,500		
Glass: Susp Panels	5%			LIFE	* *	10	\$900		
•	Other Observation, Extent : Light, Area Affected : 100%								
	Location: Over Main Stair - 3rd Floor Landing								
	Explana	ition : Deco	rative Glass						
Gypsum Board	15%			LIFE	* *	5-10	\$12,400		
Plaster	70%			LIFE	* *	5-10	\$28,800		
			Extent : Light, Are		ed : 10%	- 10	Ţ 2 0,000		
		n : Through		00					

Electrical	Current Repair	Future Re	Future Replacement		Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Est FY	timated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Inder 600 Volts							
Service Equipment							
Molded Case Bkrs	100%	2037	* *	5	\$400		
	Other Observation, Extent : Moderate,	Area Affected	! : 100%				
	Location: Electrical Room						
	Explanation : Main Service Disconne	ct Switch Rate	ed @ 800 Amp	eres.			
Switchgear / Switchboard							
Molded Case Bkrs	100%	2037	* *	5	\$400		

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

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

Asset #: 13349

Electrical	Current	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Jnder 600 Volts	<u>'</u>						
Raceway							
Conduit	90%		2037	* *	1		
Conduit	10%		2047	* *	1		
Panelboards							
Fused Disc Sw	10%		2035	* *	5		
Molded Case Bkrs	20%		2043	* *	5	\$100	
Molded Case Bkrs	70%		2035	* *	5	\$300	
Wiring							
Thermoplastic	80%		2047	* *	1		
Thermoplastic	20%		2037	* *	1		
Motor Controllers							
Locally Mounted	100%		2032	* *	5	\$100	
round							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$500	
ighting							
Interior Lighting							
Fluorescent	65%		2027	\$113,000	10	\$9,600	
	T-12 Lamps And Fix Location : Through		erate, Ar	ea Affected : 100%	ó		
Fluorescent	35%		2027	\$60,800	10	\$5,100	
	Compact Fluorescen	t Light, Extent : Mo				. ,	
	Location : Reading	Areas And Office					
Egress Lighting							
Emergency, Battery	40%		2032	* *	10	\$1,500	
Exit, LED	20%		2055	* *	1		
Exit, Service	40%		2032	* *	1		
Exterior Lighting							
HID	20%		2032	* *	10		
No Component	80%						
larm							
Security System							
No Component	40%						
Generic	60%		2035	* *	1	\$3,600	
	Other Observation, I	Extent : Moderate, A	Area Affe	ected : 100%			
	Location : Reading	Areas And Outside	?				
	Explanation: Cctv	Surveillance Came	ra Systei	n			
Fire/Smoke Detection							
Generic, Digital	100%		2035	* *	1-3	\$9,900	
	Other Observation, I		Area Affe	ected : 100%			
	Location: Through	out The Building					
	Explanation: Smok	ke Detectors, Alarm	Bells, M	Ianual Pull Station	s, Horns	And Strobe	
	Lights						

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

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

Asset #: 13349

Mechanical	С	urrent R	epair	Futur	e Replacement	M	aintenance	
System Component Type		il Date Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source Interruptible Gas/Dual Fuel	100%			2037	* *	1		
	Location : I Explanation	Boiler Ro ı :	ctent : Severe, Are com ars To Be Abondon					
Conversion Equipment	The Ott Tu	и пррец	is to be monuor	ica In I n	<i>.</i>			
Hot Water Boiler	Location : I	Basement	ctent : Light, Area			1	\$7,900	
Distribution	Explanation	i . I Ivaiu	irai Gas Firea Ho	i water i	souer.			
Hot Wtr Piping/Pump	100%			2043	* *	4	\$1,200	
Terminal Devices	500 /			2022	* *	1	\$2,600	
Convector/Radiator No Component	50% 50%			2032		1	\$2,600	
	Location: T	Third Flo	xtent : Light, Area oor Mechanical Eq andling Equipmen	uipment		ing And	Ventilation	
Air Conditioning								
Energy Source								
Electricity	100%			2043	* *	1		
Conversion Equipment Int Pkg Unit - Heating/Cooling	50%	0-2	\$172,800	2032	* *	2	\$400	
	Location: T	Third Flo	ctent : Severe, Are For Mechanical Eq	uipment				
		ı : Degra	ded Refrigeration		ф4 53 000		Φ # 0 0	
Int Pkg Unit - Heating/Cooling	50%			2025	\$172,800	2	\$500	
Terminal Devices Direct Expansion Direct Expansion	50% 50%	0-2	\$26,900	2027 2037	\$26,900 * *	1 1		
Direct Expansion	Other Observ Location : T	ation, Ex Third Flo	\$20,900 ktent : Moderate, 1 for Mechanical Eq tive Temperature	Area Affe uipment	cted : 100% Room	1		
Heat Rejection								
Remote Air Cond	100%			2027	\$103,700	2	\$11,200	
Ventilation Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$14,100	

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

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

Asset #: 13349

Mechanical	Current Repair	Future Re	eplacement	Maintenance				
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Est	timated Cost	Cycle (Yrs)	Estimated Cost	Priority		
Ventilation								
Exhaust Fans								
Roof	10%	2027	\$1,400	2	\$100			
	Other Observation, Extent : L	0	00%					
	Location: Roof Near Boiler	Chimney Stack						
	Explanation : Equipment Set	rves Toilet Rooms						
No Component	90%							
_	Other Observation, Extent : L	Other Observation, Extent : Light, Area Affected : 0% Location : Third Floor Mechanical Equipment Room						
	Location : Third Floor Mech							
	Explanation : The Air Handl Ventilation Needs	ing Equipment Serves	The Library Fo	or Its Hed	ating Cooling And			
Plumbing								
H/C Water Piping								
Brass/Copper	100%	2037	* *	1				
Water Heater								
Gas Fired	100%	2025	\$4,000	2	\$200			
Sanitary Piping								
Cast Iron	100%	LIFE	* *	1				
Storm Drain Piping								
Cast Iron	100%	LIFE	* *	1				
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%	LIFE	* *					
-	Other Observation, Extent : L	0	00%					
	Location: Basement To The	Third Floor						
	Explanation: 1 Unit							

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : MUHLENBERG BRANCH LIBRARY
Address : 209 WEST 23RD ST. @SEVENTH AVE.

Borough : MANHATTAN Agency's Number : M05

Area Sq Ft : 13,729 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 10-Jul-2013 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 773 Lot : 38 BIN : 1014150

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Electrical		\$102,400
Total		\$102,400
Importance Code B		\$102,400
Total		\$102,400

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$91,400	\$200		
Interior Architecture	\$36,800		\$7,200	\$300
Electrical	\$400	\$12,900	\$500	\$400
Mechanical	\$1,900	\$2,900	\$3,300	\$2,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$134,300	\$19,900	\$14,900	\$7,600
Importance Code A	\$92,000	\$900	\$700	\$700
Importance Code B	\$25,800	\$19,000	\$14,300	\$6,900
Importance Code C	\$16,500			
Total	\$134,300	\$19,900	\$14,900	\$7,600



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

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

Asset #: 13350

rchitecture	Current Re	pair	Futur	e Replacement	M	aintenance	
vstem Component Type	% of Fail Date E Total (Years)	Sstimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior							
Exterior Walls							
Copper/Terne	5%		2074	* *	10	\$1,200	
	Recent Replace Evident Location : Throughou	_	Area Affe	ected : 100%			
Masonry: Brick	55%		LIFE	* *	5	\$5,800	
Masonry: Brick	10% Now	\$10,300	LIFE	* *	5	\$1,100	
	Cracking/Crumbling, E. Location: Chimney	xtent : Moderate	, Area A <u>j</u>	fected : 20%			
	Diagonal Cracks, Exten Location : Chimney	at : Severe, Area	Affected	: 20%			
	Worn/Eroded, Extent : I	Moderate, Area	Affected .	: 25%			
	Location: Chimney						
Masonry: Granite	5%		LIFE	* *	5	\$400	
Masonry: Limestone	25% 2-4	\$34,500	LIFE	* *	5	\$2,000	
·	Cracking/Crumbling, E. Location: Throughou		a Affecte	ed : 10%			
Windows							
Steel	60% 2-4 Broken/Missing Elemen Location : Throughou		2040 re, Area	* * Affected : 50%	5	\$15,000	2
Wood	25%		2032	* *	5	\$10,000	
Wood	15% Now	\$18,200	2049	* *	5	\$3,000	1
	Broken/Missing Elemen Location : Vacant Cus	ts, Extent : Seve		Affected : 50%		, ,	
	Dry Rot/Decay, Extent . Location: Vacant Cus			50%			
	Glazing Broken/Cracke Location : Vacant Cus	d, Extent : Sever	e, Area A	Affected : 25%			
Parapets							
Masonry: Brick	60%		LIFE	* *	5	\$400	
Masonry: Limestone	30% 2-4	\$1,100	LIFE	* *	5	\$200	
	Jnt Mortar Miss/Erod, I Location : Throughou		ea Affec	ted : 10%			
Metal: Cage/Fence	5%		2029	* *	5-10	\$300	
Stucco Cement	5%		2029	* *	5	\$100	
Roof			-			,	
Modified Bitumen	100% Recent Replace Evident Location : Throughou		2034 Area Affe	* * ected : 100%	10	\$8,400	

Interior

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

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

Asset #: 13350

Architecture		Current	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Floors	=0					_	** 1 100	
Carpet			Extent : Light, Area out	2026 Affected	\$198,900 !: 100%	3	\$21,600	
Cast in Place Concrete	7%			LIFE	* *	5	\$3,100	
Ceramic Tile	_	2-4 Crumbling; 1: Through	\$600 Extent : Light, Are out	2033 ea Affecte	* * ed : 10%	5	\$300	
Marble Panels	_		\$8,100 Extent : Light, Are out	LIFE ea Affecte	* * ed : 10%	5	\$1,500	
Vinyl Tile			\$1,900 Extent : Light, Are out	2024 ea Affecte	\$18,900 ed : 20%	3	\$800	
Interior Walls								
Glass: Single Pane	5%			LIFE	* *	5	\$1,300	
Gypsum Board	_		\$1,200 Extent : Light, Are out	LIFE ea Affecte	* * ed : 10%	5	\$3,200	
Plaster	50%			LIFE	* *	5	\$5,300	
Plaster	25%	Now	\$15,300	LIFE	* *	5	\$2,600	
	Location Paint Pee	ı : Basemer ling, Exteni	Extent : Moderate nt, Vacant Custodia t : Moderate, Area nt, Vacant Custodia	ns Apart Affected	: 25%			
Wood	5%			LIFE	* *	5	\$7,000	
Ceilings AcousTileSusp.Lay-In	_	2-4 Crumbling 1: Through	\$900 Extent : Light, Are out	2029 ea Affecte	* * ed : 10%	5	\$500	
AcousTileSusp.Lay-In	15%			2037	* *	5	\$3,100	
Plaster	70%			LIFE	* *	5	\$9,000	
Plaster	10% Cracking/ Location	Crumbling n : Vacant (\$8,800 Extent : Moderate Custodians Apartm	LIFE , Area Aj ent		5	\$1,300	
		_	t : Severe, Area Affo Custodians Apartmo		0%			

Electrical	Current Repair			Futu	re Replacement	М		
System Component Type	% of Fail I Total (Yea		Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

Under 600 Volts

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

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

Asset #: 13350

Electrical	Current Repair		Futur	e Replacement	M	aintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2044	* *	5	\$100	
			xtent : Moderate, A	Area Affe	ected : 100%			
		: Electrica		D 14	000 4			
<u> </u>	Explanat	ion : Main	Service Protector	Rated At	800 Amps			
Switchgear / Switchboard Fused Disc Sw	100%			2044	* *	5	\$100	
Raceway	10070			2044			Ψ100	
Conduit	100%			2044	* *	1		
Panelboards	10070			2011				
Fused Disc Sw	2%			2040	* *	5		
Molded Case Bkrs	98%			2040	* *	5	\$400	
Wiring								
Thermoplastic	100%			2044	* *	1		
Motor Controllers								
Locally Mounted	100%			2037	* *	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$200	
			xtent : Moderate, A	Area Affe	cted : 100%			
		: Basemen		, D'				
Linking	Explanat	ion : Conn	ected To Main Wa	er Pipe				
Lighting Interior Lighting								
Fluorescent	99%			2029	* *	10	\$12,500	
Tuorescent		ervation. E	xtent : Moderate, A		cted: 100%	10	Ψ12,500	
			out The Building					
		ion : T-8 L						
Incandescent	1%		1	2024	\$1,500	2		
Egress Lighting	170				41,000	_		
Exit, Service	50%			2024	\$1,100	1		
Exit, Battery	50%			2024	\$3,400	10	\$500	
Exterior Lighting					•			
HID	100%			2024	\$56,200	10		
Alarm								
Security System								
No Component	80%							
Generic	20%			2024	\$9,000	1	\$1,000	
Fire/Smoke Detection								
No Component	70%							
Generic	30%			2024	\$46,200	1-3	\$2,600	

Mechanical	Current	Repair	Futur	e Replacement	Ma	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

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.

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

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

Asset #: 13350

Mechanical	Cu	rrent Repair	Futur	e Replacement	M	aintenance	
System Component Type		Date Estimated Cost ears)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2044	* *	1		
Conversion Equipment							
Hot Water Boiler	100%		2037	* *	1	\$6,800	
		tion, Extent : Light, Area	Affected	: 100%			
		isement Boiler Room					
	Explanation .	: 1 Unit					
Distribution							
Hot Wtr Piping/Pump	100%		2040	* *	4	\$700	
Terminal Devices							
Air Handler	60%		2029	* *	1	\$5,100	
Convector/Radiator	40%		2029	* *	1	\$1,800	
Air Conditioning							
Energy Source							
Electricity	100%		2032	* *	1		
Conversion Equipment							
Reciprocating	60%		2029	* *	1	\$3,800	
Compr/Chiller							
		nt, Extent : Light, Area A	Affected :	60%			
	Location : Bo	isement					
Exterior Pkg Unit - Cooling	30%		2024	\$20,600	2	\$300	
2339	R-22 Refrigera Location : Ro	nt, Extent : Light, Area A of	Affected :	30%			
No Component	10%						
Terminal Devices	1070						
Direct Expansion	60%		2029	* *	1		
No Component	40%						
Heat Rejection							
Air Condenser Unit	60%		2029	* *	2	\$5,700	
No Component	40%					7-,	
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$7,700	
Exhaust Fans						· · ·	
Interior	50%		2029	* *	2	\$200	
Roof	50%		2024	\$5,900	2	\$200	
Plumbing				1 - 7 - 7 -		,	
H/C Water Piping							
Brass/Copper	100%		2044	* *	1		
Water Heater							
Gas Fired	100%		2022	\$3,500	2	\$200	
Sanitary Piping			<u> </u>	1-7-20		,	
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
	100/0						

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

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

NEW YORK PUBLIC LIBRARY - 035 MUHLENBERG BRANCH LIBRARY

Asset #: 13350

Mechanical	Current Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Backflow Preventer						
No Component	90%					
Generic	10%	2029	* *	1	\$100	
Other Observation, Extent: Light, Area Affected: 10%						
	Location: Basement					
	Explanation: Boiler Only					
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Lig	Other Observation, Extent : Light, Area Affected : 100%				
	Location: B-3					
	Explanation: One Unit					

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : NEW DORP BRANCH LIBRARY

Address : 309 NEW DORP LANE @ CLAWSON ST.

Borough : STATEN ISLAND Agency's Number : N01

Area Sq Ft : 12,000 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 21-Mar-2016 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 3643 Lot : 5 BIN : 5052750

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$194,300	
Total	\$194,300	
Importance Code A	\$194,300	
Total	\$194,300	

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$25,800			
Interior Architecture	\$11,300		\$13,000	
Electrical	\$600	\$200	\$300	\$200
Mechanical	\$4,700	\$700	\$1,700	\$700
Total	\$42,300	\$900	\$15,100	\$900
Importance Code A	\$26,300	\$600	\$600	\$600
Importance Code B	\$10,500	\$300	\$14,500	\$300
Importance Code C	\$5,500			
Total	\$42,300	\$900	\$15,100	\$900



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

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

NEW YORK PUBLIC LIBRARY - 035 NEW DORP BRANCH LIBRARY

Asset #: 13351

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	
Exterior									
Exterior Walls						_			
Masonry: Brick Cavity	40%			LIFE	* *	5	\$12,900		
Metal/Glass Curt Wall	25%		Φ200	LIFE	* *	5	\$15,100		
Metal Panel	15%	4+	\$300	2047	**	5	\$4,500		
			xtent : Light, Area lition - Above Main						
Slate Panels	15%			LIFE	* *	5	\$3,600		
Weathering Steel	5%	4+	\$1,100	LIFE	* *	1			
-	_	Discoloring, 1 : Street Fo	Extent : Light, Are acade	ea Affecto	ed : 20%				
Windows									
Aluminum	100%	Now	\$4,600	2043	* *	5	\$600		
	_		ent : Moderate, Are nt Windows	a Affecte	ed : 25%				
Parapets									
Masonry: Brick	35%			LIFE	* *	5-10	\$4,600		
Metal Panel	15%			2037	* *	5	\$1,100		
No Component	50%								
Roof Modified Bitumen	Location Drains Cl	Extent : Mod a : Through	ent : Moderate, Are		* * ed : 50%				
	Ponding, Location Ridging, E	Extent : Mo n : Through Extent : Mo	derate, Area Affect out derate, Area Affect						
		ı : Through		1.00	1 250/				
			xtent : Moderate, A		cted : 25%				
	Location	i : At Drain	s And Roof Penetro	ations					
nterior									
Floors Cast in Place Concrete		_	\$300 : Moderate, Area L ut Mechanical Roo		**: 100%	5	\$1,200		
Granite Panels	7%			LIFE	* *	5	\$1,800		
Vinyl Tile	65%			2032	* *	3	\$4,300		
Wood	25%			2055	* *	5	\$8,200		
Interior Walls	2570						Ψ0,200		
Concrete Masonry Unit	60%			LIFE	* *	5	\$5,000		
•	10%			LIFE	* *	10	\$400		
Cilass Block						10	ΨΤΟΟ		
Glass Block Gypsum Board	15%			LIFE	* *	5-10	\$2,600		

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

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

NEW YORK PUBLIC LIBRARY - 035 NEW DORP BRANCH LIBRARY

Asset #: 13351

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
Interior								
Ceilings								
AcousTileSusp.Lay-In	85%			2040	* *	5	\$14,900	
Exposed Struc: Steel	5%			LIFE	* *	10	\$1,800	
Gypsum Board	5%			LIFE	* *	5-10	\$3,000	
Plaster	5%			LIFE	* *	5-10	\$1,500	

Electrical		Current F	Repair	Futur	e Replacement	M		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2047	* *	5	\$100	
			Extent : Moderate, A	Area Affe	cted : 100%			
		: Electrica						
	Explanat	ion : One	1200 Amps Main D	isconnec	t Switch			
Switchgear / Switchboard	4.00					_		
Fused Disc Sw	100%			2047	* *	5	\$100	
Raceway	4.00					_		
Conduit	100%			2047	* *	1		
Panelboards						_		
Fused Disc Sw	5%			2043	* *	5		
Molded Case Bkrs	95%			2043	* *	5	\$300	
Wiring	4.0.0					_		
Thermoplastic	100%			2047	* *	1		
Motor Controllers	1000/			20.40	de de	_	4100	
Locally Mounted	100%			2040	* *	5	\$100	
Ground								
Grounding Devices	1.000/			LIEE	* *	_	¢400	
Generic	100%			LIFE	ar ar	5	\$400	
Lighting								
Interior Lighting Fluorescent	90%			2032	* *	10	000 00	
riuorescent		amation E	Extent : Moderate, A			10	\$9,900	
			out The Building	пен Аује	ciea . 10070			
		_	g T8 Lamps					
Electronic	10%	ion . Osing	g 10 Lamps	2032	* *	10	¢1 100	
Fluorescent		Elvanasaan	t Light, Extent : Mo			10	\$1,100	
	-		i Ligni, Extent : Mo out The Building	aeraie, A	Area Ajjeciea : 100	0%		
Espesa Lighting	Locuiton	. Inrough	oui The building					
Egress Lighting Emergency, Battery	50%			2032	* *	10	\$1,400	
Emergency, Battery Exit, Service	50%			2032	* *	10	\$1,400	
	30%			2032		1		
Exterior Lighting HID	100%			2032	* *	10		
Alarm	100%			2032		10		

Alarm

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

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

NEW YORK PUBLIC LIBRARY - 035 NEW DORP BRANCH LIBRARY

Asset #: 13351

Electrical	Curren	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Alarm							
Security System							
No Component	80%						
Generic	20%		2037	* *	1	\$900	
Fire/Smoke Detection							
No Component	80%						
Generic, Digital	20%		2032	* *	1-3	\$1,500	

Mechanical	Current Repair	Future	Replacement	М	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year 1 FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Electricity	5%	2047	* *	1		
Natural Gas	95%	2047	* *	1		
Conversion Equipment						
Furnace	95%	2027	\$13,800	1	\$5,600	
	Other Observation, Extent: Mo	oderate, Area Affect	ted : 100%			
	Location: Roof					
	Explanation: 3 Units					
Radiant Heater	5%	2027	\$2,600	2	\$300	
Terminal Devices						
Convector/Radiator	5%	2032	* *	1	\$200	
No Component	95%					
Air Conditioning						
Energy Source						
Electricity	100%	2043	* *	1		
Conversion Equipment						
Ext Pkg Unit -	100%	2032	* *	2	\$700	
Heating/Cooling						
	R-22 Refrigerant, Extent : Mode Location : Roof	erate, Area Affecte	d : 100%			
Ventilation						
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$10,600	
Exhaust Fans						
Roof	100%	2032	* *	2	\$400	
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2047	* *	1		
Water Heater						
Gas Fired	100%	2025	\$2,800	2	\$200	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 NEW DORP BRANCH LIBRARY

Asset #: 13351

Mechanical	Current Repair			Futur	e Replacement	M		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing								

Fixtures

Generic 100%

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : NYPL SERVICES CENTER
Address : 31-11 THOMSON AVENUE

Borough : QUEENS Agency's Number : N/A

Area Sq Ft : 148,207 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 15-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3,PEN

Block : 275 Lot : 7501 BIN : 4003522

CAPITAL	FY 2018 - 2021	FY 2022 - 2027		
Exterior Architecture	\$333,900	\$105,100		
Interior Architecture	\$680,700	\$346,200		
Electrical		\$135,900		
Mechanical	\$36,700	\$36,700		
Total	\$1,051,300	\$624,000		
Importance Code A	\$333,900	\$105,100		
Importance Code B	\$640,600	\$477,000		
Importance Code C	\$76,900	\$41,900		
Total	\$1,051,300	\$624,000		

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$24,300	\$8,100		·
Interior Architecture	\$28,000	\$33,300	\$2,800	
Electrical	\$27,500	\$30,700	\$24,700	\$21,900
Mechanical	\$63,600	\$54,100	\$38,000	\$55,100
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$151,200	\$134,100	\$73,400	\$84,900
Importance Code A	\$31,900	\$15,400	\$7,300	\$7,300
Importance Code B	\$91,400	\$118,700	\$66,100	\$77,600
Importance Code C	\$28,000			
Total	\$151,200	\$134,100	\$73,400	\$84,900



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

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

Asset #: 14502

Architecture		Repair	e Replacement	eplacement Maintenance						
System Component Type	% of 1 Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
Exterior										
Exterior Walls										
Cast in Place Concrete	12%			LIFE	* *	5	\$90,100			
Masonry: Brick Cavity			\$223,100 : Light, Area Affec	LIFE eted : 5%	**	5	\$60,000			
	Location: Mechanical Penthouse									
	Expansion Jnt Failure, Extent : Light, Area Affected : 10% Location : East Facade									
	Jnt Mortar Miss/Erod, Extent: Light, Area Affected: 15% Location: All Facades									
	Patching Evident, Extent : Light, Area Affected : 20% Location : All Facades									
	Spalling, E.	xtent : Mo	derate, Area Affeci	ed : 15%	ó					
			nd East Facades, L							
	Water Pene	tration, E	xtent : Light, Area Dock At Lintel	_						
Masonry: Marble	1%			LIFE	* *	5	\$1,100			
Metal Sect. OHD	5%			2044	* *	5	\$11,700			
Pre-Cast Concrete	2%			LIFE	* *	5	\$9,800			
Windows										
Aluminum	100%			2049	* *	5	\$4,400			
Parapets										
Cast in Place Concrete	5%			LIFE	* *	5	\$8,300			
Concrete Masonry Unit	5%			LIFE	* *	5-10	\$2,200			
Masonry: Brick Cavity	73%	4+	\$5,400	LIFE	* *	5	\$5,900			
	Miss/Dama Location	_	ings, Extent : Mod out	erate, Ar	ea Affected : 15%					
Metal Panel	5%			2047	* *	5	\$1,600			
Metal Rail	2%			2032	* *	5-10	\$2,900			
Pre-Cast Concrete	10%			LIFE	* *	5	\$10,100			
Roof										
Cast in Place Concrete		rumbling,	\$65,800 Extent : Light, Are out Parking Area	LIFE ea Affecte	* * ed : 10%					
	Caulking Deteriorated, Extent: Moderate, Area Affected: 15% Location: Throughout Parking Area									
			xtent : Severe, Area	a Affecte	d : 5%					
			Penetrations Above							
Roll Roofing	3%			2023	\$12,200	5	\$5,000			
nterior	2,3				¥1 2, 200		42,000			

Interior

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

Asset #: 14502

Architecture	Current Repair		Future Replacement		Maintenance			
System Component Type	% of 1 Total	Fail Date E (Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Floors								
Carpet	30%			2028	* *	3	\$99,800	
Cast in Place Concrete	25%			LIFE	* *	5	\$242,600	
	Location .	ervation, Exte : Throughout ion : Epoxy C		Affected	: 100%			
Sheet Vinyl/Rubber	35%		8	2035	* *	5	\$116,500	
Vinyl Tile	10%			2035	* *	3	\$8,300	
Interior Walls							·	
Concrete Masonry Unit	50%			LIFE	* *	5	\$55,900	
Gypsum Board	50%			LIFE	* *	5-10	\$118,800	
Ceilings								
AcousTileConcealSpLn	40%			2044	* *	5	\$110,900	
Exposed Concrete	35%	Now	\$247,500	LIFE	* *	5	\$12,100	
			nt : Moderate, A Drain From Ram	00				
Gypsum Board	25%			LIFE	* *	5-10	\$190,600	

Electrical	Curre	nt Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Da Total (Year	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2053	* *	5	\$600	
	Other Observation	n, Extent : Moderate, A	Area Affe	ected : 100%			
	Location : Electr	rical Room					
	Explanation: M	ain Service Disconnec	t Switch	Rated @ 4000 Am	peres.		
Switchgear / Switchboard							
Fused Disc Sw	100%		2053	* *	5	\$600	
Raceway							
Conduit	100%		2053	* *	1		
Panelboards							
Fused Disc Sw	10%		2049	* *	5	\$300	
Molded Case Bkrs	90%		2049	* *	5	\$3,500	
Wiring							
Thermoplastic	100%		2053	* *	1		
Motor Controllers							
Locally Mounted	5%		2044	* *	5	\$100	
Variable Frequency	95%		2044	* *			
Drive							
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$4,400	
Stand-by Power							
Transfer Switches							
Automatic	100%		2044	* *	1	\$45,600	

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

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

Asset #: 14502

Electrical	Current Repair	Future R	eplacement	nent Maintenance		
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year Es FY	timated Cost	Cycle (Yrs)	Estimated Cost	Priority
tand-by Power						
Generators						
Diesel	100%	2040	* *	1	\$57,400	
	Other Observation, Extent : Modera Location : Roof					
	Explanation : Emergency Generat	or Katea @ 3331	cw			
Batteries	1000/	2022	¢1.500	_	¢5 500	
Lead/Acid	100%	2022	\$1,500	5	\$5,500	
Fuel Storage	500/	20.40	ماد ماد	-	Φ1 2.7 00	
Day Tank	50%	2049	**	5	\$13,700	
	Other Observation, Extent: Modera	ite, Area Affected	d: 100%			
	Location: Generator Room/Roof					
	Explanation: 150 Gallons Rated C	Capacity				
Main Tank	50%	2062	* *	5	\$2,200	
	Other Observation, Extent: Modera	ite, Area Affected	d: 100%			
	Location: Basement					
	Explanation: 1250 Gallons Rated	Capacity				
ighting						
Interior Lighting						
Fluorescent	75%	2035	* *	10	\$101,900	
	T-5 Lamps And Fixtures, Extent: M	oderate, Area Aj	fected : 100%			
	Location: Throughout The Buildin	ıg				
Fluorescent	25%	2035	* *	10	\$34,000	
Tuorescent	Compact Fluorescent Light, Extent .		Affected · 100		Ψ3 1,000	
	Location: Throughout The Buildin		ingecica. Too	.,0		
Egress Lighting	Location : Itti oughout The Buttar	*8				
	50%	2035	* *	1		
Emergency, Service			* *	_		
Exit, LED	50%	2062		1		
Exterior Lighting	100/	2025	* *	10		
HID	10%	2035	* *	10		
LED	10%	2035	* *			
No Component	80%					
larm						
Security System						
No Component	40%					
Generic	60%	2035	* *	1	\$33,200	
	Other Observation, Extent : Modera		d: 100%			
	Location : Hallways, Storage Area					
	Explanation : Cctv Surveillance C	amera System				
Fire/Smoke Detection						
Generic, Digital	100%	2035	* *	1-3	\$91,300	
-	Other Observation, Extent : Modera	ite, Area Affected	d: 100%			
	Location: Throughout The Buildin	ıg				
	Explanation: Strobe Lights, Manu	al Pull Stations.	Alarm Bells, H	Horns, Sn	oke Detectors	

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

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

Asset #: 14502

Mechanical	Current Ro	Current Repair Future		ture Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2053	* *	1		
Conversion Equipment							
Furnace	50% Other Observation, Ex Location: Roof Explanation: 2 Roof			**: 50%	1	\$36,600	
Hot Water Boiler	50% Other Observation, Ex Location: 3rd Floor Explanation: 4 Unit.	Mechanical Room		**	1	\$36,600	
Distribution	-						
Hot Wtr Piping/Pump	50%		2049	* *	4	\$3,700	
No Component	50%						
Terminal Devices							
Air Handler	70%		2035	* *	1	\$64,200	
Convector/Radiator	10%		2040	* *	1	\$4,800	
Fan Coil Unit/Heat	20%		2035	* *	1	\$9,600	
Air Conditioning Energy Source	1000/		2040	* *	1		
Electricity	100%		2049	* *	1		
Conversion Equipment Int Pkg Unit - Heating/Cooling	20%		2031	* *	2	\$1,800	
	Other Observation, Ex Location : 2nd Floor Explanation : 2 Unit.	Mechanical Room		: 20%			
Int Pkg Unit - Heating/Cooling	50%		2028	* *	2	\$4,500	
	R-22 Refrigerant, Exte Location: 8 Units. 1.	-	-	50%			
Ext Pkg Unit - Heating/Cooling	30%		2035	* *	2	\$2,700	
	Other Observation, Ex Location: Roof Explanation: 2 Pack			: 30%			
Heat Rejection		G- 2					
Air Condenser Unit	30%		2035	* *	2	\$31,000	
Water Cooling Tower	70%		2031	* *	2	\$104,400	
, and the second	Other Observation, Ex Location: Roof Explanation: 1 Unit	_		: 70%			

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

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

Asset #: 14502

Mechanical	Current Repair		Futur	e Replacement	Maintenance			
System Component Type		ail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Dehumidifier								
No Component	60%							
Generic	40%			2031	**			
		3rd Floor	ctent : Light, Area · Mechanical Room ·s		: 40%			
Ventilation			~					
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$130,900	
Exhaust Fans								
Interior	50%			2035	* *	2	\$2,300	
Roof	50%			2035	* *	2	\$2,300	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2053	* *	1		
Water Heater								
Gas Fired	100%	Now	\$10,200	2022	\$34,200	2	\$1,700	
	Other Obser	vation, Ex	ctent : Severe, Are	a Affecte	d: 10%			
	Location :	3rd Floor	· Mechanical Room	m				
	Explanatio	on : Leakir	ng Constantly Wit	h Multi-a	efects.			
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Rigid Piping	100%			2032	* *	4	\$1,600	
Sewage Ejector(s)								
Electric	100%			2035	* *	4	\$2,500	
Backflow Preventer								
Generic	100%			2035	* *	1	\$9,100	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
			ctent : Light, Area					
			ading $Dock, (1) B$	-3, (1) E	3- Roof			
	Explanatio	on : 4 Unit	S					
Fire Suppression								
Standpipe	400			20.77			*	
Generic	100%			2053	* *	1-5	\$74,700	
Sprinkler	400			20.77			* * * * * * * * * * * * * * * * * * *	
Generic	100%			2053	* *	1-2	\$41,500	

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : PARKCHESTER BRANCH LIBRARY

Address : 1985 WESTCHESTER AVE. @PUGSLEY AVE.

Borough : BRONX Agency's Number : P01

Area Sq Ft : 14,744 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 05-Apr-2016 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2

Block : 3930 Lot : 59 BIN : 2028890

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture		\$92,300
Total		\$92,300
Importance Code A		\$92,300
Total		\$92,300

Importance Code C	\$10,900		\$400	
Importance Code B	\$14,400	\$5,000	\$12,600	\$5,300
Importance Code A	\$28,800	\$700	\$700	\$700
Total	\$54,000	\$5,700	\$13,800	\$6,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$6,500	\$1,500	\$2,800	\$1,800
Electrical	\$700	\$300	\$300	\$300
Interior Architecture	\$14,800		\$6,600	
Exterior Architecture	\$28,100			
EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021



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

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

NEW YORK PUBLIC LIBRARY - 035 PARKCHESTER BRANCH LIBRARY

Asset #: 13356

Architecture		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Concrete Masonry Unit	40%			LIFE	* *	5	\$5,700	
Masonry: Brick Cavity	60%			LIFE	* *	5	\$13,600	
Windows								
Aluminum	85%			2043	* *	5	\$2,100	
Metal Louvers	15%			2036	* *	10	\$2,300	
Parapets								
Concrete Masonry Unit	18%			LIFE	* *	5-10	\$3,600	
Masonry: Brick Cavity	25%			LIFE	* *	5-10	\$6,200	
Metal Rail	10%			2032	* *	5-10	\$6,600	
Metal: Cage/Fence	2%			2032	* *	5-10	\$600	
Stucco Cement	5%			2032	* *	5	\$500	
No Component	40%							
Roof								
Built-Up (BUR)	Location Water Pen	: At Roof L etration, E	\$9,200 derate, Area Affect Drains xtent : Moderate, A tor Bulkhead And L	rea Affe	cted : 10%			
nterior	2000000				<u> </u>			
Floors								
Cast in Place Concrete	10%			LIFE	* *	5	\$4,500	
Ceramic Tile	5%			2030	* *	5	\$500	
Vinyl Tile	85%			2032	* *	3	\$3,300	
Interior Walls							1 - 4	
Ceramic Tile	5%			2030	* *	5	\$800	
Concrete Masonry Unit	55%			LIFE	* *	5	\$7,200	
Gypsum Board	40%			LIFE	* *	5-10	\$11,200	
Ceilings							, ,	
AcousTileSusp.Lay-In	90%			2040	* *	5	\$9,800	
AcousTileSusp.Lay-In	10%	Now	\$1,700	2032	* *	5	\$500	
	Staining/L Location Water Pen	Discoloring, a: Through petration, E	Extent : Moderate out xtent : Moderate, A	, Area Ą	-	-		
	Location	: Through	out					

Electrical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated (Yrs)	Cost Priority
Under 600 Volts				
Service Equipment				
Fused Disc Sw	100%	2047 **	5	\$100
	Other Observation, Extent: Moderate, A	Area Affected : 100%		
	Location: Electrical Room			
	Explanation: One 1200 Amps Main D	isconnect Switch		

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

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

NEW YORK PUBLIC LIBRARY - 035 PARKCHESTER BRANCH LIBRARY

Asset #: 13356

Electrical	Current Repair	Future Repl	acement M	Maintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year Estim	nated Cost Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts	•		•		
Switchgear / Switchboard					
Fused Disc Sw	100%	2047	** 5	\$100	
Raceway					
Conduit	100%	2047	** 1		
Panelboards					
Fused Disc Sw	5%	2043	** 5		
Molded Case Bkrs	95%	2043	** 5	\$400	
Wiring					
Thermoplastic	100%	2047	** 1		
Motor Controllers					
Locally Mounted	30%	2040	** 5		
Variable Frequency	70%	2047	* *		
Drive					
Ground					
Grounding Devices					
Generic	100%	LIFE	** 5	\$400	
Lighting					
Interior Lighting					
Fluorescent	80%	2035	** 10	\$10,800	
	Other Observation, Extent : Location : Throughout The		100%		
	Explanation: T-5 Lamps				
Fluorescent	5%	2035	** 10	\$700	
	Compact Fluorescent Light, Location : Throughout The		fected : 100%		
Fluorescent	15%	2035	** 10	\$2,000	
	T-8 Lamps And Fixtures, Ex Location : Throughout Th		ted : 100%		
Egress Lighting					
Emergency, Battery	50%	2032	** 10	\$1,800	
Exit, Service	50%	2032	** 1		
Exterior Lighting					
HID	100%	2032	** 10		
Alarm					
Security System					
No Component	80%				
Generic	20%	2035	** 1	\$1,100	
Fire/Smoke Detection					
No Component	80%				
Generic, Digital	20%	2035	* * 1-3	\$1,800	

Mechanical	Current l	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

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.

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

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

NEW YORK PUBLIC LIBRARY - 035 PARKCHESTER BRANCH LIBRARY

Asset #: 13356

Mechanical	Current Repair Future Replacement		nent Maintenance				
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2047	* *	1		
Conversion Equipment							
Hot Water Boiler	100%		2040	* *	1	\$7,300	
	Other Observation, I	_	Affected	: 100%			
	Location : Mechan						
	Explanation: 1 Un	it					
Distribution	1000/		20.40	de de		Φ=00	
Hot Wtr Piping/Pump	100%		2049	* *	4	\$700	
Terminal Devices	#00.		2022	de de		4.4.500	
Air Handler	50%		2032	* *	1	\$4,600	
Convector/Radiator	50%		2040	* *	1	\$2,400	
Air Conditioning							
Energy Source	1000/		2042	* *	1		
Electricity	100%		2043		1		
Conversion Equipment	1,000/		2020	* *	2	\$000	
Interior Pkg Unit - Cooling	100%		2028		2	\$900	
Cooling	R-22 Refrigerant, Ex	tent : Light Area A	ffected :	100%			
	Location : Roof	iem . Ligni, meu n	уестей.	10070			
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$13,000	
Exhaust Fans							
Interior	60%		2032	* *	2	\$300	
Roof	40%		2032	* *	2	\$200	
Plumbing							
H/C Water Piping							
Brass/Copper	70%		2053	* *	1		
Galv Iron/Steel	30%		2044	* *	1		
Water Heater	400-				_	4.00	
Gas Fired	100%		2025	\$3,400	2	\$200	
Sanitary Piping	1000/			de de			
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	1000/			* *			
Cast Iron	100%		LIFE	* *	1		
Fixtures	1000/						
Generic	100%						
Vertical Transport							
Elevators	1000/		Libb	* *			
Hydraulic	100% Other Observation, I	Ertont · Light Area	LIFE				
	Location: 1-2	лист . ыдт, <i>п</i> теи	тујестеи	. 100/0			
	Explanation: 1 Un	it					
	<i>Е</i> лриананоп . 1 Оп	ıı .					

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : RICHMONDTOWN BRANCH LIBRARY

Address : 200 CLARKE AVE. @ AMBER ST.

Borough : STATEN ISLAND Agency's Number : R03

Area Sq Ft : 14,447 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 21-Mar-2016 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2

Block : 4470 Lot : 1 BIN : 5060744

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$286,700	
Interior Architecture	\$91,300	\$91,300
Electrical		\$37,800
Mechanical		\$56,600
Total	\$378,000	\$185,800
Importance Code A	\$286,700	
Importance Code B	\$91,300	\$185,800
Total	\$378,000	\$185,800

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$2,400			
Interior Architecture	\$17,800		\$12,600	\$1,200
Electrical	\$2,300	\$200	\$200	\$300
Mechanical	\$6,100	\$1,200	\$2,500	\$1,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$32,600	\$5,400	\$19,300	\$6,700
Importance Code A	\$3,100	\$800	\$600	\$800
Importance Code B	\$12,700	\$4,600	\$18,600	\$5,500
Importance Code C	\$16,800			\$400
Total	\$32,600	\$5,400	\$19,300	\$6,700



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

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

Asset #: 13387

Architecture	Current Re	epair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Fail Date I Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls	1000/ Na	¢20,200	LIDE	* *	_	\$26,200	
Masonry: Brick	100% Now Diagonal Cracks, Exte	\$39,200 nt : Moderate Ar	LIFE		5	\$26,200	
	Location : Above Win						
	Jnt Mortar Miss/Erod,						
	Location : Throughou	_	33				
Windows							
Aluminum	60%		2043	* *	5	\$3,200	
Steel	15% Now	\$41,600	2052	* *	5	\$5,000	
	Corrosion/Rusting, Ext		Area Affe	cted : 25%			
	Location: Communit	-					
	Deteriorated Finish, E.		Area Aff	ected : 50%			
	Location : Communit	•					
	Thermally Inefficient, I Location : Communit		e, Area Aj	ffected : 50%			
XX 1			2052	* *		Φ. 700	
Wood	25% Now	\$37,300	2052		5	\$6,700	
	Deteriorated Finish, E. Location: South Face		Area Ajj	естеа : 50%			
	Dry Rot/Decay, Extent		fected ·	10%			
	Location : South Face		jeerea . 1	1070			
	Paint Peeling, Extent :		ected : 50	0%			
	Location : South Fac						
	Split/Cracked, Extent:	Light, Area Affec	ted : 25%	%			
	Location : South Face	ade					
Parapets							
Masonry: Brick	15%		LIFE	* *	5-10	\$600	
Masonry: Limestone	5% Now	\$300	LIFE	* *	5		
	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25% Location : Coping At North And South Sections Of Parapet						
	Caulking Deteriorated,						
N. C	Location : Coping At	North Ana South	гагарет	S			
No Component	80%						

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

Asset #: 13387

Architecture		Current F	Repair	Future	Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior								
Roof								
Metal, Corrugated	Location Gut/DS No Location	/Rusting, E. : Through on Func/Mi : High Wir	\$74,300 xtent : Light, Area out - High Wing ss, Extent : Moder ng xtent : Moderate, A	rate, Area	Affected : 25%	1		
	Location	: Over Sec	ond Floor					
Modified Bitumen		Now extent : Seve e : Through	\$94,200 ere, Area Affected out	2037 : 25%	**			
	Location Ponding, I	: North Ed	ss, Extent : Moder ast Entrance derate, Area Affec out		-			
	Location	: Through						
			xtent : Moderate, A orth East Corner I			ions		
Skylight, Plastic		place Evide : Commun	ent, Extent : Light, ity Room	2044 Area Affe	* * cted : 100%	1		
nterior								
Floors					*1= *****	_		
Carpet	67%		01.100	2026	\$173,200	3	\$20,500	
Cast in Place Concrete		4+ ling, Extent : Through	\$1,100 : Moderate, Area out	LIFE Affected :	**	5	\$2,200	
Ceramic Tile	5%			2036	* *	5	\$1,000	
	3%				* *	5	\$600	
Ceramic Tile		place Evide : Staff Bat	ent, Extent : Light, hrooms	2036		5	\$600	
Ceramic Tile Vinyl Tile	Recent Re		_	2036		3	\$600 \$1,500	
Ceramic Tile Vinyl Tile Interior Walls	Recent Results Location 20%		_	2036 Area Affe 2032	cted : 50%	3	\$1,500	
Ceramic Tile Vinyl Tile	Recent Results 120% 20% 3% Recent Results 120%	: Staff Bat	hrooms ent, Extent : Light,	2036 Area Affe 2032 2036	**			
Ceramic Tile Vinyl Tile Interior Walls Ceramic Tile	Recent Rep Location 20% 3% Recent Rep Location	: Staff Bat	hrooms ent, Extent : Light,	2036 Area Affe 2032 2036 Area Affe	**	3 5	\$1,500 \$700	
Ceramic Tile Vinyl Tile Interior Walls Ceramic Tile Concrete Masonry Unit	Recent Rep Location 20% 3% Recent Rep Location 47%	: Staff Bat	hrooms ent, Extent : Light,	2036 Area Affe 2032 2036 Area Affe LIFE	* * ** cted: 50%	3 5	\$1,500 \$700 \$9,200	
Ceramic Tile Vinyl Tile Interior Walls Ceramic Tile Concrete Masonry Unit Glass: Single Pane	Recent Rep Location 20% 3% Recent Rep Location 47% 3%	: Staff Bat	hrooms ent, Extent : Light,	2036 Area Affe 2032 2036 Area Affe LIFE LIFE	** cted: 50% ** cted: 50%	3 5 5 5	\$1,500 \$700 \$9,200 \$1,100	
Ceramic Tile Vinyl Tile Interior Walls Ceramic Tile Concrete Masonry Unit	Recent Rep Location 20% 3% Recent Rep Location 47%	: Staff Bat	hrooms ent, Extent : Light,	2036 Area Affe 2032 2036 Area Affe LIFE	** cted: 50% ** cted: 50% **	3 5	\$1,500 \$700 \$9,200	

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

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

Asset #: 13387

Architecture	Current Repair	Future Rep	lacement	Ma	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estin FY	mated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior						
Ceilings						
AcousTileSusp.Lay-In	50%	2040	* *	5	\$10,400	
	Recent Replace Evident, Extent: Light,	Area Affected .	: 50%			
	Location : First Floor And Staff Area					
Wood	50%	LIFE	* *	5	\$182,600	
	Recent Repair Evident, Extent : Light, A	Area Affected :	15%			
	Location: Community Room					

Electrical	Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2027	\$1,500	5	\$100	
	Other Observation, Extent : Moderate	Area Affe	ected : 100%			
	Location: Electrical Room					
	Explanation: One 400amps, One 30	0amps, An	ad Two 200amps M	ain Disc	onnect Switch	
Raceway	-0					
Conduit	70%	2027	\$21,700	1		
Conduit	30%	2047	* *	1		
Panelboards			44.000	_		
Fused Disc Sw	7%	2026	\$1,000	5		
Fused Disc Sw	3%	2043		5	4200	
Molded Case Bkrs	60%	2026	\$8,900 * *	5	\$200	
Molded Case Bkrs	30%	2043	* *	5	\$100	
Wiring			440.000			
Thermoplastic	70%	2027	\$19,200	1		
Thermoplastic	30%	2047	* *	1		
Motor Controllers						
Locally Mounted	100%	2025	\$29,900	5	\$100	
Ground						
Grounding Devices	~ 0			_		
Generic	50%	LIFE	* *	5	\$200	
Generic	50%	LIFE	* *	5	\$200	
Lighting						
Interior Lighting	0.504	2022	* *	4.0	412 500	
Fluorescent	95%	2032		10	\$12,600	
	Other Observation, Extent: Moderate	Area Affe	ected : 100%			
	Location: Throughout The Building					
	Explanation: T8 Lamps					
Fluorescent	5%	2032	* *	10	\$700	
	Compact Fluorescent Light, Extent : N	loderate, 1	Area Affected : 100	9%		
	Location : Throughout The Building					
Egress Lighting						
Emergency, Battery	50%	2022	\$9,700	10	\$1,700	
Exit, Service	50%	2022	\$1,000	1		

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

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

Asset #: 13387

Electrical	Current Repair	Future F	Replacement	Ma	aintenance		
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year E	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Lighting							
Exterior Lighting							
Fluorescent	30%	2032	* *	10	\$400		
	Compact Fluorescent Light, Extent : Moderate, Area Affected : 100%						
	Location : Front And Back O	f The Building					
HID	70%	2022	\$37,800	10			
Alarm							
Fire/Smoke Detection							
No Component	80%						
Generic, Analog	20%	2022	\$29,700	1-3	\$1,800		

Mechanical		Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Electricity	40%		2047	* *	1		
Natural Gas	60%		2047	* *	1		
Conversion Equipment							
Furnace	40%		2032	* *	1	\$2,900	
	Other Obs	ervation, Extent : Light, Area	Affected	: 100%			
	Location	: Roof					
	Explanat	tion: Exterior Units. 4 Units					
Hot Water Boiler	50%		2040	* *	1	\$3,600	
	Other Observation, Extent: Light, Area Affected: 20%						
	Location	: Boiler Room					
	Explanat	tion : Gas Fired, 1 Unit					
Radiant Heater	10%		2027	\$6,300	2	\$700	
	Other Obs	ervation, Extent : Light, Area	Affected				
		: Various					
	Explanat	tion : Electric Baseboard Rac	liators				
Distribution							
Hot Wtr Piping/Pump	20%		2043	* *	4	\$200	
No Component	80%						
Terminal Devices							
Convector/Radiator	20%		2040	* *	1	\$900	
No Component	80%						
Air Conditioning							
Energy Source							
Electricity	100%		2043	* *	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 RICHMONDTOWN BRANCH LIBRARY

Mechanical	Current Repair Future Replac		re Replacement	M	aintenance	
System Component Type	% of Fail Date Es Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning						
Conversion Equipment	200/	2020	* *	2	Φ200	
Int Pkg Unit - Heating/Cooling	20%	2028	<i>ት</i> ተ	2	\$200	
Heating/Cooming	R-22 Refrigerant, Extent	· Moderate Area Affec	ted · 100%			
	Location: Roof	. moderate, fired fiffee	ica : 10070			
Reciprocating	20%	2032	* *	1	\$1,300	
Compr/Chiller	2070	2032		1	Ψ1,500	
Ext Pkg Unit -	60%	2027	\$56,600	2	\$500	
Heating/Cooling						
	R-22 Refrigerant, Extent	: Moderate, Area Affec	ted : 100%			
	Location : Roof					
Heat Rejection			_			
Remote Air Cond	20%	2032	* *	2	\$2,000	
No Component	80%					
Ventilation						
Distribution Ductwork/Diffusers	100%	LIFE	* *	2-5	\$12,800	
Exhaust Fans	10070	LIIL		2-3	Ψ12,000	
Interior	10%	2032	* *	2		
Roof	90%	2032	* *	2	\$400	
Plumbing					,	
H/C Water Piping						
Galv Iron/Steel	100%	2040	* *	1		
Water Heater						
Gas Fired	100%	2025	\$3,300	2	\$200	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Fixtures	1000/					
Generic	100%					
Vertical Transport						
Elevators Hydraulic	100%	LIFE	* *			
11yaraune	Other Observation, Exte					
	Location: 1,2	2.5, 12.00 11,,00000				
	Explanation: One Unit	,				
Fire Suppression						
Sprinkler						
No Component	95%					
Generic	5%	2047	* *	1-2	\$200	

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : SCHOMBURG CENTER FOR RESEARCH IN BLACK CULTURE

Address : 515 MALCOLM X BOULEVARD @W. 135 STREET

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 40,150 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 29-Mar-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3,4,PEN

Block : 1920 Lot : 29 BIN : 1058276

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$221,500	\$91,000
Interior Architecture	\$45,500	\$95,700
Electrical		\$278,900
Mechanical		\$39,400
Total	\$267,100	\$505,000
Importance Code A	\$221,500	\$91,000
Importance Code B	\$45,500	\$414,000
Total	\$267,100	\$505,000

Total	\$209.100	\$25.700	\$54.600	\$27.500
Importance Code C	\$24,100			\$800
Importance Code B	\$126,700	\$22,000	\$47,000	\$23,100
Importance Code A	\$58,300	\$3,700	\$7,500	\$3,700
Total	\$209,100	\$25,700	\$54,600	\$27,500
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Mechanical	\$32,400	\$15,100	\$29,500	\$12,900
Electrical	\$27,300	\$800	\$1,400	\$1,100
Interior Architecture	\$84,800		\$9,900	\$3,600
Exterior Architecture	\$54,600		\$3,900	
EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021



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

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

Architecture	Current Ro	epair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls							
Masonry: Brick Cavity	95%		LIFE	* *	5	\$182,000	
	Efflorescence, Extent:		Affected .	20%			
	Location : East Faca		1.00	1 2007			
	Water Penetration, Ex			cted: 20%			
	Location : 4th Floor	Stacks And Stairv					
Window Wall	5%		2047	**	5	\$18,000	
	Other Observation, Ex	_	Affected	: 100%			
	Location: Entrance						
XX7' 1	Explanation : Frittea	l Glass					
Windows Aluminum	85% Now	¢120 500	2035	* *	5	¢5 200	
Alummum	Air Infiltration, Extent	\$130,500			5	\$5,200	
	Location: Througho		Ајјестеи	. 50/0			
	Water Penetration, Ex		rea Affe	cted · 35%			
	Location : East Faca				outh Fac	ing Transom	
	Windows	ac soffins 1100 ve	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	o in Oggices inte			
	Weather Strip Missing	, Extent : Modera	te, Area A	Affected : 50%			
	Location: 2nd Floor	·Windows					
Glass Block	10% Now	\$3,000	LIFE	* *	5	\$800	
	Jnt Mortar Miss/Erod,	Extent : Moderat	e, Area A	ffected : 15%			
	Location: 3rd Floor						
	Water Penetration, Ex	tent : Moderate, A	rea Affe	cted : 5%			
	Location : East Faca	ide At Offices					
Metal Louvers	5%		2030	* *	10	\$3,900	
Parapets							
Masonry: Brick Cavity	30% Now	\$5,700	LIFE	* *	5	\$1,300	
	Worn/Eroded, Extent:			15%			
	Location : West Face	ade Above Bay Wi	ndow				
Metal Panel	5%		2047	* *	5	\$800	
Metal Rail	35%		2032	* *	5-10	\$26,500	
Metal Rail	25% 0-2	\$27,700	2047	* *	5	\$7,400	
	Corrosion/Rusting, Ex						
	Location: Parapets A	•	_	•			
	Deteriorated Finish, E						
	Location : Parapets	Above Langston F	lughes W	'ing			
Pre-Cast Concrete	5% Now	\$400	LIFE	* *	5	\$1,300	
	Cracking/Crumbling, I	Extent : Light, Are	a Affecte	ed : 5%			
	Location: Througho	ut Coping					

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

Asset #: 1925

Architecture	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Roof							
Modified Bitumen	65% Now	\$17,800	2032	* *			
	Blisters, Extent : Mod						
	Location: Through			,			
	Ponding, Extent: Mo						
	Location : Around I		-	=	acade		
	Water Penetration, E.			cted : 20%			
	Location : In 4th Fl	oor Stacks Inroug	nout				
Under Construction	35%						
	Other Observation, E	_	Affected	: 0%			
	Location: Langston						
·	Explanation : Repa	ers In Progress					
terior							
Floors	15%		2026	\$107,800	3	\$12,800	
Carpet Cast in Place Concrete	20%		LIFE	\$107,800 * *	3 5	\$49,700	
Ceramic Tile	5%		2036	* *	5	\$2,800	
Cork Tile	5%		2030	* *	5	\$2,500	
Marble Panels	5%		LIFE	* *	5	\$4,300	
Terrazzo	10%		LIFE	* *	5	\$8,900	
Vinyl Tile	20%		2027	\$95,700	3	\$5,700	
Wood	5%		2042	**	5	\$5,300	
Under Construction	15%				-	40,000	
	Other Observation, E	xtent : Light, Area	Affected	: 0%			
	Location: 2nd Floo						
	Explanation : Interi	ror Renovation					
Interior Walls							
Ceramic Tile	5%		2036	* *	5	\$1,500	
Concrete Masonry Unit	20%		LIFE	* *	5	\$4,800	
	Efflorescence, Extent		Affected .	10%			
	Location : 4th Floor	r					
Gypsum Board	40%		LIFE	* *	5-10	\$20,600	
Metal Panel	5%		LIFE	* *	10	\$700	
Plaster	10%		LIFE	* *	5-10	\$2,600	
Wood	5%		LIFE	* *	5	\$12,100	
Under Construction	15%						
	Other Observation, E	_	Affected	: 0%			
	Location: 2nd Floo						
	Explanation : Interi	or Renovation					

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

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

Asset #: 1925

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Ceilings								
AcousTileConcealSpLn	10%	Now	\$45,500	2047	* *	5	\$3,600	
	Broken/M	issing Elem	ients, Extent : Seve	re, Area	Affected : 35%			
	Location	: 2nd Floo	or Manuscripts Are	а				
	Cracking/	Crumbling,	Extent: Moderate	, Area Aj	ffected : 25%			
	Location	a: 2nd Floo	or Manuscripts Are	а				
AcousTileConcealSpLn	15%			2032	* *	5	\$10,700	
AcousTileSusp.Lay-In	20%			2040	* *	5	\$11,400	
Exposed Concrete	25%			LIFE	* *	5-10	\$17,800	
Exposed Struc: Steel	5%			LIFE	* *	10	\$5,700	
-	Other Obs	ervation, E	Extent : Light, Area	Affected	: 100%			
	Location	: Through	out					
	Explana	tion : Actua	ally Metal Decking					
Metal Panel	5%			LIFE	* *	5	\$7,100	
Plaster	5%			LIFE	* *	5-10	\$4,900	
Under Construction	15%							
		ervation, E	Extent : Light, Area	Affected	: 0%			
		: 2nd Floo						
	Explana	tion : Inter	ior Renovation					

Electrical	Current Repair	Future	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts						
Service Equipment						
Fused Disc Sw	50%	2027	\$2,400	5	\$100	
	Other Observation, Extent : M	Ioderate, Area Affe	cted : 100%			
	Location: Electrical Room					
	Explanation: One 2000 Am	ps Main Disconnec	t Switch			
Fused Disc Sw	50%	2047	* *	5	\$100	
	Other Observation, Extent : M	Ioderate, Area Affe	cted : 100%			
	Location: Electrical Room					
	Explanation : One 2000 Am	ps Main Disconnec	t Switch			
Switchgear / Switchboard		-				
Fused Disc Sw	50%	2027	\$16,000	5	\$100	
Fused Disc Sw	50%	2047	* *	5	\$100	
Raceway						
Conduit	60%	2027	\$18,600	1		
Conduit	40%	2047	* *	1		
Panelboards						
Fused Disc Sw	7%	2026	\$2,100	5	\$100	
Fused Disc Sw	3%	2043	* *	5		
Molded Case Bkrs	60%	2026	\$17,800	5	\$600	
Molded Case Bkrs	30%	2043	* *	5	\$300	

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

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

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

Asset #: 1925

Grounding Devices Generic 50% LIFE ** 5 \$60 Other Observation, Extent: Moderate, Area Affected: 100% Location: Basement Explanation: Connected To Metal Water Pipe Generic 50% LIFE ** 5 \$60 Lighting Interior Lighting Fluorescent 70% 2022 \$278,900 10 \$25,80 Other Observation, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Explanation: T-12 Lamps		aintenance	Ma	Replacement	Future	Current Repair	Electrical
Under 600 Volts	Priority	Estimated Cost		Estimated Cost			Component
Wiring				1			
Thermoplastic 70% 2027 \$19,200 1 Thermoplastic 30% 2047 ** * 1							
Thermoplastic 30% 2047 ** 1			1	\$19,200	2027	70%	_
Motor Controllers Locally Mounted 10% 2040 ** 5 5 5 1,00							-
Locally Mounted 10% 2040 ** 5 5 1,00							
Motor Control Center 90% 2040 ** 5 \$1,00			5	* *	2040	10%	
$ \begin{array}{c ccccccccccccccccccccccccccccccccccc$		\$1,000	5	* *	2040	90%	•
$ \begin{array}{c ccccccccccccccccccccccccccccccccccc$							Ground
							Grounding Devices
	1	\$600	5				Generic
				ted : 100%	Area Affe		
Lighting Interior Lighting Fluorescent 70% 2022 \$278,900 10 \$25,80 Other Observation, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Explanation: T -12 Lamps Fluorescent 15% 2035 ** 10 \$5,50 T-5 Lamps And Fixtures, Extent: Moderate, Area Affected: 100% Location: Offices Fluorescent 10% 2032 ** 10 \$3,70 Other Observation, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Explanation: T -8 Lamps Fluorescent 5% 2032 ** 10 \$1,80 Compact Fluorescent Light, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Egress Lighting					ter Pipe	Explanation: Connected To Metal Wa	
Fluorescent 70% 2022 \$278,900 10 \$25,80	1	\$600	5	* *	LIFE	50%	Generic
Fluorescent 70% 2022 \$278,900 10 \$25,80							
Other Observation, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Explanation: T-12 Lamps Fluorescent 15% 2035 ** 10 \$5,50 T-5 Lamps And Fixtures, Extent: Moderate, Area Affected: 100% Location: Offices Fluorescent 10% 2032 ** 10 \$3,70 Other Observation, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Explanation: T-8 Lamps Fluorescent 5% 2032 ** 10 \$1,80 Compact Fluorescent Light, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Egress Lighting							
Fluorescent $Explanation: T-12\ Lamps$ Fluorescent $Explanation: T-12\ Lamps$ $Explanation: T-12\ Lamps$ $Explanation: T-12\ Lamps$ Fluorescent $Explanation: T-12\ Lamps$ Fluorescent $Explanation: Offices$ Fluorescent $Explanation: Offices$ Fluorescent $Explanation: Throughout\ The\ Building$ $Explanation: T-8\ Lamps$ Fluorescent $Explanation: T-8\ Lamps$	1	\$25,800	10				Fluorescent
Fluorescent				ted : 100%	Area Affeo		
Fluorescent							
T-5 Lamps And Fixtures, Extent: Moderate, Area Affected: 100% Location: Offices Fluorescent 10% 2032 ** 10 \$3,70 Other Observation, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Explanation: T-8 Lamps Fluorescent 5% 2032 ** 10 \$1,80 Compact Fluorescent Light, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Egress Lighting							
Fluorescent		\$5,500	10				Fluorescent
Fluorescent 10% 2032 ** 10 S3,70 Other Observation, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Explanation: T-8 Lamps Fluorescent 5% 2032 ** 10 \$1,80 Compact Fluorescent Light, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Egress Lighting				Affected: 100%	rate, Area	_	
Other Observation, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Explanation: T-8 Lamps Fluorescent 5% 2032 ** 10 \$1,80 Compact Fluorescent Light, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Egress Lighting		\$3,700	10	* *	2032		Fluorescent
Location: Throughout The Building Explanation: T-8 Lamps 5% 2032 ** 10 *1,80 Compact Fluorescent Light, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Egress Lighting		ψ3,700	10	ted: 100%			Tuorescent
Fluorescent				10070	1704719700		
Fluorescent 5% 2032 ** 10 \$1,80 Compact Fluorescent Light, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Egress Lighting							
Compact Fluorescent Light, Extent: Moderate, Area Affected: 100% Location: Throughout The Building Egress Lighting		\$1.800	10	* *	2032		Fluorescent
Location : Throughout The Building Egress Lighting		\$1,000				- / -	Tuorescent
Egress Lighting			70	rearyjeenea : 100	acraic, 21	-	
						Eccusion: The oughout The Buttaing	Faress Lighting
Emergency, Battery $50/0$ 2032 10 ψ +,00)	\$4.800	10	* *	2032	50%	
Exit, LED 40% 2055 ** 1		Ψ+,000		* *			
Exit, Service 10% 2032 ** 1				* *			
Exterior Lighting			-		2032	1070	
	1	\$100	10	* *	2032	100%	
Alarm						10070	
Security System							
No Component 80%						80%	
	ł	\$3,000	1	* *	2035		-
Fire/Smoke Detection		1-7					
No Component 80%						80%	
<u> </u>	ļ	\$5,000	1-3	* *	2035		

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

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

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

Asset #: 1925

Mechanical	Current	Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source	1000/		20.45	de de			
Natural Gas	100%		2047	* *	1		
Conversion Equipment	1.50/		2027	Φ 7 200	4	Ф2.000	
Furnace	15% Other Observation, I	Extent : Light Anga	2027	\$7,300	1	\$3,000	
	Location : Part Of	_	Ајјестеа .	1370			
	Explanation: 6 Un						
Steam Boiler	85%	s	2040	* *	1	\$33,800	
Steam Boner	05% Other Observation, 1	Extent : Light Area			1	\$33,000	
	Location : Penthou	_	пусски.	100/0			
	Explanation: 2 Un						
Distribution	2.4						
Hot Wtr Piping/Pump	15%		2043	* *	4	\$400	
Steam Piping/Pump	85%		2037	* *	4	\$1,700	
Terminal Devices							
Air Handler	80%		2032	* *	1	\$19,900	
Convector/Radiator	20%		2040	* *	1	\$2,600	
Air Conditioning							
Energy Source							
Electricity	100%		2043	* *	1		
Conversion Equipment							
Reciprocating	85%		2032	* *	1	\$15,800	
Compr/Chiller	D 22 D - C: E-		CC4-1. 1	000/			
	R-22 Refrigerant, Ex Location: Penthou	-	<i>ђес</i> ња : 1	00%			
		ise Chillers		400 100		* 400	
Ext Pkg Unit -	15%		2027	\$39,400	2	\$400	
Heating/Cooling	R-22 Refrigerant, Ex	tant Light Anga A	ffootod . 1	000/			
	Location : Roof	ieni : Ligni, Area Ą	јјестеа : 1	00%			
Distribution	Locuion . Rooj						
Chilled Wtr Pipe/Pump	85%		2047	* *	4	\$2,500	
No Component	15%		2047		7	Ψ2,500	
Terminal Devices	1370						
Air Handler/Cool/Ht	100%		2032	* *	1	\$24,800	
Heat Rejection						, ,	
Water Cooling Tower	85%		2028	* *	2	\$34,300	
No Component	15%						
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$35,500	
Exhaust Fans	0.7.				_		
Interior	85%		2032	**	2	\$1,000	
Roof	15%		2027	\$4,700	2	\$200	
Plumbing Bining							
H/C Water Piping Galv Iron/Steel	100%		2040	* *	1		
Gaiv Holl/Steel	100%		2040		1		

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

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

Mechanical	Current Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year I FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Water Heater						
Gas Fired	100%	2025	\$9,300	2	\$600	
HW Heat Exchanger						
Low Temp	100%	2047	* *	4	\$6,000	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Submersible	100%	2020	\$6,600	4	\$2,500	
Sewage Ejector(s)						
Electric	100%	2032	* *	4	\$1,600	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent : Light,	Area Affected :	100%			
	Location: B-4					
	Explanation: Two Units					
Fire Suppression						
Standpipe	~ 0					
No Component	50%					
Generic	50%	2047	* *	1-5	\$10,100	
Sprinkler						
No Component	50%					
Generic	50%	2047	* *	1-2	\$5,600	
Fire Pump						
Generic	100%	2036	* *	1	\$7,500	

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : SCHOMBURG CENTER FOR RESEARCH MCKINN BLDG.

Address : 515 MALCOLM X BOULEVARD @W. 135 STREET

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 27,540 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 26-Jul-2012 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed :

Block : 1920 Lot : 29 BIN : 1058276

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$1,239,600	\$247,100
Interior Architecture		\$49,000
Electrical	\$49,100	\$431,500
Mechanical	\$96,100	
Total	\$1,384,800	\$727,600
Importance Code A	\$1,239,600	\$247,100
Importance Code B	\$145,200	\$431,500
Importance Code C		\$49,000
Total	\$1,384,800	\$727,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$45,000	\$2,200		
Interior Architecture	\$43,700			\$29,400
Electrical	\$4,200	\$900	\$800	\$1,200
Mechanical	\$3,900	\$2,700	\$5,000	\$2,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$100,700	\$9,700	\$9,800	\$36,800
Importance Code A	\$46,100	\$3,300	\$1,100	\$1,100
Importance Code B	\$54,600	\$6,500	\$8,700	\$35,700
Importance Code C				
Total	\$100,700	\$9,700	\$9,800	\$36,800



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

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

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

Asset #: 2824

Architecture	Current	Repair	Future Replacement		Maintenance			
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
xterior								
Exterior Walls								
Masonry: Brick	65% Now	\$355,700	LIFE	* *	5	\$54,400		
	Jnt Mortar Miss/Ero Location : Through		e, Area A	ffected : 30%				
Masonry: Limestone	35% Now	\$693,600	LIFE	* *	5	\$22,000		
	Jnt Mortar Miss/Ero Location : Through		e, Area A	ffected : 10%				
Windows								
Wood	100%		2031	* *	5	\$172,100		
Parapets								
Masonry: Brick	20% Now	\$52,900	LIFE	**	5	\$4,200		
	Jnt Mortar Miss/Ero		e, Area A	ffected : 25%				
	Location: East An	=						
	Vegetation Growth,							
	Location : Exterior							
	Worn/Eroded, Exten Location : East An		Affected :	20%				
Masonry: Limestone	5%		LIFE	* *	5	\$1,300		
Metal Cornice	25%		2038	* *	10	\$17,100		
	Other Observation, I Location : South F		Area Affe	cted : 100%				
	Explanation: This	Component Is Actu	ally Copp	per Cornice				
Metal Rail	50% Now	\$15,300	2028	* *	5	\$75,100		
	Corrosion/Rusting, I Location : Through		Area Affeo	cted : 10%				
Roof								
Built-Up (BUR)	50% Now	\$12,600	2028	* *				
-	Vegetation Growth,	Extent : Severe, Are	a Affecte	d : 20%				
	Location : Highest	Roof, Over 3rd Flo	or					
	Water Penetration, I	Extent : Severe, Are	a Affected	d : 10%				
	Location : Highest	Roof, Over 3rd Flo	or					
Built-Up (BUR)	25%		2023	\$31,500	10	\$6,300		
1 \	Ponding, Extent : Mo Location : Around							
Cement-Fiber Panel	25%		2019	\$51,300	5	\$4,400		
Comone 1 1001 1 uner	Worn/Eroded, Exten Location : Sloped R				5	\$ 1,100		

Interior

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

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

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

Asset #: 2824

rchitecture		Current Repair		Futur	Future Replacement		Maintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior								
Floors								
Carpet	30%		\$11,600	2022	\$231,100	3	\$25,100	
			: Moderate, Area	Affected	: 15%			
	Location	n : 1st Floo	r Schomburg Shop					
Cast in Place Concrete	5%			LIFE	* *	5	\$6,100	
Ceramic Tile	5%			2032	* *	5	\$2,800	
Terrazzo	15%			LIFE	* *	5	\$6,500	
Vinyl Tile	30%		\$7,700	2028	* *	3	\$6,300	
	Location Deflection	n: 3 Floor	Extent : Moderate, A					
Wood	15%			2051	* *	5	\$15,700	
Interior Walls							, ,,,,,,,,	
Ceramic Tile	5%			2032	* *	5	\$8,200	
Concrete Masonry Unit	10%			LIFE	* *	5	\$6,500	
Gypsum Board	50%			LIFE	* *	5	\$49,000	
Plaster	35%			LIFE	* *	5	\$17,200	
Ceilings								
AcousTileSusp.Lay-In	40%			2036	* *	5	\$22,300	
AcousTileSusp.Lay-In	5%	Now	\$24,400	2043	* *	5	\$1,400	
	Location	n : 3rd Floo	nents, Extent : Seve or Moving Image Ai	nd Recor	ded Sound Divisio	n Office		
	_	_	Extent : Severe, A or Moving Image Ai			n Office		
			Extent : Severe, Areo or Moving Image Ai			n Office		
Exposed Struc: Steel	5%			LIFE	* *			
Gypsum Board	30%			LIFE	* *	5	\$20,900	
Plaster	20%			LIFE	* *	5	\$7,000	

Electrical	Current Repair	Future Re	placement	Ma	aintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year Esti FY	imated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2023	\$2,700	5	\$100	
	Other Observation, Extent : Moder	ate, Area Affected	: 100%			
	Location: Basement					
	Explanation: 1200 Amps					
Switchgear / Switchboard	•					
Fused Disc Sw	100%	2023	\$35,000	5	\$100	
Raceway						
Conduit	90%	2023	\$30,600	1		
Conduit	10%	2049	* *	1		

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

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

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

Asset #: 2824

Electrical	Current Repair	r Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estin Total (Years)	mated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Panelboards						
Molded Case Bkrs	80%	2031	* *	5	\$600	
Molded Case Bkrs	20%	2045	* *	5	\$100	
Wiring						
Thermoplastic	80%	2033	* *	1		
Thermoplastic	20%	2049	* *	1		
Motor Controllers						
Locally Mounted	100%	2021	\$49,100	5	\$200	
Ground						
Grounding Devices						
Not Accessible	100%					
Lighting						
Interior Lighting						
Fluorescent	95%	2023	\$283,800	10	\$24,000	
	Other Observation, Extent		cted : 100%			
	Location: Throughout Th	-				
	Explanation: T-12 Lamp					
HID	5%	2023	\$10,200	10		
Egress Lighting						
Emergency, Battery	50%	2028	* *	10	\$3,300	
Exit, Service	50%	2028	* *	1		
Exterior Lighting						
HID	100%	2023	\$112,700	10	\$100	
Alarm						
Security System						
No Component	70%					
Generic	30%	2031	* *	1	\$3,100	
Fire/Smoke Detection						
No Component	70%					
Generic	30%	2031	* *	1-3	\$5,100	

Mechanical	Current Repair	Future Rep	lacement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	l Cost Year Estin	nated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2043	* *	1		
Conversion Equipment						
Furnace	80%	2028	* *	1	\$10,900	
	Other Observation, Extent : Ligh	nt, Area Affected : 100	%			
	Location: A C Units					
	Explanation: 2 Units					
No Component	20%					

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

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

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

Asset #: 2824

Mechanical	Current Repair Future Replacement Maintenance				aintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
leating							
Distribution							
Hot Wtr Piping/Pump	20%		2031	* *	4	\$400	
	Other Observation, E Location : Various	Areas					
	Explanation: Suppl	ied From Schombu	ırg Main	Bldg			
No Component	80%						
Terminal Devices							
Convector/Radiator	20%		2028	* *	1	\$1,800	
No Component	80%						
Air Conditioning							
Energy Source							
Electricity	100%		2039	* *	1		
Conversion Equipment Interior Pkg Unit - Cooling	25%		2021	\$96,100	2	\$400	
Cooling	R-22 Refrigerant, Ext Location : Through		ffected :	100%			
Exterior Pkg Unit - Cooling	75%		2028	* *	2	\$1,300	
Cooms	R-22 Refrigerant, Ext Location : Roof	ent : Light, Area Ą	ffected :	100%			
/entilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$15,400	
Exhaust Fans							
Interior	60%		2023	\$19,800	2	\$500	
Roof	40%		2023	\$9,500	2	\$300	
Plumbing							
H/C Water Piping							
Galv Iron/Steel	100%		2028	* *	1		
Water Heater							
Electric	100%		2022	\$4,600	4	\$200	
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)							
Rigid Piping	100%		2028	* *	4	\$1,600	
Fixtures						•	
Generic	100%						
/ertical Transport							
Elevators							
Hydraulic	100%		LIFE	* *			
•	Other Observation, E	xtent : Light, Area		: 100%			
	Location : B-3, Location	_					
	Explanation : One U	-					

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.

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

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

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

Mechanical	Current Repair		Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Fire Suppression							
Standpipe							
No Component	50%						
Generic	50%		2043	* *	1-5	\$6,900	
Sprinkler							
No Component	50%						
Generic	50%		2033	* *	1-2	\$3,900	

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : SCIENCE, INDUSTRY AND BUSINESS LIBRARY
Address : 188 MADISON AVENUE @ EAST 34 STREET

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 183,000 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 22-May-2014 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Floors 1,3,5

Block : 864 Lot : 7502 BIN : 1017097

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Interior Architecture	\$39,000	\$212,900
Electrical	\$151,400	
Mechanical		\$3,867,200
Total	\$190,300	\$4,080,000
Importance Code B	\$190,300	\$4,003,700
Importance Code C		\$76,400
Total	\$190,300	\$4,080,000

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Interior Architecture	\$104,000	\$1,300		\$98,100
Electrical	\$9,700	\$6,000	\$28,700	\$8,700
Mechanical	\$30,800	\$67,600	\$52,500	\$66,500
Elevators/Escalators	\$23,700	\$23,700	\$23,700	\$23,700
Total	\$168,200	\$98,600	\$104,800	\$197,100
Importance Code A		\$5,200	\$400	
Importance Code B	\$164,700	\$93,400	\$104,400	\$197,100
Importance Code C	\$3,500			
Total	\$168,200	\$98,600	\$104,800	\$197,100



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

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

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

Asset #: 4227

Architecture		Current I	ent Repair Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nterior								
Floors								
Carpet	73%			2024	\$2,624,500	3	\$379,600	
Cast in Place Concrete	5%			LIFE	* *	5	\$28,400	
Ceramic Tile	1%			2034	* *	5	\$2,600	
Terrazzo	10%			LIFE	* *	5	\$20,300	
Vinyl Tile	10%			2030	* *	3	\$13,000	
Wood	1%			2053	* *	5	\$4,900	
Interior Walls								
Cast in Place Concrete	2%			LIFE	* *			
Ceramic Tile	5%			2038	* *	5	\$6,900	
Gypsum Board	92%			LIFE	* *	5	\$76,400	
Wood	1%			LIFE	* *	5	\$5,500	
Ceilings								
AcousTileSusp.Lay-In	30%			2038	* *	5	\$78,000	
Exposed Struc: Steel	20%			LIFE	* *			
Gypsum Board	30%			LIFE	* *	5	\$97,500	
Masonry: Infill Arch	20%			LIFE	* *			

lectrical	Current Rep	pair Futui	e Replacement	M	Maintenance	
stem Component Type	% of Fail Date E Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2035	* *	5	\$800	
	Other Observation, Exte	nt : Moderate, Area Affe	ected : 100%			
	Location : Electrical F	Coom				
	Explanation : Two 160	00 Amps Main Disconne	ct Switch			
Transformers						
Dry Type	100%	2030	* *	5	\$700	
	Other Observation, Exte	nt : Moderate, Area Affe	ected : 100%			
	Location : Electrical F	200m				
	Explanation: 1-1000	Kva 480hv-208lv				
Switchgear / Switchboard						
Fused Disc Sw	100%	2035	* *	5	\$800	
Raceway						
Conduit	100%	2035	* *	1		
Panelboards						
Fused Disc Sw	5%	2041	* *	5	\$200	
Fused Disc Sw	5%	2033	* *	5	\$200	
Molded Case Bkrs	60%	2041	* *	5	\$2,900	
Molded Case Bkrs	30%	2033	* *	5	\$1,400	
Wiring						
Thermoplastic	70%	2045	* *	1		
Thermoplastic	30%	2035	* *	1		

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

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

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

Asset #: 4227

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
Under 600 Volts								
Motor Controllers								
Locally Mounted	20%			2038	* *	5	\$200	
Motor Control Center	60%			2038	* *	5	\$3,000	
Variable Frequency	20%			2042	* *			
Drive								
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$2,700	
Lighting								
Interior Lighting	2.50/			2020	* *	4.0	#20.000	
Fluorescent	25%	4 177	T	2030		10	\$39,800	
			res, Extent : Moder	ate, Are	a Affected : 100%			
		i : Inrougn	out The Building					
Fluorescent	70%			2030	* *	10	\$111,500	
	_		res, Extent : Modei	ate, Are	a Affected : 100%			
	Location	: Through	out The Building					
Incandescent	5%			2030	* *	2	\$200	
Egress Lighting								
Emergency, Battery	50%			2030	* *	10	\$21,000	
Exit, LED	30%			2053	* *	1		
Exit, Service	20%			2030	* *	1		
Exterior Lighting								
HID	100%			2030	* *	10	\$600	
Alarm								
Security System								
No Component	65%							
Generic	35%			2033	* *	1	\$23,900	
Fire/Smoke Detection								
No Component	65%							
Generic, Digital	35%			2030	* *	1-3	\$40,700	

Mechanical	Current Re	pair F	uture	Replacement	Ma	aintenance	
System Component Type	% of Fail Date 1 Total (Years)		ear FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Utility Steam	100%	20)35	* *	1		
Conversion Equipment							
Pres. Reducing Valve/LP	100%	20)34	* *	5	\$10,300	
Steam							
	Other Observation, Ext	tent : Light, Area Affe	cted .	: 40%			
	Location: Basement						
	Explanation: 2 Heat	Exchangers					
Distribution							
Hot Wtr Piping/Pump	40%	20)33	* *	4	\$3,400	
Steam Piping/Pump	60%	20)45	* *	4	\$5,100	

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

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

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

Asset #: 4227

Mechanical		Current I	Repair	Futur	e Replacement	M	aintenance	nce	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Heating									
Terminal Devices									
Air Handler	60%			2025	\$608,800	1	\$64,500		
Convector/Radiator	30%			2030	* *	1	\$16,800		
Fan Coil Unit/Heat	10%			2030	* *	1	\$5,600		
Air Conditioning									
Energy Source	1000/			20.44	de de				
Electricity	100%			2041	* *	1			
Conversion Equipment	1.000/			2022	ФО 402 400	2	Φ10 c00		
Interior Pkg Unit -	100%			2023	\$2,423,400	2	\$10,600		
Cooling									
Distribution	1000/			2025	* *	4	¢12 000		
Chilled Wtr Pipe/Pump	100%			2035	-11-	4	\$12,800		
Heat Rejection	1000/			2022	¢£40 100	2	¢174 000		
Water Cooling Tower Ventilation	100%			2023	\$540,100	2	\$174,800		
Distribution									
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$96,900		
Exhaust Fans	10070			LIFE		2-3	\$70,700		
Interior	100%			2025	\$208,000	2	\$5,300		
Plumbing	10070			2023	\$200,000		\$3,300		
H/C Water Piping									
Brass/Copper	100%	0-2	\$11,200	2035	* *	1			
Brass, copper			oderate, Area Affe		%	•			
			ain, Lower Level						
Water Heater									
Gas Fired	100%			2023	\$43,800	2	\$2,500		
Sanitary Piping							. ,		
Cast Iron	100%			LIFE	* *	1			
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1			
Sewage Ejector(s)									
Electric	100%			2025	\$12,000	4	\$1,600		
Backflow Preventer									
Generic	100%			2025	\$19,200	1	\$11,200		
Fixtures									
Generic	100%								
Vertical Transport									
Elevators									
Geared Traction	70%			LIFE	* *				
			Extent : Light, Area	Affected	: 70%				
	Location								
		tion : 2 Fre	ight Units						
Hydraulic	30%	·		LIFE	* *				
			Extent : Light, Area	Affected	: 30%				
		<i>i : L L- G</i>							
	Explana	tion : 2 Pas	ss Units						

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.

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

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

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

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Fire Suppression				
Standpipe				
Generic	100%	2045 **	1-5 \$90,800	
Sprinkler				
Generic	100%	2045 **	1-2 \$48,700	
Fire Pump		_	_	
Not Accessible	100%			

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : SEWARD PARK BRANCH LIBRARY
Address : 192 EAST BROADWAY @JEFFERSON ST.

Borough : MANHATTAN Agency's Number : N/A

Area Sq Ft : 19,681 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 25-Jun-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3,4

Block : 311 Lot : 31 BIN : 1004053

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$632,300	\$102,000
Mechanical		\$486,400
Total	\$632,300	\$588,400
Importance Code A	\$632,300	\$102,000
Importance Code B		\$486,400
Total	\$632,300	\$588,400

\$58,400 \$48,100 \$22,900	\$1,000 \$31,100	\$1,000 \$8,800	\$1,000 \$9,700
1 7	, ,	, ,	
\$58,400	\$1,000	\$1,000	\$1,000
\$129,400	\$32,100	\$9,800	\$10,700
\$3,900	\$3,900	\$3,900	\$3,900
\$2,100	\$6,100	\$3,800	\$2,500
\$1,500	\$22,000	\$2,100	\$1,500
\$64,300			\$2,800
\$57,500			
FY 2018	FY 2019	FY 2020	FY 2021
	\$57,500 \$64,300 \$1,500 \$2,100 \$3,900	\$57,500 \$64,300 \$1,500 \$2,100 \$3,900 \$3,900 \$3,900	\$57,500 \$64,300 \$1,500 \$22,000 \$2,100 \$2,100 \$6,100 \$3,800 \$3,900 \$3,900 \$3,900



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

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

NEW YORK PUBLIC LIBRARY - 035 SEWARD PARK BRANCH LIBRARY

Asset #: 4228

Architecture	Current	Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year E FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls Masonry: Brick	65% 2-4 Jnt Mortar Miss/Ero Location: Throug	_	LIFE rea Affected	* * l : 10%	5	\$50,600	
Masonry: Granite	5% 2-4 Jnt Mortar Miss/Erc Location: Through		LIFE rea Affected	**	5	\$2,900	
Masonry: Limestone	25% 2-4 Broken/Missing Electoration: Front C	_	LIFE t, Area Affe	* * cted : 1%	5	\$14,600	
Metal Panel	5% 2-4 Corrosion/Rusting, Location: Top Flo	_	2024 Affected : 5	\$27,700	5	\$7,300	
Windows							
Wood	100% Now Dry Rot/Decay, Exte		2049 ffected : 100	**	5	\$33,200	1
Parapets							
Masonry: Brick	10% 0-2 Jnt Mortar Miss/Erc Location : East Fa	_	LIFE rea Affected	* * l : 5%	5	\$300	
Masonry: Limestone	90% 2-4 Jnt Mortar Miss/Ero Location: Through	=	LIFE rea Affected	* * l : 5%	5	\$3,600	
Roof							
Roll Roofing	100%		2023	\$51,400	5	\$21,000	
terior							
Floors Cast in Place Concrete	10%		LIFE	* *	5	\$6,400	
Marble Panels	3%		LIFE	* *	5	\$700	
Terrazzo	2%	42. 500	LIFE	* *	5	\$500	
Traffic Topping	10% 2-4 Cracking/Crumbling Location: Through	, .	2029 ea Affected	* * : 20%	5	\$1,800	
Vinyl Tile	75% 2-4 Cracking/Crumbling Location: Through	-	2029 ea Affected	* *	3	\$8,300	
Interior Walls Plaster	100% 0-2 Cracking/Crumbling Location : Throug	-	LIFE ea Affected	**	5	\$17,300	
Ceilings Plaster	100% 2-4 Cracking/Crumbling Location: Throug	-	LIFE ea Affected	**	5	\$18,400	

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

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

NEW YORK PUBLIC LIBRARY - 035 SEWARD PARK BRANCH LIBRARY

Asset #: 4228

Electrical	ectrical Current I		Repair	Future Replacement			Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Under 600 Volts									
Service Equipment									
Fused Disc Sw	50%			2044	* *	5			
			xtent : Moderate, A	Area Affe	ected : 100%				
		ı : Electrica		_					
		tion : One .	1600 Amps Main D						
Fused Disc Sw	50%			2044	* *	5			
Switchgear / Switchboard									
Fused Disc Sw	100%			2044	* *	5	\$100		
Raceway									
Conduit	100%			2044	* *	1			
Panelboards									
Fused Disc Sw	5%			2040	* *	5			
Molded Case Bkrs	95%			2040	* *	5	\$500		
Wiring					_				
Thermoplastic	100%			2044	* *	1			
Motor Controllers									
Locally Mounted	100%			2037	* *	5	\$100		
Ground									
Grounding Devices						_			
Generic	100%			LIFE	* *	5	\$300		
			Extent : Moderate, A	Area Affe	ected : 100%				
		ı : Boiler R		, D.					
.	Explana	tion : Conn	ected With Main W	ater Pip	e				
Lighting									
Interior Lighting	400/			2020	* *	10	¢7 200		
Fluorescent	40%	a And Eine	res, Extent : Modei	2029		10	\$7,200		
	-		out The Building	ше, Аге	и Ајјестеа . 40%				
Fluorescent	60%			2029	* *	10	\$10,800		
	Other Obs	servation, E	xtent : Moderate, A	Area Affe	ected : 100%				
	Location	ı : Through	out The Building						
	Explana	tion : T-8 L	amps						
Egress Lighting									
Emergency, Battery	50%			2029	* *	10	\$2,400		
Exit, Service	50%			2029	* *	1			
Exterior Lighting									
HID	100%			2029	* *	10	\$100		
Alarm									
Security System									
No Component	50%								
Generic	50%			2032	* *	1	\$3,700		
Fire/Smoke Detection									
Generic	100%			2029	* *	1-3	\$12,100		

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

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

NEW YORK PUBLIC LIBRARY - 035 SEWARD PARK BRANCH LIBRARY

Asset #: 4228

Mechanical	Current Repair			Future	Future Replacement Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating	•							
Energy Source								
Natural Gas	100%			2034	* *	1		
Conversion Equipment								
Hot Water Boiler	Location Other Obs Location	eriorating, 1 : Boiler R servation, E	Extent : Light, Area nt Boiler Room			1	\$8,800	
Distribution	Explana							
Hot Wtr Piping/Pump	100%			2023	\$98,000	4	\$1,500	
Terminal Devices	100/0				470,000	•	Ψ1,200	
Convector/Radiator	100%			2029	* *	1	\$6,400	
Air Conditioning							129	
Energy Source Electricity	100%			2040	* *	1		
Conversion Equipment	10070			2040		1		
Int Pkg Unit - Heating/Cooling	100%			2025	\$388,500	2	\$1,200	
		igerant, Ex 1 : A C Roo	tent : Light, Area A ms	ffected : 1	100%			
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$11,000	
Exhaust Fans								
Roof	100%			2029	* *	2	\$600	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		
Water Heater								
Electric	100%			2019	\$3,000	4	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Backflow Preventer								
Generic	100%			2024	\$1,900	1	\$1,200	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%	_		LIFE	**			
			Extent : Light, Area	Affected	: 100%			
	Location							
	Explana	tion : 1 Uni	ıt .					

 $\overline{\text{Fire }}\overline{\text{Suppression}}$

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

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

NEW YORK PUBLIC LIBRARY - 035 SEWARD PARK BRANCH LIBRARY

Mechanical		Current I	Repair	Futur	re Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Fire Suppression								
Sprinkler								
No Component	80%							
Generic	20%			2034	* *	1-2	\$1,100	
Fire Pump								
Generic	100%			2027	\$14,400	1	\$3,700	

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : SOUNDVIEW BRANCH LIBRARY
Address : 660 SOUNDVIEW AVE. @BEACH AVE.

Borough : BRONX Agency's Number : S05

Area Sq Ft : 11,861 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 13-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 3558 Lot : 14 BIN : 2021838

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Electrical		\$111,800
Mechanical		\$89,800
Total		\$201,600
Importance Code B		\$201,600
Total		\$201,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$19,800		\$800	
Interior Architecture	\$46,900	\$900		\$2,300
Electrical	\$10,200	\$300	\$300	\$400
Mechanical	\$10,900	\$3,900	\$3,600	\$3,600
Total	\$87,900	\$5,000	\$4,700	\$6,300
Importance Code A	\$25,600	\$600	\$1,400	\$600
Importance Code B	\$58,400	\$4,400	\$3,300	\$5,700
Importance Code C	\$3,900			
Total	\$87,900	\$5,000	\$4,700	\$6,300



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

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

NEW YORK PUBLIC LIBRARY - 035 SOUNDVIEW BRANCH LIBRARY

Asset #: 13367

rchitecture		Current I	Repair	Future Replacement		Maintenance		
vstem Component Type	% of 1 Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior								
Exterior Walls								
Concrete Masonry Unit	30%			LIFE	* *	5	\$6,000	
Masonry: Granite	55%			LIFE	* *	5	\$13,300	
Metal Panel	15%			2047	* *	5-10	\$16,600	
Windows	100-1				de de	_	44 400	
Aluminum	100%			2035	* *	5	\$1,600	
Parapets	600/			LIDE	ale ale	7.10	Φ11 000	
Concrete Masonry Unit	60%			LIFE	* *	5-10	\$11,900	
Metal Panel	10%	lass Evid	out Entout Light	2053		5	\$1,400	
	Location		ent, Extent : Light,	Агеа Ад	гстеа : 100%			
Metal Panel	30%			2047	* *	5	\$4,200	
	Recent Rep Location		nt, Extent : Light, A out	Area Affeo	cted : 100%			
Roof								
Modified Bitumen	100%			2035	* *	10	\$31,000	
	Recent Rep	lace Evide	ent, Extent : Light,	Area Aff	ected : 100%			
	Location	: Through	out					
erior								
Floors								
Ceramic Tile	2%			2036	* *	5	\$400	
Terrazzo	2%			LIFE	* *	5	\$600	
Vinyl Tile	96%	4+	\$28,700	2032	**	3	\$6,400	
	Uneven Sul Location		tent : Light, Area I out	Affected :	50%			
			: Moderate, Area	Affected .	: 20%			
	Location	: Corridoi	rs					
Interior Walls		_				_		
Concrete Masonry Unit	97%			LIFE	* *	5	\$7,400	
Glass: Single Pane	1%			LIFE	* *	5	\$100	
Metal Panel	1%			LIFE	* *	10		
Granite Panels	1%			LIFE	* *	10		
Ceilings	0.50		012 102	20.40	a .	_	40.400	
AcousTileConcealSpLn	85%	4+	\$12,100	2040	**	5	\$9,400	
			ents, Extent : Ligh	t, Area Ą	ffectea : 15%			
		: Through		4 40	. 1 150/			
			Extent : Moderate,	Area Aff	естеа : 15%			
		: Through	оит					
AcousTileSusp.Lay-In	10%	_	_	2044	**	5	\$1,800	
	_		ent, Extent : Light,	Area Aff	ected : 100%			
	Location	: Commur	nity Room					
Gypsum Board	5%			LIFE	* *	5-10	\$3,100	

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

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

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

NEW YORK PUBLIC LIBRARY - 035 SOUNDVIEW BRANCH LIBRARY

Asset #: 13367

Electrical	Curren	t Repair	Future Replacement		М	Maintenance	
System Component Type	% of Fail Dat Total (Years	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Molded Case Bkrs	100%		2027	\$1,500	5	\$300	
		Extent: Moderate, A	Area Affe	ected : 100%			
	Location : Electri			0.455		a	
	Explanation : No	Available Nameplate	e Ratings	Of The Main Serv	ice Disco	onnect Switch	
Switchgear / Switchboard	1000/		2027	Ф22 000	~	Ф200	
Molded Case Bkrs	100%		2027	\$32,000	5	\$300	
Raceway	1000/		2025	421 100			
Conduit	100%		2027	\$31,100	1		
Panelboards	• • • •				_	***	
Molded Case Bkrs	20%		2035	**	5	\$100	
Molded Case Bkrs	80%		2026	\$11,900	5	\$300	
Wiring	0.504		2025	42 < 400			
Thermoplastic	95%		2027	\$26,100	1		
Thermoplastic	5%		2037	* *	1		
Motor Controllers	~ 0				_		
Locally Mounted	50%		2025	\$15,000	5		
Locally Mounted	50%		2044	* *	5		
Ground							
Grounding Devices	1000/			de de	_	Φ200	
Generic	100%		LIFE	* *	5	\$300	
Lighting							
Interior Lighting	000/		2022	# 40 # 000	4.0	фо. 000	
Fluorescent	90%	T	2022	\$105,900	10	\$9,800	
	=	xtures, Extent : Mod ghout The Building	erate, Ar	ea Affectea : 100%)		
Fluorescent	5%		2027	\$5,900	10	\$500	
	Compact Fluoresce	ent Light, Extent : Mo				72.00	
	Location : Offices	7					
LED	5%		2035	* *			
Egress Lighting							
Exit, Service	100%		2035	* *	1		
Exterior Lighting							
HID	20%		2022	\$8,900	10		
No Component	80%						
Alarm							
Security System							
No Component	40%						
Generic	60%		2035	* *	1	\$2,700	
		Extent : Moderate, A og Areas And Outside		ected : 100%			
		v Surveillance Came		m			
Fire/Smoke Detection	2.17 141111111111111111111111111111111111	cume came	, 5, 5, 6, 1	• •			
Under Construction	100%						
- Chack Construction	100/0						

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

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

NEW YORK PUBLIC LIBRARY - 035 SOUNDVIEW BRANCH LIBRARY

Asset #: 13367

Mechanical		Current I	Repair	Futur	Future Replacement Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source	1000/			20.47	ale ale			
Natural Gas	100%			2047	* *	1		
Conversion Equipment Hot Water Boiler	20%	Now	\$5,300	2047	* *	1	\$1,100	
Hot water Boner			95,500 nt : Moderate, Ared			1	\$1,100	
		-	nt, Unreliable Boile					
Hot Water Boiler	80%			2032	* *	1	\$4,700	
Distribution	3070						ψ.,,,οο	
Hot Wtr Piping/Pump	100%			2035	* *	4	\$900	
Air Conditioning								
Energy Source								
Electricity	100%			2043	* *	1		
Conversion Equipment	1.000/			2027	Φ20.000	4	ΦΕ ΕΩΩ	
Reciprocating	100%			2027	\$39,900	1	\$5,500	
Compr/Chiller	Other Ohs	ervation F	Extent : Light, Area	Affected	. 100%			
		: Basemer		пуссиси	. 10070			
	Explanat	ion : Com	ressor Was Refurb	ished				
Terminal Devices	T	T						
Air Handler/Cool/Ht	100%			2027	\$49,900	1	\$7,300	
Heat Rejection								
Remote Air Cond	100%			2035	* *	2	\$8,300	
	Recent Ins. Location		Extent : Light, Area	Affected	: 100%			
Ventilation	Locuiton	. <i>Rooj</i>						
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$10,500	
Exhaust Fans							. ,	
Roof	10%			2035	* *	2		
			Extent : Light, Area	Affected	: 100%			
	Location	: Roof						
Roof	10%			2027	\$900	2		
No Component	80%							
			Extent : Light, Area	Affected	: 0%			
		: Basemen		7 .1	F W 21 2 1			
Dhumbing	Explanat	ion : Air E	Iandling Unit Serve	s Librar	y For Ventilation F	rposes		
Plumbing H/C Water Piping								
Brass/Copper	100%			2037	* *	1		
Water Heater						-		
Gas Fired	100%			2025	\$2,700	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 SOUNDVIEW BRANCH LIBRARY

Mechanical	Current Repair	Current Repair Future Replacement				
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated FY	d Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Sump Pump(s)						
Rigid Piping	100%	2032	* *	4	\$1,600	
	Other Observation, Extent : Light, Are	a Affected : 100%				
	Location: Basement					
	Explanation: No Sump Pump Observ	ved				
Fixtures						
Generic	100%					

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : ST. AGNES BRANCH LIBRARY

Address : 444 AMSTERDAM AVE. @ WEST 81ST ST.

Borough : MANHATTAN Agency's Number : S01

Area Sq Ft : 20,900 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 15-Jul-2013 Landmark Status : EXTERIOR, HISTORICAL DISTRICT

Areas Surveyed : Basement, Roof, Floors 1,2,3,4

Block : 1229 Lot : 31 BIN : 1032683

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$152,800	
Interior Architecture	\$145,300	
Mechanical		\$87,500
Total	\$298,100	\$87,500
Importance Code A	\$152,800	
Importance Code B	\$145,300	\$87,500
Total	\$298,100	\$87,500

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture			\$44,100	\$1,900
Interior Architecture			\$600	
Electrical	\$2,000	\$2,000	\$2,400	\$2,300
Mechanical	\$2,300	\$3,400	\$5,200	\$3,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$8,200	\$9,300	\$56,300	\$11,500
Importance Code A	\$1,000	\$1,000	\$45,200	\$2,900
Importance Code B	\$7,100	\$8,200	\$11,100	\$8,600
Importance Code C				
Total	\$8,200	\$9,300	\$56,300	\$11,500



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

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

NEW YORK PUBLIC LIBRARY - 035 ST. AGNES BRANCH LIBRARY

Asset #: 13363

Architecture		Current Repair	Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
xterior							
Exterior Walls							
Masonry: Brick	45%	, - ,	LIFE	* *	5	\$23,400	
		r Miss/Erod, Extent : Modera	ate, Area A	Affected: 25%			
		i : West Facade	A CC . 1	250/			
		ded, Extent : Moderate, Area	Affected .	: 25%			
		ı : West Facade					
Masonry: Limestone	50%		LIFE	* *	5	\$19,500	
Metal Panel	5%		2050	* *	5-10	\$17,900	
Windows	F 6 .		2022	مان مان	10	#1.000	
Metal Louvers	5%		2033	* *	10	\$1,900	
Wood	95%		2040	* *	5	\$56,600	
Parapets	£00/		TTOO	* *	_	φ1. 7 00	
Masonry: Brick	50%		LIFE	* *	5	\$1,700	
Masonry: Limestone	25%		LIFE	* *	5	\$1,100	
Metal Parel	15%		2050	* *	5	\$2,000	
Metal Rail Pre-Cast Concrete	5% 5%		2041 LIFE	* *	5-10 5	\$3,100 \$1,100	
	3%		LIFE		3	\$1,100	
Roof Modified Bitumen	85%		2032	* *	10	\$9,100	
Skylight, Metal/Glass	5% 5%		2052	* *	10	\$1,800	
Sloped Glazing	10%		LIFE	* *	5	\$1,400	
nterior	1070		LIIL			Ψ1+,+00	
Floors							
Cast in Place Concrete	10%		LIFE	* *	5	\$6,800	
Ceramic Tile	5%		2037	* *	5	\$1,600	
Marble Panels	5%		LIFE	* *	5	\$1,200	
Vinyl Tile	15%		2029	* *	3	\$1,800	
Wood	65%	Now \$145,300	2039	* *	5	\$19,100	
	Deteriora	ted Finish, Extent : Moderate	e, Area Aff	fected : 50%			
	Location	ı : Throughout					
Interior Walls							
Ceramic Tile	5%		2037	* *	5	\$2,300	
Glass: Single Pane	5%		LIFE	* *	5	\$1,700	
Gypsum Board	25%		LIFE	* *	5	\$6,900	
Plaster	60%		LIFE	* *	5	\$8,300	
Wood	5%		LIFE	* *	5	\$9,200	
Ceilings							
Gypsum Board	25%		LIFE	* *	5	\$9,800	
Plaster	75%		LIFE	* *	5	\$14,700	

Electrical	Current Repair			Future Replacement Maintenance				
System Component Type		ail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

Under 600 Volts

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

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

NEW YORK PUBLIC LIBRARY - 035 ST. AGNES BRANCH LIBRARY

Asset #: 13363

Electrical	Current Re	oair Futu	Future Replacement		Maintenance			
System Component Type	% of Fail Date E Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%	2050	**	5	\$100			
	Other Observation, Exte		ected : 100%					
	Location : Electrical I							
9 : 1 /9 : 11	Explanation : Main Se	rvice Switch Rated @ 1	600 Amperes					
Switchgear / Switchboard	1000/	2050	* *	_	¢100			
Fused Disc Sw	100%	2050		5	\$100			
Raceway	1000/	2050	* *	1				
Conduit	100%	2050		1				
Panelboards	100/	2046	* *	5				
Fused Disc Sw Molded Case Bkrs	10% 90%	2046 2046	**	5 5	\$500			
-	90%	2040		3	\$300			
Wiring Thermoplastic	100%	2050	* *	1				
Motor Controllers	10070	2030		1				
Locally Mounted	100%	2041	* *	5	\$100			
Ground	10070	2041			\$100			
Grounding Devices								
Generic	100%	LIFE	* *	5	\$300			
Lighting	10070	En E			Ψ300			
Interior Lighting								
Fluorescent	15%	2032	* *	10	\$2,900			
	T-5 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%							
	Location : Offices, Ba							
Fluorescent	85%	2032	* *	10	\$16,300			
Tuorescent			ected : 100%	10	φ10,500			
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Reading Areas							
		rt Fluorescent Light Fix	ures					
Egress Lighting								
Emergency, Battery	50%	2032	* *	10	\$2,500			
Exit, LED	50%	2059	* *	1	. ,			
Exterior Lighting								
HID	100%	2032	* *	10	\$100			
Alarm								
Security System								
Generic	100%	2032	* *	1	\$7,800			
	Other Observation, Exte	ent : Moderate, Area Aff	ected : 100%					
	Location : Throughout The Building							
	Explanation: CCTV	Surveillance Cameras						
Fire/Smoke Detection								
Generic	100%	2032	* *	1-3	\$12,900			
	Other Observation, Exte		ected : 100%					
	Location: Throughou	_						
	Explanation: Manual	Pull Station, Strobe Lig	hts, Smoke Detecto	rs And H	orns			

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

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

NEW YORK PUBLIC LIBRARY - 035 ST. AGNES BRANCH LIBRARY

Asset #: 13363

Mechanical	Current Repair	Future F	Future Replacement Maintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year E FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2044	* *	1		
Conversion Equipment						
Hot Water Boiler	100%	2037	* *	1	\$10,300	
	Other Observation, Extent : Light, Are	a Affected : 1	100%			
	Location: Basement Boiler Room					
	Explanation: 3 Units					
Distribution						
Hot Wtr Piping/Pump	100%	2040	* *	4	\$1,000	
Terminal Devices						
Air Handler	30%	2029	* *	1	\$3,900	
Convector/Radiator	70%	2037	* *	1	\$4,700	
Air Conditioning						
Energy Source						
Electricity	100%	2040	* *	1		
Conversion Equipment						
Interior Pkg Unit -	30%	2025	\$87,500	2	\$400	
Cooling						
C	R-22 Refrigerant, Extent: Light, Area	Affected : 30	%			
	Location: Basement					
Exterior Pkg Unit -	70%	2029	* *	2	\$900	
Cooling	7070	202)		2	Ψ200	
coomig	R-22 Refrigerant, Extent : Light, Area	Affected: 70	%			
	Location: Roof	-9,5	, -			
Heat Rejection						
Remote Air Cond	30%	2029	* *	2	\$4,400	
No Component	70%	2027		2	φ τ,τοο	
Ventilation	7070					
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$11,700	
Exhaust Fans	10070	LITE		2-3	\$11,700	
Interior	30%	2029	* *	2	\$200	
Roof	70%	2029	* *	2	\$500 \$500	
	70%	2029			\$300	
Plumbing						
H/C Water Piping Brass/Copper	100%	2034	* *	1		
	100%	2034		1		
Water Heater	1000/	2022	¢5 200	2	\$200	
Gas Fired	100%	2022	\$5,300	2	\$300	
Sanitary Piping	1000/	LIPP	* *	1		
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping	1000/	TIPE	داد وال			
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)						
Rigid Piping	100%	2024	\$12,000	4	\$1,600	
Backflow Preventer						
Generic	100%	2029	* *	1	\$1,300	

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

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

NEW YORK PUBLIC LIBRARY - 035 ST. AGNES BRANCH LIBRARY

Mechanical	Current Repair	Future Repla	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Co Total (Years)	st Year Estim FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Light, A	rea Affected : 100%	ó			
	Location: B-4					
	Explanation: 1 Unit					
Fire Suppression						
Sprinkler						
No Component	75%					
Generic	25%	2044	* *	1-2	\$1,500	

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : ST. GEORGE LIBRARY CENTER
Address : 5 CENTRAL AVE. 10 HYATT ST.

Borough : STATEN ISLAND Agency's Number : S02

Area Sq Ft : 25,029 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 21-Jun-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 5 Lot : 74 BIN : 5000030

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$457,500	
Interior Architecture	\$39,800	
Electrical		\$673,900
Mechanical		\$336,300
Total	\$497,300	\$1,010,300
Importance Code A	\$457,500	
Importance Code B	\$39,800	\$1,010,300
Total	\$497,300	\$1,010,300

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$56,700		\$10,600	
Interior Architecture	\$40,100		\$14,000	\$500
Electrical	\$2,800	\$3,000	\$2,300	\$2,800
Mechanical	\$29,600	\$19,000	\$7,300	\$8,100
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$137,200	\$29,900	\$42,100	\$19,300
Importance Code A	\$58,000	\$1,200	\$11,800	\$1,200
Importance Code B	\$70,900	\$28,700	\$30,300	\$18,100
Importance Code C	\$8,300			
Total	\$137.200	\$29.900	\$42.100	\$19.300



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

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

NEW YORK PUBLIC LIBRARY - 035 ST. GEORGE LIBRARY CENTER

Architecture	Curr	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail I Total (Yea	Date Estimated Cost ars)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls					_		
Cast in Place Concrete	5% 2-4 Cracking/Crumb Location : Thre	oling, Extent : Light, A	LIFE rea Affecte	* * ed : 10%	5	\$8,300	
Masonry: Brick	55% 2-4 Jnt Mortar Miss. Location: Three	/Erod, Extent : Light, A	LIFE Area Affec	* * ted : 20%	5	\$18,300	
Masonry: Granite	5% 2-4 Cracking/Crumb Location: Thre	oling, Extent : Light, A	LIFE rea Affecto	* * ed : 10%	5	\$1,200	
Masonry: Limestone	35% 0-2 Jnt Mortar Miss. Location: Three	/Erod, Extent : Light, A	LIFE Area Affec	* * ted : 10%	5	\$8,700	
Windows							
Aluminum	Location : Thre	Elements, Extent : Sev			5	\$2,100	2
	Location: Thre	on, Extent : Moderate, oughout Storm Windows	Area Affe	ectea : 25%			
Wood	Location: Thre	iish, Extent : Moderat			5	\$10,600	
	Location : Thre		і Ајјесіей	. 2570			
Wood	25%		2040	* *	5	\$21,100	
Parapets					· ·	. ,	
Copper/Terne	75% 2-4 Cracking/Crumb Location: Three	oling, Extent : Light, A	2044 rea Affecto	* * ed : 10%	5	\$1,000	
Masonry: Limestone	25% 2-4 Jnt Mortar Miss. Location : Three	/Erod, Extent : Light, A	LIFE Area Affec	* * ted : 10%	5	\$200	

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

NEW YORK PUBLIC LIBRARY - 035 ST. GEORGE LIBRARY CENTER

Architecture		Current F	Repair	Futur	e Replacement	М	aintenance	
System Component Type		Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Roof								
Copper/Terne	7%	0-2	\$2,900	2039	**			1
	Broken/Mis Location :	-	ents, Extent : Seve	re, Area	Affected: 40%			
a: 1 D. 14 1				2024	de de			
Single Ply Membrane	20% Miss/Dama Location:		\$20,900 ings, Extent : Mod	2034 erate, Ar	* * rea Affected : 20%			
		ı/Split, Ex	tent : Moderate, A	rea Affeo	eted : 15%			
Skylight, Metal/Glass	3%	2-4	\$68,700	2044	* *			
Bry fight, Metal Guss		rumbling,	Extent : Light, Are		ed : 20%			
Slate	70%	Now	\$137,800	LIFE	**	/		1
	Location :	_		erate, Ar	ea Affected : 100%	Ó		
		U	out Extent : Severe, A	naa Affaa	atod : 600/			
	Location :	_		геи Ајјес	.iea . 0070			
Interior	2004110111	1111011311						
Floors								
Carpet	75%			2023	\$355,400	3	\$42,100	
Cast in Place Concrete	5%			LIFE	* *	5	\$4,100	
Ceramic Tile	5%	2-4	\$1,800	2033	* *	5	\$900	
	Cracking/C	rumbling,	Extent : Light, Are	a Affect	ed : 10%			
	Location:	Through	out					
Terrazzo	5%			LIFE	* *	5	\$1,500	
Vinyl Tile	10%	2-4	\$3,200	2029	* *	3	\$1,400	
			Extent : Light, Are		ed : 10%		7-,	
	Location :			33				
Interior Walls								
Ceramic Tile	5%			2033	* *	5	\$2,200	
Concrete Masonry Unit	5%			LIFE	* *	5	\$900	
Gypsum Board	40%	2-4	\$7,200	LIFE	* *	5	\$10,500	
- 31		rumbling,	Extent : Light, Are		ed : 10%	-	, -,-	
Plaster	50%			LIFE	* *	5	\$6,600	
1 About		_	Extent : Light, Are		ed : 20%	5	ψ0,000	

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

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

NEW YORK PUBLIC LIBRARY - 035 ST. GEORGE LIBRARY CENTER

Asset #: 13364

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Ceilings								
AcousTile,Adhered	10%	2-4	\$3,700	2037	* *	5	\$2,000	
	U	Crumbling, : Through	Extent : Light, Are out	ea Affecte	ed : 10%			
AcousTileSusp.Lay-In	5%	2-4	\$1,600	2037	* *	5	\$1,000	
	U	Crumbling, : Through	Extent : Moderate out	, Area Aj	ffected : 20%			
Exposed Struc: Wood	35%	4+	\$21,600	LIFE	* *			
•		etration, E : Through	xtent : Light, Area out	Affected	: 10%			
Gypsum Board	50%	Now	\$39,800	LIFE	* *	5	\$24,800	
••	Water Pen	etration, E	xtent : Light, Area	Affected	: 5%		,	
	Location	: First Flo	por					

Electrical	Current Repair	Current Repair Future Replacement		Maintenance		
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Switchgear / Switchboard						
Molded Case Bkrs	100%	2034	* *	5	\$700	
	Other Observation, Extent : Moderate	, Area Affe	cted : 100%			
	Location : Electrical Room					
	Explanation : Main Service Switch I	Rated @ 800	Amperes In The	Switchbo	ard	
Raceway						
Conduit	100%	2034	* *	1		
Panelboards						
Molded Case Bkrs	100%	2032	* *	5	\$700	
Wiring						
Thermoplastic	100%	2034	* *	1		
Motor Controllers						
Motor Control Center	100%	2029	* *	5	\$700	
Ground						
Grounding Devices						
Not Accessible	100%					
Lighting						
Interior Lighting						
Fluorescent	2%	2024	\$5,000	10	\$500	
	Other Observation, Extent : Moderate	, Area Affe	cted : 100%			
	Location : Hallways					
	Explanation: Compact Fluorescent	Light Fixtu	res			
Fluorescent	98%	2024	\$243,400	10	\$22,500	
	T-12 Lamps And Fixtures, Extent: Me	oderate, Are		ó	, ,	
	Location: Throughout The Building					
Egress Lighting	-					
Emergency, Battery	50%	2024	\$16,700	10	\$3,000	
Exit, Service	50%	2024	\$1,800	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 ST. GEORGE LIBRARY CENTER

Asset #: 13364

Electrical	Current Repair	Future R	Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year E	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting						
Exterior Lighting						
HID	100%	2024	\$93,700	10	\$100	
Alarm						
Security System						
Generic	100%	2024	\$75,000	1	\$9,400	
	Other Observation, Extent: Modera	ate, Area Affecte	d: 100%			
	Location : Inside And Outside The	Building				
	Explanation: C C T V Surveillan	ce Cameras And	l Intrusion Aları	n System	ı	
Fire/Smoke Detection	•					
Generic	100%	2024	\$256,900	1-3	\$15,900	
	Other Observation, Extent : Moderate, Area Affected : 100%					
	Location: Throughout The Building	ng				
	Explanation : Strobe Lights, Mani	O	And Smoke Dete	ectors		

Mechanical		Current l	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2034	* *	1		
Conversion Equipment								
Hot Water Boiler	100%			2029	* *	1	\$12,400	
	Other Ob:	servation, E	Extent : Moderate, A	Area Affe	cted : 100%			
	Location	ı : Cellar						
	Explana	tion : Equip	oment Selected For	Replace	ment In The Near I	Future		
Distribution								
Hot Wtr Piping/Pump	100%	0-2	\$24,900	2032	* *	4	\$1,200	
	Corroded	Extent : Se	evere, Area Affectea	d: 100%	1			
	Location	ı : Boiler R	oom And Througho	out				
Terminal Devices								
Air Handler	30%			2029	* *	1	\$4,600	
Convector/Radiator	10%			2029	* *	1	\$800	
Fan Coil Unit/Heat	40%			2024	\$148,500	1	\$3,200	
Fan Coil Unit/Heat	20%			2029	* *	1	\$1,600	
	Other Ob	servation, E	Extent : Light, Area	Affected	: 100%		. ,	
	Location	ı : Through	out First And Seco	nd Floor	S			
	Explana	tion : Dual	Temperature Fan	Coil Unit	s Observed			
Air Conditioning	•		-					
Energy Source								
Electricity	100%			2040	* *	1		
Conversion Equipment								
Reciprocating	90%			2029	* *	1	\$10,500	
Compr/Chiller							. ,	
Window/Wall Unit	10%			2019	\$5,100	1		
Distribution					. ,			
Chilled Wtr Pipe/Pump	100%			2044	* *	4	\$1,200	

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

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

NEW YORK PUBLIC LIBRARY - 035 ST. GEORGE LIBRARY CENTER

Mechanical	Current Repair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning						
Terminal Devices						
Air Handler/Cool/Ht	40%	2029	* *	1	\$6,200	
Fan Coil - Cool/Heat	40%	2024	\$187,800	1	\$3,200	
Fan Coil - Cool/Heat	20%	2029	* *	1	\$1,600	
	Other Observation, Extent: Light, A					
	Location: Throughout First And S	econd Floors	S			
	Explanation : Dual Temperature F	an Coil Unit	Observed			
Heat Rejection						
Remote Air Cond	100%	2029	* *	2	\$17,400	
Ventilation						
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$14,000	
Exhaust Fans						
Interior	100%	2024	\$27,400	2	\$800	
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2034	* *	1		
Water Heater						
Gas Fired	100%	2019	\$5,800	2	\$400	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Backflow Preventer						
Generic	100%	2024	\$2,400	1	\$1,500	
	Other Observation, Extent: Light, A	rea Affected	: 20%			
	Location: Boiler Room					
	Explanation: Boiler Only					
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent : Light, A		: 100%			
	Location: Basement To Second Flo	oor				
	Explanation: 2 Units					

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : STAPLETON BRANCH LIBRARY
Address : 132 CANAL ST. @WRIGHT ST.

Borough : STATEN ISLAND Agency's Number : S07

Area Sq Ft : 12,459 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 27-Jun-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 526 Lot : 63 BIN : 5013792

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$194,300	\$50,400
Total	\$194,300	\$50,400
Importance Code A	\$194,300	\$50,400
Total	\$194,300	\$50,400

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$6,000		\$35,000	
Interior Architecture	\$5,700		\$5,200	\$900
Electrical	\$1,200	\$1,200	\$1,700	\$1,200
Mechanical	\$3,000	\$3,900	\$3,600	\$2,800
Total	\$15,900	\$5,100	\$45,500	\$4,900
Importance Code A	\$6,700	\$600	\$35,700	\$600
Importance Code B	\$9,300	\$4,500	\$9,500	\$4,300
Importance Code C			\$300	
Total	\$15,900	\$5,100	\$45,500	\$4,900



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

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

Asset #: 13369

Architecture	Curr	rent Repair	Futu	Future Replacement		Maintenance	
System Component Type	% of Fail I Total (Yea	Date Estimated Cost ars)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls							
Masonry: Brick	Location: 190	vident, Extent : Light,			5	\$6,300	
		on, Extent : Moderate, ctrical And Storage Ro					
Masonry: Limestone	5%		LIFE	* *	5	\$900	
Metal Panel	40%		2055	* *	5-10	\$69,300	
		ction, Extent : Light, An w Addition Completed I		ed : 100%			
Window Wall		ction, Extent : Light, Ai v Addition Completed I		* * ed : 100%	5	\$23,600	
Wood	•	vident, Extent : Light, tico, Eaves And Panel.			5	\$6,300	
Windows		<u> </u>					
Aluminum		ction, Extent : Light, And Addition Completed A		* * ed : 100%	5	\$2,200	
Wood	35% Recent Repair E Location : 190	vident, Extent : Light, . 7 Wing	2033 Area Affe	* * cted : 50%	5	\$12,100	
Roof							
Copper/Terne	5%		2053	* *	10	\$3,700	
Modified Bitumen		ction, Extent : Light, Ar v Addition Completed 1		* * ed : 100%	10	\$17,600	
Skylight, Plastic	5%		2045	* *	1		
Wood Shingles	30% No Broken/Missing Location : 190	Elements, Extent : Sev	2040 ere, Area	* * Affected : 20%			
	Location : Nor	Extent : Moderate, Area					
		xtent : Moderate, Area	Affected	: 50%			

Interior

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

Asset #: 13369

\$3,700 \$4,100 \$20,400 \$900 \$8,700	Priority
\$4,100 \$20,400 \$900	
\$4,100 \$20,400 \$900	
\$4,100 \$20,400 \$900	
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\$3,000	
_	\$2,700 \$2,400 \$3,000

lectrical	Current Repair	Future Repla	cement	Ma	aintenance	
vstem Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estima	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2055	* *	5	\$100	
	Other Observation, Extent: Mod	erate, Area Affected : 1	00%			
	Location : Electrical Room					
	Explanation: 1-800 Amps Mai	n Disconnect Switch				
Switchgear / Switchboard						
Fused Disc Sw	100%	2055	* *	5	\$100	
Raceway						
Conduit	100%	2055	* *	1		

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

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

Asset #: 13369

Electrical	Current Repai	r Future Repla	Future Replacement		Maintenance	
System Component Type	% of Fail Date Esti Total (Years)	mated Cost Year Estima	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Panelboards						
Fused Disc Sw	10%	2050	* *	5		
Molded Case Bkrs	90%	2050	* *	5	\$300	
Wiring						
Thermoplastic	100%	2055	* *	1		
Motor Controllers						
Locally Mounted	100%	2045	* *	5	\$100	
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$200	
Lighting Interior Lighting Fluorescent	97%	2035	* *	10	\$11,100	
	Other Observation, Extent Location : Throughout Th Explanation : T-8 Lamps	_	00%			
Fluorescent	3%	2035	* *	10	\$300	
	Compact Fluorescent Ligh Location : Throughout Ti	t, Extent : Moderate, Area Aff he Building	ected : 100)%		
Egress Lighting						
Exit, LED	30%	2065	* *	1		
Exit, Service	10%	2035	* *	1		
Exit, Battery	60%	2035	* *	10	\$500	
Exterior Lighting						
HID	100%	2035	* *	10		
Alarm						
Security System						
Generic	100%	2035	* *	1	\$4,700	
Fire/Smoke Detection Generic, Digital	100%	2035	* *	1-3	\$7,700	

Mechanical	Current Repair	Future F	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year E FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2055	* *	1		
Conversion Equipment						
Hot Water Boiler	100%	2045	* *	1	\$6,200	
	Other Observation, Extent: Light, Are	a Affected : 1	100%			
	Location: Boiler Room					
	Explanation: 1 Gas Fired Hot Water	Boiler				
Distribution						
Hot Wtr Piping/Pump	100%	2050	* *	4	\$900	

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

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

Asset #: 13369

Mechanical		Current F	Current Repair Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating	-					•		-
Terminal Devices								
Air Handler	50%			2035	* *	1	\$3,900	
Convector/Radiator	50%			2045	* *	1	\$2,000	
			Extent : Light, Area	Affected	: 70%			
		_	out Main Library					
	Explana	tion : Unde	r Floor Radiant He	eating Pa	inels			
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		
Conversion Equipment								
Reciprocating	100%			2035	* *	1	\$5,800	
Compr/Chiller								
Distribution								
Chilled Wtr Pipe/Pump	100%			2055	* *	4	\$900	
Terminal Devices								
Air Handler/Cool/Ht	100%			2035	* *	1	\$7,700	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,900	
Exhaust Fans								
Roof	100%			2035	* *	2	\$400	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2055	* *	1		
Water Heater								
Electric	100%			2025	\$1,900	4	\$100	
			Extent : Light, Area		: 100%			
			Closet And Basem					
	Explana	tion : 2 Poi	nt Of Use Electric	Hot Wate	er Heaters			
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Rigid Piping	100%			2035	* *	4	\$2,500	
Backflow Preventer								
Generic	100%			2035	* *	1	\$800	
Fixtures		·				_		
Generic	100%							
Fire Suppression								
Sprinkler								
No Component	80%							
Generic	20%			2055	* *	1-2	\$700	

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : TOMPKINS SOUARE BRANCH LIBRARY

Address : 331 EAST 10TH ST. @AVENUE B

Borough : MANHATTAN Agency's Number : T02

Area Sq Ft : 14,703 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 12-Jul-2013 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 404 Lot : 39 BIN : 1005147

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture		\$80,900
Electrical		\$60,200
Total		\$141,100
Importance Code A		\$80,900
Importance Code B		\$60,200
Total		\$141,100

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$24,500			
Interior Architecture	\$200		\$245,100	
Electrical	\$100	\$14,200	\$300	\$100
Mechanical	\$5,000	\$2,600	\$6,700	\$2,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$33,800	\$20,700	\$256,100	\$6,700
Importance Code A	\$25,300	\$800	\$700	\$700
Importance Code B	\$8,500	\$19,900	\$255,300	\$5,900
Importance Code C				
Total	\$33,800	\$20,700	\$256,100	\$6,700



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

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

NEW YORK PUBLIC LIBRARY - 035 TOMPKINS SQUARE BRANCH LIBRARY

Asset #: 13371

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
terior								
Exterior Walls								
Masonry: Brick	20%	Now	\$5,100	LIFE	* *	5	\$3,100	
		_	Extent: Moderate	, Area Aj	fected : 5%			
			l West Facade					
			d, Extent : Moderat	e, Area A	Affected : 25%			
	Location	: East And	l West Facade					
Masonry: Limestone	50%			LIFE	* *	5	\$5,900	
Stucco Cement	30%	Now	\$7,400	2029	* *	5	\$5,900	
	Water Pen	etration, E	xtent : Moderate, A	rea Affe	cted : 10%			
	Location	: Above F	irst Floor					
	Other Obse	ervation, E	Extent : Moderate, A	Area Affe	cted : 10%			
	Location	: South Fa	ıcade					
	Explanat	ion : Vege	tation Growth					
Windows								
Aluminum	100%	Now	\$12,000	2032	* *	5	\$2,600	
	Unit Inope	rable, Exte	ent : Severe, Area A	ffected :	10%			
	Location	: First Flo	or					
Parapets								
Masonry: Brick	75%			LIFE	* *	5	\$2,400	
Masonry: Limestone	25%			LIFE	* *	5	\$1,000	
Roof								
Modified Bitumen	100%			2024	\$80,900	10	\$12,800	
erior								
Floors	5 00/			2020	#22	2	42 5 6 0 0	
Carpet	70%			2020	\$235,600	3	\$25,600	
Vinyl Tile	30%			2029	* *	3	\$2,700	
Interior Walls	0.504			LIEE	ماء ماء	~	0145 00	
Gypsum Board	85%			LIFE	* *	5	\$14,700	
Plaster	15%			LIFE	* *	5	\$1,300	
Ceilings	4.504			2027	ماء ماء	~	#11.000	
AcousTile, Adhered	45%	NT	#2 00	2037	* *	5	\$11,000	
AcousTileConcealSpLn	5% W + B	Now	\$200	2029	**	5	\$800	
			xtent : Moderate, A oor Staff Room	rea Affe	cted : 10%			
		. Pusi Fil	ын зауу коот	2025			ф т 3 00	
AcousTileSusp.Lay-In	30%			2037	* *	5	\$7,300	
Gypsum Board	10%			LIFE	* *	5	\$3,000	
Plaster	10%			LIFE	* *	5	\$1,500	

Electrical	Curre	nt Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail D Total (Year	ate Estimated Cost rs)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

Under 600 Volts

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

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

NEW YORK PUBLIC LIBRARY - 035 TOMPKINS SQUARE BRANCH LIBRARY

Asset #: 13371

Electrical	Current Repair	Future Replacement	N	laintenance	
System Component Type	% of Fail Date Estimated (Total (Years)	Cost Year Estimated Cos FY	t Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts					
Service Equipment	1000/	2014		#100	
Fused Disc Sw	100%	*	* 5	\$100	
	Other Observation, Extent : Moder Location : Electrical Room	ате, Агеа Ајјества : 100%			
	Explanation : Two Main Disconn	act Switches Pated At 100 Am	ns Fach		
Switchgear / Switchboard	Explanation . Two Main Disconn	eci Swiiches Raiea Ai 400 Am	os Euch		
Fused Disc Sw	100%	2044 *	* 5	\$100	
Raceway	10070	2011		Ψ100	
Conduit	100%	2044 *	* 1		
Panelboards	10070	2011	-		
Molded Case Bkrs	100%	2040 *	* 5	\$400	
Wiring	100,0	20.0		Ψ.00	
Thermoplastic	100%	2044 *	* 1		
Motor Controllers					
Locally Mounted	100%	2037 *	* 5	\$100	
Ground					
Grounding Devices					
Generic	100%	LIFE *	* 5	\$200	
	Other Observation, Extent: Moder	ate, Area Affected : 100%			
	Location : Electrical Room				
	Explanation: Connected With Me	ain Water Pipe			
Lighting					
Interior Lighting	100-1			*12 * 20	
Fluorescent	100%	2029 *	* 10	\$13,500	
	Other Observation, Extent: Moder	ate, Area Affectea : 100%			
	Location: Throughout				
Egrass Lighting	Explanation: T-8 Lamps				
Egress Lighting Exit, Service	50%	2029 *	* 1		
Exit, Battery	50%	2029 *	1	\$500	
Exterior Lighting	3070	2027	10	Ψ300	
HID	100%	2024 \$60,20	0 10		
Alarm	10070	2021 400,20	. 10		
Security System					
No Component	80%				
Generic	20%	2029 *	* 1	\$1,100	
Fire/Smoke Detection				. , -	
Under Construction	100%				

Mechanical	Current Repair	Future Repla	acement	М	aintenance	
System Component Type	% of Fail Date Estimat Total (Years)	ted Cost Year Estim FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2044	* *	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 TOMPKINS SQUARE BRANCH LIBRARY

Asset #: 13371

Mechanical	Curi	rent Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail l Total (Yes	Date Estimated Cost ars)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating Conversion Equipment Hot Water Boiler		ion, Extent : Light, Area sement Boiler Room I Unit	2037 Affected	**: 100%	1	\$7,300	
Distribution Hot Wtr Piping/Pump	100%		2032	* *	4	\$700	
Terminal Devices Air Handler Convector/Radiator	30% 70%		2029 2029	**	1 1	\$2,700 \$3,300	
Air Conditioning Energy Source Electricity Conversion Equipment	100%		2032	**	1		
Reciprocating Compr/Chiller		nt, Extent : Light, Area A	2029 ffected : 8	* *	1	\$5,500	
Exterior Pkg Unit - Cooling	Location : Bas 20% R-22 Refrigeran	ement st, Extent : Light, Area A	2024 ffected : 2	\$14,700	2	\$200	
Terminal Devices Air Handler/Cool/Ht No Component	Location : Roo 80% 20%	f	2029	**	1	\$7,300	
Heat Rejection Air Condenser Unit No Component	80% 20%		2024	\$25,500	2	\$8,200	
Ventilation Distribution Ductwork/Diffusers Exhaust Fans	100%		LIFE	* *	2-5	\$8,200	
Interior	Location: Bas	on, Extent : Severe, Are		* * 1 : 5%	2	\$300	
Roof	30%		2024	\$3,800	2	\$100	
Plumbing H/C Water Piping Brass/Copper	100%		2034	* *	1		
Water Heater Gas Fired	100%		2022	\$3,700	2	\$200	
Sanitary Piping Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping Cast Iron	100%		LIFE	* *	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 TOMPKINS SQUARE BRANCH LIBRARY

Mechanical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimat Total (Years)	red Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing						
Sump Pump(s)						
Rigid Piping	100%	2024	\$12,000	4	\$1,600	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Li	ght, Area Affected	: 100%			
	Location: B-3					
	Explanation: 1 Unit					

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : TREMONT BRANCH LIBRARY

Address : 1866 WASHINGTON AVE. @E. 176 ST.

Borough : BRONX Agency's Number : T04

Area Sq Ft : 11,900 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 14-Apr-2016 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,M,2,3

Block : 2918 Lot : 1 BIN : 2009573

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$182,700	
Mechanical		\$134,500
Total	\$182,700	\$134,500
Importance Code A	\$182,700	
Importance Code B		\$134,500
Total	\$182,700	\$134,500

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$60,800			
Interior Architecture	\$65,400		\$4,200	\$1,100
Electrical	\$24,200	\$900	\$1,200	\$1,000
Mechanical	\$21,000	\$4,100	\$3,400	\$4,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$175,400	\$9,000	\$12,700	\$10,400
Importance Code A	\$61,400	\$600	\$600	\$600
Importance Code B	\$87,100	\$8,400	\$12,100	\$9,300
Importance Code C	\$26,900			\$500
Total	\$175,400	\$9,000	\$12,700	\$10,400



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

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

rchitecture	Current Rep	Current Repair		Future Replacement		Maintenance		
ystem Component Type	% of Fail Date Es Total (Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
terior								
Exterior Walls								
Masonry: Brick	40%		LIFE	* *	5	\$23,500		
	Recent Repair Evident, I		rea Affeo	cted : 25%				
	Location : South And V	Vest Facades						
Masonry: Brick	25% Now	\$43,900	LIFE	* *	5	\$7,300		
	Jnt Mortar Miss/Erod, E	xtent : Moderat	e, Area A	Affected : 30%				
	Location : North Facad	de, East Façade						
	Spalling, Extent: Moder	ate, Area Affect	ed : 25%	ó				
	Location : North Facad	de, East Façade						
	Worn/Eroded, Extent : M	Ioderate, Area A	Affected .	: 20%				
	Location : North Facad	de, East Façade						
Masonry: Granite	10%		LIFE	* *	5	\$4,400		
Masonry: Limestone	10%		LIFE	* *	5	\$4,400		
Metal, Corrugated	5%		2037	* *	1			
Stucco Cement	10% Now	\$8,400	2040	* *	5	\$3,700		
	Cracking/Crumbling, Extent: Moderate, Area Affected: 20%							
	Location : East Facade	2						
	Other Observation, Exte	nt : Moderate, A	rea Affe	cted : 100%				
	Location : East Facade	2						
	Explanation : Cement I	Parge Coat over	· brick					
Windows					_			
Glass Block	2%	425 000	LIFE	* *	5	\$100		
Wood	98% Now	\$37,000	2035	**	5	\$24,800		
	Deteriorated Finish, Ext Location : Throughout		Area Afj	fected : 50%				
	Split/Cracked, Extent : N	Aoderate, Area	Affected	: 20%				
	Location : Throughout							
	Other Observation, Exte	nt : Light, Area	Affected	: 35%				
	Location : Street Heigh	nt, South And W	est Faca	des				
	Explanation: Protectiv	ve Metal Grilles						

Asset #: 13373

Architecture		Current I	Repair	Future Replacement Maintenance				
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior Parapets								
Cast Stone/Terra Cotta	Location Cracking Location Jnt Morta	lissing Elem n: Coping A Crumbling, n: Coping A r Miss/Eroe	\$11,300 nents, Extent : Seve At East And North Extent : Moderate At East And North d, Extent : Moderat At East And North	Parapets e, Area Ą Parapets te, Area A	ffected : 25% Affected : 35%	5	\$1,400	1
Masonry: Brick	Location Jnt Morta Location Misaligne Location Spalling, Location Worn/Erc	Crumbling, n: Interior n: Interior n: Miss/Eroo n: Through nd/Bulging, n: West Fac Extent: Sev n: Interior	Extent : Moderate, cade ere, Area Affected Parapet Wall Thro : Moderate, Area	te, Area A Area Af : 25% ughout	Affected : 50% fected : 15%	5	\$2,000	
Masonry: Brick Masonry: Limestone	_		, Extent : Moderate	LIFE LIFE e, Area A	* * * * ffected : 15%	5-10 5-10	\$6,100 \$4,400	
Masonry: Sandstone	Location Worn/Ero Location Other Ob. Location	er Miss/Eroo n: Coping A oded, Extent n: Coping A servation, E n: Coping A	\$15,700 d, Extent : Modera At North And East : Severe, Area Aff At North And East Extent : Moderate, A At North And East Material Is Actuali	Parapets ected : 10 Parapets Area Affe Parapets	00% , Mechanical Bulkh ected : 100%	5 head	\$200	
Roof Modified Bitumen	Blisters, I Location Debris Pr Location Miss/Dan Location Water Per Location Worn/Ero	n: Through resent, Exten n: Lower Ro naged Flash n: Parapet netration, E n: Bulkhead	nt : Severe, Area A pof iings, Extent : Mod Walls And Mechan extent : Moderate, A d And Third Floor : Moderate, Area	ffected : erate, Ar ical Bull Area Affe	10% rea Affected : 40% chead cted : 20%			

Interior

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

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

rchitecture	Current Repair		Future Replacement		Maintenance		
ystem Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
terior							
Floors							
Carpet	10%		2026	\$12,900	3	\$1,500	
	Recent Replace Evid	_	Area Affe	ected : 100%			
	Location : Second	Floor					
Cast in Place Concrete	10%		LIFE	* *	5	\$4,500	
Ceramic Tile	5%		2036	* *	5	\$500	
	Recent Replace Evid	ent, Extent : Light,	Area Affe	ected : 100%			
	Location: Restroom	ms					
Marble Panels	5%		LIFE	* *	5	\$800	
Slate	5%		LIFE	* *	5	\$1,100	
Terrazzo	3%		LIFE	* *	5	\$500	
Vinyl Tile	7%		2032	* *	3	\$300	
Vinyl Tile	20% Now	\$17,200	2037	* *	3	\$800	
•	Broken/Missing Elen	nents, Extent : Seve	re, Area	Affected : 50%			
	Location : Third Fl	loor					
	Loose/Miss Fastener	s, Extent : Severe, A	Area Affe	cted : 50%			
	Location : Third Fl	loor					
	Worn/Eroded, Extent	t : Severe, Area Affe	ected : 50	0%			
	Location : Third Fl	loor					
Wood	35%		2055	* *	5	\$6,700	
	Recent Repair Evide	nt, Extent : Light, A	rea Affe	cted : 50%		, ,	
	Location : First Flo	_					
Interior Walls							
Ceramic Tile	5%		2036	* *	5	\$1,100	
Gypsum Board	5%		LIFE	* *	5-10	\$1,900	
Marble Panels	5%		LIFE	* *	10	\$400	
Plaster	30%		LIFE	* *	5-10	\$5,600	
Plaster	35%		LIFE	* *	5-10	\$6,500	
Plaster	15% Now	\$13,100	LIFE	* *	5	\$1,000	
	Broken/Missing Elen	nents, Extent : Seve	re, Area	Affected : 10%			
	Location: Roof Stair, Third Floor At Custodian Apartment						
	Cracking/Crumbling						
	Location: Third Fl		-				
	Deteriorated Finish, Location : Roof Sta						
Wood	5%		LIFE	* *	5	\$8,800	

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

Asset #: 13373

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Ceilings								
AcousTile,Adhered	5%			2040	* *	5	\$500	
Exposed Concrete	5%			LIFE	* *	5-10	\$600	
Gypsum Board	10%			LIFE	* *	5-10	\$3,500	
Plaster	30%			LIFE	* *	5-10	\$5,200	
Plaster	30%			LIFE	* *	5-10	\$5,200	
Plaster	15%	Now	\$7,900	LIFE	* *	5	\$1,000	
	Cracking/Crumbling, Extent: Severe, Area Affected: 25%							
	Location: Third Floor Custodian Apartment							
	Paint Peeling, Extent: Severe, Area Affected: 50%							
	Location : Third Floor Custodian Apartment							
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location	: Third Flo	oor Custodian Apa	rtment				
Plaster	5%			LIFE	* *	5-10	\$900	
	Other Observation, Extent : Light, Area Affected : 100%							
	Location	: Through	out					
	Explanat	ion : Crow	n Moulding					

lectrical		Current Repair		Future Replacement		Maintenance		
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
nder 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2027	\$1,500	5	\$300	
	Other Obse	ervation, E	xtent : Moderate, A	Area Affe	ected : 100%			
	Location	: Electrica	l Room					
	Explanati	ion : Main	Service Disconnec	t Switch	Rated @ 800 Amp	eres		
Switchgear / Switchboard								
Molded Case Bkrs	100%			2027	\$32,000	5	\$300	
Raceway								
Conduit	95%			2027	\$29,500	1		
Conduit	5%			2047	* *	1		
Panelboards								
Fused Disc Sw	5%			2043	* *	5		
Molded Case Bkrs	15%			2035	* *	5		
Molded Case Bkrs	40%			2043	* *	5	\$100	
Molded Case Bkrs	40%			2026	\$5,900	5	\$100	
Wiring								
Braided Cloth	50%	2-4	\$13,700	2052	* *	1		
	Insulation 1	Aged, Exte	nt : Moderate, Are	a Affecte	ed : 100%			
	Location	: Through	out					
Thermoplastic	30%			2037	* *	1		
Thermoplastic	20%			2047	* *	1		
Motor Controllers								
Locally Mounted	100%			2032	* *	5	\$100	
round								

Ground

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

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

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

Asset #: 13373

Electrical	Current l	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Ground	•		•	•			•	
Grounding Devices								
Generic	100% 0-2	\$9,400	LIFE	* *	5	\$200		
	Other Observation, E	Extent : Moderate, A	Area Affec	cted : 100%				
	Location: Basemer	ıt						
	Explanation : Corre	oded						
Lighting								
Interior Lighting								
Fluorescent	65%		2032	* *	10	\$7,100		
	T-8 Lamps And Fixtures, Extent: Moderate, Area Affected: 100%							
	Location : Through	out The Building						
Fluorescent	30%		2032	* *	10	\$3,300		
	T-5 Lamps And Fixtu		rate, Area	Affected: 100%				
	Location: Reading	Areas						
Fluorescent	5%		2032	* *	10	\$500		
	Compact Fluorescen	t Light, Extent : Mo	oderate, A	rea Affected : 100	9%			
	Location: Reading	Areas						
Egress Lighting								
Emergency, Battery	45%		2032	* *	10	\$1,300		
Exit, LED	10%		2055	* *	1			
Exit, Service	45%		2032	* *	1			
Exterior Lighting								
HID	20%		2027	\$8,900	10			
No Component	80%							
Alarm								
Security System								
No Component	40%							
Generic	60%		2035	* *	1	\$2,700		
	Other Observation, Extent: Moderate, Area Affected: 100%							
	Location: Reading							
E: /0 1 D : :	Explanation: Cctv	Surveillance Came	ra System	ı				
Fire/Smoke Detection	1000/		2025	* *	1.2	ф 7 200		
Generic, Digital	100%	Sarana Madana	2035		1-3	\$7,300		
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout The Building							
	Location: Inrougnout The Builaing Explanation: Strobe Lights, Alarm Bells, Manual Pull Stations, Strobe Lights And Horns							
	Explanation : Strob	e Lignis, Alarm Be	us, manu	ai Fuii Stations, S	irove Lig	gius Ana Horns		

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Heating				
Energy Source				
Natural Gas	100%	2037 **	1	

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

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

Asset #: 13373

Mechanical Current		Current I	Repair	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating Conversion Equipment Hot Water Boiler	Location		Extent : Light, Area nt Boiler Room l Unit	2025 Affected	\$26,500 : 100%	1	\$5,900	
Distribution Hot Wtr Piping/Pump		0-2 Extent : Se : Basemen	\$5,900 evere, Area Affected at	2026 d : 40%	\$59,200	4	\$600	
Terminal Devices Air Handler Convector/Radiator Air Conditioning	40% 60%			2032 2032	* *	1 1	\$2,900 \$2,300	
Energy Source Electricity	100%			2035	**	1		
Conversion Equipment Reciprocating Compr/Chiller	100%			2027	\$40,000	1	\$5,500	
	-	igerant, Ext e: 3 Units. I	tent : Light, Area A Roof	ffected :	100%			
Distribution Chilled Wtr Pipe/Pump	100%			2037	* *	4	\$600	
Terminal Devices Air Handler/Cool/Ht	100%			2032	* *	1	\$7,400	
Heat Rejection Air Condenser Unit	100%			2027	\$23,600	2	\$8,300	
Ventilation Distribution Ductwork/Diffusers Exhaust Fans	100%			LIFE	**	2-5	\$10,500	
Interior Roof	80% 20%			2032 2032	* *	2 2	\$300 \$100	
Plumbing H/C Water Piping Brass/Copper	100%			2027	\$35,200	1		
Water Heater Gas Fired	100%			2027	\$2,700	2	\$200	
Sanitary Piping Cast Iron		00	\$1,300 Extent : Severe, Are r Restrooms	LIFE ea Affecte	* * ed : 5%	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Sump Pump(s) Submersible	100%			2018	\$6,600	4	\$2,500	
Fixtures Generic	100%							

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

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

NEW YORK PUBLIC LIBRARY - 035 TREMONT BRANCH LIBRARY

Mechanical	Current Repair	Future R	eplacement	M	aintenance	
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year Es FY	stimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Light, A	rea Affected : 10	00%			
	Location: B-2					
	Explanation : One Unit. Multi-def	ects				
Fire Suppression						
Sprinkler						
No Component	90%					
Generic	10%	2053	* *	1-2	\$300	
	Other Observation, Extent : Light, A	rea Affected : 10	0%			
	Location : Stairway Only					
	Explanation : New Install					

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : WAKEFIELD BRANCH LIBRARY
Address : 4100 LOWERRE PLACE @E. 229 ST.

Borough : BRONX Agency's Number : W01

Area Sq Ft : 10,743 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 11-Apr-2016 Landmark Status : NONE

Areas Surveyed : Floors 1

Block : 4832 Lot : 20 BIN : 2063175

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Electrical		\$136,100
Total		\$136,100
Importance Code B		\$136,100
Total		\$136,100

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$70,100			
Interior Architecture	\$20,600	\$6,000		\$400
Electrical	\$24,100			\$100
Mechanical	\$5,900	\$3,200	\$9,000	\$3,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$124,700	\$13,200	\$13,000	\$7,500
Importance Code A	\$71,200	\$1,100	\$1,100	\$1,100
Importance Code B	\$36,900	\$12,100	\$12,000	\$6,400
Importance Code C	\$16,500			
Total	\$124,700	\$13,200	\$13,000	\$7,500



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

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

NEW YORK PUBLIC LIBRARY - 035 WAKEFIELD BRANCH LIBRARY

Asset #: 13375

Architecture	Current Repair	Future Rep	lacement	M			
ystem Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year Estin	mated Cost	Cycle (Yrs)	Estimated Cost	Priority	
xterior							
Exterior Walls							
Masonry: Brick		3,900 LIFE	* *	5	\$22,700		
	Jnt Mortar Miss/Erod, Extent:	Moderate, Area Affecte	ed:5%				
	Location: Throughout	1. 4 400 . 1 100	0./				
	Other Observation, Extent : Lig Location : Building Entire	пі, Агеа Адестеа : 100	%0				
	Explanation: Under Construc	etion Data To Follow	Is A Cammon	on Enom	Provious 2009		
	Report	nion - Daia 10 Follow	is A Carryov	er rrom	Previous 2008		
Masonry: Limestone	5%	LIFE	* *	5	\$1,800		
Windows							
Aluminum	100%	2043	* *	5	\$4,000		
Parapets							
Masonry: Brick	95%	LIFE	* *	5-10	\$35,500		
	Recent Replace Evident, Extent	: Light, Area Affected	: 100%				
	Location: Throughout						
Masonry: Limestone	5%	LIFE	* *	5-10	\$3,300		
	Recent Repair Evident, Extent : Location : Throughout	Light, Area Affected:	100%				
Roof							
Single Ply Membrane	100%	2032	* *	10	\$18,100		
terior							
Floors	55 0.	2020	de de	2	\$10.100		
Carpet	75%	2028	**	3	\$18,100		
	Recent Installation, Extent : Lig Location : First Floor	ght, Area Affected : 100	%				
							
Terrazzo	5%	LIFE	**	5	\$1,300		
Vinyl Tile		52,700 2027	\$27,100	3	\$1,200		
	Split/Cracked, Extent: Light, A Location: Basement And 2nd						
Interior Walls	Location . Busement that 2nd	1 1001					
Plaster	100%	LIFE	* *	5-10	\$25,600		
1 145001	Recent Repair Evident, Extent:		10%	5 10	Ψ25,300		
	Location : Throughout	g ,	•				
Ceilings							
AcousTile,Adhered	97%	2032	* *	5	\$15,600		
Gypsum Board	1%	LIFE	* *	5-10	\$600		
Plaster	2%	LIFE	* *	5-10	\$600		
	Recent Repair Evident, Extent : Light, Area Affected : 30%						
	Location : Throughout						

Electrical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

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.

NEW YORK PUBLIC LIBRARY - 035 WAKEFIELD BRANCH LIBRARY

Asset #: 13375

Electrical	Cı	rrent Repair	Future	Replacement	M	aintenance	
System Component Type		Date Estimated ears)	Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Molded Case Bkrs	100%		2027	\$1,500	5	\$300	
		tion, Extent : Mode	erate, Area Affe	cted : 100%			
		lectrical Room					
	Explanation	: One 800 Amps M	ain Disconnect	Switch			
Switchgear / Switchboard	1000/		2027	\$22,000	_	\$300	
Molded Case Bkrs	100%		2027	\$32,000	5	\$300	
Raceway Conduit	90%		2027	¢20,000	1		
Conduit	90% 10%		2027	\$28,000	1 1		
Panelboards	10%		2037		1		
Fused Disc Sw	5%		2026	\$700	5		
Molded Case Bkrs	95%		2026	\$14,100	5	\$300	
Wiring	9570		2020	\$14,100		ψ300	
Braided Cloth	50%	2-4 \$13.	700 2052	* *	1		
Braided Croun		d, Extent : Modera		d: 100%			
	Location : B		,				
Thermoplastic	10%		2047	* *	1		
Thermoplastic	40%		2027	\$11,000	1		
Motor Controllers	.0,0			Ψ11,000			
Locally Mounted	100%		2025	\$29,900	5	\$100	
Ground				· / /		·	
Grounding Devices							
Generic	100%		LIFE	* *	5	\$300	
Lighting							
Interior Lighting							
Fluorescent	90%		2022	\$95,900	10	\$8,900	
		tion, Extent : Mode		cted : 100%			
		Location: Throughout The Building					
		: Using T12 Lamps					
Incandescent	10%		2022	\$10,700	2		
Egress Lighting							_
Emergency, Battery	50%		2022	\$7,200	10	\$1,300	
Exit, Service	50%		2022	\$800	1		
Exterior Lighting							
HID	100%		2022	\$40,200	10		

Mechanical	Curren	t Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Da Total (Years	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority

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.

NEW YORK PUBLIC LIBRARY - 035 WAKEFIELD BRANCH LIBRARY

Asset #: 13375

Mechanical	Current	Current Repair Fu		Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2047	* *	1		
	Other Observation, Location: Throug	Extent : Moderate, A hout	Area Affe	ected : 100%			
		Under Contruction, In January 04, 2008		ss. So I Keep The S	Same Info	ormation From	
Conversion Equipment							
Steam Boiler	100%		2040	* *	1	\$10,600	
Distribution							
Hot Wtr Piping/Pump	30%		2043	* *	4	\$200	
		Extent : Light, Area	Affected	: 75%			
	Location : Baseme		_				
		er Coil In Steam Boi					
Steam Piping/Pump	70%		2047	* *	4	\$600	
Terminal Devices							
Convector/Radiator	100%		2032	* *	1	\$3,500	
Air Conditioning							
Energy Source							
Electricity	100%		2043	* *	1		
Conversion Equipment							
Reciprocating	20%		2027	\$7,200	1	\$1,000	
Compr/Chiller							
Exterior Pkg Unit -	70%		2035	* *	2	\$500	
Cooling							
Window/Wall Unit	10%		2022	\$2,200	1		
Terminal Devices							
Direct Expansion	20%		2027	\$6,600	1		
No Component	80%						
Heat Rejection							
Remote Air Cond	90%		2035	* *	2	\$6,700	
No Component	10%						
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$9,500	
Exhaust Fans							
Interior	80%		2032	* *	2	\$300	
Roof	20%		2027	\$1,700	2	\$100	
Plumbing							·
H/C Water Piping							
Galv Iron/Steel	100%		2040	* *	1		
Water Heater							·
Electric	100%		2026	\$1,700	4	\$100	
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Cast HOII	100%		LILE		1		

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

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

NEW YORK PUBLIC LIBRARY - 035 WAKEFIELD BRANCH LIBRARY

Mechanical	Current F	Repair	Futur	e Replacement	Ma	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Plumbing							
Sump Pump(s)							
Submersible	100%		2020	\$6,600	4	\$2,500	
Fixtures							
Generic	100%						
Vertical Transport			•				
Elevators							
Hydraulic	100%		LIFE	* *			
	Other Observation, E	Extent : Light, Area	Affected	: 100%			
	Location: B-1						
	Explanation: 1 Uni	it					

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : WASHINGTON HEIGHTS BRANCH LIBRARY
Address : 1000 ST. NICHOLAS AVE. @W. 160 STREET

Borough : MANHATTAN Agency's Number : W02

Area Sq Ft : 17,497 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 04-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3

Block : 2109 Lot : 55 BIN : 1062551

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$266,400	\$106,400
Interior Architecture		\$88,300
Mechanical		\$141,000
Total	\$266,400	\$335,600
Importance Code A	\$266,400	\$106,400
Importance Code B		\$229,200
Total	\$266,400	\$335,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$44,100		\$3,500	
Interior Architecture	\$89,700			\$2,000
Electrical	\$600	\$400	\$300	\$300
Mechanical	\$11,700	\$4,600	\$6,500	\$3,400
Total	\$146,100	\$5,000	\$10,300	\$5,700
Importance Code A	\$45,000	\$900	\$4,300	\$900
Importance Code B	\$74,900	\$4,100	\$6,000	\$4,800
Importance Code C	\$26,200			
Total	\$146,100	\$5,000	\$10,300	\$5,700



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

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

Asset #: 13376

Architecture	Current I	Current Repair Future Rep		Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior							
Exterior Walls Masonry: Brick	90% Now Jnt Mortar Miss/Erod Location : Through Spalling, Extent : Mo Location : East Side	out derate, Area Affect	ed : 10%		5	\$44,600	
Masonry: Granite	5%		LIFE	* *	5	\$3,700	
Masonry: Limestone	5% Now Jnt Mortar Miss/Eroc Location : Through		LIFE e, Area A	* * ffected : 25%	5	\$1,900	
Windows	400-1				_		
Aluminum	100% Other Observation, E Location : Upper F Explanation : Wind	loors			5	\$7,000	
Parapets Masonry: Brick	60% Now	\$5,900	LIFE	* *	5	\$2,100	
	Jnt Mortar Miss/Erod Location : Through Repairs in Progress, Location : Slated F Worn/Eroded, Extent Location : Interior	out Extent : Light, Ared or Completion In 2 : : Moderate, Area 2	a Affected 017 - Par Affected :	! : 100% apet Entire			
Masonry: Limestone	15%		LIFE	* *	5-10	\$6,300	
Metal Security Bars Stucco Cement	5% 20% Now Vertical Cracks, Exte Location : Through		2042 2032 fected : 59	** **	5	\$900	
Roof							
Modified Bitumen	95% Other Observation, E Location : Roof Ent Explanation : Repa	tire			10 17	\$10,700	
Skylight, Metal/Glass	5%		2057	* *	10	\$1,900	
Interior							
Floors	20/		2022	#0.000	2	#1 700	
Carpet Cast in Place Concrete	3%		2023 LIFE	\$9,900 * *	3 5	\$1,600	
Cast in Place Concrete Ceramic Tile	20%		2036	* *	5 5	\$22,900 \$500	
Vinyl Tile	2% 40%		2036	\$88,300	3	\$5,200 \$5,200	
villyi Tile	2%			\$66,300 * *	5	\$1,000	
Wood			/ / /				
Wood Under Construction	33% Other Observation, E Location : 3rd Floo		2042 Affected .		3	φ1,000	

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

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

Asset #: 13376

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance			
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
nterior										
Interior Walls										
Folding Partition	5%			2043	* *	5	\$5,600			
Gypsum Board	10%			LIFE	* *	5-10	\$7,600			
Plaster	52%	0-2	\$18,500	LIFE	* *	5	\$7,000			
	Broken/M	issing Elem	ents, Extent : Seve	re, Area	Affected : 10%					
	Location	ı : Basemer	ıt, Sub-basementt A	and Stair	case					
	Water Per	ietration, E	xtent : Moderate, A	Area Affe	cted : 10%					
	Location	ı : 3rd Floo	r And Basement, S	torage R	oom, Sub-basemen	t				
Under Construction	33%									
		servation, E	Extent : Light, Area	Affected	: 0%					
	Location	ı : 3rd Floo	r Entire							
	Explana	tion : Slate	d For Completion 2	2017						
Ceilings										
Plaster	10%	0-2	\$34,100	LIFE	* *	5	\$1,600			
	Broken/M	issing Elem	ents, Extent : Seve	re, Area	Affected : 20%					
	Location	Location : Basement, Sub-basement And Staircase								
	Cracking/	Crumbling,	Extent : Severe, A	rea Affec	ted : 50%					
	Location	i : Basemen	nt, Sub-basement A	nd Stairc	ase					
Plaster	57%			LIFE	* *	5-10	\$25,700			
Under Construction	33%					2 10	Ψ2ε,. σσ			
2 2		servation, E		Affected	: 0%					
			r Entire - Slated Fo	55						
			oletely Gutted	- · · · · · · · · · · · · · · · · · · ·						

Electrical	Curren	t Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Dat Total (Years	te Estimated Cost)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Molded Case Bkrs	100%		2047	* *	5	\$500	
Switchgear / Switchboard							
Molded Case Bkrs	100%		2057	* *	5	\$500	
Raceway							
Conduit	100%		2057	* *	1		
Panelboards							
Fused Disc Sw	10%		2052	* *	5		
Molded Case Bkrs	90%		2052	* *	5	\$400	
Wiring							
Thermoplastic	100%		2057	* *	1		
Motor Controllers							
Locally Mounted	100%		2047	* *	5	\$100	
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$500	

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.

Asset #: 13376

Electrical	Current Repair	Future Repla	cement	M	aintenance	
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year Estima FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting						
Interior Lighting						
Fluorescent	10%	2037	* *	10	\$1,600	
	Compact Fluorescent Light, Ex Location: Staircases And Ha		ected : 100)%		
Fluorescent	90%	2037	* *	10	\$14,400	
	Other Observation, Extent : Mo Location : Throughout The B Explanation : T-8 Lamps	==	<i>5</i> 0 / 0			
Egress Lighting						
Emergency, Battery	50%	2037	* *	10	\$2,100	
Exit, LED	50%	2067	* *	1		
Exterior Lighting						
HID	100%	2037	* *	10	\$100	
Alarm						
Security System						
No Component	80%					
Generic	20%	2037	* *	1	\$1,300	
Fire/Smoke Detection						
No Component	80%					
Generic, Digital	20%	2037	* *	1-3	\$2,200	

Mechanical	Cal Current Repair		e Replacement	Maintenance		
System Component Type	% of Fail Date Estimated Cos Total (Years)	st Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2037	* *	1		
Conversion Equipment						
Hot Water Boiler	100%	2047	* *	1	\$8,700	
	Other Observation, Extent : Light, Ar	ea Affected	: 100%			
	Location: Mechanical Room					
	Explanation: 2 Units					
Distribution						
Hot Wtr Piping/Pump	100%	2035	* *	4	\$1,300	
Terminal Devices						
Air Handler	50%	2027	\$46,700	1	\$5,400	
Convector/Radiator	50%	2032	* *	1	\$2,800	
Air Conditioning						
Energy Source						
Electricity	100%	2043	* *	1		
Conversion Equipment						
Reciprocating	80%	2027	\$47,100	1	\$6,500	
Compr/Chiller						
-	R-22 Refrigerant, Extent : Moderate,	Area Affect	ted : 100%			
	Location: Mechanical Room					
No Component	20%					

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

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

Mechanical		Current l	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Terminal Devices								
Air Handler/Cool/Ht	80%			2027	\$47,100	1	\$8,700	
No Component	20%							
Heat Rejection								
Remote Air Cond	80%			2032	* *	2	\$9,800	
No Component	20%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$15,400	
Exhaust Fans								
Interior	100%			2035	* *	2	\$500	
Plumbing								
H/C Water Piping								
Brass/Copper	20%			2037	* *	1		
Galv Iron/Steel	80%			2032	* *	1		
Water Heater								
Gas Fired	100%			2025	\$4,000	2	\$300	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Rigid Piping	100%			2022	\$11,000	4	\$2,500	
Sewage Ejector(s)								
Electric	100%			2027	\$11,000	4	\$2,500	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
	Location	servation, E 1 : 1 (b-4) A tion : 2 Un		Area Affe	cted : 100%			

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : WEBSTER BRANCH LIBRARY
Address : 1465 YORK AVE. @ EAST 78TH ST.

Borough : MANHATTAN Agency's Number : W03

Area Sq Ft : 11,801 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 20-Jun-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3,4,p

Block : 1472 Lot : 28 BIN : 1045991

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$162,600	
Interior Architecture		\$39,600
Mechanical		\$112,900
Total	\$162,600	\$152,600
Importance Code A	\$162,600	
Importance Code B		\$112,900
Importance Code C		\$39,600
Total	\$162,600	\$152,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$59,500			
Interior Architecture	\$82,500	\$300		
Electrical	\$200	\$12,500	\$400	\$200
Mechanical	\$1,200	\$2,200	\$3,000	\$1,100
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$147,400	\$19,000	\$7,400	\$5,200
Importance Code A	\$60,100	\$600	\$600	\$600
Importance Code B	\$47,200	\$18,400	\$6,800	\$4,600
Importance Code C	\$40,100			
Total	\$147,400	\$19,000	\$7,400	\$5.200



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

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

Asset #: 13377

Architecture	Curi	rent Repair	Future	Replacement	M	aintenance	
ystem Component Type	% of Fail l Total (Yes	Date Estimated Cost ars)	t Year F FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls							
Masonry: Brick	65%		LIFE	* *	5	\$25,800	
Masonry: Granite	5% 0-2	' '		* *	5	\$1,500	
	Cracking/Crumb Location : Thr	bling, Extent : Light, A oughout	rea Affected	: 10%			
Masonry: Limestone	25%		LIFE	* *	5	\$7,500	
Metal Panel	5% 0-2	2 \$1,400	2044	* *	5	\$3,700	
	Deformed/Dente Location : Thr	ed, Extent : Light, Arec	a Affected : 1	0%			
Windows	Location . Thi	<u>ougnoui</u>					
Wood	100% 0-2	2 \$162,600	2049	* *	5	\$29,200	1
		Elements, Extent : Sev		fected : 80%		, , - · ·	
	_	Floor Apartment					
	Hardware Missi	ing, Extent : Moderate	, Area Affect	ed : 80%			
	Location: Thr	oughout					
	Weather Strip M	lissing, Extent : Moder	rate, Area Af	fected : 80%			
	Location: Thr	oughout					
Parapets							
Cast Stone/Terra Cotta	15%		LIFE	* *	5	\$2,000	
Masonry: Brick	85%		LIFE	* *	5	\$1,500	
Roof					_		
Roll Roofing	95% 2-4	' '		\$26,200	5	\$5,300	
		bling, Extent : Light, A	rea Affectea	: 10%			
	Location: Thr			de de			
Skylight, Metal/Glass	5% No	' '		**			
	_	bling, Extent : Severe,	Area Affecte	d: 100%			
	Location : Thr	oughout					
terior							
Floors Cast in Place Concrete	15%		LIFE	* *	5	\$4,500	
Mosaic Tile	2%		2029	* *	5 5	\$4,300 \$700	
Marble Panels	3%		LIFE	* *	5	\$300	
Terrazzo	5%		LIFE	* *	5	\$500 \$500	
Wood	75% 4⊣	\$33,800		* *	5	\$9,700	
Wood		nish, Extent : Moderat		rted : 20%	3	Ψ2,700	
	Location : Thr		, JJ				
Interior Walls							
Ceramic Tile	5%		2027	\$39,600	5	\$1,400	
Concrete Masonry Unit	5%		LIFE	* *	5	\$600	
Masonry: Brick	5% 4+	\$5,600	LIFE	* *			
	Water Penetrati	on, Extent : Light, Are	a Affected : 3	5%			
	Location : Thr	oughout					
Plaster	15% No	w \$34,500	LIFE	* *	5	\$1,300	
		act Damage, Extent : S		Affected : 80%			
		Floor Apartment					

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

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

Asset #: 13377

Architecture	C	urrent Re	oair	Futur	e Replacement	Ma	aintenance	
System Component Type		il Date E Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior Ceilings								
Plaster	100%	0-2	\$8,600	LIFE	* *	5	\$8,300	
	Cracking/Cru	mbling, E	xtent : Light, Are	a Affecte	ed : 10%			
	Location: T	hroughou	t					

Electrical	Current Repair	Future Repla	cement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estima FY	ited Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment	100-1	-0.44		_	***	
Fused Disc Sw	100%	2044	* *	5	\$100	
	Other Observation, Extent: Mode Location: Electrical Room	erate, Area Affectea : 10	00%			
	Explanation: One 1200 Amps N	Agin Disgonnagt Switch				
Switchgear / Switchboard	Explanation . One 1200 Amps I	aun Disconnect Switch				
Fused Disc Sw	100%	2044	* *	5	\$100	
Raceway	10070	2011			Ψ100	
Conduit	100%	2044	* *	1		
Panelboards						
Fused Disc Sw	5%	2040	* *	5		
Molded Case Bkrs	95%	2040	* *	5	\$300	
Wiring						
Thermoplastic	100%	2044	* *	1		
Motor Controllers						
Locally Mounted	100%	2037	* *	5	\$100	
Ground						
Grounding Devices				_		
Generic	100%	LIFE	* *	5	\$200	
	Other Observation, Extent: Mode	erate, Area Affected : 10	00%			
	Location: Water Main					
Lighting	Explanation : Corroded					
Interior Lighting						
Fluorescent	100%	2029	* *	10	\$10,800	
Tuorescent	Other Observation, Extent : Mode		00%	10	Ψ10,000	
	Location : Throughout The Buil	. 55				
	Explanation: T-5 Lamps	C				
Egress Lighting	-					
Emergency, Battery	50%	2029	* *	10	\$1,400	
Exit, Service	50%	2029	* *	1		
Exterior Lighting						·
HID	100%	2029	* *	10		
Alarm						
Fire/Smoke Detection	-0-1					
No Component	70%	2022		1.2	42.20 2	
Generic	30%	2029	* *	1-3	\$2,200	

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

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

Asset #: 13377

Mechanical		Current R	epair	Futur	e Replacement	М	aintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority	
Heating									
Energy Source									
Natural Gas	100%			2034	* *	1			
Conversion Equipment	1000/			2020	* *		Φ		
Hot Water Boiler	100%	amation F	ctent : Light, Area	2029		1	\$5,800		
			aeni . Ligni, Area Boiler Room	Ајјестеи	. 100%				
		tion : 1 Unit							
Distribution	2.vp terrer								
Hot Wtr Piping/Pump	100%			2032	* *	4	\$600		
Terminal Devices									
Convector/Radiator	100%			2029	* *	1	\$3,800		
Air Conditioning									
Energy Source	1000/			2022	ماد ماد				
Electricity	100%			2032	* *	1			
Conversion Equipment	75%			2022	\$112,000	2	\$500		
Interior Pkg Unit - Cooling	13%			2022	\$112,900	2	\$300		
Cooming		igerant, Exte : 4th Floor	ent : Light, Area A	ffected :	75%				
No Component	25%								
Ventilation									
Distribution									
Ductwork/Diffusers	75%			LIFE	* *	2-5	\$4,900		
No Component	25%								
Exhaust Fans Interior	75%			2024	¢0.700	2	\$300		
No Component	75% 25%			2024	\$9,700	2	\$300		
'lumbing	4370								
H/C Water Piping									
Brass/Copper	100%			2034	* *	1			
Water Heater									
Gas Fired	100%			2023	\$2,700	2	\$200		
Sanitary Piping									
Cast Iron	100%			LIFE	* *	1			
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1			
Sump Pump(s)	1000			2024	644.000	4	44.600		
Rigid Piping	100%			2024	\$11,000	4	\$1,600		
Backflow Preventer Generic	100%			2019	\$1,100	1	\$700		
Fixtures	100%			2019	\$1,100	1	\$700		
Generic	100%								
Vantical Transment	100/0								

Vertical Transport

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

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

NEW YORK PUBLIC LIBRARY - 035 WEBSTER BRANCH LIBRARY

Asset #: 13377

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

Vertical Transport

Elevators

Hydraulic 100% LIFE **

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

Location: B, 1, 2, 3 Explanation: 1 Unit

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : WEST FARMS BRANCH LIBRARY

Address : 2085 HONEYWELL AVE. NEAR E. 180 ST.

Borough : BRONX Agency's Number : W04

Area Sq Ft : 15,591 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 14-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 3123 Lot : 61 BIN : 2013151

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$104,200	
Electrical		\$108,300
Mechanical		\$260,300
Total	\$104,200	\$368,600
Importance Code A	\$104,200	
Importance Code B		\$368,600
Total	\$104,200	\$368,600

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$42,800	\$3,000		
Interior Architecture	\$57,900		\$8,400	\$500
Electrical	\$18,300	\$1,200	\$1,700	\$1,300
Mechanical	\$12,200	\$5,500	\$4,500	\$5,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$135,200	\$13,700	\$18,500	\$11,200
Importance Code A	\$43,600	\$3,800	\$800	\$800
Importance Code A Importance Code B	\$43,600 \$86,200	\$3,800 \$9,900	\$800 \$17,700	\$800 \$10,500
•	, -,	1 - 7	,	



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

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

Asset #: 13378

rchitecture		Current	Repair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priorit
kterior								
Exterior Walls								
Concrete Masonry Unit	5%			LIFE	* *	5	\$2,100	
Masonry: Brick	75%	2-4	\$38,300	LIFE	**	5	\$25,600	
			d, Extent : Modera	te, Area A	Affectea : 15%			
		i : Through	oui : Moderate, Area	Affactad	. 20%			
		аеа, Ехіені 1 : Rear Fa		Ајјестеи .	. 20/0			
Due Cost Coments				LIDE	* *		¢22.200	
Pre-Cast Concrete	20%	0-2	\$22,400 Extent : Moderate	LIFE		5	\$22,200	
	_	crumonng, 1 : Various		г, Агеи Ај	јестеа . 1570			
			Extent : Light, Area	Affected	. 50%			
		ı : All Faca		Пусстей	. 5070			
		tion : Paini						
Windows	- T							
Aluminum	100%			2049	* *	5	\$6,000	
	Other Obs	servation, E	Extent : Light, Area	Affected	: 100%			
	Location	ı : Through	out					
	Explana	tion : Prote	ective Metal Grille	S				
Parapets								
Masonry: Brick	80%			LIFE	* *	5-10	\$18,600	
Pre-Cast Concrete	15%	2.4	Φ200	LIFE	* *	5	\$6,400	
Pre-Cast Concrete	5%	2-4	\$300	LIFE	**	5	\$1,100	
	_	Deteriorate 1 : Coping l	ed, Extent : Light, A Stone	Area А <u></u> ijес	ctea : 15%			
Roof	20000000		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,					
Built-Up (BUR)	100%	Now	\$65,900	2037	* *			
1 \ /	Alligatori	ng, Extent .	Moderate, Area A	ffected : 1	25%			
	Location	ı : Through	out					
			lerate, Area Affect	ed: 30%				
		ı : Through						
	0 0		derate, Area Affec	ted : 25%				
		ı : Through			7.50 /			
	-		: Moderate, Area	Affected .	: 15%			
	Location	ı : Various	Locations					
•								
terior							*** * * * * * * * * *	
Floors	650/			2026	\$212 400	2	\$25 200	
Floors Carpet	65% 15%	Now	\$2,000	2026 LIFE	\$212,400 * *	3 5	\$25,200 \$8,500	
Floors	15%	Now netration. E	\$8,000 Extent : Moderate, A	LIFE	* *	3 5	\$25,200 \$8,500	
Floors Carpet	15% Water Per	netration, E	\$8,000 Extent : Moderate, A Rooms - From Gro	LIFE Area Affe	* * cted : 15%			
Floors Carpet Cast in Place Concrete	15% Water Per Location	netration, E n : Various	xtent : Moderate, A Rooms - From Gro	LIFE Area Affeo ound Wate	* * cted : 15%	5	\$8,500	
Floors Carpet	15% Water Per Location 5%	netration, E n : Various 4+	xtent : Moderate, 1 Rooms - From Gro \$11,900	LIFE Area Affeo ound Wate LIFE	* * cted : 15% er **			
Floors Carpet Cast in Place Concrete	15% Water Per Location 5% Worn/Ero	netration, E n : Various 4+ ded, Extent	xtent : Moderate, A Rooms - From Gro	LIFE Area Affectund Wate LIFE Affected .	* * cted : 15% er **	5	\$8,500	

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

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

Asset #: 13378

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Interior Walls								
Gypsum Board	80%			LIFE	* *	5-10	\$5,500	
Plaster	20%	Now	\$1,900	LIFE	* *	5	\$200	
	Location Worn/Ero	ı : Basemer ded, Extent	xtent: Severe, Area nt Walls Along Lot : Moderate, Area Locations In Basen	Line (No Affected	rth Facade) And B	oiler Ro	om.	
Ceilings								
AcousTile,Adhered	30%	Now	\$3,200	2032	* *	5	\$3,400	
		issing Elen 1 : 2nd Floo	nents, Extent : Mod or	erate, Ar	ea Affected : 15%			
AcousTileSusp.Lay-In	45%	0-2	\$16,500	2032	* *	5	\$5,100	
	Location Misaligne	i : Through d/Bulging,	Extent : Moderate out Extent : Moderate, r And Basement		V			
Gypsum Board	25%			LIFE	* *	5-10	\$19,600	

Electrical		Current Re	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of l Total	Fail Date 1 (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Inder 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2037	* *	5	\$100	
		rvation, Ex : Electrical	tent : Moderate, A Room	Area Affe	ected : 100%			
	Explanati	on : Main S	Service Disconnec	t Switch	Rated @ 600 Amp	eres.		
Switchgear / Switchboard								
Fused Disc Sw	100%			2037	* *	5	\$100	
Raceway								
Conduit	50%			2037	* *	1		
Conduit	50%			2027	\$15,500	1		
Panelboards								
Molded Case Bkrs	70%			2035	* *	5	\$300	
Molded Case Bkrs	30%			2026	\$4,400	5	\$100	
Wiring								
Braided Cloth	25%	2-4	\$6,900	2052	* *	1		
		Aged, Exten : Throughou	t : Moderate, Are ut	a Affecte	ed : 100%			
Thermoplastic	75%			2037	* *	1		
Motor Controllers								
Locally Mounted	100%			2032	* *	5	\$100	
Ground							*	
Grounding Devices								
Generic	100%			LIFE	* *	5	\$500	

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.

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

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

Asset #: 13378

Electrical	Current Rep	air Fu	ture Replacement	M	aintenance	
System Component Type	% of Fail Date Es Total (Years)	stimated Cost Yes	r Estimated Cos	Cycle (Yrs)	Estimated Cost	Priority
Lighting						
Interior Lighting		• 0.0			***	
Fluorescent	70%	202	. ,		\$10,000	
	T-12 Lamps And Fixture		Area Affected : 100)%		
	Location : Throughout	The Building				
Fluorescent	10%	203	* *	* 10	\$1,400	
	Compact Fluorescent Lig	ght, Extent : Moderai	e, Area Affected : 10	00%		
	Location: Reading Are	eas				
Fluorescent	20%	203	s5 * :	* 10	\$2,900	
	T-8 Lamps And Fixtures,	Extent : Moderate, A	Area Affected : 100%	6	. ,	
	Location : Basement					
Egress Lighting						
Emergency, Battery	50%	203	* ·	* 10	\$1,900	
Exit, Service	50%	203	* :	* 1		
Exterior Lighting						
HID	20%	202	\$11,700	0 10		
No Component	80%					
Alarm						
Security System						
No Component	40%					
Generic	60%	203	* :	* 1	\$3,500	
	Other Observation, Exte	nt : Moderate, Area A	ffected : 100%			
	Location : Reading Are	eas And Outside				
	Explanation : Cctv Sur	veillance Camera Sy	stem			
Fire/Smoke Detection	-	•				
Generic, Digital	100%	203	* *	* 1-3	\$9,600	
	Other Observation, Exte	nt : Moderate, Area A	ffected : 100%			
	Location: Throughout	The Building				
	Explanation : Strobe L	ights, Manual Pull Si	ations, Alarm Bells,	Smoke De	etectors, Horns	

Mechanical	Current Repa	air	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Es Total (Years)	timated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
leating							
Energy Source							
Natural Gas	100%		2037	* *	1		
Conversion Equipment							
Hot Water Boiler	100%		2032	* *	1	\$7,700	
	Other Observation, Exten	t : Light, Area	Affected	: 100%			
	Location: Basement Bo	oiler Room					
	Explanation: 1 Unit						
Distribution							
Hot Wtr Piping/Pump	100% Now	\$3,900	2035	* *	4	\$800	
	Corroded, Extent: Mode	rate, Area Affec	ted: 10	%			
	Location: Boiler Room						
	Not in Service, Extent : S	evere, Area Affe	ected : 5	%			
	Location : Temperature	Control System	n				

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

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

Asset #: 13378

Mechanical		Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of I Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Terminal Devices							
Air Handler	60%		2027	\$50,000	1	\$5,800	
Convector/Radiator	40%		2032	* *	1	\$2,000	
Air Conditioning							
Energy Source							
Electricity	100%		2035	* *	1		
Conversion Equipment							
Reciprocating	100%		2027	\$52,400	1	\$7,200	
Compr/Chiller							
		erant, Extent : Light, Area A	ffected :	100%			
	Location :	5 Units. Backyard					
Terminal Devices							
Air Handler/Cool/Ht	100%		2027	\$65,600	1	\$9,600	
Heat Rejection							
Remote Air Cond	100%		2027	\$92,300	2	\$10,900	
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$13,800	
Exhaust Fans							
Interior	75%		2027	\$12,800	2	\$400	
Roof	25%		2022	\$3,100	2	\$100	
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2037	* *	1		
Water Heater							
Electric	100%		2025	\$2,400	4	\$100	
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						
Vertical Transport							
Elevators							
Hydraulic	100%		LIFE	* *			
	Other Obse	rvation, Extent : Light, Area	Affected	: 100%			
	Location .	B-2					
	Explanati	on : 1 Unit					

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : WESTCHESTER SQUARE BRANCH LIBRARY
Address : 2521 GLEBE AVENUE NEAR OVERING ST.

Borough : BRONX Agency's Number : W06

Area Sq Ft : 13,026 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 05-Apr-2016 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 3986 Lot : 34 BIN : 2041911

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$179,400	\$52,300
Interior Architecture	\$39,600	\$132,000
Electrical		\$165,100
Total	\$219,000	\$349,400
Importance Code A	\$179,400	\$52,300
Importance Code B	\$39,600	\$297,100
Total	\$219,000	\$349,400

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$59,000			
Interior Architecture	\$31,800			\$2,000
Electrical	\$26,400	\$100	\$100	\$300
Mechanical	\$5,700	\$3,400	\$2,500	\$3,100
Total	\$122,900	\$3,500	\$2,700	\$5,300
Importance Code A	\$59,600	\$600	\$600	\$600
Importance Code B	\$53,200	\$2,900	\$2,000	\$4,700
Importance Code C	\$10,100			
Total	\$122,900	\$3,500	\$2,700	\$5,300



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

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

NEW YORK PUBLIC LIBRARY - 035 WESTCHESTER SQUARE BRANCH LIBRARY

Asset #: 13380

Architecture	Current Repa	ir	Future	Replacement	M	aintenance	
ystem Component Type	% of Fail Date Est Total (Years)	imated Cost	Year l FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior							
Exterior Walls							
Cast in Place Concrete	3%	***	LIFE	* *	5	\$6,400	
Masonry: Brick	87% 2-4	\$55,100	LIFE	* *	5	\$18,400	
	Spalling, Extent: Light, A Location: Various Loca						
	Vertical Cracks, Extent : I			%			
	Location: Throughout	218111, 111 cu 1197 c		, 0			
Masonry: Limestone	5% Now	\$5,700	LIFE	* *	5	\$800	
11245011191 211110510110	Jnt Mortar Miss/Erod, Ex			fected : 20%	C	Ψ000	
	Location : At Window O	penings					
Granite Panels	5% Now	\$11,100	LIFE	* *	5	\$800	
	Jnt Mortar Miss/Erod, Ex	tent : Moderate	, Area Af	fected : 15%			
	Location: At Main Entr						
	Staining/Discoloring, Exte		00	ected : 20%			
****	Location : Various Loca	tions Througho	out				
Windows Aluminum	100% Now	\$124,300	2052	* *	5	\$1,500	
Aummum	Deteriorated Finish, Exter	' '		cted : 45%	3	Ψ1,500	
	Location: Throughout	,	33				
	Loose/Miss Fasteners, Ex	tent : Moderate	, Area Afj	fected : 30%			
	Location: Throughout						
	Caulking Deteriorated, E.	xtent : Moderat	e, Area A	ffected : 20%			
	Location: Throughout						
	Worn/Eroded, Extent: Mo	oderate, Area A	ffected : 4	45%			
Parapets	Location: Throughout						
Masonry: Brick	45%		LIFE	* *	5-10	\$9,900	
Masonry: Brick	50% Now	\$18,400	LIFE	* *	5	\$1,600	
J.	Jnt Mortar Miss/Erod, Ex		, Area Af	fected : 30%		, ,	
	Location: Throughout						
	Vertical Cracks, Extent:		Affected	: 15%			
	Location : Various Loca						
Masonry: Limestone	5% Now	\$1,700	LIFE	* *	5	\$200	
	Caulking Deteriorated, E.		ea Affect	ed : 15%			
	Location: Coping Stone		nog Aff-	tod : 200/			
	Vegetation Growth, Exten Location: Coping Stone		геи Ајјес	iea : 20%			

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

NEW YORK PUBLIC LIBRARY - 035 WESTCHESTER SQUARE BRANCH LIBRARY

Asset #: 13380

Architecture		Current R	epair	Future	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
xterior								
Roof								
Built-Up (BUR)	Location Blisters, Ex Location Ponding, Ex Location	: At Roof Po extent: Light : Througho Extent: Ligh : Center Of	t, Area Affected : 2 ut ut, Area Affected :	20%				
	Location	: Center Of	Roof					
terior								
Floors								
Cast in Place Concrete	5%			LIFE	* *	5	\$4,000	
Terrazzo	10%			LIFE	* *	5	\$2,900	
Vinyl Tile	85%	Now	\$39,600	2027	\$132,000	3	\$5,900	
		-	nts, Extent : Mod	erate, Are	ea Affected : 40%			
		: Througho						
			ent : Light, Area A		20%			
	Location	: Througho	ut Basement And	1st Floor				
Interior Walls								
Glazed Ceramic Panel	5%			LIFE	* *	10	\$700	
Plaster	72%			LIFE	* *	5-10	\$9,400	
SGFT/Glazed Masonry	20%			LIFE	* *	10	\$1,500	
Wood	3%			LIFE	* *	5	\$3,700	
Ceilings								
AcousTileConcealSpLn	Misalignea		\$6,700 Extent : Light, Area		* * l : 20%	5	\$5,200	
			ocations Through					
			tent : Moderate, A · At Roof Penetrat		eted : 15%			
Metal Panel	45%			LIFE	* *	5	\$20,700	
Plaster	10%	Now	\$1,200	LIFE	* *	5	\$1,200	
	_	Crumbling, I : Bulkhead	Extent : Light, Are	a Affecte	d : 5%			

Electrical	Current Repair	Future Replacement	Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts					
Service Equipment					
Molded Case Bkrs	100%	2027 \$1,500	5	\$300	
	Other Observation, Extent : Moderate, A	Area Affected : 100%			
	Location : Electrical Room				
	Explanation: One 350 Amps And 225	Amps Main Disconnect Sw	ritch		
Raceway					
Conduit	100%	2027 \$31,100	1		

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

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

NEW YORK PUBLIC LIBRARY - 035 WESTCHESTER SQUARE BRANCH LIBRARY

Asset #: 13380

Curre	nt Repair	Futur	re Replacement	М	aintenance	
, , , , , , , , , , , , , , , , , , , ,		Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
5%		2026				
95%		2026	\$14,100	5	\$300	
50% 2-4	\$13,700	2052	* *	1		
_		a Affecte	ed : 100%			
Location: Throu	ighout The Building					
50%		2027	\$13,700	1		
100%		2025	\$29,900	5	\$100	
100%		LIFE	* *	5	\$400	
90%		2022	\$116,300	10	\$10,800	
		Area Affe	ected : 100%			
Location: Throu	ghout					
Explanation: Us	sing T12 Lamps					
10%		2022	\$12,900	2		
50%		2022	\$8,700	10	\$1,600	
50%		2022	\$900	1		
100%		2022	\$48,700	10		
80%						
20%		2035	* *	1	\$1,000	
	% of Fail Date Total (Years 100% 1	Total (Years) 5% 95% 50% 2-4 \$13,700 Insulation Aged, Extent: Moderate, Are Location: Throughout The Building 50% 100% 100% Other Observation, Extent: Moderate, A Location: Throughout Explanation: Using T12 Lamps 10% 50% 50% 50% 100%	% of Total Fail Date Estimated Cost Year FY	Soft Fail Date Estimated Cost FY	Not Fail Date Estimated Cost Year Estimated Cost Cycle FY	Note Fail Date Estimated Cost Year FY Estimated Cost Cycle (Yrs)

Mechanical	Current Repair Future Replacement Maintenance					
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Estim FY	ated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
Natural Gas	100%	2047	* *	1		
Conversion Equipment						
Hot Water Boiler	100%	2032	* *	1	\$6,400	
	Other Observation, Extent : S	evere, Area Affected : 1009	%			
	Location: Basement					
	Explanation: 1 Unit. Hot W	ater For Heat Is Supplied	By Adjacen	t Health	Center.	
Distribution						
Hot Wtr Piping/Pump	100%	2043	* *	4	\$1,000	
Terminal Devices						
Air Handler	50%	2032	* *	1	\$4,000	
Convector/Radiator	50%	2040	* *	1	\$2,100	

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

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

NEW YORK PUBLIC LIBRARY - 035 WESTCHESTER SQUARE BRANCH LIBRARY

Asset #: 13380

Mechanical	Curren	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning							
Energy Source							
Electricity	100%		2043	* *	1		
Conversion Equipment							
Exterior Pkg Unit - Cooling	100%		2032	* *	2	\$800	
Cooling	Other Observation	, Extent : Light, Area	Affactad	. 100%			
	Location : Roof	, Exiem . Ligni, Area	Ајјестеи	. 100/0			
	v	Init, Refrigerant 410a	7				
Heat Rejection	Explanation . 1 C	mi, Kejrigerani 4100					
Air Condenser Unit	100%		2027	\$25,800	2	\$9,100	
Ventilation Ventilation	10070		2021	\$25,000		Ψ2,100	
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$11,500	
Exhaust Fans							
Roof	100%		2032	* *	2	\$400	
Plumbing							
H/C Water Piping							
Galv Iron/Steel	100%		2040	* *	1		
Water Heater							
Gas Fired	100%		2025	\$3,000	2	\$200	
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : WOODSTOCK BRANCH LIBRARY

Address : 761 EAST 160TH ST. NEAR FOREST AVE.

Borough : BRONX Agency's Number : W07

Area Sq Ft : 16,524 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 05-Apr-2016 Landmark Status : NONE

Areas Surveyed : Floors 1

Block : 2657 Lot : 30 BIN : 2004700

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$907,900	\$36,000
Interior Architecture	\$222,500	
Electrical		\$193,000
Mechanical		\$155,300
Total	\$1,130,400	\$384,300
Importance Code A	\$907,900	\$36,000
Importance Code B	\$152,700	\$348,300
Importance Code C	\$69,800	
Total	\$1,130,400	\$384,300

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$58,100		\$9,900	
Interior Architecture	\$129,300			\$7,000
Electrical	\$40,500		\$100	\$200
Mechanical	\$14,100	\$2,700	\$5,900	\$2,300
Total	\$242,100	\$2,700	\$15,800	\$9,500
Importance Code A	\$58,900	\$800	\$10,700	\$800
Importance Code B	\$182,200	\$1,900	\$5,100	\$7,400
Importance Code C	\$1,000			\$1,200
Total	\$242.100	\$2,700	\$15.800	\$9,500



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

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

Asset #: 13381

rchitecture	Curren	t Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
kterior							
Exterior Walls					_		
Masonry: Brick	Location: East Form of the Location: East Form the Location: East Form the Location: Custod Water Penetration, Location: North Morn/Eroded, Extended Location: East Form the L	\$538,900 g, Extent: Moderate acade, West Facade od, Extent: Moderate acade, West Facade upt, Extent: Moderate lian Apartment Wind Extent: Moderate, A Facade nt: Moderate, Area acade, West Facade Extent: Moderate, A	te, Area A te, Area A lows Area Affe Affected .	Affected : 35% Affected : 25% cted : 10%	5	\$36,000	
	Location : Buildir Explanation : Und Carryover From 2	ler Construction - Sl	ated For	Completion 2017.	Report T	To Follw Is A	
Masonry: Granite	5%		LIFE	* *	5	\$4,200	
Masonry: Limestone	30% Now Jnt Mortar Miss/Er Location: South I Staining/Discolorin Location: South I	g, Extent : Moderate Facade Extent : Moderate, A	LIFE te, Area A e, Area Aj	fected : 10%	5	\$12,500	
	Explanation : Side	ewalk Shed In Use					
Windows							
Aluminum	Location : Vacant Water Penetration,	\$24,600 a, Extent : Moderate, c Custodian Apartme Extent : Moderate, A c Custodian Apartme	nt Area Affe		5	\$300	
Aluminum	Location: North	Extent : Moderate, A	ite, Area		5	\$600	
Steel	Location : Stairs Deteriorated Finish Location : Stairs	\$10,200 Extent : Moderate, A n, Extent : Moderate, nt, Extent : Moderate	Area Aff	ected : 50%	5	\$1,200	
Wasd			2025	* *		\$10.700	
Wood	50%		2035	* *	5	\$19,700	

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

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

Asset #: 13381

chitecture	Current Repair	Future Replacement	M	laintenance	
tem Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Co	cycle (Yrs)	Estimated Cost	Priority
erior			•		
Parapets					
Masonry: Brick	75% Now \$108,500 Cracking/Crumbling, Extent : Moderate Location : Throughout		* 5	\$1,900	
	Jnt Mortar Miss/Erod, Extent : Modera Location : Throughout	te, Area Affected : 50%			
	Misaligned/Bulging, Extent : Moderate Location : East Facade, West Façade	Area Affected : 10%			
	Worn/Eroded, Extent : Moderate, Area Location : Throughout	Affected : 50%			
	Other Observation, Extent : Moderate,	Area Affected : 100%			
	Location : East Facade, West Façade				
	Explanation: Protection Fabric Has	Been Installed			
Masonry: Limestone	20% Now \$5,200 Jnt Mortar Miss/Erod, Extent: Modera Location: Coping And South Facade Caulking Deteriorated, Extent: Modera Location: Coping		* 5	\$600	
Masonry: Sandstone	5% Now \$11,100 Cracking/Crumbling, Extent: Severe, A	LIFE *	* 5	\$200	
	Location: Coping At East, West And				
	Worn/Eroded, Extent : Severe, Area Aff	ected : 50%			
	Location: Coping At East, West And	North Parapets			
	Other Observation, Extent: Moderate,	Area Affected : 100%			
	Location: Coping At North Parapets				
	Explanation: This Material Is Actual	ly Bluestone			
Roof					
Modified Bitumen	100% Now \$80,300	2037 *	*		
	Blisters, Extent : Moderate, Area Affect Location : Over Third And First Floo				
	Water Penetration, Extent : Moderate, Location : Over Third And First Floo				
	Worn/Eroded, Extent : Moderate, Area Location : Over Third And First Floo				

Interior

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

Asset #: 13381

" " " " " " " " " " " " " " " " " " "	g, Extent : Moderate loor nt : Moderate, Area loor \$94,400	FY 2029 ght, Area e, Area Af	ffected : 25%	Cycle (Yrs)	\$11,200	Priority
Tear/Impact I fion: First Fl g/Discoloring fion: First Fl froded, Exten fion: First Fl % % % Now	Damage, Extent : Li loor g, Extent : Moderate loor at : Moderate, Area loor \$94,400	ght, Area e, Area A <u>f</u> Affected : LIFE	Affected : 5% fected : 25% - 25% * *			
Tear/Impact I fion: First Fl g/Discoloring fion: First Fl froded, Exten fion: First Fl % % % Now	Damage, Extent : Li loor g, Extent : Moderate loor at : Moderate, Area loor \$94,400	ght, Area e, Area A <u>f</u> Affected : LIFE	Affected : 5% fected : 25% - 25% * *			
Tear/Impact I fion: First Fl g/Discoloring fion: First Fl froded, Exten fion: First Fl % % % Now	Damage, Extent : Li loor g, Extent : Moderate loor at : Moderate, Area loor \$94,400	ght, Area e, Area A <u>f</u> Affected : LIFE	Affected : 5% fected : 25% - 25% * *			
Froded, Extention : First Fl % % % Now	at : Moderate, Area : loor \$94,400	LIFE	* *	5	#10.000	
% % Now				5	Φ10 000	
% % Now			ale ale	_	\$10,900	
			* *	5	\$1,200	
g/Crumbling		2037	* *	3	\$4,200	
Inits, Extent ion : Baseme roded, Exten	3, Extent: Severe, A ent, Second And This : Moderate, Area A ent, Second And This at: Moderate, Area ent, Second And This	rd Floors ffected : 5 rd Floors Affected :	50% · 75%			
ion : Third F acked, Exten	\$24,400 , Extent : Severe, Ar Toor At Custodian A nt : Moderate, Area Toor At Custodian A	Apartment Affected :	± 25%	5	\$2,300	
%		2036	* *	5	\$2,400	
%		LIFE	* *	5	\$2,000	
g/Crumbling ion : First Ar rated Finish, ion : Second eeling, Exten	nd Third Floors At (, Extent : Moderate, And Third Floors nt : Moderate, Area And Third Floors	Custodian Area Aff Affected :	Apartment ected : 50%	5	\$13,200	
0 in to	0% Now ing/Crumbling tion: First Ai orated Finish tion: Second Peeling, Extention: Second Penetration,	0% Now \$69,800 ing/Crumbling, Extent: Moderate attion: First And Third Floors At Corated Finish, Extent: Moderate, attion: Second And Third Floors Peeling, Extent: Moderate, Areaution: Second And Third Floors	0% Now \$69,800 LIFE ing/Crumbling, Extent: Moderate, Area Aftion: First And Third Floors At Custodian orated Finish, Extent: Moderate, Area Affition: Second And Third Floors Peeling, Extent: Moderate, Area Affected: tition: Second And Third Floors Penetration, Extent: Severe, Area Affected	0% Now \$69,800 LIFE ** ing/Crumbling, Extent: Moderate, Area Affected: 15% ation: First And Third Floors At Custodian Apartment orated Finish, Extent: Moderate, Area Affected: 50% ation: Second And Third Floors Peeling, Extent: Moderate, Area Affected: 50% ation: Second And Third Floors Penetration, Extent: Severe, Area Affected: 20%	0% Now \$69,800 LIFE ** 5 ing/Crumbling, Extent: Moderate, Area Affected: 15% ation: First And Third Floors At Custodian Apartment orated Finish, Extent: Moderate, Area Affected: 50% ation: Second And Third Floors Peeling, Extent: Moderate, Area Affected: 50% ation: Second And Third Floors Penetration, Extent: Severe, Area Affected: 20%	0% Now \$69,800 LIFE ** 5 \$13,200 ing/Crumbling, Extent: Moderate, Area Affected: 15% attion: First And Third Floors At Custodian Apartment corated Finish, Extent: Moderate, Area Affected: 50% attion: Second And Third Floors Peeling, Extent: Moderate, Area Affected: 50% attion: Second And Third Floors Penetration, Extent: Severe, Area Affected: 20%

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

Asset #: 13381

Architecture	Current Repair	Future Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
Interior					
Ceilings					
Exposed Concrete	10% Now \$4,000 Paint Peeling, Extent: Moderate, Area Location: Basement Staining/Discoloring, Extent: Modera	a Affected : 25%	5	\$400	
	Location: Basement	ic, mea fifteetea : 1070			
Plaster	90% Now \$58,300 Broken/Missing Elements, Extent: Sex Location: Second Floor	ere, Area Affected : 2%	5	\$14,000	
	Cracking/Crumbling, Extent : Modera Location : First And Third Floors	te, Area Affectea : 25%			
	Paint Peeling, Extent : Severe, Area A Location : Second And Third Floors	ffected : 50%			
	Staining/Discoloring, Extent: Severe, Location: Second And Third Floors	Area Affected : 50%			
	Water Penetration, Extent : Moderate, Location : First And Third Floors	Area Affected : 20%			

Electrical		Current Repair	Futu	re Replacement	М	aintenance	
System Component Type	% of 1 Total	Fail Date Estimated Cost (Years)	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts							
Service Equipment							
Molded Case Bkrs	100%		2027	\$1,500	5	\$400	
		ervation, Extent : Moderate,	Area Affe	ected : 100%			
	Location	: Electrical Room					
	Explanati	ion : One 400 Amps Main D	isconnect	Switch			
Switchgear / Switchboard							
Molded Case Bkrs	100%		2027	\$32,000	5	\$400	
Raceway							
Conduit	100%		2027	\$31,100	1		
Panelboards							
Fused Disc Sw	5%		2026	\$700	5		
Molded Case Bkrs	95%		2026	\$14,100	5	\$400	
Wiring							
Braided Cloth	95%	2-4 \$26,100	2052	* *	1		
		Aged, Extent : Moderate, Ar	ea Affecte	ed : 100%			
	Location	: Throughout The Building					
Thermoplastic	5%		2047	* *	1		
Motor Controllers							
Locally Mounted	100%		2025	\$29,900	5	\$100	
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$500	
Lighting							

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.

Asset #: 13381

A3301# : 10001											
Electrical	Current Rep	pair Futu	re Replacement	M	aintenance						
system Component Type	% of Fail Date E Total (Years)	stimated Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority					
ighting											
Interior Lighting											
Fluorescent	80%	2022	\$131,200	10	\$12,100						
	Other Observation, Exte	nt : Moderate, Area Aff	ected : 100%								
	Location: Throughout	The Building									
	Explanation: T12 Lan	ıps									
Fluorescent	20%	2035	* *	10	\$3,000						
	T-8 Lamps And Fixtures	, Extent : Moderate, Ar	ea Affected : 100%								
	Location : Throughout	The Building									
Egress Lighting											
Emergency, Service	50%	2022	\$4,000	1							
Emergency, Battery	50%	2022	\$11,000	10	\$2,000						
Exterior Lighting											
HID	100%	2022	\$61,800	10	\$100						
/lechanical	Current Rep	pair Futu	re Replacement	M	aintenance						
ystem Component	% of Fail Date E	stimated Cost Year	Estimated Cost	Cycle	Estimated Cost	Priority					

Mechanical		Current F	lepair	Future Replacement		Maintenance		
System Component Type	% of 1 Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Natural Gas	100%			2047	* *	1		
	Other Obse	ervation, E.	xtent : Moderate, 1	Area Affe	ected : 100%			
	Location	: Through	out					
	Explanati Last Surv		cess To Survey. U	nder Cor	istruction. Kept Th	e Same I	nformation From	
Conversion Equipment								
Hot Water Boiler	100%			2040	* *	1	\$8,200	
Distribution								
Hot Wtr Piping/Pump	100%			2035	* *	4	\$1,200	
Terminal Devices								
Air Handler	20%			2022	\$17,700	1	\$2,000	
Convector/Radiator	80%			2032	* *	1	\$4,300	
Air Conditioning								
Energy Source								
Electricity	100%			2043	* *	1		
Conversion Equipment								
Reciprocating	100%			2027	\$55,600	1	\$7,700	
Compr/Chiller								
Terminal Devices								
Direct Expansion	100%			2027	\$50,800	1		
Heat Rejection								
Remote Air Cond	100%			2032	* *	2	\$11,500	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$14,600	

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

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

Asset #: 13381

lechanical	Current Repair	Futur	e Replacement	M				
ystem Component Type	% of Fail Date Estimated C Total (Years)	ost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority		
entilation								
Exhaust Fans								
Roof	100% Now \$2,60		\$13,000	2	\$400			
	Broken, Extent : Severe, Area Affect							
	Location : Both Roof Fans - Repla	ice Motors, B	Belts And Enclosure	e Covers				
umbing								
H/C Water Piping								
Galv Iron/Steel	100%	2025	\$48,900	1				
	Corroded, Extent : Severe, Area Aff							
	Location: Cold Water Service Val	lves, Strainer	And Check Valve	Are Corr	oded			
Water Heater								
Gas Fired	100%	2025	\$3,800	2	\$200			
Sanitary Piping								
Cast Iron	100%	LIFE	* *	1				
Storm Drain Piping								
Cast Iron	100%	LIFE	* *	1				
Sump Pump(s)								
Rigid Piping	100%	2022	\$11,000	4	\$2,500			
Sewage Ejector(s)								
Electric	100%	2022	\$11,000	4	\$2,500			
Backflow Preventer								
No Component	90%							
Generic	10%	2032	* *	1	\$100			
	Other Observation, Extent : Light, Area Affected : 10%							
	Location: Basement							
	Explanation: Boiler Only							
Fixtures								
Generic	100%							

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

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

Print Date: 16-Sep-2016 **NEW YORK PUBLIC LIBRARY - FY 2017**

Asset Name : YORKVILLE BRANCH LIBRARY
Address : 222 EAST 79TH ST. @THIRD AVE.

Borough : MANHATTAN Agency's Number : Y01

Area Sq Ft : 13,112 Project Type : NEW YORK PUBLIC LIBRARY

Date of Survey : 20-Jun-2013 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 1433 Lot : 37 BIN : 1044180

CAPITAL	FY 2018 - 2021	FY 2022 - 2027
Exterior Architecture	\$428,300	
Interior Architecture	\$74,700	\$27,100
Electrical	\$103,400	
Mechanical		\$36,200
Total	\$606,500	\$63,300
Importance Code A	\$428,300	
Importance Code B	\$139,600	\$63,300
Importance Code C	\$38,600	
Total	\$606,500	\$63,300

EXPENSE	FY 2018	FY 2019	FY 2020	FY 2021
Exterior Architecture	\$10,800	\$9,100		
Interior Architecture	\$77,100	\$600		\$6,700
Electrical	\$31,500	\$43,800		
Mechanical	\$3,100	\$1,600	\$3,800	\$1,600
Total	\$122,500	\$55,200	\$3,800	\$8,400
Importance Code A	\$10,800	\$9,200		
Importance Code B	\$108,400	\$46,000	\$3,800	\$8,400
Importance Code C	\$3,300			
Total	\$122,500	\$55,200	\$3,800	\$8,400



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

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

Asset #: 13382

chitecture	Current Repair	Future Replacement	М						
stem Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority				
erior									
Exterior Walls	750/ N	TIEE **	_	Φ20, 600					
Masonry: Brick	75% Now \$96,800 Cracking/Crumbling, Extent: Light, A	LIFE	5	\$29,600					
	Location: West And South Facades	ea Ajjeciea . 10%							
	Water Penetration, Extent: Light, Area	Affected · 10%							
	Location: Throughout	rijjecica i 1070							
Masonry: Limestone	25% 0-2 \$129,700	LIFE **	5	\$7,400					
Musom y. Emicstone	Cracking/Crumbling, Extent: Light, A.		3	Ψ1,400					
	Location : Throughout	33							
Windows									
Steel	15% 0-2 \$39,700	2049 * *	5	\$4,400					
	Deteriorated Finish, Extent : Moderate	, Area Affected : 25%							
	Location: South And West Facades								
	Thermally Inefficient, Extent: Modera	e, Area Affected : 100%							
	Location : South And West Facades								
Wood	85% 0-2 \$162,100	2049 **	5	\$19,900					
	Thermally Inefficient, Extent: Moderate, Area Affected: 100%								
	Location: Throughout	ACC . 1 250/							
	Split/Cracked, Extent : Moderate, Area Location : Throughout	Апрестеа : 25%							
	Worn/Eroded, Extent : Moderate, Area	Affactad · 25%							
	Location: Throughout	Tiffected . 2570							
Parapets	2ccanon Timongness								
Masonry: Brick	90% 0-2 \$9,400	LIFE **	5	\$1,500					
•	Cracking/Crumbling, Extent: Light, A	rea Affected : 10%							
	Location : Throughout								
Masonry: Limestone	10% 2-4 \$1,400	LIFE **	5	\$200					
•	Cracking/Crumbling, Extent: Light, A	rea Affected : 10%							
	Location : Throughout								
Roof									
Modified Bitumen	100%	2029 **	10	\$9,100					

Interior

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

Asset #: 13382

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
nterior Floors								
Carpet	60%	2-4	\$48,800	2023	\$162,800	3	\$17,700	
		r/Impact D : Through	out Extent : M	oderate,	Area Affected : 209	%		
Cast in Place Concrete	_	0-2 Crumbling : Through	\$600 Extent : Light, Ard out	LIFE ea Affecte	* * ed : 10%	5	\$2,100	
Vinyl Tile	15%			2024	\$27,100	3	\$1,500	
Vinyl Tile	10%	Now	\$18,100	2034	* *	3	\$700	
	Location	: 3rd And	Extent : Severe, A 4th Floors Severe, Area Affec					
	Location	: Third Fl	oor					
Vinyl Tile	10%	2-4	\$18,100	2034	* *	3	\$700	
	_	Crumbling; : Through	Extent : Severe, A out	rea Affec	ted : 100%			
Interior Walls	200/	2.4	42.200		* *	_	* 4 400	
Gypsum Board	_	2-4 Crumbling : Through	\$3,300 Extent : Light, Ard out	LIFE ea Affecte		5	\$4,400	
Plaster	60%			LIFE	* *	5	\$6,700	
Plaster	20%	Now	\$38,600	LIFE	* *	5	\$2,200	
	Broken/Missing Elements, Extent: Severe, Area Affected: 60% Location: Third Floor							
		Crumbling, : Third Fl	Extent : Moderate oor	, Area Aj	ffected : 60%			
		etration, E : Third Fl	Extent : Severe, Are oor	a Affecte	d : 25%			
Ceilings								
AcousTileConcealSpLn	5%		4. - 00	2029	* *	5	\$1,200	
Exposed Concrete		0-2 Crumbling, : Through	\$1,700 Extent : Light, Ard out	LIFE ea Affecte	* * ed : 10%	5	\$200	
Plaster	70%			LIFE	* *	5	\$8,600	
Plaster	20%	Now	\$22,300	LIFE	* *	5	\$2,500	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 20% Location : 3rd And 4th Floors							
	Location	: 3rd And	Extent : Moderate 4th Floors		-			
			Extent : Moderate, A 4th Floors	Area Affe	cted : 30%			

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

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

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

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

Asset #: 13382

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	
Inder 600 Volts									
Service Equipment									
Fused Disc Sw	100%			2024	\$1,600	5	\$100		
			Extent : Moderate, A	Area Affe	cted : 100%				
		: Electrica							
	Explanat	ion : One 4	400 Amps Main Dis	sconnect	Switch				
Raceway	20-1				*** • • • •				
Conduit	80%			2024	\$27,200	1			
Conduit	20%			2034	* *	1			
Panelboards					***	_			
Fused Disc Sw	5%			2023	\$800	5	4200		
Molded Case Bkrs	75%			2023	\$12,100	5	\$300		
Molded Case Bkrs	20%			2032	* *	5	\$100		
Wiring	-0		** ******	• • • •					
Braided Cloth	70%	2-4	\$21,000	2049	**	1			
		_	ent : Moderate, Are	a Affecte	d: 100%				
		: Through	out						
Thermoplastic	30%			2034	* *	1			
Motor Controllers									
Locally Mounted	100%			2022	\$32,700	5	\$100		
round									
Grounding Devices									
Generic	100%	2-4	\$10,300	LIFE	* *	5	\$200		
	Other Obse	ervation, E	Extent : Moderate, A	Area Affe	cted : 100%				
		: Water M							
	Explanat	ion : Corre	oded						
ighting									
Interior Lighting									
Fluorescent	50%			2029	* *	10	\$6,000		
			Extent : Moderate, A		cted : 100%				
			Floors Reading Ar	ea					
	Explanat	ion : T-5 L	amps						
Fluorescent	35%			2019	\$49,800	10	\$4,200		
			Extent : Moderate, A						
	Location	: 1st, 2nd	Floors Library Sta	ff Offices	•				
	Explanat	ion : T-12	Lamps						
Incandescent	15%			2019	\$21,300	2			
Egress Lighting									
Emergency, Battery	50%			2019	\$9,600	10	\$1,600		
Exit, Service	50%			2019	\$1,000	1			
Exterior Lighting					*				
HID	100%			2019	\$53,600	10			

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

Heating

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

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Asset #: 13382

Mechanical	Curren	Current Repair		e Replacement	M		
System Component Type	% of Fail Dat Total (Years	te Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating							
Energy Source							
Natural Gas	100%		2034	* *	1		
Conversion Equipment							
Under Construction	100%						
		Extent : Light, Area	Affected	: 0%			
	Location: Basem						
	Explanation : Rep	olacement					
Distribution	1000/		2022	de de		Φ.50.0	
Hot Wtr Piping/Pump	100%		2032	* *	4	\$600	
Terminal Devices	100/		2024	Φ20 500		Φ2.200	
Air Handler	40%		2024	\$30,600	1	\$3,200	
Convector/Radiator	60%		2029	* *	1	\$2,500	
Air Conditioning							
Energy Source	1000/		2022	* *	1		
Electricity	100%		2032	· · · ·	1		
Conversion Equipment	750/		2024	¢26 200	1	¢4.600	
Reciprocating	75%		2024	\$36,200	1	\$4,600	
Compr/Chiller	P 22 Patriagrant 1	Extent : Light, Area A	ffeeted :	750/			
	Location: 3rd Fl		јјестеи .	7570			
		oor Extent : Moderate, A	Arag Affa	estad · 70%			
	Location: 1st An		неи Ајје	ciea . 7070			
	Explanation: No.						
N. C.		i Enough Cooling					
No Component	25%						
Terminal Devices	750/		2024	¢22.000	1	¢c 100	
Air Handler/Cool/Ht	75%		2024	\$33,900	1	\$6,100	
No Component	25%						
Heat Rejection Air Condenser Unit	750/		2024	\$16,000	2	¢6,000	
	75% 25%		2024	\$16,000	2	\$6,900	
No Component	23%						
Ventilation Distribution							
Ductwork/Diffusers	40%		LIFE	* *	2-5	\$2,900	
No Component	60%		LIFE		2-3	\$2,900	
Exhaust Fans	0070						
Interior	40%		2024	\$6,300	2	\$200	
No Component	60%		2024	\$0,500	2	\$200	
Plumbing	0070						
H/C Water Piping							
Brass/Copper	100%		2034	* *	1		
Water Heater	1070		2001				
Gas Fired	100%		2022	\$3,300	2	\$200	
Sanitary Piping	100/0			Ψ3,300		Ψ200	
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	10070						
Cast Iron	100%		LIFE	* *	1		
Cust II OII	100/0		LII L		1		

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NEW YORK PUBLIC LIBRARY - 035 YORKVILLE BRANCH LIBRARY

Asset #: 13382

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
Plumbing								
Fixtures								

100%

Generic

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