Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BOR. OF MANHATTAN COMM. COLLEGE BMCC AUDITORIUM

Address : 199 CHAMBERS STREET @ WEST ST.

Area Sq Ft : 23,337 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 23-Jul-2015 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 16 Lot : 215 BIN : 1084587

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Electrical		\$860,000
Mechanical		\$236,000
Total		\$1,096,000
Importance Code B		\$1,096,000
Total		\$1,096,000

Total	\$138,600	\$4,500	\$28,500	\$4,700
Importance Code C	\$52,300			
Importance Code B	\$35,400	\$4,500	\$28,500	\$4,700
Importance Code A	\$50,900			
Total	\$138,600	\$4,500	\$28,500	\$4,700
Mechanical	\$9,000	\$4,200	\$4,100	\$3,600
Electrical	\$300	\$300	\$600	\$300
Interior Architecture	\$78,400		\$23,800	\$700
Exterior Architecture	\$50,900			
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

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

Asset #: 2098

Architecture	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior								
Exterior Walls								
Masonry: Brick Cavity	80%			LIFE	* *	5	\$43,100	
Metal Panel	10%			2046	* *	5-10	\$18,500	
Window Wall	10%			2046	* *	5	\$10,100	
Windows								
Aluminum	100%			2042	* *	5	\$8,400	
Parapets								
Masonry: Brick Cavity	95%			LIFE	* *	5-10	\$9,900	
Pre-Cast Concrete	5%			LIFE	* *	5	\$1,000	
Roof								
Cast in Place Concrete	25%			LIFE	* *	10	\$16,300	
Modified Bitumen	65%			2036	* *	10	\$25,400	
		place Evider 1 : Througho	nt, Extent : Light, . ut	Area Affe	ected : 100%			
Skylight, Metal/Glass	10%			2046	* *	10	\$13,000	
nterior								
Floors								
Carpet	45%			2025	\$162,100	3	\$19,500	
Cast in Place Concrete	5%			LIFE	* *	5	\$6,300	
Ceramic Tile	5%			2035	* *	5	\$1,400	
Quarry Tile	30%			2039	* *	5	\$13,000	
Vinyl Tile	10%			2031	* *	3	\$1,100	
Wood	5%			2054	* *	5	\$2,700	
Interior Walls								
Gypsum Board	45%			LIFE	* *	5-10	\$27,600	
Masonry: Brick	15%			LIFE	* *	10	\$1,600	
Plaster	20%			LIFE	* *	5-10	\$6,100	
Wood	20%			LIFE	* *	5	\$57,700	
	Other Ob:	servation, Ex	tent : Moderate, A	Area Affe	cted : 60%			
	Location	ı : Main The	ater					
	Explana	tion : Wood	Laminate					
Ceilings								
AcousTileConcealSpLn	50%			2039	* *	5	\$18,100	
Gypsum Board	20%			LIFE	* *	5-10	\$19,900	
Metal Panel	20%			LIFE	* *	5	\$14,500	
Plaster	10%			LIFE	* *	5-10	\$5,000	

Electrical		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Raceway								
Conduit	100%			2036	* *	1		
Panelboards								
Fused Disc Sw	5%			2034	* *	5		
Molded Case Bkrs	95%			2034	* *	5	\$600	

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

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

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

Asset #: 2098

Electrical		Current Repair		Futur	e Replacement	M		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Wiring								
Thermoplastic	100%			2036	* *	1		
Motor Controllers								
Locally Mounted	100%			2031	* *	5	\$200	
Lighting								
Interior Lighting								
Fluorescent	5%			2026	\$31,200	10	\$900	
	_	Fluorescent n : Hallway	t Light, Extent : Mo s	derate, A	Area Affected : 100	0%		
Fluorescent	25%			2026	\$156,000	10	\$4,400	
	-	s, Extent : I n : Through	Moderate, Area Affe out	ected : 10			. ,	
Incandescent	70%			2026	\$436,800	2	\$300	
Egress Lighting								
Emergency, Service	30%			2026	\$2,800	1		
Emergency, Battery	20%			2026	\$5,100	10	\$900	
Exit, Service	50%			2026	\$1,300	1		
Exterior Lighting								
HID	30%			2026	\$25,800	10		
No Component	70%							
Alarm								
Security System								
No Component	70%							
Generic	30%			2026	\$20,700	1	\$2,600	
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Hallways						
	Explana	tion : Cctv	Surveillance Came	ras				
Fire/Smoke Detection								
Generic, Digital	100%			2026	\$236,000			
			Extent : Moderate, A out The Building	Area Affe	cted : 100%			
	Explana	tion : Strob	e Lights, Manual P	ull Statio	on, Horns, Alarm E	Bells And	Smoke Detectors	

Mechanical		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Heating									
Distribution									
Hot Wtr Piping/Pump	30%			2034	* *	4	\$400		
Steam Piping/Pump	70%			2036	* *	4	\$700		
Terminal Devices									
Air Handler	70%			2026	\$71,200	1	\$8,400		
Fan Coil Unit/Heat	30%			2026	\$84,700	1	\$1,900		
Air Conditioning									
Distribution									
Chilled Wtr Pipe/Pump	100%			2036	* *	4	\$1,000		

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

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

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

Mechanical	Current Repair		Futur	e Replacement	M			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning								
Terminal Devices								
Air Handler/Cool/Ht	100%			2026	\$80,100	1	\$11,900	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$17,100	
Exhaust Fans								
Interior	100%			2026	\$20,800	2	\$600	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2036	* *	1		
Water Heater								
Electric	100%			2021	\$2,900	4	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sewage Ejector(s)								
Electric	100%			2026	\$10,800	4	\$2,500	
Fixtures								
Generic	100%							
Fire Suppression								
Standpipe								
Generic	100%			2036	* *	1-5	\$9,700	
Sprinkler								
No Component	80%							
Generic	20%			2036	* *	1-2	\$1,100	

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

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

Address : 199 CHAMBERS STREET @ WEST ST.

 Borough
 : MANHATTAN
 Agency's Number
 : 1-25001

 Program / Asset #
 : CUN0005.010 / 2097
 Yr Built/Renovated
 : 1983 / 2015

Area Sq Ft : 662,615 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 23-Jul-2015 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,3,5,7,8

Block : 16 Lot : 215 BIN : 1066406

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$1,756,700	\$4,371,400
Interior Architecture	\$2,157,500	\$1,822,600
Electrical		\$14,549,900
Mechanical	\$523,800	\$13,836,800
Total	\$4,438,000	\$34,580,700
Importance Code A	\$1,756,700	\$4,524,900
Importance Code B	\$1,925,400	\$29,616,100
Importance Code C	\$755,900	\$439,800
Total	\$4,438,000	\$34,580,700

Total	\$421,000	\$359,800	\$609,100	\$475,400
Importance Code C	\$20,600			\$22,900
Importance Code B	\$370,000	\$352,700	\$609,100	\$452,500
Importance Code A	\$30,500	\$7,100		
Total	\$421,000	\$359,800	\$609,100	\$475,400
Elevators/Escalators	\$98,800	\$98,800	\$98,800	\$98,800
Mechanical	\$193,400	\$200,400	\$330,200	\$245,800
Electrical	\$77,800	\$53,500	\$72,200	\$83,900
Interior Architecture	\$20,600		\$107,800	\$46,900
Exterior Architecture	\$30,500	\$7,100		
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

### **CITY UNIVERSITY OF NEW YORK - 042**

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

Asset #: 2097

Architecture		Current F	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of l Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior								
Exterior Walls						_		
Cast in Place Concrete	Cracking/C Location . Other Obse Location .	: Columns rvation, E : Columns		i Facade Area Affe	s cted : 20%	5	\$332,000	
	Explanati	on : Curre	ent Temporary Sup	ports Are	Beginning To Sho	ow Rust A	And Bulging	
Masonry: Brick Cavity	60%			LIFE	* *	5	\$1,593,700	
Metal Panel	15% Staining/Di Location .	_	Extent : Moderate Street	2046 , Area Aj	* * ffected : 10%	5-10	\$1,369,600	
Window Wall	20%			2046	* *	5	\$996,100	
Windows							•	
Aluminum	65%			2042	* *	5	\$23,000	
Aluminum	30% Air Infiltrat	Now	\$500,400 at : Moderate, Area	2051	**	5	\$5,300	
	Caulking D	eteriorate	out All Operable W d, Extent : Severe, out All Operable W	Area Aff	ected : 50%			
Metal Louvers	5%			2035	* *	10	\$11,100	
Parapets								
Masonry: Brick Cavity	80%			LIFE	* *	5-10	\$109,800	
Metal Rail	5% Recent Rep Location .		ent, Extent : Light, a	2043 Area Affe	* * ected : 100%	5-10	\$18,100	
Pre-Cast Concrete	15%			LIFE	* *	5	\$37,900	
Roof IRMA/Protected Membrane	20%			2026	\$544,700	10	\$70,000	
Modified Bitumen	15%			2034	* *	10	\$52,500	
Modified Bitumen	60%			2036	* *	10	\$209,900	
			ent, Extent : Light, 2 out		ected : 100%		,,.	
Single Ply Membrane	5%			2031	* *	10	\$17,500	
terior Floors								
Carpet	10%			2025	\$1,194,900	3	\$143,800	
Cast in Place Concrete	15%			LIFE	ψ1,19 <del>4</del> ,900 * *	5	\$629,000	
Ceramic Tile	5%			2035	* *	5	\$47,900	
Quarry Tile	5%			2039	* *	5	\$71,900	
- •	10%			2039	* *	5	\$143,800	
Sheet Vinul/Riihher				4(1.) I		J	$\psi_1+2,000$	
Sheet Vinyl/Rubber Vinyl Tile	50%			2031	* *	3	\$179,700	

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

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

#### **CITY UNIVERSITY OF NEW YORK - 042**

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

Asset #: 2097

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Interior Walls								
Ceramic Tile	5%			2035	* *	5	\$45,800	
Concrete Masonry Unit	10%			LIFE	* *	5	\$73,300	
Glass: Single Pane	3%			LIFE	* *	5	\$41,200	
Gypsum Board	60%			LIFE	* *	5-10	\$934,600	
Masonry: Brick	15%			LIFE	* *	10	\$41,200	
Wood	2%			LIFE	* *	5	\$146,600	
<b>Under Construction</b>	5%							
Ceilings								
AcousTileConcealSpLn	15%	2-4	\$348,500	2039	* *	5	\$91,900	
	Location Cracking/ Location Staining/L	n: Corridon Crumbling, n: Various Discoloring,	nents, Extent : Moders, Outside Gymnas Extent : Moderate Locations Through Extent : Moderate Locations Through	sium , Area A <u>j</u> out , Area Aj	ffected : 5%			
AcousTileSusp.Lay-In	50%			2031	* *	5	\$490,200	
Exposed Struc: Steel	7%			LIFE	* *	10	\$137,300	
Exposed Struc: Steel	Location Other Obs Location	n : First Flo servation, E n : First Flo	\$121,000 Extent: Moderate, A FOOT Mechanical Spo Extent: Severe, Are FOOT Mechanical Spo Protection Missing	ices a Affecte ices	d : 25%			
Gypsum Board	15%			LIFE	**	5-10	\$505,500	
Metal Panel	10%			LIFE	* *	5	\$245,100	

lectrical	Current Repair	Futur	e Replacement	M	aintenance	
vstem Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nder 600 Volts						
Service Equipment						
Air Circuit Breaker	100%	2026	\$153,500	5	\$3,400	
	Other Observation, Extent : Moderate,	Area Affe	ected : 100%			
	Location : Electrical Room					
	Explanation : 4- 4000 Amperes Main	Service L	Disconnect Switche	S		
Transformers						
Dry Type	100%	2024	\$15,400	5	\$2,400	
	Other Observation, Extent : Moderate,	Area Affe	ected : 100%			
	Location: Electrical And Mechanical	Room				
	Explanation : 1- 150 Kva, 1- 50 Kva,	2-45 Kva	, 480/208/120 Volt	S		
Switchgear / Switchboard						
Fused Disc Sw	100%	2026	\$835,200	5	\$2,800	
Raceway						
Conduit	100%	2026	\$986,000	1		

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

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

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

Asset #: 2097

Electrical	Current Repa	Current Repair Future Replacement			Maintenance		
System	% of Fail Date Est	imated Cost Year	<b>Estimated Cost</b>	Cvcle	<b>Estimated Cost</b>	Priority	
Component	Total (Years)	FY		(Yrs)			
Type							
Under 600 Volts							
Panelboards Fused Disc Sw	10%	2025	¢06 200	5	¢1 500		
Molded Case Bkrs	80%	2023	\$96,300 * *	5 5	\$1,500 \$14,000		
Molded Case Bkrs	10%	2034	* *	5	\$1,700		
Wiring	1070	2042			\$1,700		
Thermoplastic	10%	2046	* *	1			
Thermoplastic	90%	2026	\$1,199,300	1			
Motor Controllers	7070	2020	ψ1,177,300	1			
Locally Mounted	20%	2024	\$78,000	5	\$900		
Motor Control Center	60%	2024	\$1,467,800	5	\$10,800		
Motor Control Center	20%	2031	**	5	\$3,600		
Ground	2070	2001			42,000		
Grounding Devices							
Generic	100%	LIFE	* *	5	\$19,500		
Stand-by Power		<u>·</u>			,		
Transfer Switches							
Automatic	100%	2024	\$21,500	1	\$203,900		
Generators							
Diesel	100%	2022	\$118,600	1	\$256,600		
	Other Observation, Exten	t : Moderate, Area Affe	cted : 100%				
	Location : Generator Ro	oom					
	Explanation : Emergence	ry Generator Rated @ 6	600 Kw				
Batteries							
Lead/Acid	100%	2017	\$1,500	5	\$24,500		
Fuel Storage							
Day Tank	50%	2025	\$22,700	5	\$59,400		
	Other Observation, Extens		cted : 100%				
	Location : Generator Ro						
	Explanation: 50 Gallon						
Main Tank	50%	2029	**	5	\$9,400		
	Other Observation, Extend	t : Moderate, Area Affe	cted : 100%				
	Location: 1st Floor						
<del>.</del>	Explanation: 5000 Gall	ons Rated Capacity					
Lighting							
Interior Lighting	700/	2026	¢4.962.000	10	¢411 200		
Fluorescent	70% Other Observation, Exten		\$4,863,000	10	\$411,200		
	Location: Throughout T		ciea : 100%				
	Explanation: T-8 Lamp						
			* *	1.0	Φ50.700		
Fluorescent	10%	2031		10	\$58,700		
	T-5 Lamps, Extent: Mode		00%				
	Location: Throughout T		<b>.</b>				
Fluorescent	18%	2026	\$1,250,500	10	\$105,700		
	Compact Fluorescent Ligh		Area Affected : 100	%			
	Location : Lobby And H	allways					
HID	2%	2026	\$99,800	10	\$400		

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

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

### CITY UNIVERSITY OF NEW YORK - 042

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

Asset #: 2097

Electrical		Current Repair		Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting							
Egress Lighting							
Emergency, Service	55%		2026	\$169,200	1		
Emergency, Service	5%		2031	* *	1		
Exit, Service	35%		2021	\$59,100	1		
Exit, Service	5%		2031	* *	1		
Exterior Lighting							
HID	30%		2031	* *	10	\$600	
No Component	70%						
Alarm							
Security System							
No Component	70%						
Generic	30%		2026	\$587,300	1	\$74,200	
	Other Obs	servation, Extent : Moderate,	Area Affe	cted : 100%			
	Location	ı : Hallways, Lobby And Out	side				
<u> </u>	Explana	tion : Cctv Surveillance Cam	ieras				
Fire/Smoke Detection							
No Component	70%						
Generic, Digital	30%		2026	\$2,010,700			
	Other Obs	servation, Extent : Moderate,	Area Affe	cted : 100%			
	Location	ı : Hallways					
	Explana	tion : Strobe Lights, Manual	Pull Statio	ons, Horns And Ald	arm Bells	S	

Current Repair	Future	Future Replacement		Maintenance			
% of Fail Date Estimated Cos Total (Years)	st Year I	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
100%	2036	* *	1				
Other Observation, Extent : Light, Ar	ea Affected :	100%					
Location: 1st Floor Steam Room							
Explanation: Steam Provided By Co	on Ed						
100%							
30%	2034	* *	4	\$14,200			
Repairs In Progress, Extent: Light, Area Affected: 5%							
Location: Steam Room							
70%	2036	* *	4	\$22,100			
Repairs In Progress, Extent : Light, A	rea Affected	: 5%		, ,			
Location: 1st Floor Steam Room	33						
70%	2021	\$2,360,600	1	\$277,200			
30%	2026	\$2,809,400	1	\$62,100			
	% of Fail Date Estimated Cost Total (Years)  100%  Other Observation, Extent: Light, Ar Location: Ist Floor Steam Room Explanation: Steam Provided By Cost  100%  30%  Repairs In Progress, Extent: Light, Ar Location: Steam Room  70%  Repairs In Progress, Extent: Light, Ar Location: Ist Floor Steam Room  70%	Wof Fail Date Estimated Cost Total (Years)   Year FY	Wof   Fail Date   Estimated Cost   Year   Estimated Cost   FY	No of Total   Fail Date   Estimated Cost   Year   Estimated Cost   Cycle   (Yrs)	Note   Fail Date   Estimated Cost   Year   Estimated Cost   Cycle   (Yrs)		

Air Conditioning

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

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

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

Asset #: 2097

Mechanical	Current Repair		Futur	e Replacement	М			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning								
Energy Source	0.50/			2026	ale ale			
Campus Steam	85%			2036	* *	1		
Electricity	15%			2034	4. 4.	1		
Conversion Equipment Absorption Chiller/Direct Fire	85%			2021	\$2,866,400	1	\$589,100	
Cinner, Breet 1 ne			Extent : Light, Area oor Mechanical Eq					
			team Turbine Drive	-		rigerant		
Centrifugal, Elec Chiller				2041	**	1	\$69,300	
	R-134a Re	efrigerant, . 1 : Penthou	Extent : Light, Ared se		l : 10%	-	φο,,οσο	
		stallation, I 1 : Penthou	Extent : Light, Area se	Affected	: 10%			
Reciprocating Compr/Chiller	5%			2026	\$106,100	1	\$14,900	
	R-134a Re Location		Extent : Light, Area	a Affected	l : 5%			
Distribution								
Chilled Wtr Pipe/Pump	100%			2036	* *	4	\$31,600	
Terminal Devices Air Handler/Cool/Ht	80%	Now	\$212,500 int : Light, Area Aff	2026	\$2,125,300	1	\$285,100	
	_	_	se Mechanical Equ			imate Co	ntrol System	
Fan Coil - Cool/Heat	20%			2026	\$963,200	1	\$41,400	
Heat Rejection	2070			2020	Ψ, 0.5, 2.00		Ψ11,100	
Air Condenser Unit	10%			2036	* *	2	\$44,600	
Air Condenser Unit	5%			2026	\$62,500	2	\$22,300	
Water Cool Tower	Location	Extent : So a : Roof ent, Extent	\$152,600 evere, Area Affecte : Severe, Area Affe		\$1,525,900	2	\$438,300	
Ventilation	2000000							
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$565,400	
Exhaust Fans								
Interior		-	ctent : Moderate, A se Mechanical Equ			2	\$19,600	
Plumbing				r				
H/C Water Piping								
Brass/Copper	100%			2036	* *	1		
HW Heat Exchanger								
Low Temp	100%			2036	* *	4	\$63,300	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		

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

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

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

Mechanical	hanical Current Repair Future Replacement		eplacement	Ma		
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Est FY	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing			•			
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Pool Filter/Treatment						
<b>Under Construction</b>	100%					
Sewage Ejector(s)						
Electric	100%	2026	\$10,800	4	\$2,500	
	Other Observation, Extent : Light	, Area Affected : 10	00%			
	Location: Various Locations					
	Explanation: 5 Duplex Units					
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent: Light Location: (1) C-8, (3) C-7	, Area Affected : 10	00%			
	Explanation: 4 Units					
Escalators						_
Under 20' Rise	100%	LIFE	* *			
	Other Observation, Extent : Light	, Area Affected : 10	00%			
	Location : Multiple Levels					
	Explanation: 20 Units					
Fire Suppression						
Standpipe						
Generic	100%	2036	* *	1-5	\$322,900	
Sprinkler						
No Component	80%					
Generic	20%	2036	* *	1-2	\$35,900	
Fire Pump						
Generic	100%	2029	* *	1	\$119,600	
Chemical System						
Generic	100%	2021	\$25,500	1-3	\$55,000	

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

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

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#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BOR, OF MANHATTAN COMM, COLLEGE FITERMAN HALL

Address : 245 GREENWICH STREET @ PARK PL.

Borough : MANHATTAN Agency's Number : BMCC-FH
Program / Asset # : CUN0005.030 / 4131 Yr Built/Renovated : 2012 /

Area Sq Ft : 357,774 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 23-Jul-2015 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3,5,7,9,11,12,15,ph

Block : 127 Lot : 1 BIN : 1001414

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$240,000	\$245,500
Interior Architecture	\$1,048,100	\$667,400
Electrical	\$39,900	\$368,000
Mechanical	\$135,400	\$135,400
Total	\$1,463,400	\$1,416,300
Importance Code A	\$240,000	\$245,500
Importance Code B	\$596,000	\$828,600
Importance Code C	\$627,300	\$342,200
Total	\$1,463,400	\$1,416,300

Total	\$473,500	\$449,500	\$437,700	\$433,600
Importance Code C	\$26,800		\$16,800	
Importance Code B	\$364,400	\$436,000	\$410,300	\$433,600
Importance Code A	\$82,300	\$13,400	\$10,600	
Total	\$473,500	\$449,500	\$437,700	\$433,600
Elevators/Escalators	\$186,000	\$186,000	\$186,000	\$186,000
Mechanical	\$130,300	\$185,100	\$147,600	\$218,800
Electrical	\$30,400	\$34,200	\$28,900	\$28,900
Interior Architecture	\$45,300	\$30,800	\$75,300	
Exterior Architecture	\$81,500	\$13,400		
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

Asset #: 4131

Architecture	Current Rep	air Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Es Total (Years)	timated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior	•	<u>'</u>	•			
Exterior Walls						
Masonry: Brick Cavity	75%	LIFE	* *	5	\$189,400	
Metal Panel	10%	2052	* *	5-10	\$86,800	
Metal Coiling Doors	2%	2043	* *	5	\$7,900	
Granite Panels	3%	LIFE	* *	5	\$5,700	
Window Wall	10%	2052	* *	5	\$47,300	
Windows						
Aluminum	95%	2048	* *	5	\$175,300	
	Other Observation, Exten	nt : Moderate, Area Affe	cted : 100%			
	Location: Throughout	Location: Throughout				
	Explanation: Fixed Wi	indows				
Metal Louvers	5%	2039	* *	10	\$57,700	
Parapets						
Masonry: Brick Cavity	75%	LIFE	* *	5-10	\$34,200	
Metal Rail	20%	2043	* *	5-10	\$24,100	
Pre-Cast Concrete	5%	LIFE	* *	5	\$4,200	
Roof						
IRMA/Protected	25%	2034	* *	10	\$14,500	
Membrane						
IRMA/Protected	30%	2034	* *	10	\$17,400	
Membrane						
	Paver Block Ballast, Exte Location : Over Terrac		fected : 100%			
Metal Panel	10%	2043	* *	10	\$10,600	
Modified Bitumen	30%	2034	* *	10	\$17,400	
	Other Observation, Exter Location: Over 14 And Explanation: Green Ro	l 12 Floors	cted : 100%			
Skylight, Metal/Glass	5%	2052	* *	10	\$9,700	
nterior					•	
Floors						
Carpet	5%	2027	* *	3	\$37,000	
Cast in Place Concrete	5%	LIFE	* *	5	\$107,900	
Ceramic Tile	5%	2039	* *	5	\$24,700	
Granite Panels	5%	LIFE	* *	5	\$37,000	
Quarry Tile	5%	2043	* *	5	\$37,000	
Vinyl Tile	75%	2034	* *	3	\$138,700	
Interior Walls						
Ceramic Tile	5%	2039	* *	5	\$33,500	
Concrete Masonry Unit	10%	LIFE	* *	5	\$53,700	
Gypsum Board	85%	LIFE	* *	5-10	\$969,500	
Ceilings					•	
AcousTileSusp.Lay-In	85%	2043	* *	5	\$419,200	
Exposed Struc: Steel	5%	LIFE	* *	10	\$49,300	

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

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

Asset #: 4131

Electrical	Current Repair	Future F	Replacement	Maintenance		
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year E FY	Stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts Service Equipment Fused Disc Sw	100% Other Observation, Extent : Moderate Location : Electrical Room Explanation : 4- 4000 Amperes Main			5	\$1,500	
Transformers Dry Type	100% Other Observation, Extent : Moderate Location : Electrical Room Explanation : 4- 1500 Kva, 208/480		* * ed : 100%	5	\$1,300	
Switchgear / Switchboard Fused Disc Sw	100%	2052	* *	5	\$1,500	
Raceway Conduit Panelboards	100%	2052	* *	1		
Fused Disc Sw Molded Case Bkrs	10% 90%	2048 2048	* *	5 5	\$800 \$8,500	
Wiring Thermoplastic	100%	2052	* *	1		
Motor Controllers Variable Frequency Drive	100%	2043	* *			
Ground Grounding Devices Not Accessible	100% Other Observation, Extent : Light, Are Location : Basement Explanation : Connected To Metal V Insulation Material			Not Visik	ole Covered With	
Stand-by Power Transfer Switches Automatic	100%	2043	* *	1	\$110,100	
Generators Diesel	100% Other Observation, Extent : Moderate Location : Roof Explanation : Emergency Generator			1	\$138,600	
Batteries Nickel Cadmium	100%	2021	\$1,500	5	\$79,700	
Lighting Interior Lighting Fluorescent	85% T-8 Lamps, Extent : Moderate, Area A Location : Throughout The Building		**	10	\$278,900	
Fluorescent	15%  Compact Fluorescent Light, Extent: M  Location: Hallways	2034	* * ea Affected : 100	10	\$49,200	

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

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

Asset #: 4131

Electrical	Current Repair		Future Replacement		М			
System Component Type	% of l Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting								
Egress Lighting								
Emergency, Service	50%			2034	* *	1		
Exit, LED	40%			2061	* *	1		
Exit, Service	10%			2034	* *	1		
Exterior Lighting								
Fluorescent	10%			2034	* *	10	\$3,300	
	Compact F	luorescent	Light, Extent: Mo	derate, 1	Area Affected : 100	0%		
	Location :	: Roof						
No Component	90%							
Lightning Protection								
Arresters/Cabling								
Generic	100%			2061	* *	5	\$10,500	
Alarm								
Security System								
No Component	70%							
Generic	30%			2034	* *	1	\$40,100	
			xtent : Moderate, A	Area Affe	ected : 100%			
	Location	: Hallway:	s And Outside					
	Explanati	on: Cctv	Surveillance Came	ras				
Fire/Smoke Detection								
Generic, Digital	100%			2034	* *			
			xtent : Moderate, A	Area Affe	ected : 100%			
	Location	: Through	out The Building					
	Explanati	on : Strob	e Lights, Manual P	ull Stati	ons, Horns, Alarm	Bells		

<b>Mechanical</b>	Current Repair		Future Replacement		Maintenance			
system Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
eating								
Energy Source								
Utility Steam	100%		2052	* *	1			
	Other Observation, E	xtent : Light, Area	Affected	: 100%				
	Location: Basemen	t						
	Explanation : Stean	ı From Con Ed						
Conversion Equipment								
Pres. Reducing Valve/LP	100%		2039	* *	5	\$21,200		
Steam								
	Other Observation, E	xtent : Light, Area	Affected	: 25%				
	Location : Basemen	t						
	Explanation : A Ho	t Water Converter l	For Hear	ting Devices				
Distribution								
Hot Wtr Piping/Pump	25%		2048	* *	4	\$4,400		
Steam Piping/Pump	75%		2052	* *	4	\$13,200		
Terminal Devices								
Air Handler	75%		2034	* *	1	\$165,900		
Convector/Radiator	25%		2043	* *	1	\$28,900		

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

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

Asset #: 4131

Mechanical	Current Repair	Future Replac	ement	M		
System Component Type	% of Fail Date Estimated Co Total (Years)	st Year Estimat FY	ed Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning		•				
Energy Source						
Electricity	100%	2048	* *	1		
Conversion Equipment	1000/	2020	* *	4	Ф207.200	
Centrifugal, Elec Chille		2039	* *	1	\$387,200	
	Other Observation, Extent: Light, And Location: Penthouse	rea Affectea : 100%				
	Explanation: 3 Units. Refrigerant.	. D 122				
Distribution	Explanation : 3 Units. Refrigerant	. K-125				
Chilled Wtr Pipe/Pump	100%	2052	* *	4	\$17,600	
Terminal Devices	10070	2032			Ψ17,000	
Air Handler/Cool/Ht	100%	2034	* *	1	\$221,200	
Heat Rejection	100/0	2031			Ψ221,200	
Water Cool Tower	100%	2030	* *	2	\$360,100	
Ventilation					,	
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$315,900	
Exhaust Fans						
Interior	100%	2034	* *	2	\$11,000	
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2052	* *	1		
HW Heat Exchanger	400-				<b>***</b> 400	
Low Temp	100%	2052	* *	4	\$35,400	
Sanitary Piping	1000/	I IDD	ale ale			
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping	1000/	LIEE	* *	1		
Cast Iron	100%	LIFE		1		
Sump Pump(s)	100%	2034	* *	4	\$2,500	
Rigid Piping Sewage Ejector(s)	100%	2034			\$2,300	
Electric	100%	2034	* *	4	\$2,500	
Backflow Preventer	100/0	2034			Ψ2,300	
Generic Generic	100%	2034	* *	1	\$21,900	
Fixtures	100/0	2031			Ψ21,700	
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent: Light, A	rea Affected : 100%				
	Location: (1) B-15 (11) 1-14					
	Explanation: 12 Units					
Escalators						
Under 20' Rise	20%	LIFE	* *			
	Other Observation, Extent : Light, An	rea Affected : 20%				
	Location: 1-3 Fl.					
	Explanation: 6 Units					
No Component	80%					

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

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

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#### CITY UNIVERSITY OF NEW YORK - 042 BOR. OF MANHATTAN COMM. COLLEGE FITERMAN HALL

Mechanical	Curren	t Repair	Futur	e Replacement	Ma	aintenance	
System Component Type	% of Fail Dat Total (Years)		ear FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Fire Suppression Standpipe							
Generic Generic	100%	2	052	* *	1-5	\$180,400	
Sprinkler							
Generic	100%	2	052	* *	1-2	\$100,200	
Fire Pump							
Generic	100%	2	039	* *	1	\$66,800	

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE

Address : 2205 SEDGWICK AVENUE

Borough : BRONX Agency's Number : 21056

Program / Asset # : CUN0007.560 / 2070 Yr Built/Renovated : 1925 / 2003

Area Sq Ft : 7,548 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Mar-2014 Landmark Status : NONE

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

Block : 3232 Lot : 78 BIN : 2015058

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$151,900	
Mechanical		\$96,400
Total	\$151,900	\$96,400
Importance Code A	\$151,900	
Importance Code B		\$96,400
Total	\$151,900	\$96,400

\$54,900 \$18,400	\$13,200	\$600	\$10,600
\$54,900	\$13,200	\$600	\$10,600
\$55,100	\$400	\$400	\$400
\$128,400	\$13,500	\$1,000	\$11,000
\$22,000	\$12,300	\$600	\$1,900
\$100	\$100	\$100	\$6,800
\$67,300	\$1,100	\$300	\$2,300
\$39,000			
FY 2017	FY 2018	FY 2019	FY 2020
	\$39,000 \$67,300 \$100 \$22,000 <b>\$128,400</b>	\$39,000 \$67,300 \$1,100 \$100 \$100 \$22,000 \$12,300 \$128,400 \$13,500	\$39,000 \$67,300 \$1,100 \$300 \$100 \$100 \$100 \$22,000 \$12,300 \$600 \$128,400 \$13,500 \$1,000



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

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

Architecture	Current Repair	Future Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior					
Exterior Walls					
Masonry: Brick	60% Now \$109,900 Cracking/Crumbling, Extent: Moderate Location: Low Wall Near Entrance Jnt Mortar Miss/Erod, Extent: Severe, A Location: Low Wall Near Entrance Misaligned/Bulging, Extent: Severe, Ar Location: Low Wall Near Entrance Worn/Eroded, Extent: Moderate, Area A Location: Throughout	Area Affected : 75% ea Affected : 25%	5	\$7,500	1
Masonry: Fieldstone	10% Now \$42,000  Diagonal Cracks, Extent: Severe, Area  Location: Front Yard Retaining Wall  Jnt Mortar Miss/Erod, Extent: Moderat  Location: Throughout		5	\$900	
	Open Joints, Extent : Moderate, Area Aj Location : Throughout Other Observation, Extent : Severe, Are	-			
	Location: South Side				
Metal Panel	Explanation: Loose Units  20% Now \$5,200  Corrosion/Rusting, Extent: Moderate, A Location: West Facade  Staining/Discoloring, Extent: Moderate Location: West Facade  Water Penetration, Extent: Moderate, A	e, Area Affected : 50%	5	\$4,700	
	Location : West Facade	Агеа Ајјества : 10%			
Stucco Cement	5% 0-2 \$5,300 Worn/Eroded, Extent : Moderate, Area L Location : Throughout	2030 ** Affected : 50%	5	\$800	
Wood	5% Now \$9,600  Deteriorated Finish, Extent: Moderate,  Location: Throughout		5	\$1,600	
	Dry Rot/Decay, Extent : Moderate, Area Location : Various Locations	a Affected : 10%			

Asset #: 2070

Architecture	Current Repair	Future Replacement	Maintenance		
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
Exterior					
Windows	<b>52</b> 0/	2044	_	Φ200	
Aluminum	52%	2041 **	5	\$200	
Steel	48% Now \$8,4		5	\$1,000	
	Air Infiltration, Extent : Moderate, Location : West Facade	Area Affectea : 30%			
	Broken/Missing Elements, Extent:	Moderate Area Affected , 150/			
	Location: West Facade	moueraie, Area Affectea : 1570			
	Corrosion/Rusting, Extent: Modera	ate Area Affected : 40%			
	Location: West Facade	ne, mea nyectea . 40/0			
	Deteriorated Finish, Extent : Mode	rate Area Affected : 50%			
	Location: West Facade	raic, firea fijjecica . 5070			
	Water Penetration, Extent : Modera	ate. Area Affected : 15%			
	Location : West Facade	, J			
Parapets					
Metal: Cage/Fence	20% Now \$1,0		5	\$300	
	Corrosion/Rusting, Extent: Modera	ate, Area Affected : 25%			
	Location : West Facade				
	Deteriorated Finish, Extent : Mode	rate, Area Affected : 25%			
	Location : West Facade				
No Component	80%				
Roof	750/ NI	00 2028 **			
Asphalt Shingle	75% Now \$2,3	00 2020			
	Water Penetration, Extent: Light, A Location: Various Locations	Area Affeciea : 10%			
C'art Di Mantana		00 2035 **			
Single Ply Membrane	25% Now \$7,4 Punct/Tear/Impact Damage, Extent	00 2033	0/.		
	Location: Over Multipurpose Roc	==	<b>70</b>		
	Seams Open/Split, Extent: Moderate				
	Location: Over Multipurpose Roc				
	Water Penetration, Extent: Modera				
	Location: Over Multipurpose Roc				
Interior	1 1				
Floors					
Carpet	20%	2021 \$27,200	3	\$3,300	
Ceramic Tile	5%	2034 **	5	\$500	
Terrazzo	5% 0-2 \$2,5		5	\$400	
	Cracking/Crumbling, Extent: Mode	erate, Area Affected : 20%			
	Location : Stair Nosing				
Vinyl Tile	55% 0-2 \$24,9	00 2035 **	3	\$2,300	
	Broken/Missing Elements, Extent:	==			
	Location: Throughout Basement,				
	Cracking/Crumbling, Extent : Mode	==			
	Location: Throughout Basement,				
	Worn/Eroded, Extent : Moderate, A				
	Location: Throughout Basement,				
Wood	15%	2040 **	5	\$3,100	

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

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

Asset #: 2070

Architecture		Current I	Repair	Futur	re Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	* *	5	\$200	
Gypsum Board	20%			LIFE	* *	5	\$1,300	
Plaster	75%	Now	\$18,400	LIFE	* *	5	\$2,300	
	Patching 1	Evident, Ex	tent : Moderate, Ar	ea Affec	ted : 20%			
	Location	ı : Through	out 2nd And 3rd Fi	loor				
	Water Per	etration, E	Extent : Severe, Ared	a Affecte	d: 20%			
	Location	i : 3rd Floo	r					
	Other Obs	servation, E	Extent : Moderate, A	Area Affe	ected : 30%			
	Location	ı : Through	out					
	Explana	tion : Unev	en Surface					
Ceilings								
Gypsum Board	25%			LIFE	* *	5	\$3,500	
Plaster	75%	Now	\$21,500	LIFE	* *	5	\$5,200	
	Water Per	netration, E	xtent : Severe, Ared	a Affecte	d: 25%			
	Location	i : 3rd Floo	r					

Electrical	Current Repair	Future	e Replacement	М	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2035	* *	5		
	Other Observation, Extent : L	ight, Area Affected	: 100%			
	Location: Electrical Room					
	Explanation : One 400 Amp	s Main Disconnect	Switch			
Raceway						
Conduit	30%	2045	* *	1		
Conduit	70%	2025	\$21,400	1		
Panelboards						
Molded Case Bkrs	50%	2033	* *	5	\$100	
Molded Case Bkrs	50%	2024	\$7,300	5	\$100	
Wiring						
Thermoplastic	50%	2025	\$13,500	1		
Thermoplastic	50%	2035	* *	1		
Ground						
Grounding Devices						
Not Accessible	100%					
Lighting						
Interior Lighting						
Fluorescent	100%	2030	* *	10	\$6,700	
	T-8 Lamps, Extent: Light, Ar	ea Affected : 100%				
	Location: Throughout					
Egress Lighting						
Exit, Service	100%	2030	* *	1		

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

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

Asset #: 2070

Electrical		Current Rep	air	Futur	e Replacement	M	aintenance	
ystem Component Type	% of 1 Total	Fail Date Es (Years)	stimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
ghting								
Exterior Lighting								
HID	30%			2030	* *	10		
	Other Obse	rvation, Exte	nt : Light, Area	Affected	: 100%			
	Location .	Exterior						
	Explanati	on : Controlle	ed Via Photocel	!!				
No Component	70%							
larm								
Security System								
No Component	70%							
Generic	30%			2025	\$6,700	1	\$900	
Fire/Smoke Detection								
No Component	70%							
Generic, Analog	30%			2030	* *			
Mechanical		Current Rep	air	Futur	e Replacement	M	aintenance	
ystem			stimated Cost		<b>Estimated Cost</b>			Priorit
Component Type	Total	(Years)	timated Cost	FY	Estimated Cost	(Yrs)	Estimated Cost	1 11011
eating								
Energy Source								
Fuel Oil No 2	100%			2035	* *	5	\$2,300	
Conversion Equipment								
Hot Water Boiler	100%	0-2	\$16,000	2045	* *	1	\$3,200	
	Corroded, I	Extent : Mode	rate, Area Affe	cted : 209	%			
	Location .	: Boiler, Base	ment					
	Obsolete Ed	quipment, Ext	ent : Severe, Ai	ea Affect	ed : 100%			
	Location .	: Boiler, Base	ment					
	Other Obse	rvation, Exte	nt : Light, Area	Affected	: 100%			
	Location .	: Basement						
	Explanati	on : One Unii	<u> </u>					
Distribution								
Hot Wtr Piping/Pump	100%			2024	\$35,800	4	\$400	
Terminal Devices								
Convector/Radiator	90%			2023	\$60,600	1	\$2,100	
	5%	Now	\$3,400	2045	**	1 1	\$2,100 \$100	
Convector/Radiator	5% Abandoned	in Place, Ext	\$3,400 ent : Light, Are	2045	**			
Convector/Radiator	5% Abandoned			2045	**			
Convector/Radiator	5% Abandoned	in Place, Ext		2045	**			
Convector/Radiator Convector/Radiator	5% Abandoned Location .	in Place, Ext		2045 a Affecte	* * d : 100%	1	\$100	

2041

2018

1

1

\$11,700

Plumbing

Electricity

Conversion Equipment Window/Wall Unit

No Component

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

100%

80%

20%

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

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

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
lumbing								
H/C Water Piping								
Brass/Copper	40%			2035	* *	1		
Galv Iron/Steel	60%	0-2	\$1,300	2023	\$12,800	1		
	Corroded,	Extent: M	oderate, Area Affe	cted : 20	%			
	Location	: Through	out					
Water Heater								
Electric	100%	Now	\$1,100	2025	\$1,100	4		
	Malfunctio	oning, Exte	nt : Severe, Area Aj	ffected :	100%			
	Location	: Basemen	t					
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
Generic	100%							

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE ALUMNI GYMNASIUM

Address : 2053 UNIVERSITY AVENUE

Borough : BRONX Agency's Number : 21023 Program / Asset # : CUN0007.230 / 2080 Yr Built/Renovated : 1931 /

Area Sq Ft : 70,616 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 27-Feb-2014 Landmark Status : NONE

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

Block : 3222 Lot : 40 BIN : 2097306

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$1,194,100	\$642,500
Interior Architecture	\$83,700	\$100,200
Electrical	\$289,000	\$2,140,800
Mechanical	\$340,800	\$4,012,300
Total	\$1,907,600	\$6,895,800
Importance Code A	\$1,194,100	\$642,500
Importance Code B	\$713,500	\$6,253,300
Total	\$1,907,600	\$6,895,800

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$44,800	\$17,700		-
Interior Architecture	\$101,200	\$33,100		\$3,000
Electrical	\$2,200	\$2,800	\$2,800	\$3,000
Mechanical	\$16,200	\$10,500	\$29,100	\$57,400
Total	\$164,400	\$64,200	\$31,800	\$63,400
Importance Code A	\$49,200	\$22,000	\$4,300	\$4,500
Importance Code B	\$68,300	\$42,100	\$27,500	\$58,900
Importance Code C	\$46,900			
Total	\$164,400	\$64,200	\$31,800	\$63,400



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

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

Asset #: 2080

rchitecture	Current Repair Future Replacement				M			
stem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
erior	•					•		•
Exterior Walls								
Cast in Place Concrete	Location Exposed I	lissing Elem n : Entry Br Reinforceme	\$390,500 nents, Extent : Seve ridge At North Side ent, Extent : Severe ridge At North Side	, Area Aj	-	5	\$70,900	1
Masonry: Brick  Masonry: Limestone	Location Painted S Location Spalling, Location Vertical C Location Water Per Location 5% Broken/M Location Jnt Mortal	ling, Extent n: East And urfaces, Ex n: East And Extent: Mo n: Through Cracks, Exten n: Southwe metration, E n: Lintels A Now Tissing Elen n: Cornice or Miss/Erod	\$355,100  t: Moderate, Area d West Facades tent: Moderate, Ar d West Facades oderate, Area Affect out ent: Moderate, Are st Corner, 1st Floo extent: Moderate, A t North And East 1 \$151,300 nents, Extent: Moderat d, Extent: Moderate d, Extent: Moderate	rea Affected: 10% a Affecte or Area Affe Facades LIFE terate, Ar	ted : 50%  od : 5%  cted : 20%  ** rea Affected : 5%	5	\$241,000 \$10,600	
G. G. 4	Staining/I Location	n : Cornice	, Extent : Moderate		ffected : 25%		Ф2 <b>Г</b> 400	
Stucco Cement	5%			2038	* *	5	\$35,400	
Windows Aluminum	Location Water Per	n/Rusting, E n : Window netration, E	\$5,900 Extent : Moderate, 1 Guards Extent : Moderate, 1 Ind West Windows			5	\$700	
Parapets Masonry: Brick	Location Spalling, Location Worn/Ero	r Miss/Eroo n : Interior Extent : Mo n : Interior	oderate, Area Affec Face : Moderate, Area	ted : 25%	6	5	\$20,500	
Masonry: Limestone	10%  Jnt Morta  Location  Caulking	Now or Miss/Eroon: Coping	\$23,300 d, Extent : Modera ed, Extent : Modera			5	\$2,900	

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

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

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

Architecture		Current R	epair	Futur	e Replacement	M	aintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
xterior									
Roof									
Built-Up (BUR)	95%	Now	\$66,100	2025	\$330,600				
	Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%								
	Location: Over Gymnasium								
		etration, Ex : 4th Floor	tent : Moderate, A	rea Affe	cted : 5%				
Roll Roofing	5%	Now	\$15,700	2027	* *	5	\$3,200		
2.2.2.2.2.2.2.2	Seams Ope	n/Split, Ex	ent : Moderate, Ai		cted : 25%	-	7-,		
	Location	: Stairs							
	Water Pene	etration, Ex	tent : Moderate, A	rea Affe	cted : 10%				
	Location	: Bulkhead	S						
	Worn/Eroa	led, Extent	: Moderate, Area A	Affected	: 50%				
	Location	: Bulkhead	s						
nterior									
Floors						_	<b>*</b> * * * * * * * * * * * * * * * * * *		
Cast in Place Concrete	35%	Now	\$46,500	LIFE	**	5	\$100,200		
	Cracking/Crumbling, Extent : Moderate, Area Affected : 20%  Location : Women Restroom And Locker Room Corridors, Stair To Basement								
	Location								
Ceramic Tile	15%	Now	\$37,200	2034	* *	5	\$9,800		
	Broken/Missing Elements, Extent: Moderate, Area Affected: 10%								
	Location	: Women A	nd Men Showers						
Vinyl Tile	15%			2030	* *	3	\$7,400		
Vinyl Tile	10%	0-2	\$32,600	2035	* *	3	\$4,900		
-	Cracking/Crumbling, Extent: Moderate, Area Affected: 20%								
	Location : Pool Area								
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location	: Pool Area	a						
Wood	25%			2053	* *	5	\$61,400		

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

Asset #: 2080

Architecture	Current R	lepair	Future	Replacement	Maintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year I FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior							
Interior Walls							
Cast in Place Concrete	5% Now Cracking/Crumbling, Location: Pool Wal		LIFE e, Area Affe	* * cted : 10%			
	Repairs in Progress, I Location: Pool Wal	l					
	Water Penetration, Ex Location: Pool Wal		Area Affecto	ed : 10%			
Ceramic Tile	10% Now	\$18,200	2034	* *	5	\$3,400	
	Broken/Missing Elema Location: Women A		lerate, Area	Affected: 10%			
Concrete Masonry Unit	60%		LIFE	* *	5	\$16,200	
Masonry: Brick	5%		LIFE	* *			
	Water Penetration, Ex Location: Bulkhead		Area Affecto	ed : 5%			
Plaster	15% Now Cracking/Crumbling, Location: Third Flo			* * cted : 10%	5	\$3,000	
	Water Penetration, Ex Location: North Sid	ctent : Moderate, A	Area Affecto				
SGFT/Glazed Masonry	5%		LIFE	* *			
Ceilings							
AcousTileConcealSpLn	10% Now Broken/Missing Elema		2030 'erate, Area	* * Affected : 20%	5	\$3,400	
	Location : Locker R Staining/Discoloring, Location : Locker R	Extent : Moderate	e, Area Affe	ected : 25%			
AcousTileSusp.Lay-In	5%		2030	* *	5	\$2,700	
Exposed Concrete	5% Now Cracking/Crumbling, Location: Men Location		LIFE e, Area Affe	* * cted : 10%	5	\$400	
	Paint Peeling, Extent Location: Men Location	ker Room					
	Water Penetration, Ex Location: Men Local		Area Affecto	ed : 5%			
Exposed Concrete	45%		LIFE	* *	5	\$3,900	
Exposed Struc: Steel	25%		LIFE	* *			
Plaster	10%		LIFE	* *	5	\$3,400	

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

Under 600 Volts

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

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

Electrical	Current Repair		Futur	e Replacement	М	Maintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%		2035	* *	5	\$300		
	Other Observation, E.	_	Affected	! : 100%				
	Location : Electrica							
	Explanation: Main	Service Switch Ra	ted @ 80	00 Amperes				
Transformers					_			
Dry Type	100%		2023	\$15,400	5	\$300		
	Other Observation, E.	_	Affected	: 100%				
	Location : Electrica							
	Explanation: 2-75 I	Kva And 2-45 Kva						
Switchgear / Switchboard	200/		2025	ታ ታ	~	¢100		
Fused Disc Sw	30%		2035	**	5	\$100		
Molded Case Bkrs	70%		2025	\$100,200	5	\$1,300		
Raceway	0004		2025	Φος 200				
Conduit	80%		2025	\$96,800	1			
Conduit	20%		2035	* *	1			
Panelboards	1.007		2022	de de	_	Φ. 2.0.0		
Fused Disc Sw	10%		2033	* *	5	\$200		
Molded Case Bkrs	20%		2033	**	5	\$400		
Molded Case Bkrs	65%		2024	\$85,400	5	\$1,200		
Molded Case Bkrs	5%		2041	* *	5	\$100		
Wiring	100/	φ. <b>σ.</b> 000	20.50	de de				
Braided Cloth	40% 2-4	\$67,900	2050	* *	1			
	Insulation Aged, Extent : Moderate, Area Affected : 100% Location : Throughout The Building							
		out The Building						
Thermoplastic	55%		2025	\$93,400	1			
Thermoplastic	5%		2045	* *	1			
Motor Controllers								
Locally Mounted	100%		2023	\$73,800	5	\$500		
Ground								
Grounding Devices								
Not Accessible	100%							
Stand-by Power								
Transfer Switches	400-1					<b>*</b>		
Automatic	100%		2038	* *	1	\$21,700		
Lighting								
Interior Lighting	0.504		2025	<b></b>	4.0	<b>*</b> - 0 <b>*</b> 5 -		
Fluorescent	85%		2025	\$806,500	10	\$68,200		
	Other Observation, Extent: Light, Area Affected: 100%							
	Location: Throughout The Location							
	Explanation: T-8 Lo	amps						
HID	15%		2025	\$102,300	10	\$400		

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

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

Asset #: 2080

Electrical	Current Repair	Future	Replacement	M	aintenance				
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year I FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit			
Lighting									
Egress Lighting									
Emergency, Service	20%	2025	\$8,400	1					
	Other Observation, Extent : Light, Area Affected : 100%								
	Location : Throughout								
	Explanation : Gets Power From A	Adjacent Buildir	ng Generator						
Exit, Service	80%	2025	\$18,400	1					
	Other Observation, Extent : Light, Area Affected : 100%								
	Location: Throughout								
	Explanation : Gets Power From A	Adjacent Buildir	ng Generator						
Exterior Lighting									
Incandescent	100%	2020	\$221,100	2	\$100				
Alarm									
Fire/Smoke Detection									
Generic, Analog	100%	2025	\$714,300						
-	Other Observation, Extent : Light, A	Area Affected :	100%						
	Location : Throughout The Buildi	ing							
	Explanation : Bells, Smoke Detect	tors And Manua	al Pull Station						

Mechanical	Current Repair	Future Rep	placement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Esti FY	mated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
HTHW/HW	100%	2035	* *	1		
	Other Observation, Extent : Ligh	t, Area Affected : 100	0%			
	Location: Throughout					
	Explanation : Supplied From A	djacent Building				
Conversion Equipment						
Heat Exchanger	100%	2028	* *	1	\$43,300	
	Other Observation, Extent : Ligh	t, Area Affected : 100	0%			
	Location : Basement					
	Explanation: 2 Units					
Distribution						
Steam Piping/Pump		,600 2035	* *	4	\$4,300	
	Corroded, Extent : Moderate, Ar	ea Affected : 15%				
	Location : Throughout					
	Leak Evident, Extent : Severe, Ar	ea Affected : 15%				
	Location : Leaking Steam Valv	e In Basement Mecha	nical Room			
Terminal Devices						
Air Handler	40%	2020	\$184,200	1	\$21,600	
Convector/Radiator	60%	2023	\$484,100	1	\$17,000	
Air Conditioning	·		·			
Energy Source						
Electricity	100%	2033	* *	1		

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

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

Mechanical		Current l	Repair	Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Air Conditioning									
Conversion Equipment									
Int Pkg Unit - Cooling	10%			2026	\$110,000	2	\$500		
No Component	90%								
Ventilation									
Distribution	1000/			LIDE	ماد ماد	2.5	<b>#</b> 40, 000		
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$48,800		
Exhaust Fans	250/			2020	Φ22 <00	2	<b>4700</b>		
Interior	25%			2020	\$23,600	2	\$700		
Wall Unit	75%			2020	\$96,900	2	\$2,000		
Plumbing II/C Water Pining									
H/C Water Piping Brass/Copper	50%	Now	\$6,400	2035	* *	1			
Brass/Copper			: Moderate, Area			1			
		иеа, Ехіені 1 : Basemen		престец	. 40/0				
Galv Iron/Steel	50%			2030	* *	1			
Water Heater									
Electric	100%			2024	\$13,200	4	\$500		
	Recent In:	stallation, E	Extent : Light, Area	Affected	l : 30%				
			nt Mechanical Room						
	Other Obs	Other Observation, Extent: Light, Area Affected: 30%							
	Location	Location: Basement Mechanical Room							
	Explana	tion : Four	250 Gallon Electri	c Water	Heaters				
Sanitary Piping									
Cast Iron	100%			LIFE	* *	1			
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1			
Sump Pump(s)									
Rigid Piping	100%			2020	\$10,800	4	\$1,600		
Pool Filter/Treatment									
Diatomaceous Earth	100%			2023	\$3,113,300	4	\$21,700		
Fixtures									
Generic	100%								
Fire Suppression									
Standpipe					<b></b>				
Generic	100%			2025	\$304,800	1-5	\$44,100		

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE BEGRISCH HALL

Address : 2016 SEDGWICK AVE

Borough : BRONX Agency's Number : 21008 Program / Asset # : CUN0007.080 / 2093 Yr Built/Renovated : 1961 /

Area Sq Ft : 7,602 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 26-Feb-2014 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Roof, Floors 1,2

Block : 3222 Lot : 62 BIN : 2100241

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$197,000	\$129,400
Interior Architecture	\$55,000	
Mechanical	\$42,300	
Total	\$294,400	\$129,400
Importance Code A	\$197,000	\$129,400
Importance Code B	\$97,300	
Total	\$294,400	\$129,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$13,700			
Interior Architecture	\$49,100		\$300	\$800
Electrical		\$100		\$6,800
Mechanical	\$6,600	\$900	\$1,500	\$900
Total	\$69,400	\$1,000	\$1,800	\$8,400
Importance Code A	\$13,700			
Importance Code B	\$49,800	\$1,000	\$1,800	\$8,400
Importance Code C	\$5,900			
Total	\$69,400	\$1,000	\$1,800	\$8,400



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

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

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

Architecture		Current l	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls  Cast in Place Concrete	1000/	Now	\$107,000	LIDD	* *	5	\$54.500	
Cast III Flace Concrete	100% Cracking/		\$197,000 Extent : Severe, A	LIFE rea Affea		5	\$54,500	
	_	_	ound Windows, Ex			ther Loc	eations	
			ent, Extent : Moder					
	Location	: Various	Locations					
	Spalling, E	Extent : Mo	derate, Area Affect	ed:5%				
	Location	: Various	Locations					
Windows								
Aluminum	100%	Now	\$13,700	2050	* *	5	\$200	
	=		ıt : Moderate, Area	Affected	i : 100%			
		: Through	oui its, Extent : Modera	ita Araa	Affected : 50%			
	_	ea Liemen Through :		не, Агеи	Affected . 3070			
		_	Extent : Moderate,	Area Af	fected : 50%			
		: Through						
Roof								
Modified Bitumen	100%			2025	\$75,000	10	\$12,000	
Interior								
Floors	1.00/			LIDE	* *	_	¢2.400	
Cast in Place Concrete Ceramic Tile	10% 5%			LIFE 2034	* *	5 5	\$2,400 \$600	
Terrazzo	30%			LIFE	* *	5	\$2,600	
Vinyl Tile	55%	Now	\$55,000	2035	* *	3	\$2,300	
vinyi Tile			tent : Moderate, Ai		ted : 35%	J	Ψ2,300	
			rs, Classrooms					
	Broken/Mi	ssing Elen	nents, Extent : Seve	re, Area	Affected : 25%			
			rs, Classrooms					
			: Severe, Area Affe	ected : 10	00%			
	Location	: Corrido	rs, Classrooms					
Interior Walls	2004			TIPE	ale ale			
Cast in Place Concrete	20%			LIFE	* *	F	\$600	
Concrete Masonry Unit	15% 65%	Now	\$5,900	LIFE LIFE	**	5 5	\$600 \$2,100	
Plaster			\$5,900 Extent : Severe, A			3	\$2,100	
	_	_	st Corner In Groun					
			Extent : Severe, Ared					
					Stair And Window.	5		

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

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

Asset #: 2093

Architecture	Current Rep	oair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date E Total (Years)	stimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior							
Ceilings							
AcousTile,Adhered	30% Now	\$33,500	2045	* *	5	\$1,700	
	Adhesion Failure, Exten	it : Moderate, Ar	ea Affec	ted : 20%			
	Location: Classrooms	5					
	On Extended Life, Exten	t : Severe, Area	Affected	: 100%			
	Location : Throughout	t					
AcousTileConcealSpLn	10% Now	\$9,700	2045	* *	5	\$700	
1	Broken/Missing Elemen	ts, Extent : Sever	e, Area	Affected : 25%			
	Location : Classroom(	(s)					
	Staining/Discoloring, E.	xtent : Moderate	Area Aj	ffected : 100%			
	Location : Classroom(	(s)		-			
	Worn/Eroded, Extent : N	Moderate, Area A	ffected .	100%			
	Location : Classroom(	(s)					
	Other Observation, Exte	ent : Severe, Ared	a Affecte	d : 100%			
	Location : Throughout	t					
	Explanation : On Exte	nded Life					
Plaster	60%		LIFE	* *	5	\$4,200	

Electrical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Raceway						
Conduit	100%	2035	* *	1		
Panelboards						
Fused Disc Sw	5%	2033	* *	5		
Molded Case Bkrs	95%	2033	* *	5	\$200	
Wiring						
Thermoplastic	100%	2035	* *	1		
Motor Controllers						
Locally Mounted	100%	2030	* *	5	\$100	
Lighting Interior Lighting						
Fluorescent	100%	2030	* *	10	\$6,700	
	Compact Fluorescent Light,	Extent : Light, Area	Affected : 40%			
	Location: Classrooms					
	T-8 Lamps, Extent: Light, A	rea Affected : 60%				
	Location: Throughout					
Egress Lighting						
Emergency, Service	50%	2030	* *	1		
Exit, Service	50%	2030	* *	1		

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

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

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

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

Asset #: 2093

Electrical	Current Repair	Futur	e Replacement	М	aintenance		
System Component Type	% of Fail Date Estima Total (Years)	ated Cost   Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Lighting							
Exterior Lighting							
HID	20%	2025	\$6,100	10			
	Other Observation, Extent : Light, Area Affected : 100%						
	Location: Throughout						
	Explanation: Controlled V	Explanation : Controlled Via Photocell					
No Component	80%						
Alarm							
Fire/Smoke Detection							
No Component	50%						
Generic, Analog	50%	2030	* *				

Mechanical		Current Repair		Futur	Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source HTHW/HW	100%			2035	* *	1		
Distribution Steam Piping/Pump			\$5,500 : Moderate, Area A or @ Air Handler	2035 Affected :	**	4	\$400	
Terminal Devices								
Air Handler	100%			2020	\$42,300	1	\$4,500	
Air Conditioning Energy Source Electricity	100%			2033	* *	1		
Conversion Equipment	10070			2033				
Window/Wall Unit No Component	30% 70%			2023	\$4,800	1		
Terminal Devices								
Air Handler/Cool/Ht	100%			2025	\$10,000	1	\$4,500	
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$4,100	
Exhaust Fans								
Interior	100%			2025	\$8,700	2	\$200	
Plumbing H/C Water Piping Galv Iron/Steel		0-2 Extent : M : Through	\$100 Toderate, Area Affe out	2030 cted : 159	**	1		
No Component	90%							
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.

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

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

Mechanical	Current Repai	r Future	e Replacement	Ма	intenance	
System Component Type	% of Fail Date Estin	mated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Fixtures						
Generic	100%					

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

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#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE BLISS HALL

Address : 145 WEST 180TH STREET

Borough : BRONX Agency's Number : 21027 Program / Asset # : CUN0007.270 / 2062 Yr Built/Renovated : 1936 /

Area Sq Ft : 29,210 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 25-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Floors 1,3

Block : 3222 Lot : 62 BIN : 2100252

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$209,300	\$38,500
Interior Architecture	\$113,600	\$122,800
Electrical	\$146,700	\$789,700
Mechanical	\$41,900	\$324,000
Total	\$511,600	\$1,275,000
Importance Code A	\$209,300	\$38,500
Importance Code B	\$302,300	\$1,236,500
Total	\$511,600	\$1,275,000

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$94,000			
Interior Architecture	\$14,400		\$2,900	\$7,500
Electrical	\$900	\$1,200	\$1,100	\$11,900
Mechanical	\$28,400	\$23,900	\$1,600	\$12,900
Total	\$137,600	\$25,100	\$5,600	\$32,300
Importance Code A	\$94,000	\$300		\$400
Importance Code B	\$38,900	\$24,700	\$5,600	\$31,900
Importance Code C	\$4,700			
Total	\$137,600	\$25,100	\$5,600	\$32,300



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

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

rchitecture	Current Re	pair	Futur	e Replacement	Maintenance		
ystem Component Type	% of Fail Date I Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior							
Exterior Walls					_		
Cast in Place Concrete	5%	Φ <b>22 7</b> 00	LIFE	* *	5	\$12,000	
Masonry: Brick	80% Now Vertical Cracks, Extent	\$22,700	LIFE		5	\$38,500	
	Location : North Fac			70			
Masonry: Limestone	5% Now	\$25,700	LIFE	* *	5	\$1,800	
wasom y. Emilestone	Cracking/Crumbling, E			ffected : 20%	3	Ψ1,000	
	Location : Cornices		, ,	,			
	Jnt Mortar Miss/Erod,	Extent : Moderai	e, Area A	Affected : 50%			
	Location: Cornices						
	Staining/Discoloring, E	Extent : Moderate	, Area A	ffected : 25%			
	Location : Cornices						
Metal Coiling Doors	5% Now	\$40,000	2030	**	5	\$3,800	
	Bent/Warped Elements Location: South Face		ite, Area	Affected: 10%			
	Broken/Missing Elemen		erate Ar	ea Affected : 20%			
	Location : South Face		eruie, Ar	ей Аујестей . 2070			
	Deteriorated Finish, E		Area Afi	fected : 25%			
	Location : South Face		33				
Stucco Cement	5% Now	\$13,600	2030	* *	5	\$3,000	
	Cracking/Crumbling, E	Extent : Moderate	, Area Aj	ffected : 20%			
	Location: South Face						
	Diagonal Cracks, Exter		ea Affec	ted : 10%			
Windows	Location : South Face	аае					
Aluminum	100% Now	\$2,700	2041	* *	5	\$700	
Aigiilligiii	Glazing Broken/Cracke			ea Affected : 10%	3	Ψ700	
	Location : South Face			33			
Parapets							
Masonry: Brick	95% Now	\$21,300	LIFE	* *	5	\$1,900	
	Cracking/Crumbling, E		, Area Aj	ffected : 20%			
	Location: Interior Fo		. 1 250	,			
	Spalling, Extent : Mode Location : Interior Fo		ted: 25%				
	Worn/Eroded, Extent:		Affected	. 25%			
	Location : Interior Fo		пуестей	. 25/0			
Masonry: Limestone	5% Now	\$1,000	LIFE	* *	5	\$100	
ividsom y. Emilestone	Jnt Mortar Miss/Erod,			Affected : 50%	5	ψ100	
	Location : Coping		,				
	Caulking Deteriorated,	Extent : Modera	te, Area	Affected : 50%			
	Location: Coping						

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

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

Asset #: 2062

Architecture	Current	Repair	Future	Replacement	Maintenance		
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year F FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior Roof							
Built-Up (BUR)	70% Now Blisters, Extent: Mo Location: Throug	hout		* *			1
	Miss/Damaged Flas Location: Throug	hout					
	Water Penetration, Location: Bulkhed	ud					
	Worn/Eroded, Exter Location : Throug		Affected : 5	i0%			
Paver: Asphalt	20% 0-2 Cracking/Crumbling Location: Over B Water Penetration, Location: Boiler I Worn/Eroded, Exter Location: Over B	oiler Room Extent : Moderate, A Room at : Moderate, Area A	Area Affecte	ed : 10%			
Roll Roofing	5% Now Water Penetration, Location : Bulkhed Worn/Eroded, Exter	\$7,000 Extent : Severe, Area ad at : Severe, Area Affa			5	\$1,400	1
Skylight, Metal/Glass	Location : Bulkhed	<i></i>	2035	* *	10	\$5,800	
terior							
Floors Cast in Place Concrete	30% Water Penetration, Location : Boiler I		LIFE Area Affecte	* * ed : 10%	5	\$27,700	
Ceramic Tile	5%		2034	* *	5	\$2,100	
Terrazzo	5%		LIFE	* *	5	\$1,700	
Vinyl Tile	35%		2025	\$122,800	3	\$5,500	
Vinyl Tile 9" X 9"	25%		2020	\$113,600	3	\$5,300	
	Other Observation, Location : Corrido Explanation : Viny	ors	Affected:	100%			
Interior Walls							
Cast in Place Concrete	15%		LIFE	* *	_	44.500	
Gypsum Board	5%		LIFE	* *	5	\$1,200	
Plaster	75%	Φ.4. <b>7</b> 00	LIFE	* *	5	\$9,100	
Plaster	5% Now Cracking/Crumbling Location: Roof St	-	LIFE rea Affecte	* * d : 30%	5	\$600	
	Repairs in Progress Location : Stair Be	, Extent : Light, Are elow Roof Bulkhead					
	Water Penetration, Location: Roof St		a Affected :	20%			

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

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

Asset #: 2062

Architecture		Current R	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
AcousTileConcealSpLn	15%			2030	* *	5	\$8,100	
AcousTileSusp.Lay-In	10%			2030	* *	5	\$4,300	
	Staining/D	iscoloring,	Extent : Light, Are	ea Affect	ed : 10%			
	Location	: Third Flo	or And Various Lo	ocations				
Exposed Concrete	25%			LIFE	* *	5	\$1,700	
Plaster	45%			LIFE	* *	5	\$12,200	
Plaster	5%	Now	\$8,300	LIFE	* *	5	\$1,400	
	Cracking/Crumbling, Extent : Moderate, Area Affected : 30% Location : Roof Stair							
	Repairs in Progress, Extent : Light, Area Affected : 30% Location : Stair Below Roof Bulkhead							
		etration, Ex : Roof Stai	ctent : Severe, Arec r	a Affecte	d : 25%			

lectrical		Current Repair		Futur	re Replacement	Maintenance			
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
nder 600 Volts									
Service Equipment									
Fused Disc Sw	100%			2035	* *	5	\$100		
			xtent : Light, Area	Affected	l : 100%				
	Location : Electrical Room								
	-		ectrical Services Sw			ips, 2-300	00 Amps, 2-2500		
T C	Amps, 1-	800 Amps, .	1-700 Amps And 1-	000 Amp	9S				
Transformers	100%			2030	* *	5	\$100		
Dry Type		amatian E	rtant Light Anga			3	\$100		
	Other Observation, Extent : Light, Area Affected : 100% Location : Electrical Room								
			u Koom Fransformers: 75kv	.a. 190 3	008/1200 And 500 1	V.v.a. 190	208/1200		
Switchgear / Switchboard	Ехріапа	uon . 1 wo .	transjormers. 73kv	/u, 400-2	.00/120v Ana 300 I	Xva, 400-	-200/120V		
Fused Disc Sw	20%			2035	* *	5			
Molded Case Bkrs	80%			2035	\$76,400	5	\$600		
	8070			2023	\$70,400	3	\$000		
Raceway Conduit	90%			2025	\$46,200	1			
Conduit	10%			2025	\$40,200 * *	1			
Panelboards	10%			2033		1			
Fused Disc Sw	10%			2024	\$7,300	5	\$100		
Molded Case Bkrs	50%			2024	\$36,500	5	\$400 \$400		
Molded Case Bkrs	40%			2033	**	5	\$300		
Wiring	70/0			2033			Ψ300		
Braided Cloth	60%	2-4	\$39,000	2050	* *	1			
Braided Cioth			ent : Moderate, Are		ed · 100%	1			
			out The Building		. 100/0				
Thermoplastic	30%	8		2025	\$19,500	1			
Thermoplastic	10%			2025	**	1			
Thermoplastic	10/0			2033		1			

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

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

Asset #: 2062

Electrical	Current Repair	Future R	Future Replacement		Maintenance				
System Component Type	% of Fail Date Estima Total (Years)	ted Cost   Year Es	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Under 600 Volts									
Motor Controllers									
Locally Mounted	100%	2023	\$44,300	5	\$200				
Ground									
Grounding Devices				_					
Generic	100%	LIFE	* *	5	\$400				
		Other Observation, Extent : Light, Area Affected : 100%							
	Location : Meter Room On Main Water Service Pipe								
-	Explanation : New								
Stand-by Power									
Transfer Switches	1000/	2020	* *	1	Φ0.000				
Automatic	100%	2038	* *	1	\$9,000				
Lighting									
Interior Lighting	0.50/	2025	<b>#200 000</b>	10	<b>#24.600</b>				
Fluorescent	95%	2025	\$290,900	10	\$24,600				
	T-8 Lamps, Extent: Light, Are Location: Throughout The I								
HID	5%	2025	\$11,000	10					
Egress Lighting	<b>7</b> 00/	2020	Φ. σ. ο ο ο						
Emergency, Service	50%	2020	\$6,800	1					
	Other Observation, Extent : Light, Area Affected : 100%  Location : Throughout The Building								
	Explanation: Gets Power Fi	_	Generator						
Exit, Service	50%	2020	\$3,700	1					
DAIL, BOLVICE				1					
	Other Observation, Extent : Light, Area Affected : 100% Location : Throughout The Building								
	Explanation : Gets Power F	o .	Generator						
Exterior Lighting									
HID	100%	2020	\$107,700	10	\$100				
Alarm	- 0070		<b>#10.,.00</b>		4100				
Fire/Smoke Detection									
Generic, Analog	100%	2025	\$295,500						
8	Other Observation, Extent : L								
	Location: Throughout The Building								
	Explanation : Manual Pull S	=	rs, Strobe Ligh	ts And A	larm Bells				

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Heating				
Energy Source				
HTHW/HW	100%	2025 \$63,600	1	
	Other Observation, Extent : Light, Are	ea Affected : 100%		
	Location: This Building Was Previo	ously The Power Plant		
	Explanation : Several Pieces Of Obs	olete Equipment Need To Be	Removed	

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

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

Mechanical	Current Repair			Futur	e Replacement	М		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
leating								
Conversion Equipment HTHW/HW Exchanger				2040	**	2	\$1,700	
		servation, E 1 : Basemen	Extent : Light, Area	Affected	: 100%			
			n Building Has Two I	Hoat Eve	hanaars Ona Faad	ls Now H	Iall And One	
			eds Bliss Hall	ileui Exc	nungers. One Feet	is ivew ii	au, Ana One	
Distribution								
Steam Piping/Pump	100%			2051	* *	4	\$1,400	
Terminal Devices								
Convector/Radiator	100%			2023	\$260,400	1	\$9,100	
ir Conditioning								
Energy Source	1000/			20.41	* *	1		
Electricity	100%			2041	* *	1		
Conversion Equipment Window/Wall Unit	40%			2018	\$22,700	1		
No Component	60%			2016	\$22,700	1		
lumbing	0070							
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$8,200	2030	* *	1		
	Corroded,	Extent: M	oderate, Area Affe	cted : 20	%			
	Location	ı : Through	out					
HW Heat Exchanger								
HTHW/HW	100%			2035	* *			
Sanitary Piping								
Cast Iron	70%	0-2	\$41,900	LIFE	**	1		
	_	/Clogged, E 1 : Through	Extent : Moderate, A	Area Affe	ected : 100%			
		i : Inrougn	ош	LIEE	ماد ماد			
Cast Iron	30%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%	0-2	\$19,200	LIFE	* *	1		
Cast Iron			\$19,200 Extent : Severe, Are			1		
	_	i : Through		u ryjecie	u . 100/0			
Sump Pump(s)								
Rigid Piping	100%			2020	\$10.800	4	\$1,600	
Fixtures	10070				710,000	•	42,000	
Generic	100%							

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

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

#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE BUTLER HALL

Address : 2018 SEDGWICK AVE

Borough : BRONX Agency's Number : 21010 Program / Asset # : CUN0007.100 / 2073 Yr Built/Renovated : 1859 /

Area Sq Ft : 17,028 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 25-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 3222 Lot : 62 BIN : 2100242

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$140,800	
Interior Architecture	\$167,200	\$78,900
Electrical	\$151,400	\$221,500
Mechanical	\$55,700	\$172,500
Total	\$515,100	\$472,800
Importance Code A	\$140,800	
Importance Code B	\$338,600	\$472,800
Importance Code C	\$35,700	
Total	\$515,100	\$472,800

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$42,200			\$500
Interior Architecture	\$70,200		\$1,300	\$3,100
Electrical	\$500	\$800	\$600	\$800
Mechanical	\$21,100	\$14,500	\$1,300	\$1,400
Total	\$134,000	\$15,200	\$3,200	\$5,800
Importance Code A	\$43,000	\$800	\$800	\$1,300
Importance Code B	\$72,700	\$14,400	\$2,400	\$4,400
Importance Code C	\$18,300			
Total	\$134,000	\$15,200	\$3,200	\$5,800



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

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

rchitecture	Current Repair			e Replacement	M				
stem Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
terior									
Exterior Walls Masonry: Brick	90% Now	\$32,100	LIFE	* *	5	\$21,800			
	Efflorescence, Exter	Facade							
		Entrance, North Face	ade						
	Spalling, Extent : M Location : Throug		ed : 10%	Ó					
Masonry: Brownstone	5%		LIFE	* *	5	\$900			
Masonry: Granite	5% Now	\$42,000	LIFE	* *	5	\$900			
	Jnt Mortar Miss/Ero Location : Granite	od, Extent : Severe, A Steps, North Entry	Area Affe	ected : 60%					
	Other Observation, Location: Granite	Extent : Severe, Are Steps, North Entry	a Affecte	d : 60%					
	Explanation : Stai	r Treads Misaligned	From Se	ettlement And Heav	ving				
Windows									
Wood	100% Now Deteriorated Finish Location: Throug		2024 ea Affect	\$26,500 ed : 50%	5	\$4,800			
	Dry Rot/Decay, Extent : Light, Area Affected : 20%  Location : Various Locations								
	Glazing Broken/Cracked, Extent: Moderate, Area Affected: 2%  Location: Basement								
	Paint Peeling, Exter Location : Throug		Affected .	: 60%					
Parapets									
Copper/Terne	10%	<b>#</b> 46.000	2045	* *	5	\$1,000			
Wood Cornice	90% Now	\$46,000	2045		5	\$10,600			
	Dry Rot/Decay, Extent : Moderate, Area Affected : 15% Location : Throughout, Eaves								
	Insect/Bird Damage, Extent : Moderate, Area Affected : 15%  Location : Eaves								
	Paint Peeling, Extent : Severe, Area Affected : 50%  Location : Eaves								
	Recent Repair Evident, Extent: Light, Area Affected: 50%  Location: Northeast And West Elevations								

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Exterior										
Roof										
Built-Up (BUR)	70%	0-2	\$52,800	2035	* *					
			: Severe, Area Affe	ected : 10	00%					
	Location	ı : Through	out							
Roll Roofing	5%	Now	\$3,400	2027	* *	5	\$700	1		
	Blisters, E	listers, Extent : Moderate, Area Affected : 50%								
	Location	ı : Bulkhead	l							
	Cracking/	Crumbling,	Extent : Severe, A	rea Affec	ted : 100%					
	Location	ı : Bulkhead	l							
Slate	25%	Now	\$1,400	LIFE	* *					
	Loose Uni	its, Extent:	Light, Area Affecte	ed : 10%						
	Location	ı : South Sid	de							
nterior										
Floors										
Cast in Place Concrete	12%			LIFE	* *	5	\$6,400			
Ceramic Tile	3%			2034	* *	5	\$700			
Panel/Paver: Cer/Brk	5%			2041	* *	5	\$2,800			
Vinyl Tile 9" X 9"	30%			2025	\$78,900	3	\$2,800			
Vinyl Tile 9" X 9"	50%	Now	\$131,500	2035	* *	3	\$4,600			
	Adhesion Failure, Extent : Severe, Area Affected : 100%									
	Location: Corridors, Bathrooms, Classrooms									
	Broken/Missing Elements, Extent : Severe, Area Affected : 100%									
	Location: Corridors, Various Other Locations									
	Cracking/Crumbling, Extent: Severe, Area Affected: 50%									
	Location	ı : Corridoi	s, Various Other L	ocations						

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

Asset #: 2073

rchitecture		Current I	Repair	Futur	e Replacement	М		
vstem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
erior								
Interior Walls						_		
Concrete Masonry Unit		netration, E	\$15,300 Extent : Severe, Are Roof Bulkhead	LIFE a Affecte	* * d : 5%	5	\$2,800	
Masonry: Brick	Location Paint Pee Location Spalling, Location	r Miss/Eroo 1 : Basemen ling, Extent 1 : Various Extent : Lig 1 : Basemen	: Light, Area Affed Locations ht, Area Affected :	cted : 109	%			
		ı : Basemen	_	55				
Masonry: Fieldstone	Location	servation, E 1 : Basemen		LIFE Area Affe	* * cted : 20%			
Plaster	20%	uon : Moru	ar Joints Eroded	LIFE	* *	5	\$1,400	
	Location Misaligne Location Paint Pee	n : Through d/Bulging, n : Through	Extent : Light, Are out : : Light, Area Affeo	a Affecte	d : 100%			
Ceilings								
AcousTile,Adhered	Location Staining/L Location Worn/Ero	n : Basemen Discoloring, n : Through	. Extent : Moderate out : Moderate, Area	e, Area A	ffected : 100%	5	\$1,200	
AcousTileConcealSpLn	10%			2030	* *	5	\$3,100	
Exposed Concrete			\$7,700 Extent : Moderate, A at	LIFE Area Affe	* * cted : 10%	5	\$400	
Plaster	Location Loose/Del Location Paint Peel Location Water Per	Crumbling, 1: Various  lam Surface 1: Classroo  ling, Extent 1: Classroo 1: Classroo	e, Extent : Severe, A oms : : Light, Area Affed oms (xtent : Moderate, A	Area Affe cted : 109	cted : 10% %	5	\$10,700	

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

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

Asset #: 2073

Electrical	Current Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts						
Service Equipment				_		
Fused Disc Sw	100%	2035	* *	5	\$100	
	Other Observation, Extent : Lig	ght, Area Affected	: 100%			
	Location: Electrical Room	M ' D' (0	. 1			
G - '4.1 / G - '4.1.1	Explanation: One 400 Amp 1	Main Disconnect S	witch			
Switchgear / Switchboard Molded Case Bkrs	100%	2035	* *	5	\$400	
	100%	2033		3	\$400	
Raceway Conduit	100%	2025	\$21,600	1		
Panelboards	10070	2023	\$21,000	1		
Molded Case Bkrs	20%	2024	\$5,800	5	\$100	
Molded Case Bkrs	80%	2033	\$5,600 * *	5	\$400	
Wiring	8070	2033			Ψ+00	
Thermoplastic	20%	2025	\$4,700	1		
Thermoplastic	80%	2035	**	1		
Motor Controllers	0070	2033				
Locally Mounted	100%	2023	\$44,300	5	\$100	
Ground Eocany Wounted	10070	2023	Ψ++,500		Ψ100	
Grounding Devices						
Generic General Genera	100%	LIFE	* *	5	\$300	
Conomi	Other Observation, Extent : Lig		: 100%	C	4200	
	Location : Basement	, 33				
	Explanation: Connected To N Be Replaced To Main Water		tenance Engineer	Confirme	ed That Pipe Will	
Stand-by Power	· · · · · · · · · · · · · · · · · · ·					
Transfer Switches						
Automatic	100%	2038	* *	1	\$5,200	
Lighting						
Interior Lighting						
Fluorescent	100% 2-4 \$8	88,600 2025	\$177,200			
	T-8 Lamps, Extent : Light, Area	a Affected : 100%				
	Location : Throughout The B	uilding				
	Other Observation, Extent : Lig	ght, Area Affected	: 100%			
	Location : Throughout The B	uilding				
	Explanation: T-8 Lamps					
Egress Lighting						
Emergency, Service	50%	2030	* *	1		
	Other Observation, Extent : Lig	ght, Area Affected	: 100%			
	Location: Throughout					
	Explanation: Gets Power Fr					
Exit, Service	50%	2030	* *	1		
Exterior Lighting						
HID	100%	2020	\$62,800	10	\$100	
Alarm						
Fire/Smoke Detection						
Generic, Analog	100%	2030	* *			

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

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

Asset #: 2073

Mechanical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source HTHW/HW	100%	2035	* *	1		
Conversion Equipment Heat Exchanger	100% Other Observation, Extent: Location: Basement Explanation: New Unit	2038 Light, Area Affected	* *	1	\$8,100	
Distribution	1					
Steam Piping/Pump	100% 0-2 Corroded, Extent: Moderat Location: Throughout Steam Traps Faulty, Extent Location: Throughout			4	\$800	
Terminal Devices						
Convector/Radiator	90%	2023	\$135,600	1	\$4,800	
Convector/Radiator	10% 0-2 Leak Evident, Extent : Mode Location : Various Locatio		**	1	\$500	
Air Conditioning						
Energy Source Electricity	100%	2033	* *	1		
Conversion Equipment Window/Wall Unit	40%	2018	\$13,100	1		
No Component	60%					
Plumbing H/C Water Piping Galv Iron/Steel	100% Now Leak Evident, Extent : Mode Location : Bathrooms	\$4,800 2030 erate, Area Affected :	**	1		
Water Heater						
Electric	100%  Recent Replace Evident, Ext  Location: Basement  Other Observation, Extent:  Location: Basement  Explanation: 70 Gallon E	Light, Area Affected		4	\$100	
HW Heat Exchanger						
HTHW/HW	100%	2025	\$36,800			
Sanitary Piping Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping Cast Iron	100%	LIFE	* *	1		
Fixtures Generic	100% Obsolete Fixtures, Extent : I Location : Throughout	Moderate, Area Affec	ted : 75%			

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE CHILD DEVELOPMENT CENTER

Address : 2010 SEDGWICK AVENUE

Borough : BRONX Agency's Number : 21047
Program / Asset # : CUN0007.590 / 14555 Yr Built/Renovated : 2011 /

Area Sq Ft : 13,327 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 26-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 3222 Lot : 62 BIN : 2116208

#### **CAPITAL**

**Total** 

Importance Code

**Total** 

Total	\$21,700	\$11,900	\$12,800	\$20,600
Importance Code C		\$1,500		
Importance Code B	\$15,900	\$9,800	\$12,200	\$18,600
Importance Code A	\$5,900	\$700	\$700	\$2,000
Total	\$21,700	\$11,900	\$12,800	\$20,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$2,500	\$2,500	\$8,200	\$2,200
Electrical	\$700	\$800	\$700	\$13,200
Interior Architecture	\$9,300	\$4,700		
Exterior Architecture	\$5,200			\$1,300
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

# CITY UNIVERSITY OF NEW YORK - 042 BRONX COMMUNITY COLLEGE CHILD DEVELOPMENT CENTER

Asset #: 14555

Architecture	Current Repair		e Replacement	Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior						
Exterior Walls	400-1			_	<b>*</b>	
Masonry: Brick	100%	LIFE	**	5	\$16,200	
	Other Observation, Extent: Light, Are	a Affected	: 100%			
	Location: Throughout	<i>m</i>				
	Explanation: Exterior Masonry Is A	Thin Brick	k System			
Windows	1000/	20.47	* *	~	Φ. 7. 0.00	
Aluminum	100%	2047	* *	5	\$5,800	
Parapets	450/	LIEE	* *	~	ф1 000	
Masonry: Brick	45%	LIFE		5	\$1,800	
	Other Observation, Extent: Light, Are	а Ађестеа	: 100%			
	Location: Throughout	TI D	1.0			
	Explanation: Exterior Masonry Is A				***	
Metal Cornice	10%	2060	* *	10	\$1,300	
Stucco Cement	45%	2042	* *	5	\$4,600	
Roof	400-1				<b>**</b> *****	
Modified Bitumen	100%	2033	* *	10	\$21,500	
Interior						
Floors	100/	2020	* *	~	Φ2.000	
Ceramic Tile	10%	2038	* *	5	\$2,000	
Vinyl Tile	90%	2033	* *	3	\$6,600	
Interior Walls	100/	2020	* *	_	¢2.000	
Ceramic Tile	10%	2038	* *	5	\$3,000	
Gypsum Board	90%	LIFE	* *	5	\$16,100	
Ceilings	050/	2042	* *	5	¢10.700	
AcousTileSusp.Lay-In	95%	2042		5	\$18,700	
	Staining/Discoloring, Extent: Light, A Location: Lower Level Classroom.					
Gypsum Board	5%	LIFE	* *	5	\$1,200	

Electrical	Current Repair	Future	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Fused Knife Sw	100%	2045	* *	5	\$100	
	Other Observation, Extent : Light, A	Area Affected	: 100%			
	Location : Electric Room					
	Explanation: 800 Amp					
Transformers						
Dry Type	100%	2038	* *	5		
<i>J J</i> 1	Other Observation, Extent : Light, A	Area Affected	: 100%			
	Location : Electric Room					
	Explanation: 30 Kva					
Switchgear / Switchboard						
Molded Case Bkrs	100%	2045	* *	5	\$400	

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

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

### CITY UNIVERSITY OF NEW YORK - 042 BRONX COMMUNITY COLLEGE CHILD DEVELOPMENT CENTER

Asset #: 14555

Electrical	Current Repair	Future Replaceme	nt	Maintenance	
System Component Type	% of Fail Date Estimated ( Total (Years)	Cost Year Estimated (FY	Cost Cycle (Yrs	e Estimated Cost	Priority
Under 600 Volts					
Raceway					
Conduit	100%	2045	* * 1		
Panelboards					
Molded Case Bkrs	100%	2041	** 5	\$400	
Wiring					
Thermoplastic	100%	2045	* * 1		
Motor Controllers					
Locally Mounted	100%	2038	* * 5	\$100	
Ground					
Grounding Devices					
Generic	100%	LIFE	** 5	\$200	
Stand-by Power					
Transfer Switches					
Automatic	100%	2038	** 1	\$4,100	
Lighting					
Interior Lighting					
Fluorescent	100%	2030	* * 10	\$12,200	
	T-5 Lamps, Extent : Light, Area Afg	fected : 100%			
	Location : Throughout				
Egress Lighting					
Emergency, Service	50%	2030	** 1		
Exit, LED	50%	2053	** 1		
Exterior Lighting					
HID	50%	2030	* * 10		
No Component	50%				
Alarm					
Security System	100/				
No Component	40%	2020	ale ale d	Φ2.000	
Generic	60%	2030	** 1	\$3,000	
Fire/Smoke Detection	<b>5</b> 00/				
No Component	50%	2020	als als		
Generic, Digital	50%	2030	* *		

Mechanical		Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
HTHW/HW	100%		2051	* *	1		
Conversion Equipment							
Heat Exchanger	100%		2038	* *	1	\$6,600	
Distribution							
Hot Wtr Piping/Pump	100%		2047	* *	4	\$700	
Terminal Devices							
Fan Coil Unit/Heat	90%		2033	* *	1	\$3,900	
Unit Heater-Stm/HW	10%		2033	* *	4	\$200	

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

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

### CITY UNIVERSITY OF NEW YORK - 042 BRONX COMMUNITY COLLEGE CHILD DEVELOPMENT CENTER

Asset #: 14555

Mechanical	Current Repair	Current Repair Future Replacement			t Maintenance		
System Component Type	% of Fail Date Estin Total (Years)	mated Cost Year Est FY	imated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Air Conditioning							
Energy Source							
Electricity	100%	2047	* *	1			
Conversion Equipment	000/	2022	* *	2	ф <b>7</b> 00		
Ext Pkg Unit - Heating/Cooling	90%	2033	4. 4.	2	\$700		
Split Unit	10%	2033	* *				
Distribution	1070	2000					
Ductwork/Diffusers	100%	LIFE	* *	2	\$17,300		
Terminal Devices							
Air Handler/Cool/Ht	100%	2033	* *	1	\$8,200		
Ventilation							
Distribution Ductwork/Diffusers	1000/	LIEE	* *	2.5	\$7,400		
Exhaust Fans	100%	LIFE		2-5	\$7,400		
Roof	100%	2033	* *	2	\$400		
Plumbing	10070	2033			ψ100		
H/C Water Piping							
Galv Iron/Steel	100%	2042	* *	1			
Water Heater							
Electric	100%	2024	\$2,000	4	\$100		
	Other Observation, Extent .  Location : Basement	: Light, Area Affectea : 10	0%				
	Explanation: Two 80 Gai	llon Heaters					
Sanitary Piping	Explanation : 1 wo oo Gai	ion Heaters					
Not Accessible	100%						
Backflow Preventer							
Generic	100%	2033	* *	1	\$800		
Fixtures							
Generic	100%						
Vertical Transport							
Elevators Geared Traction	100%	LIFE	* *				
Gearca Traction	Other Observation, Extent .						
	Location : Basement To F						
	Explanation: 1 Elevator						
Fire Suppression							
Sprinkler	000/						
No Component	80%	2051	* *	1.2	Φ000		
Generic  Chamical System	20%	2051	~ *	1-2	\$800		
Chemical System Wet	5%	2024	\$1,400	1-3	\$2,900		
No Component	95%	2027	Ψ1, 400	1 3	Ψ2,700		

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE COLSTON HALL

Address : 2020 SEDGWICK AVENUE

Borough : BRONX Agency's Number : 21005

Program / Asset # : CUN0007.050 / 2090 Yr Built/Renovated : 1958 / 2002

Area Sq Ft : 112,416 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 26-Feb-2014 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,5,7,8

Block : 3222 Lot : 62 BIN : 2100240

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$3,231,200	\$681,100
Interior Architecture	\$637,000	\$35,600
Electrical	\$433,500	\$1,573,200
Mechanical		\$1,366,500
Total	\$4,301,700	\$3,656,400
Importance Code A	\$3,231,200	\$681,100
Importance Code B	\$1,012,000	\$2,975,300
Importance Code C	\$58,500	
Total	\$4,301,700	\$3,656,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$19,000	\$3,700		\$38,700
Interior Architecture	\$40,400	\$2,000	\$8,000	\$13,000
Electrical	\$22,300	\$5,100	\$6,000	\$16,900
Mechanical	\$59,100	\$42,900	\$35,600	\$59,500
Elevators/Escalators	\$31,600	\$31,600	\$31,600	\$31,600
Total	\$172,500	\$85,400	\$81,100	\$159,700
Importance Code A	\$24,400	\$9,100	\$5,400	\$44,300
Importance Code B	\$135,900	\$76,300	\$71,900	\$115,300
Importance Code C	\$12,200		\$3,900	
Total	\$172,500	\$85,400	\$81,100	\$159,700



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

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

rchitecture	Current Repair	Future Replacement	М	aintenance	
rstem Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior					
Exterior Walls					
Cast in Place Concrete	15% Now \$93,100	LIFE **	5	\$169,000	
	Cracking/Crumbling, Extent: Moderate Location: Stair Towers, Various Face				
	Exposed Reinforcement, Extent: Moder				
	Location: Stair Towers, Pedestrian B	. 00	ocations		
Masonry: Brick	60% Now \$398,400	LIFE **	5	\$135,200	
111100111 ) . 211011	Jnt Mortar Miss/Erod, Extent : Moderat			\$100, <b>2</b> 00	
	Location: Throughout Including Pent				
Masonry: Fieldstone	15%	LIFE **	5	\$25,300	
Metal Panel	5%	2035 * *	5-10	\$77,500	
Metal Coiling Doors	5%	2030 **	5	\$35,200	
Windows			_	<b></b>	
Aluminum	95% Now \$2,420,600	2050 **	5	\$29,600	
	Ctrwt/Balnc Not Funct, Extent: Modera Location: Throughout	ite, Area Affectea : 50%			
	Deteriorated Finish, Extent: Moderate,	Area Affected : 50%			
	Location: Throughout	meanyeetea. 5070			
	Other Observation, Extent : Severe, Are	a Affected : 100%			
	Location: Throughout	••			
	Explanation: Window Film Cracked A	And Worn Out			
Steel	5% Now \$158,800	2050 **	5	\$19,500	1
	Corrosion/Rusting, Extent: Severe, Are	a Affected : 25%			
	Location: Bulkheads				
	Thermally Inefficient, Extent: Moderate	e, Area Affected : 50%			
	Location: Bulkheads	- ACC4-1-200/			
	Water Penetration, Extent : Severe, Are Location : Bulkheads	а Ајјестеа : 20%			
Parapets	Locuion . Buikneaus				
Cast in Place Concrete	90% Now \$19.000	LIFE **	5	\$31,600	
	Caulking Deteriorated, Extent: Severe,			, - ,	
	Location: Throughout				
	Spalling, Extent : Moderate, Area Affect	ted : 10%			
	Location : Throughout				
Metal Rail	10%	2038 **	5-10	\$6,200	
	Deteriorated Finish, Extent: Moderate,	Area Affected : 10%			
	Location : Stair Tower				

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

Asset #: 2090

Architecture		Current	Repair	Futur	e Replacement	M	aintenance	
ystem Component	% of	Fail Date	<b>Estimated Cost</b>	Year	<b>Estimated Cost</b>	Cycle	<b>Estimated Cost</b>	Priority
Component Type	Total	(Years)		FY		(Yrs)		
xterior								
Roof								
Modified Bitumen	95%	Now	\$160,300	2025	\$320,600			
	Alligatorin	ig, Extent .	Moderate, Area A	ffected :	15%			
		: Through						
			ere, Area Affected :	33%				
		: Through						
	_		oderate, Area Affec	ed : 5%				
		: Through		. 1 10	20.4			
		ted, Exteni : Through	: Light, Area Affec	rtea : 100	0%			
Cingle Dly Membrane	5%	. Inrough	Ош	2025	\$9,700	10	\$2,000	
Single Ply Membrane nterior	3%			2023	\$9,700	10	\$3,000	
Floors								
Cast in Place Concrete	10%			LIFE	* *	5	\$35,600	
Ceramic Tile	5%			2034	* *	5	\$8,100	
Steel Grating	1%	Now	\$88,100	2055	* *	1		
	Broken/Mi	ssing Elen	ients, Extent : Seve	re, Area	Affected : 50%			
	Location	: Mechan	ical Penthouse					
Terrazzo	10%	0-2	\$36,900	LIFE	* *	5	\$12,700	
	_	_	Extent : Moderate	, Area A	ffected : 25%			
	Location	: Stair No						
Vinyl Tile	64%	0-2	\$259,300	2030	* *	3	\$39,000	
	_	_	Extent : Moderate	_	ffected : 10%			
			Locations Through		. 1 100/			
	_	eviaent, Ex : Corrido:	tent : Moderate, Ai	•еа Ађес	tea : 10%			
			rs ent : Severe, Area A	ffected :	75%			
		: Corrido:		ујестей.	7570			
			: Moderate, Area I	Affected	: 80%			
		: Through		33				
Vinyl Tile	10%			2030	* *	3	\$6,100	
Interior Walls							. ,	
Cast in Place Concrete	10%			LIFE	* *			
Ceramic Tile	5%			2034	* *	5	\$7,800	
Concrete Masonry Unit	3%			LIFE	* *	5	\$1,900	
Gypsum Board	22%			LIFE	* *	5	\$20,500	
Masonry: Brick	5%			LIFE	* *			
Mosaic Tile	5%	Now	\$58,500	LIFE	**			
		-	ients, Extent : Seve	re, Area	Affected : 5%			
	Location							
Plaster	50%	Now	\$12,200	LIFE	**	5	\$23,300	
			Extent : Severe, Ared	a Affecte	a : 5%			
	Locanon	: Stair Bu	кнеши					

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

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

Asset #: 2090

Architecture	Current Repair Future Rep		e Replacement	cement Maintenance				
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
AcousTile,Adhered		Now Failure, Ex a: 8th Floo	\$15,100 tent : Moderate, Ai r	2030 rea Affec	* * ted : 10%	5	\$8,300	
	Location	: 8th Floo	Extent : Severe, Are r r Infiltration	a Affecte	d : 20%			
AcousTileConcealSpLn	10% Worn/Ero	2-4	\$13,100 : Moderate, Area	2038 Affected	**	5	\$10,400	
AcousTileSusp.Lay-In	Location Staining/L	: Through Discoloring,	\$131,400 Extent : Severe, Ar out Corridors . Extent : Severe, A out Corridors			5	\$16,600	
Exposed Concrete	Location Water Pen	: North St	xtent : Moderate, A	ŕ	33	5	\$15,600	

Electrical	Current Repair	Future Re	eplacement	Ma	aintenance					
ystem Component Type	% of Fail Date Estimated ( Total (Years)	Cost Year Est FY	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority				
nder 600 Volts										
Service Equipment										
Fused Disc Sw	60%	2035	* *	5	\$300					
	Other Observation, Extent : Light, Area Affected : 100%									
	Location : Electrical Room									
	Explanation: One 4000 Amps, O.	ne 2000 Amps And	d 1600 Amps							
Fused Disc Sw	40%	2035	* *	5	\$200					
	Other Observation, Extent : Light, Area Affected : 100%									
	Location: Electrical Room									
	Explanation: One 1600 Amps And One 1200 Amps Main Disconnect Switches For Fire Pump									
Transformers										
Dry Type	100%	2030	* *	5	\$400					
	Other Observation, Extent : Moderate, Area Affected : 100%									
	Location : Electrical Room									
	Explanation : One 500 Kva 480v- Transformer	208/120v - Work I	Being Perform	ed On Th	ne 500 Kva					
Switchgear / Switchboard	-									
Fused Disc Sw	20%	2025	\$38,200	5	\$100					
Fused Disc Sw	80%	2045	* *	5	\$400					

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

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

Electrical		Current I	Repair	Futur	e Replacement	M	aintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts	<u> </u>			•					
Raceway									
Conduit	80%			2025	\$163,000	1			
Conduit	20%			2045	* *	1			
Panelboards									
Fused Disc Sw	5%			2041	* *	5	\$100		
Fused Disc Sw	10%			2024	\$17,500	5	\$300		
Molded Case Bkrs	75%			2024	\$131,400	5	\$2,200		
Molded Case Bkrs	10%			2041	* *	5	\$300		
Wiring									
Braided Cloth	80%	2-4	\$233,100	2050	* *	1			
			Extent : Light, Area	Affected	: 100%				
	Location	: Through	out						
	Explana	tion : Insul	ation Aged						
Thermoplastic	20%			2045	* *	1			
Motor Controllers									
Locally Mounted	50%			2023	\$56,200	5	\$400		
•	Enclosure	Damaged,	Extent: Light, Are	a Affecte	ed: 100%				
	Location	: Penthou	se And Basement M	lechanic	al Rooms				
Locally Mounted	50%			2038	* *	5	\$400		
Ground									
Grounding Devices									
Generic	100%			LIFE	* *	5	\$1,700		
Stand-by Power									
Transfer Switches									
Automatic	75%			2038	* *	1	\$25,900		
Automatic	25%			2023	\$5,400	1	\$8,700		
Lighting									
Interior Lighting									
Fluorescent	80%			2025	\$942,900	10	\$79,700		
			Light, Area Affected	l: 80%					
	Location	: Through	out The Building						
Fluorescent	17%	4+	\$200,400	2035	* *				
	T-12 Lamps, Extent : Moderate, Area Affected : 100%								
	Location: Located In Stairs								
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location	: Located	In Stairs						
	Explana	tion : Ruste	ed And Corroded						
HID	3%			2025	\$25,400	10	\$100		

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

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

Asset #: 2090

	Α3301 π . Σ									
Electrical	Current Repair	Future Re	eplacement	Ma	aintenance					
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Est FY	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority				
Lighting										
Egress Lighting										
Emergency, Service	50%	2030	* *	1						
	Other Observation, Extent : Light, Area	Affected: 10	00%							
	Location: Throughout		~							
	Explanation : Gets Power From Adjac									
Exit, Service	10%	2030	* *	1						
	Other Observation, Extent: Light, Area Affected: 100%									
	Location: Throughout	. D. 11.11	<i>a</i>							
	Explanation: Gets Power From Adjac									
Exit, Service	40%	2020	\$11,400	1						
	Other Observation, Extent: Light, Area	Affected: 10	00%							
	Location: Throughout	, D '11'	C .							
Enterior Liebtine	Explanation : Gets Power From Adjac	ent Builaing	Generator							
Exterior Lighting HID	15%	2025	\$62,200	10	\$100					
IIID	Other Observation, Extent : Light, Area			10	φ100					
	Location: Throughout	11,1000000110								
	Explanation: Controlled Via Photoce	!!								
Incandescent	5% 4+ \$17,600	2035	* *	2						
meandescent	5% 4+ \$17,000 2035 2  Obsolete Fixtures, Extent: Moderate, Area Affected: 100%									
	Location : Located On Roof	33								
No Component	80%									
Alarm	0070									
Security System										
No Component	70%									
Generic	30%	2025	\$99,600	1	\$12,600					
Fire/Smoke Detection										
No Component	70%									
Generic, Analog	30%	2030	* *							
Mechanical	Current Repair	Future Re	eplacement	Ma	aintenance					
System	% of Fail Date Estimated Cost		timated Cost		<b>Estimated Cost</b>	Priority				
Component	Total (Years)	FY Est	minuca Cost	(Yrs)	Lommateu Cost	11101111				
Type	. (,			(/						

Mechanical	Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
leating							
Energy Source HTHW/HW	100%		2025	\$244,900	1		
Conversion Equipment Heat Exchanger	100%		2028	* *	1	\$53,700	
Distribution							
Hot Wtr Piping/Pump	100% Now	\$26,700	2033	* *	4	\$5,400	
	Corroded, Extent: M Location: Through	. 55	cted : 109	%			
	Recent Repair Evider Location : Basemer		rea Affec	eted : 1%			

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

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

Asset #: 2090

Mechanical		Current I	Repair	Futur	e Replacement	M		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
eating								
Terminal Devices							<b>*=</b> 000	
Convector/Radiator	20%			2030	* *	1	\$7,000	
No Component	80%		7 7 . 7 . 4	4 CC	00/			
			Extent : Light, Area	Affectea	: 0%			
		i : Through		! D	•			
in Conditioning	Ехріапа	non : Cove	red Under A C Ter	minai De	evices			
ir Conditioning Energy Source								
Electricity	100%			2033	* *	1		
Conversion Equipment	10070			2033				
Centrifugal, Elec Chiller	80%			2034	* *	1	\$94,100	
Communagui, Elec Cimilei		ervation, E	Extent : Light, Area		: 100%	•	Ψ> 1,100	
			- 2 Units In Basem					
	Explana	tion : Refri	gerant Type R-11					
Split Unit	20%		<u> </u>	2030	* *			
Spill Cili		ervation, E	Extent : Light, Area		: 100%			
	Location			33				
		tion : 2 Dry	vcoolers					
Distribution								
Chilled Wtr Pipe/Pump	100%			2035	* *	4	\$5,400	
Terminal Devices								
Fan Coil - Cool/Heat	100%			2025	\$817,000	1	\$35,100	
Heat Rejection								
Water Cool Tower	90%			2026	\$274,100	2	\$98,400	
Water Cool Tower	10%			2023	\$30,500	2	\$10,900	
	Other Obs	ervation, E	Extent : Light, Area	Affected	: 10%			
	Location							
	Explana	tion : Dryc	oolers					
entilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$12,100	
No Component	80%							
Exhaust Fans	2001		<b>4.5</b> 00	2025	<b>422.7</b> 00		Φ	
Interior	20%	4+	\$4,700	2025	\$23,500	2	\$500	
			Extent : Moderate, A	Area Affe	cted : 10%			
		: Basemen						
		tion : I Fai	n Under Repair					
Roof	20%			2025	\$16,900	2	\$700	
No Component	60%							
lumbing								
H/C Water Piping	1000/			2020	* *	1		
Galv Iron/Steel	100%			2038	**	1		
Water Heater	1000/			2024	¢16500	4	\$600	
Electric	100%	amation 1	Extent . Light A	2024	\$16,500	4	\$600	
		ervanon, E 1 : Basemen	Extent : Light, Area	Ајјестеа	. 100/0			
			u 250 Gallon Electric	a Water !	Yeaters			
	ьлриапа	1011 . 1WO	250 Ganon Electric	. www.T	1euieis			

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

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

Mechanical	Current Repair	Future Replac	ement	M	aintenance				
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estimat	ted Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Plumbing									
HW Heat Exchanger									
Low Temp	100%	2035	* *	4	\$10,700				
Sanitary Piping									
Cast Iron	100%	LIFE	* *	1					
Storm Drain Piping									
Cast Iron	100%	LIFE	* *	1					
Fixtures									
Generic	100%								
Vertical Transport									
Elevators									
Geared Traction	100%	LIFE	* *						
	Other Observation, Extent : Light, Area Affected : 100%								
	Location: 1-8								
	Explanation: Four Units								
Fire Suppression									
Standpipe									
Generic	100%	2035	* *	1-5	\$56,800				
Sprinkler	·				·				
No Component	90%								
Generic	10%	2035	* *	1-2	\$3,000				
Fire Pump				•		•			
Generic	100%	2028	* *	1	\$20,300				

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#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE COMMUNITY HALL

Address : 2020 SEDGWICK AVENUE

Borough : BRONX Agency's Number : 21006

Program / Asset # : CUN0007.060 / 2091 Yr Built/Renovated : 1958 / 2002

Area Sq Ft : 36,404 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 26-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 3222 Lot : 62 BIN : 2100240

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$890,200	
Interior Architecture	\$37,600	\$297,400
Electrical		\$373,900
Mechanical	\$361,600	\$79,300
Total	\$1,289,500	\$750,600
Importance Code A	\$890,200	
Importance Code B	\$399,200	\$750,600
Total	\$1,289,500	\$750,600

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$12,900	\$9,800		\$32,000
Interior Architecture	\$34,200		\$2,200	\$22,300
Electrical	\$28,400	\$2,200	\$2,200	\$21,800
Mechanical	\$52,600	\$10,400	\$9,400	\$47,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$132,000	\$26,400	\$17,800	\$127,800
Importance Code A	\$14,600	\$11,500	\$1,700	\$33,800
Importance Code B	\$117,400	\$14,800	\$16,000	\$94,000
Importance Code C				
Total	\$132.000	\$26,400	\$17,800	\$127,800



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

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

chitecture	Current Repair		Futur	e Replacement	Maintenance			
stem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
erior								
Exterior Walls								
Cast in Place Concrete	10% Now Cracking/Crumbling Location: Various		LIFE , Area A <u>j</u>	* * fected : 10%	5	\$26,100		
	Exposed Reinforcem Location : West Fa		ate, Area	Affected : 5%				
Masonry: Brick	25% 0-2 Repointing Failure, I Location : Through		LIFE Area Affe	* * ected : 25%	5	\$13,000		
Masonry: Fieldstone	25% 0-2 Jnt Mortar Miss/Ero Location : Various		LIFE e, Area A	* * Affected : 20%	5	\$9,800		
Metal Panel	5%		2045	* *	5-10	\$17,900		
Stucco Cement	5% Now Broken/Missing Elen Location: East Fac				5	\$3,300		
Window Wall	30% 0-2 Air Infiltration, Extended Location: Various	\$735,000 nt : Severe, Area Af	2055	* *	5	\$29,300		
	Glazing Broken/Cracked, Extent: Moderate, Area Affected: 15% Location: Upper Level - Especially West Side Glazing Clouded, Extent: Light, Area Affected: 33%							
	Glazing Clouded, Extent: Light, Area Affected: 35% Location: Throughout							
	Water Penetration, Extent: Moderate, Area Affected: 10%  Location: Various Locations							
	Weather Strip Missin Location : Through		te, Area A	Affected : 33%				
Windows								
Aluminum	100%  Bent/Warped Elemen  Location: Through		2033 ate, Area	* * Affected : 100%	5	\$1,500		
	Glazing Broken/Crac Location : South A		rate, Are	ea Affected : 5%				
Parapets								
Cast in Place Concrete	75% 2-4 Diagonal Cracks, Ex Location: Printing		LIFE ffected :	5%	5	\$25,600		
Metal Rail	25%		2038	* *	5-10	\$14,900		

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

<sup>\*\*</sup> 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)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Roof								
Built-Up (BUR)	3%		\$400	2025	\$7,700			
			ent : Moderate, Are	a Affecte	ed: 25%			
			At South Side					
	_		oderate, Area Affect	ed : 50%	ó			
	Location	ı: Canopy	At South Side					
Modified Bitumen	47%			2030	* *	10	\$27,100	
Plaza Roof: Stone Panel	s 50%	Now	\$61,800	2035	* *			
	Other Obs	servation, E	Extent : Severe, Are	a Affecte	d: 10%			
	Location	ı : Through	out					
	Explana	tion : Misp	ositioned Drains, S	evere Po	nding On South Si	de, Some	Cracked Pavers	
nterior								
Floors								
Cast in Place Concrete	20%			LIFE	* *	5	\$23,000	
Ceramic Tile	2%			2034	* *	5	\$1,100	
Quarry Tile	5%			2030	* *	5	\$4,000	
Terrazzo	5%			LIFE	* *	5	\$2,100	
Vinyl Tile	43%		\$37,600	2025	\$188,000	3	\$8,500	
	_	_	Extent: Moderate	, Area Aj	ffected : 20%			
		ı : Through						
			: Moderate, Area	Affected	: 20%			
	Location	ı : Through	out					
Vinyl Tile	25%			2025	\$109,300	3	\$4,900	
Interior Walls								
Cast in Place Concrete	5%			LIFE	* *			
Concrete Masonry Unit	5%			LIFE	* *	5	\$1,000	
Concrete Masonry Unit	5%			LIFE	* *	5	\$1,000	
Gypsum Board	42%			LIFE	* *	5	\$12,700	
Masonry: Brick	10%			LIFE	* *			
Mosaic Tile	3%			LIFE	* *			
Plaster	25%			LIFE	* *	5	\$3,800	
SGFT/Glazed Masonry	5%			LIFE	* *			

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

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

Asset #: 2091

Architecture	Current Repa	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Est Total (Years)	timated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Interior								
Ceilings								
AcousTile, Adhered	25%		2030	* *	5	\$13,500		
AcousTileSusp.Lay-In	40%		2030	* *	5	\$21,500		
	Staining/Discoloring, Ext Location : Throughout	ent : Moderate	, Area A	ffected : 25%				
Exposed Concrete	15% Now	\$25,400	LIFE	* *	5	\$1,300		
-	Exposed Reinforcement, Extent: Moderate, Area Affected: 3%  Location: South End Of Mechanical Room							
	Water Penetration, Exten Location : South End O		55	cted : 5%				
Exposed Concrete	5%		LIFE	* *	5	\$400		
Metal Panel	5% 0-2	\$8,800	LIFE	* *	5	\$3,400		
	Misaligned/Bulging, Exte Location : Print Room	nt : Moderate,	Area Aff	fected : 75%				
Plaster	10%		LIFE	* *	5	\$3,400		

ectrical	Current Repair	Future Rep	Future Replacement		Maintenance	
stem Component Type	% of Fail Date Estimate Total (Years)	ed Cost   Year Estin	nated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
der 600 Volts						
Service Equipment						
Fused Disc Sw	70%	2045	* *	5	\$100	
	Other Observation, Extent : Lig	ght, Area Affected : 100%	6			
	Location: Electrical Room					
	Explanation: Two 1600 Amp	s Main Disconnect Swite	:h			
Fused Disc Sw	30%	2025	\$2,400	5		
	Other Observation, Extent : Lig Location : Electrical Room	ght, Area Affected : 100%	6			
	Explanation: One 3000 Amp.	s Main Disconnect Switc	·h			
Transformers						
Dry Type	100%	2030	* *	5	\$100	
	Other Observation, Extent : Lig Location : Electrical Room	ght, Area Affected : 100%	6			
	Explanation : One 500 Kva A	nd One 45 Kva 480v-20	8/120v			
Switchgear / Switchboard						
Fused Disc Sw	60%	2045	* *	5	\$100	
Molded Case Bkrs	40%	2025	\$38,200	5	\$400	
Raceway						
Conduit	30%	2045	* *	1		
Conduit	70%	2025	\$35,900	1		
Panelboards						
Fused Disc Sw	10%	2024	\$7,300	5	\$100	
Molded Case Bkrs	20%	2024	\$14,600	5	\$200	
Molded Case Bkrs	70%	2041	* *	5	\$700	

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

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

Asset #: 2091

Electrical		Current l	Repair	Future Replacement		M	Maintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Jnder 600 Volts								
Wiring								
Braided Cloth	Location			2050 Affected	**	1		
Thermoplastic	50%			2045	* *	1		
Thermoplastic	20%			2025	\$13,000	1		
Motor Controllers								
Locally Mounted	100%			2023	\$44,300	5	\$200	
tand-by Power Transfer Switches	400-						<b></b>	
Automatic	100%			2038	* *	1	\$11,200	
ighting Interior Lighting Fluorescent			Light, Area Affectea out	2030 l : 100%	* *	10	\$6,500	
Fluorescent	40%			2030	* *	10	\$12,900	
Tuorescent	T-8 Lamp		Light, Area Affectea out			10	Ψ12,700	
Fluorescent	-		t Light, Extent : Lig	2025 ht, Area	\$152,700 Affected : 100%	10	\$12,900	
Egress Lighting								
Emergency, Service	25%			2030	* *	1		
Emergency, Battery	25%			2025	\$11,600	10	\$2,100	
Exit, Service	50%			2025	\$4,600	1		
Exterior Lighting								
HID	Location	servation, E n : Through	Extent : Light, Area out rolled Via Photocel		* *	10		
Incandescent	10% Other Ob Location	4+ servation, E n : Canopy	\$6,800 Extent : Light, Area nlights Under The C	2030 Affected	**	2		
No Component	70%							
Alarm		<u> </u>						
Security System								
No Component	30%							
Generic	70%			2025	\$75,300	1	\$9,500	
Fire/Smoke Detection								
No Component	60%			2020	* *			
Generic, Analog	40%			2030	* *			

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

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

Asset #: 2091

Mechanical		Current	Repair	Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
HTHW/HW	100%			2025	\$79,300	1		
Conversion Equipment	100%			2038	* *	1	¢17.400	
Heat Exchanger	100%			2038		1	\$17,400	
Distribution Hot Wtr Piping/Pump	15%	4+	\$25,900	2050	* *	4	\$300	
Hot wil Fiping/Fump			\$25,900 Ioderate, Area Affe			4	\$300	
		: Through		.iea . 10/	o			
Hat Win Dinia /Dans		. Through		2022	* *	4	¢100	
Hot Wtr Piping/Pump	5%	4.	¢57.600	2033	* *	4	\$100	
Steam Piping/Pump	80%	4+ Entant - M	\$57,600 Ioderate, Area Affed	2035		4	\$1,400	
		Extent : M : Through		ciea : 50%	O			
Tomain al Dania	Locanor	. Inrough	oui					
Terminal Devices	ΩΩ0/			2020	¢1.40.200	1	¢17 400	
Air Handler Fan Coil Unit/Heat	80%			2020	\$148,200	1	\$17,400	
	20%			2020	\$102,900	1	\$2,300	
Air Conditioning Energy Source								
Electricity	100%			2033	* *	1		
Conversion Equipment	10070			2033		1		
Split Unit	5%			2033	* *			
Window/Wall Unit	15%			2020	\$10,600	1		
No Component	80%			2020	\$10,000	1		
Terminal Devices	0070							
Fan Coil - Cooling	100%			2020	\$52,900	1	\$11,400	
Heat Rejection	10070			2020	Ψ32,700		ψ11,400	
Air Condenser Unit	100%			2020	\$13,700	2	\$24,500	
Ventilation	10070			2020	Ψ13,700		Ψ21,300	
Distribution								
Ductwork/Diffusers	80%			LIFE	* *	2-5	\$15,700	
No Component	20%						,,,	
Exhaust Fans								
Interior	20%			2020	\$7,600	2	\$200	
No Component	80%				1 - 7		, , , ,	
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$20,500	2030	* *	1		
	Corroded,	Extent: M	loderate, Area Affed	cted : 15%	6			
	Location	: Through	out					
Water Heater								
Electric	100%			2024	\$5,300	4	\$200	
	Recent Ins	tallation, I	Extent : Light, Area	Affected				
	Location	: Mechan	ical Room 175 Gall	ons				
HW Heat Exchanger								
Low Temp	100%			2051	* *	4	\$3,500	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		

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

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

Mechanical	Current Repair	Current Repair Future Replacement		M		
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year Estima FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Fixtures						
Generic	100%					
	Obsolete Fixtures, Extent : Mo	derate, Area Affected : 10	0%			
	Location: Throughout					
Vertical Transport Elevators						
Hydraulic	100%	LIFE	* *			
•	Other Observation, Extent : Li	ght, Area Affected : 100%				
	Location: 1-2					
	Explanation : One Unit					
Fire Suppression						
Standpipe						
Generic	100%	2035	* *	1-5	\$18,400	

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#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE ENERGY PLANT

Address : 121 WEST 180th STREET

Borough : BRONX Agency's Number : 21026 Program / Asset # : CUN0007.260 / 2083 Yr Built/Renovated : 1979 /

Area Sq Ft : 25,231 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Mar-2014 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,mz

Block : 3222 Lot : 62 BIN : 2100251

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$260,500	\$35,900
Interior Architecture		\$85,500
Electrical		\$293,000
Mechanical		\$878,400
Total	\$260,500	\$1,292,900
Importance Code A	\$260,500	\$856,400
Importance Code B		\$436,500
Total	\$260,500	\$1,292,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$34,400			\$17,100
Interior Architecture	\$24,300		\$300	
Electrical	\$7,400	\$3,800	\$1,900	\$21,600
Mechanical	\$84,300	\$5,900	\$9,100	\$12,700
Total	\$150,400	\$9,700	\$11,300	\$51,500
Importance Code A	\$37,100	\$2,700	\$2,700	\$19,900
Importance Code B	\$108,500	\$7,000	\$8,600	\$31,600
Importance Code C	\$4,800			
Total	\$150,400	\$9,700	\$11,300	\$51,500



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

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

Asset #: 2083

Architecture	Current	Repair	Future Replacement		Maintenance			
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Exterior								
Exterior Walls	50/ Now	¢12 200	LIDE	* *	5	\$12,000		
Cast in Place Concrete	5% Now Expansion Int Failu	\$13,200	LIFE		5	\$12,000		
	Location : West Fo		ie, Areu r	ijjecieu . 570				
	Caulking Deteriorat		ite. Area	Affected: 15%				
	Location : West Fo		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	ijjecieu . 1370				
Masonry: Brick	75% Now	\$21,200	LIFE	* *	5	\$35,900		
Masomy. Blick	Expansion Int Failu			cted : 10%	3	\$33,900		
	Location : At All C		11700111990	. 1070				
Metal Coiling Doors	10%		2030	* *	5	\$15,000		
Window Wall	10%		2045	* *	5	\$18,000		
Windows	10/0		2043			\$10,000		
Metal Louvers	100%		2034	* *	10	\$7,800		
Parapets	10070					Ψ7,000		
Masonry: Brick	95% Now	\$37,200	LIFE	* *	5	\$6,600		
	Jnt Mortar Miss/Ero			ffected : 20%	-	+ -,		
		hing, Interior Face						
	Misaligned/Bulging,	Extent : Moderate,	Area Aff	ected : 5%				
	Location : Corner	s						
Metal Panel	5%		2045	* *	5	\$1,300		
Roof						. ,		
Modified Bitumen	100% Now	\$223,400	2035	* *				
	Blisters, Extent : Mo	oderate, Area Affecto	ed : 25%					
	Location: Through	hout						
	Deteriorated Finish	, Extent : Severe, Ar	ea Affecto	ed : 2%				
	Location: Rusted	-						
	Recent Repair Evide		rea Affec	ted : 15%				
	Location: Through							
	Seams Open/Split, E		rea Affec	ted : 20%				
	Location: Through	hout						
nterior								
Floors  Cost in Place Concrete	0.50/		TIDD	* *	=	¢0 <i>5 5</i> 00		
Cast in Place Concrete	95% Recent Repair Evide	nut Entant Lialit A	LIFE		5	\$85,500		
	-	Coating Throughou						
Minal Tile		Coding Throughor			2	\$000		
Vinyl Tile	5%		2025	\$17,100	3	\$800		
Interior Walls Concrete Masonry Unit	85%		LIFE	* *	5	\$15,100		
Concrete Masonry Unit		\$4,800	LIFE	* *	5 5	\$13,100		
Concrete Masoning Office	Vertical Cracks, Ext				3	\$700		
	Location : Mezzan		a rijjeciel	N . 570				
Glass: Single Dane	5%		LIFE	* *	5	\$1,700		
Glass: Single Pane Metal Panel	5% 5%		LIFE	* *	3	\$1,700		
IVICIAI F AIICI	J 70		LIFE					

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

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

Asset #: 2083

Architecture	Current	Current Repair Future Replacement			M		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior							
Ceilings							
AcousTileSusp.Lay-In	10% 0-2	\$19,500	2038	* *	5	\$2,100	
	Broken/Missing Eler Location : Offices		erate, Ar	ea Affected : 25%			
	Worn/Eroded, Exten	Worn/Eroded, Extent : Moderate, Area Affected : 25%					
	Location : Offices	At Mezzanine					
Exposed Struc: Steel	85%		LIFE	* *			
Metal Panel	5%		LIFE	* *	5	\$2,600	

lectrical	Current Repair	Future Re	placement	М	aintenance	
vstem Component Type	% of Fail Date Estimated Cost Total (Years)	Year Esti FY	imated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nder 600 Volts						
Service Equipment						
Air Circuit Breaker	100%	2025	\$4,700	5	\$100	
	Other Observation, Extent: Light, Are	a Affected : 100	0%			
	Location: Electrical Room		a			
	Explanation: Two 4000 Amperes An	d One 2500 An	ıp Circuit Bre	aker Ma	ins	
Transformers	1000/	2022	¢44.100	~	¢100	
Dry Type	100%	2023	\$44,100	5	\$100	
	Other Observation, Extent: Light, Are	а Ађестеа : 100	0%			
	Location: Electrical Room	0 V 4 1 O	15 V (E	E: 11	C	
0 1 1 /0 1 1	Explanation: Two 112.5 Kva, One 3	U Kva Ana One	13 Kva (For	Fire Ala	rm System)	
Switchgear / Switchboard Fused Disc Sw	50%	2045	* *	5	\$100	
Fused Disc 5w	Recent Replace Evident, Extent : Light			3	\$100	
	Location : Electric Room	, Агей Ајјесіей	. 100/0			
Mala I.C. Di		20.15	* *		Φ200	
Molded Case Bkrs	50%	2045		5	\$300	
	Recent Replace Evident, Extent : Light Location : Electric Room	, Area Affectea	: 100%			
Raceway						
Conduit	100%	2045	* *	1		
Panelboards						
Molded Case Bkrs	100%	2041	* *	5	\$700	
Wiring						
Thermoplastic	20%	2035	* *	1		
Thermoplastic	80%	2045	* *	1		
Motor Controllers						
Locally Mounted	20%	2023	\$4,400	5		
Motor Control Center	20%	2023	\$7,800	5	\$100	
	On Extended Life, Extent : Moderate, A		100%			
	Location: Refrigeration Plant And B	oiler Room				
Motor Control Center	60%	2038	* *	5	\$400	
	Recent Replace Evident, Extent: Light, Area Affected: 100%					
	Location: Refrigeration Plant And B	oiler Room				

#### 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.

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

Electrical	Current Repair	Future Replac	uture Replacement		Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estima FY	ted Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Ground		•					
Grounding Devices							
Generic	100%	LIFE	* *	5	\$400		
	Other Observation, Extent : Light, Area	Affected: 100%					
	Location : Boiler Room Lower Level						
-	Explanation: Recently Installed Grou	nd Bus					
Stand-by Power							
Transfer Switches	1000/	2020	* *	1	¢7.000		
Automatic	100%	2038	* *	1	\$7,800		
Generators Diesel	50%	2034	* *	1	\$4,900		
Diesei	Other Observation, Extent : Light, Area			1	\$4,900		
	Location: Roof	Ayjecieu . 10070					
	Explanation: 750 Kw						
Diesel	50%	2034	* *	1	\$4,900		
Diesei	Other Observation, Extent : Light, Area			1	\$4,900		
	Location : Roof	Ajjecieu . 100/0					
	Explanation : 600 Kw						
Batteries	Expression : 500 III						
Nickel Cadmium	100%	2020	\$1,500	5	\$5,600		
Fuel Storage							
Day Tank	50%	2033	* *	5	\$2,600		
•	Other Observation, Extent: Light, Area Affected: 100%						
	Location: Roof						
	Explanation: Two 75 Gallons Capaci	ty					
Main Tank	50%	2040	* *	5	\$400		
	Other Observation, Extent : Light, Area	Affected: 100%					
	Location: Underground						
	Explanation: (4) 25,000 Gallons Cap	acity					
Lighting							
Interior Lighting							
Fluorescent	50%		172,400	10	\$12,600		
	T-8 Lamps, Extent : Light, Area Affected	d : 100%					
	Location : Mezzanine						
HID	50%	2025		10	\$400		
	Other Observation, Extent : Light, Area	Affected: 100%					
	Location: Basement						
	Explanation : Boiler Roommates						
Egress Lighting	1000/	2025	ΦΦ 00=	_			
Exit, Service	100%	2025	\$3,000	1			

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

Asset #: 2083

Electrical	Cur	Current Repair Future Replacement		M				
System Component Type		Date Estimated Cost ars)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Lighting								
Exterior Lighting	200/		2025	<b>#10.600</b>	10			
HID	20%	·	2025	\$18,600	10			
		Other Observation, Extent : Light, Area Affected : 100%  Location : Exterior						
		Explanation : Controlled Via Photocell						
I I				* *				
Incandescent	5% 4-	+ \$3,900 es, Extent : Moderate, A	2035		2			
	Location : Roc		trea Ajjec	iea : 100%				
No Commonant	75%	9						
No Component	13%							
Lightning Protection Arresters/Cabling								
Generic	100%		2053	* *	5	\$400		
Genera		ion, Extent : Light, Area		: 100%		Ψ.00		
	Location: Roc		33					
	Explanation:	Equipment Platform						
Alarm								
Security System								
No Component	80%							
Generic	20%		2020	\$14,900	1	\$1,900		
Fire/Smoke Detection								
No Component	70%							
Generic, Analog	30% 4-		2025	\$76,600				
	•	g, Extent : Severe, Area		5%				
	Location: Stair Leading From Basement							
	Other Observation, Extent: Light, Area Affected: 100%							
		roughout The Building				_		
	Explanation :	Manual Pull Station, Al	arm Bells	Smoke Detector A	And Heat	Detector		

Mechanical	Current Repair	Futur	Future Replacement		Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Heating							
Energy Source							
Interruptible Gas/Dual	100%	2025	\$27,600	1			
Fuel							
	Other Observation, Extent : Light, Area	Affected	! : 100%				
	Location: Buried Tanks						
	Explanation: 4 Tanks Of 100,000 Gai	lons Tota	al				
Conversion Equipment							
Steam Boiler	100%	2023	\$820,500	1	\$27,200		
	Other Observation, Extent : Light, Area Affected : 100%						
	Location: 1st Floor						
	Explanation: 3 Units						

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

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

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

Asset #: 2083

Mechanical	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Distribution	200/ 0.2	Φ22.000	2025	ماه ماه		<b>\$400</b>	
Steam Piping/Pump	30% 0-2	\$33,800	2035	* *	4	\$400	
	Damaged, Extent : M Location : 1st Floo		ciea : 80	70			
Steam Piping/Pump	70%		2035	* *	4	\$900	
	Recent Replace Evid Location : Basemen	· ·	Area Affe	ected : 50%			
Terminal Devices							
Air Handler	40%		2030	* *	1	\$6,800	
Air Handler	40% Now	\$34,800	2025	\$57,900	1	\$6,100	
	Other Observation, I Location: 1st Floo	_	Affected	: 100%			
	Explanation : 2 Un	its Under Repair					
Unit Heater-Stm/HW	10% 0-2	\$8,700	2025	\$17,300	4	\$300	
Chieffeddol Suil II	Damaged, Extent : L Location : Mezzani	ight, Area Affected		Ψ17,500		Ψ300	
Unit Heater-Stm/HW	10%		2030	* *	4	\$400	
Air Conditioning							
Energy Source							
Electricity	100%		2041	* *	1		
Conversion Equipment Window/Wall Unit	5%		2020	\$2,800	1		
No Component	95%		2020	Ψ2,000	•		
· · · · · · · · · · · · · · · · · · ·	Other Observation, I	Extent : Light, Area	Affected	: 0%			
	Location: Roof & 1st Floor						
	Explanation: Cool	ing Towers & Chil	lers 90 F	ercent Life			
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$15,300	
Exhaust Fans	40				_	4.00	
Interior	40%		2025	\$11,900	2	\$300	
Roof	60%		2025	\$12,800	2	\$500	
Plumbing H/C Water Piping							
Galv Iron/Steel	100%		2038	* *	1		
Water Heater	10070		2036		1		
Electric	100%		2024	\$4,200	4	\$200	
Biccuie	Recent Installation, I	Extent : Light, Area			•	Ψ200	
	Location: Mezzanine						
	Other Observation, Extent : Light, Area Affected : 100%						
	Location : Mezzanine						
	Explanation: 91 G		Adjacent	Buildings			
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		

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

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

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

Mechanical		Current l	Repair	Futur	ure Replacement Maintenance		Maintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing								
Sump Pump(s)								
Rigid Piping	100%			2025	\$10,800	4	\$2,500	
Backflow Preventer								
Generic	100%			2033	* *	1	\$1,700	
Fixtures								
Generic	100%							
Fire Suppression								
Standpipe								
Generic	100%			2035	* *	1-5	\$14,400	
Sprinkler								
Generic	100%			2051	* *	1-2	\$7,700	
Fire Pump								
Generic	100%			2038	* *	1	\$5,100	

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE GOULD MEMORIAL LIBRARY

Address : 2060 SEDGWICK AVE

 Borough
 : BRONX
 Agency's Number
 : 21012

 Program / Asset #
 : CUN0007.120 / 1571
 Yr Built/Renovated
 : 1898 / 2003

Area Sq Ft : 54,653 Project Type : CITY UNIVERSITY OF NEW YORK

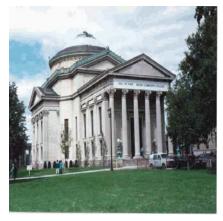
Date of Survey : 25-Feb-2014 Landmark Status : INTERIOR & EXTERIOR LANDMARK

Areas Surveyed : Basement, Floors 1,2,3

Block : 3222 Lot : 62 BIN : 2100243

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$2,665,100	\$152,700
Interior Architecture	\$603,500	\$112,600
Electrical	\$810,000	\$220,600
Mechanical	\$126,800	\$868,900
Total	\$4,205,400	\$1,354,900
Importance Code A	\$2,665,100	\$152,700
Importance Code B	\$1,505,300	\$1,202,200
Importance Code C	\$35,000	
Total	\$4,205,400	\$1,354,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$14,000			\$23,400
Interior Architecture	\$81,500	\$4,200	\$500	\$26,000
Electrical	\$52,200	\$1,900	\$1,900	\$10,200
Mechanical	\$16,700	\$8,300	\$20,300	\$32,200
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$172,300	\$22,200	\$30,600	\$99,700
Importance Code A	\$16,800	\$2,700	\$2,700	\$26,300
Importance Code B	\$125,200	\$19,500	\$27,900	\$73,400
Importance Code C	\$30,300			
Total	\$172,300	\$22,200	\$30,600	\$99,700



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

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

rchitecture		Current Repair		Future Replacement		M	Maintenance	
stem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior								
Exterior Walls								
Cast Stone/Terra Cotta	2%			LIFE	* *	5	\$8,500	
Masonry: Brick	66%		\$176,200	LIFE	* *	5	\$35,900	
	Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 100%							
		n : Through		4.00	1 150/			
	Vertical Cracks, Extent: Moderate, Area Affected: 15%							
	Location : At Rotunda Water Penetration, Extent : Moderate, Area Affected : 15%							
				Area Affe	ected : 15%			
		n : Areaway						
Masonry: Granite	10%		\$14,000	LIFE	**	5	\$4,100	
			d, Extent : Moderat		Affected: 5%			
	Location		Treads At Main En	try				
Masonry: Limestone	20%		\$70,600	LIFE	* *	5	\$8,200	
	_	_	Extent : Severe, A	rea Affeo	cted : 5%			
		n : Entranc	_					
	Staining/Discoloring, Extent: Moderate, Area Affected: 15%							
	Location : Various Locations  Water Penetration, Extent : Severe, Area Affected : 5%							
				a Affecte	d: 5%			
			e Ceiling Panels					
Marble Panels	2%	1		LIFE	* *	5	\$800	
Windows	400		***	•0=0		_	<b></b>	
Wood	100%		\$938,800	2050	* *	5	\$116,700	
	-		nt : Moderate, Area	ı Affected	1:5%			
		n : Through		A CC .	1 250/			
	Dry Rot/Decay, Extent: Moderate, Area Affected: 35%							
	Location : Throughout Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%							
	_			raie, Are	ea Affeciea : 25%			
	Location : Throughout Paint Peeling, Extent : Moderate, Area Affected : 100%							
	Location : Throughout							
	Split/Cracked, Extent : Moderate, Area Affected : 25%							
	-	n : Through		пусстей	. 2570			
Parapets	2000,000							
	25%			2045	* *	5	\$5,600	
Copper/Terne	45/0			2070		J		

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

Asset #: 1571

Architecture		Current R	epair	Futur	e Replacement	M	aintenance	
System Component Type		Fail Date (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Roof								
Clay Tile		Now ssing Eleme Througho		2035 erate, Ar	* * rea Affected : 10%			
	Water Pene Location :		tent : Moderate, A	rea Affe	cted : 5%			
Copper/Terne	Seams Oper	Now n/Split, Ext : Over Don	\$75,300 ent : Moderate, A. ne	2040 rea Affec	* * eted : 10%			
Single Ply Membrane	15%			2030	* *	10	\$20,700	
Skylight, Metal/Glass	Location :	: All Skylig oken/Crack	\$1,250,700 tent : Severe, Area hts ed, Extent : Mode	33				1
	Miss/Damaged Flashings, Extent: Severe, Area Affected: 10% Location: At Dome Water Penetration, Extent: Severe, Area Affected: 100% Location: Various At Uppermost Level							

Interior

Architecture	Current Repair		Futur	e Replacement	M				
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
nterior	•								
Floors									
Carpet	10%			2024	\$113,300	3	\$12,500		
Cast in Place Concrete	10%			LIFE	* *	5	\$18,200		
Glass Block	10%	Now	\$38,000	2040	* *	1			
	Cracking/Crumbling, Extent: Moderate, Area Affected: 5%								
	Location : Upper Levels Around Rotunda								
			xtent : Moderate, A		ected : 10%				
			evels Around Rotui	nda					
	Explana	tion : Broke	n/Cracked						
Mosaic Tile	25%			2030	* *	5	\$51,900		
	Cracking/	Crumbling,	Extent: Moderate	, Area Aj	ffected : 10%				
	Location	: In Rotun	da						
Panel/Paver: Cer/Brk	3%	Now	\$37,600	2033	* *	5	\$2,800		
	Broken/Mi	issing Elem	ents, Extent : Mod	erate, Ar	rea Affected : 10%				
	Location : Basement Mechanical Spaces								
	Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
	Location: Basement Mechanical Spaces								
	Other Observation, Extent : Severe, Area Affected : 10%								
	Location	: Basemen	t Mechanical Spac	es					
	Explana	tion : Recei	nt Floor Drain Inst	allation	Has Impacted Bric	k Paver	Floors		
Marble Panels	10%			LIFE	* *	5	\$6,200		
Terrazzo	12%			LIFE	* *	5	\$7,800		
Vinyl Tile	5%			2025	\$37,700	3	\$1,600		
Wood	15%	Now	\$439,200	2065	* *	5	\$11,700		
	Broken/Mi	issing Elem	ents, Extent : Seve	re, Area	Affected : 10%				
	Location	: Upper L	evels Around The H	Rotunda					
	Dry Rot/D	ecay, Exter	ıt : Severe, Area Aj	ffected : .	15%				
	Location : Upper Levels Around The Rotunda								
	Split/Cracked, Extent : Severe, Area Affected : 35%								
	Location: Upper Levels Around The Rotunda								
	Worn/Eroded, Extent : Severe, Area Affected : 35%								
			evels Around The H						

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

Asset #: 1571

rchitecture	Curr	ent Repair	Future	Replacement	M	aintenance	
stem Component Type	% of Fail D Total (Yea	Date Estimated Cos ars)	st Year F FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
erior							
Interior Walls	20/ 37	Φ0.404	0 1100	ale ale	_	Φ000	
Glass: Single Pane	2% Nov	w \$8,400 on, Extent : Moderate		* * *	5	\$800	
		on, Exieni . Moaeraie er Level Of Rotunda		ea . 1070			
		Stain Glass Panes Vai					
Masonry: Brick	10% Nov			* *			
masomy. Brien		Erod, Extent : Sever		ed : 20%			
	Location : Base		, 33				
	Spalling, Extent	: Severe, Area Affecte	ed : 20%				
	Location: Base	ement					
		on, Extent : Severe, A	rea Affected :	10%			
	Location: Base	ement					
Masonry: Limestone	20%		LIFE	* *			
Marble Panels	20%		LIFE	* *			
		on, Extent : Light, Ar	ea Affected :	30%			
	Location : Roti						
		ncludes Columns In I					
Plaster	23% Nov	,,		* *	5	\$3,600	
	_	Elements, Extent : M		Affected: 30%			
		er Level Around Roti		1 2007			
	_	oling, Extent : Severe,					
		ement And Upper Lev xtent : Severe, Area A					
	Location : Thre		1)јестеа . 50%	o O			
Plaster	20%		LIFE	* *	5	\$3,200	
Wood	5%		LIFE	* *	5	\$10,500	
Wood	3 /0				3	\$10,500	
Ceilings						. ,	
Ceilings AcousTileConcealSpLn	2% Nov	v \$300	) 2030	* *	5	·	
Ceilings AcousTileConcealSpLn					5	\$1,100	
•		Elements, Extent : Li			5	·	
AcousTileConcealSpLn	Broken/Missing Location: Bath	Elements, Extent : Li hrooms	ight, Area Affe			\$1,100	
•	Broken/Missing Location: Bath 20% Nov	Elements, Extent : Li hrooms	ght, Area Affe	**	5	·	
AcousTileConcealSpLn	Broken/Missing Location: Bath 20% Nov	Elements, Extent : Li hrooms w \$29,400 ng, Extent : Moderate	ght, Area Affe	**		\$1,100	
AcousTileConcealSpLn	Broken/Missing a Location: Bath 20% Nov Corrosion/Rustin Location: Base	Elements, Extent : Li hrooms w \$29,400 ng, Extent : Moderate	ght, Area Affe D LIFE e, Area Affecto	* * * ed : 5%		\$1,100	
AcousTileConcealSpLn	Broken/Missing a Location: Bath 20% Nov Corrosion/Rustin Location: Base	Elements, Extent : Li hrooms w \$29,400 ng, Extent : Moderate ement xtent : Moderate, Are	ght, Area Affe D LIFE e, Area Affecto	* * * ed : 5%		\$1,100	
AcousTileConcealSpLn  Exposed Concrete	Broken/Missing Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E.	Elements, Extent : Li hrooms w \$29,400 ng, Extent : Moderate ement xtent : Moderate, Are	ght, Area Affe  LIFE e, Area Affecte ea Affected : 2	* * * ed : 5%		\$1,100	
AcousTileConcealSpLn  Exposed Concrete  Exposed Struc: Steel	Broken/Missing Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E. Location: Base	Elements, Extent : Li hrooms w \$29,400 ng, Extent : Moderate ement xtent : Moderate, Are	ght, Area Affe D LIFE e, Area Affecto	* * * ed : 5%		\$1,100	
AcousTileConcealSpLn  Exposed Concrete	Broken/Missing Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E. Location: Base 8%	Elements, Extent : Li hrooms W \$29,400 ng, Extent : Moderate ement xtent : Moderate, Are ement	ght, Area Affe  LIFE e, Area Affecte ea Affected : 2  LIFE LIFE	** ed:5%  20%		\$1,100	
AcousTileConcealSpLn  Exposed Concrete  Exposed Struc: Steel  Masonry: Infill Arch	Broken/Missing Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E. Location: Base 8% 20% 40% Nov	Elements, Extent : Li hrooms w \$29,400 ng, Extent : Moderate ement xtent : Moderate, Are ement	ght, Area Affe  ULIFE e, Area Affecte ea Affected: 2  LIFE LIFE ULIFE	** ed:5%  20%  ** ** ** **	5	\$1,100 \$2,700	
AcousTileConcealSpLn  Exposed Concrete  Exposed Struc: Steel  Masonry: Infill Arch	Broken/Missing Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E. Location: Base 8% 20% 40% Nov	Elements, Extent : Lighrooms  W \$29,400  ng, Extent : Moderate ement  xtent : Moderate, Are ement  W \$53,800  rface, Extent : Moder	ght, Area Affe  ULIFE e, Area Affecte ea Affected: 2  LIFE LIFE ULIFE	** ed:5%  20%  ** ** ** **	5	\$1,100 \$2,700	
AcousTileConcealSpLn  Exposed Concrete  Exposed Struc: Steel  Masonry: Infill Arch	Broken/Missing a Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E. Location: Base 8% 20% 40% Nov Loose/Delam Sur Location: Varia	Elements, Extent : Lighrooms  W \$29,400  ng, Extent : Moderate ement  xtent : Moderate, Are ement  W \$53,800  rface, Extent : Moder	ght, Area Affe  ULIFE e, Area Affected: 2  LIFE LIFE LIFE ULIFE rate, Area Affe	** ed:5%  20%  ** ** ed:5%  ** ** ** ** ected:20%	5	\$1,100 \$2,700	
AcousTileConcealSpLn  Exposed Concrete  Exposed Struc: Steel  Masonry: Infill Arch	Broken/Missing a Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E. Location: Base 8% 20% 40% Nov Loose/Delam Sur Location: Varia	Elements, Extent: Lighrooms  W \$29,400 ng, Extent: Moderate ement  xtent: Moderate, Are ement  W \$53,800 rface, Extent: Moder ious Locations xtent: Moderate, Are	ght, Area Affe  ULIFE e, Area Affected: 2  LIFE LIFE LIFE ULIFE rate, Area Affe	** ed:5%  20%  ** ** ed:5%  ** ** ** ** ected:20%	5	\$1,100 \$2,700	
AcousTileConcealSpLn  Exposed Concrete  Exposed Struc: Steel  Masonry: Infill Arch	Broken/Missing a Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E. Location: Base 8% 20% 40% Nov Loose/Delam Sun Location: Varu Paint Peeling, E.	Elements, Extent: Lighrooms  W \$29,400  ng, Extent: Moderate ement  xtent: Moderate, Are ement  W \$53,800  rface, Extent: Moder ious Locations xtent: Moderate, Are oughout	ght, Area Affe  UIFE e, Area Affected: 2  LIFE LIFE LIFE UIFE LIFE rate, Area Affected: 4	** ed:5%  20%  ** ** ed:5%  ** ** ** ** ected:20%	5	\$1,100 \$2,700	
AcousTileConcealSpLn  Exposed Concrete  Exposed Struc: Steel  Masonry: Infill Arch  Plaster	Broken/Missing a Location: Bath 20% Nov Corrosion/Rustin Location: Base Paint Peeling, E. Location: Base 8% 20% 40% Nov Loose/Delam Sur Location: Variant Peeling, E. Location: Three Location: Three 10% Nov	Elements, Extent : Lighrooms  W \$29,400  ng, Extent : Moderate ement  xtent : Moderate, Are ement  W \$53,800  rface, Extent : Moder ious Locations xtent : Moderate, Are oughout	cight, Area Affe D LIFE e, Area Affected: 2 LIFE LIFE D LIFE rate, Area Affected: 4	** ed:5%  20%  ** ** ected:20%  10%	5	\$1,100 \$2,700 \$21,400	

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

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

Asset #: 1571

Electrical	C	urrent Repair	Future	Replacement	M	Maintenance	
ystem Component Type	% of Fa	il Date Estimated Cos Vears)		Estimated Cost		<b>Estimated Cost</b>	Priority
nder 600 Volts	ı		I				ı
Service Equipment							
Fused Disc Sw	100%		2045	* *	5	\$200	
		t, Extent : Light, Area A	ffected : 1009	%			
		lectrical Room Floor					
		ation, Extent : Light, Ar	ea Affected :	100%			
		lectrical Room					
<del></del>	Explanation	: One 800 Amp, One 60	00 Amp And 4	400 Amp Main Di	isconnec	t Switch	
Transformers	1000/		2020	* *	_	¢200	
Dry Type	100%	ation Entant . Links An	2038		5	\$200	
		ation, Extent : Light, Ar Electrical Room	еи Ајјестеи .	10070			
		: One 300 Kva 480v-20	08/120v				
Switchgear / Switchboard	Блрининоп	. One 300 Ava 7007-20	0,1207				
Fused Disc Sw	70%		2045	* *	5	\$200	
Fused Disc Sw	30%		2025	\$10,400	5	\$100	
Raceway	3070		2025	\$10,100		Ψ100	
Conduit	90%		2025	\$30,200	1		
Conduit	10%		2045	**	1		
Panelboards							
Fused Disc Sw	10%		2024	\$3,200	5	\$100	
Fused Toggle Switch	5%	2-4 \$1,600	2050	* *	5		
	Enclosure Co	rroded, Extent : Modera	ite, Area Affe	cted : 100%			
	Location: T	hroughout					
	Obsolete Equa Location : T	pment, Extent : Modera	ite, Area Affe	cted : 100%			
		nrougnoui Life, Extent : Light, Ared	a Affactad : 1	000%			
		Lije, Extent . Ligni, Ared Iallway 2nd Floor	а Ајјестеа . 1	00%			
Malla I Cara Dlan		aiiway 2na 1 1001	2024	ФС 400		¢200	
Molded Case Bkrs	20%		2024	\$6,400 * *	5	\$300	
Molded Case Bkrs	65%		2041	4. 4.	5	\$900	
Wiring Braided Cloth	60%	2-4 \$17,800	2050	* *	1		
Braided Cloth		2-4 \$17,800 ed, Extent : Moderate, A			1		
	Location : T		пентујестен	. 100/0			
Th 1		mroughoui	2025	ΦΩ ΩΩΩ	1		
Thermoplastic	30%		2025	\$8,900 * *	1		
Thermoplastic  Motor Controllers	10%		2045		1		
Locally Mounted	50%	2-4 \$31,100	2045	* *	5	\$100	
Locally Mounted		rroded, Extent : Modera			3	\$100	
	Location : B		, 111 cu 11jje	cica . 10070			
Locally Mounted	50%	asemeni	2038	* *	5	\$200	
round	3070		2030		<u> </u>	Ψ200	
Grounding Devices							
Generic	100%		LIFE	* *	5	\$800	
and-by Power	- 3070					4000	
Transfer Switches							
Automatic	100%		2038	* *	1	\$16,800	
ghting						•	

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

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

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

Asset #: 1571

Electrical	Current Repa	nir Futur	e Replacement	M					
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Lighting									
Interior Lighting									
Fluorescent	55%	2030	* *	10	\$28,000				
	T-8 Lamps, Extent: Light								
	Location: Throughout	The Building							
Fluorescent	35%	2020	\$686,800	10	\$17,800				
	Compact Fluorescent Light, Extent: Light, Area Affected: 100%								
	Location: Throughout T	The Building							
HID	10%	2020	\$77,400	10	\$200				
Egress Lighting									
Emergency, Service	45%	2030	* *	1					
	Other Observation, Exten	t : Light, Area Affected	: 100%						
	Location: Throughout								
	Explanation: Gets Pow	er From Adjacent Build	ling Generator						
Emergency, Battery	5%	2020	\$4,000	10	\$700				
	Other Observation, Exten	t : Light, Area Affected	: 100%						
	Location: Throughout								
	Explanation: Gets Pow	er From Adjacent Build	ling Generator						
Exit, LED	10%	2053	* *	1					
	Other Observation, Exten	t : Light, Area Affected	: 100%						
	Location: Throughout								
	Explanation: Gets Pow	er From Adjacent Build	ling Generator						
Exit, Service	40%	2020	\$3,400	1					
	Other Observation, Exten	t : Light, Area Affected	: 100%						
	Location: Throughout								
	Explanation: Gets Pow	er From Adjacent Build	ling Generator						
Exterior Lighting									
HID	100%	2025	\$220,600	10	\$200				
Alarm									
Fire/Smoke Detection									
No Component	70%								
Generic, Analog	30%	2030	* *						

Mechanical	Current Repair	Futur	e Replacement	Maintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
leating							
Energy Source							
HTHW/HW	100%	2035	* *	1			
Conversion Equipment							
Heat Exchanger	100%	2040	* *	1	\$27,400		
_	Other Observation, Extent : Light, Area	Affected	: 100%				
	Location: Basement						
	Explanation: New Unit						

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

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

Mechanical	Current F	Repair	Future	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating Distribution Steam Piping/Pump	100% Now Corroded, Extent : M		2035 cted : 25%	* *	4	\$2,700	
	Location : Through Steam Traps Faulty, I Location : Through	Extent : Moderate,	Area Affe	ected : 30%			
Terminal Devices							
Air Handler	20%		2025	\$64,000	1	\$6,900	
Convector/Radiator	80%		2023	\$448,200	1	\$14,300	
Air Conditioning Energy Source							
Electricity	100%		2041	* *	1		
Conversion Equipment	10070		2011				
Split Unit	40%		2030	* *			
1	Other Observation, E	xtent : Light, Area	Affected	: 100%			
	Location: Basemen	t					
	Explanation : Servi	ng The Auditorium					
No Component	60%						
Distribution							
Ductwork/Diffusers	40%		LIFE	* *	2	\$28,900	
	Other Observation, E	xtent : Light, Area	Affected	: 100%			
	Location : Auditoria						
	Explanation : Servi	ng Auditorium					
No Component	60%						
Terminal Devices							
Fan Coil - Cool/Heat	40%		2025	\$179,600	1	\$7,200	
No Component	60%						
Heat Rejection							
Air Condenser Unit	40%		2025	\$19,000	2	\$15,500	
No Component	60%						
Ventilation							
Distribution	200/		TTOO	* *	2.5	фc <b>20</b> 0	
Ductwork/Diffusers	20%		LIFE	T T	2-5	\$6,200	
No Component  Exhaust Fans	80%						
Exhaust Fans Interior	20%		2025	\$13,100	2	\$300	
No Component	80%		2023	φ15,100	<u> </u>	ψ300	
Plumbing	0070						
H/C Water Piping							
Galv Iron/Steel	100%		2023	\$177,100	1		
				+-/,100	-		

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

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

Mechanical	Current Repair	Future Repla	acement	M	aintenance				
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year Estim FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Plumbing									
Water Heater									
Electric	50%	2020	\$4,600	4	\$200				
	Other Observation, Extent : Light, Are	ea Affected : 50%							
	Location : Basement								
	Explanation: 50 Gallon								
Electric	50% Now \$4,600		\$4,600	4	\$200				
	Broken, Extent : Severe, Area Affected								
	Location: One Of The Hot Water To	anks In Basement							
	Other Observation, Extent: Light, Are	ea Affected : 50%							
	Location: Basement								
	Explanation: 50 Gallon								
HW Heat Exchanger									
HTHW/HW	100%	2045	* *						
Sanitary Piping									
Cast Iron	100%	LIFE	* *	1					
Storm Drain Piping									
Cast Iron	100%	LIFE	* *	1					
Sump Pump(s)									
Rigid Piping	100%	2020	\$11,800	4	\$1,600				
Fixtures									
Generic	100%								
Vertical Transport									
Elevators									
Geared Traction	100%	LIFE	* *						
	Other Observation, Extent : Light, Area Affected : 100% Location : B-3								
	Explanation: Two Units - Not In Sea	rvice							
Fire Suppression									
Standpipe									
No Component	20%								
Generic	80%	2035	* *	1-5	\$23,200				
	House Tank: Metal, Extent : Light, Ar	ea Affected : 100%	6						
	Location: Basement, New Pressure	Tank							
Sprinkler									
No Component	20%								
Generic	80%	2035	* *	1-2	\$12,400				
Fire Pump									
Generic	100% Now \$43,900		* *	1	\$9,300				
	Leak Evident, Extent : Severe, Area Aj	ffected : 100%							
	Location: Basement								

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Address : 2151 UNIVERSITY AVENUE

Borough : BRONX Agency's Number : 21019 Program / Asset # : CUN0007.190 / 2794 Yr Built/Renovated : 1896 /

Area Sq Ft : 41,400 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 27-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Floors 1,4,5

Block : 3222 Lot : 62 BIN : 2100248

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$142,900	\$58,900
Interior Architecture	\$117,400	\$320,900
Electrical	\$53,500	\$813,800
Mechanical	\$39,900	\$747,700
Total	\$353,700	\$1,941,300
Importance Code A	\$142,900	\$58,900
Importance Code B	\$210,800	\$1,882,300
Total	\$353,700	\$1,941,300

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$81,000			\$4,000
Interior Architecture	\$46,900	\$3,900	\$6,300	\$1,100
Electrical	\$1,400	\$1,700	\$1,900	\$2,500
Mechanical	\$51,700	\$3,600	\$5,000	\$3,900
Total	\$181,000	\$9,200	\$13,200	\$11,500
Importance Code A	\$82,900	\$2,000	\$2,000	\$6,500
Importance Code B	\$78,000	\$7,200	\$9,800	\$5,100
Importance Code C	\$20,100		\$1,400	
Total	\$181,000	\$9,200	\$13,200	\$11,500



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

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

Asset #: 2794

chitecture	Current	Repair	Futur	e Replacement	M	aintenance			
stem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
erior									
Exterior Walls									
Masonry: Brick	52% Now	\$103,800	LIFE	**	5	\$35,200			
	Water Penetration, I Location : Founda		ı Affecte	d : 25%					
Masonry: Brick	35%		LIFE	* *	5	\$23,700			
Masonry: Fieldstone	3% Now	\$34,300	LIFE	* *	5	\$1,500			
		Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%							
	Location : East Fa								
	Open Joints, Extent		ted : 50%	6					
	Location: East Fa		- A CC 4 -	1. 250/					
	Water Penetration, I	Extent : Severe, Ared Rooms In Basemen		a: 25%					
	Other Observation,			A · 20%					
	Location : East Fa		a rijjecie	u . 2070					
		ent Boards Are Agg	ravating	Water Problem					
Masonry: Granite	5% Now	\$39,100	LIFE	* *	5	\$2,500			
Masonry: Grante	Cracking/Crumbling		, Area Aj	ffected : 20%	3	Ψ2,300			
	Jnt Mortar Miss/Ero Location : Building		e, Area A	Affected: 25%					
	Water Penetration, I Location : Boiler I	Extent : Severe, Ared Room, South Facade		d : 25%					
Masonry: Limestone	5%		LIFE	* *	5	\$5,100			
•	Staining/Discoloring	g, Extent : Severe, A	rea Affec	cted : 20%					
	Location : East Ele	evation, 1st Floor							
	Other Observation,		a Affecte	d: 20%					
	Location : East Ele								
	Explanation : Rust	ed Metal Railing Sto	aining La	ower Limestone Ba	nding				
Windows	1000/ N	Φ <b>21</b> 500	2022	* *	~	Ф12 100			
Wood	100% Now Deteriorated Finish,	\$21,500	2033		5	\$13,100			
	Location: Through		еи Ајјесі	ea . 5070					
Parapets	Locuion . Imougi	wai							
Copper/Terne	50%		2045	* *	5	\$7,900			
Masonry: Limestone	50%		LIFE	* *	5	\$2,100			
Roof						Ţ-,-00			
Slate	100% Now	\$22,600	LIFE	* *					
	Broken/Missing Eler		erate, Ar	ea Affected : 10%					
	Location : Through	iout							

Interior

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

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

Asset #: 2794

rchitecture	Cui	rent Re	pair	Futur	e Replacement	М	aintenance		
estem Component Type		Date E	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
erior									
Floors									
Carpet	10%			2021	\$74,100	3	\$8,900		
Cast in Place Concrete	5%			LIFE	* *	5	\$6,500		
	Water Penetrat	ion, Exte	ent : Severe, Ared	a Affecte	d : 25%				
	Location : Ele	ectrical I	Room						
Ceramic Tile	3%			2028	* *	5	\$1,800		
Terrazzo	2%			LIFE	* *	5	\$900		
Vinyl Tile	65%			2025	\$320,900	3	\$14,500		
Vinyl Tile 9" X 9"	15% No	ow	\$19,200	2035	* *	3	\$3,300		
•	Cracking/Crum	bling, E	xtent : Moderate	, Area Ą	ffected : 50%				
	Location: Ba	sement (	Corridor						
	Worn/Eroded, I	Worn/Eroded, Extent : Moderate, Area Affected : 50%							
	Location: Ba	sement (	Corridor						
	Other Observation, Extent: Light, Area Affected: 100%								
	Location : Ba	sement (	Corridor						
	Explanation:	Vinyl T	ile 9 X 9						
Interior Walls									
Ceramic Tile	5%			2034	* *	5	\$2,900		
Plaster	80%			LIFE	* *	5	\$13,700		
	Staining/Discol	oring, E	Extent : Moderate	, Area A	ffected : 30%				
	Location: 5th	Floor (	Attic) Corridor						
Plaster	15% No	)W	\$20,100	LIFE	* *	5	\$2,600		
	Cracking/Crum	bling, E	xtent : Severe, A		cted : 30%		. ,		
	Location: Rooms 107, 108, 109, 110, Southwest Stairwell								
	Water Penetration, Extent: Severe, Area Affected: 30%								
	Location : Ro	oms 101	,103, 107, 107b,	108, 110	), Southwest Stairv	vell			
Ceilings									
AcousTileConcealSpLn	25% No	ow	\$117,400	2045	* *	5	\$9,300		
1			xtent : Moderate	, Area A	ffected : 25%		. ,		
	Location : Co	rridors							
	Staining/Discol	oring, E	Extent : Moderate	, Area A	ffected : 50%				
	Location : Co	rridors							
	Worn/Eroded, Extent : Moderate, Area Affected : 25%								
	Location : Co	rridors							
Plaster	65%			LIFE	* *	5	\$24,200		
Plaster	10% No	w	\$7,600	LIFE	* *	5	\$3,700		
I Iubici			xtent : Moderate		ffected : 20%	5	Ψ3,700		
	Location : Ro			,	J - 2 30/0				
			ent : Severe, Ared	a Affecte	d : 25%				
	Location : Ro				<del></del> /-				

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

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

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

Asset #: 2794

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts Service Equipment Molded Case Bkrs	Location	: Electrice	Extent : Light, Area al Room : Service Switch Rai			5	\$1,100	
Switchgear / Switchboard Molded Case Bkrs	100%	won . man	Service Swiich Rea	2045	**	5	\$1,100	
Raceway Conduit	100%			2025	\$67,800	1		
Panelboards Molded Case Bkrs Molded Case Bkrs Wiring	80% 20%			2024 2033	\$81,700 * *	5 5	\$900 \$200	
Braided Cloth		_	\$53,500 ent : Moderate, Are out The Building	2050 a Affecte	* * d : 100%	1		
Thermoplastic	40%			2035	* *	1		
Motor Controllers Locally Mounted Ground	100%			2023	\$44,300	5	\$300	
Grounding Devices Not Accessible Stand-by Power	100%							
Transfer Switches Automatic	100%			2038	* *	1	\$12,700	
Lighting Interior Lighting Fluorescent	Location		Extent : Light, Area out The Building .amps	2025 Affected	\$430,900 : 100%	10	\$36,400	
Egress Lighting Exit, Service	Location	: Through	Extent : Light, Area out Power From Adjac			1		
Exterior Lighting						10	¢100	
HID Alarm	100%			2025	\$152,700	10	\$100	
Security System No Component Generic	Location		Extent : Light, Area On The Wall	2033 Affected	* * : 100%	1	\$1,600	

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

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

Asset #: 2794

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

Alarm

Fire/Smoke Detection

Generic, Analog 100% 2030 \*\*

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

Location: Corridors

Explanation: Alarm Bells, Manual Pull Station, Strobe Lights, Smoke Detectors

Mechanical	Current Repair	Future	Replacement	М	aintenance				
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year I	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Heating									
Energy Source									
HTHW/HW	100%	2035	**	1					
	Other Observation, Extent: Light	, Area Affected :	100%						
	Location: Throughout								
<u> </u>	Explanation : Supplied From Aa	ljacent Building							
Conversion Equipment	1000/	2020	* *	1	¢10.700				
Heat Exchanger	100% Other Observation, Extent: Light	2038		1	\$19,600				
	Location: Basement	, Area Affectea :	100%						
	Explanation: 2 New Units								
Distribution	Explanation . 2 New Onlis								
Hot Wtr Piping/Pump	20%	2024	\$39,000	4	\$400				
Steam Piping/Pump	40% Now \$32,		**	4	\$800				
Steam I iping/I amp	Corroded, Extent : Severe, Area A			•	φοσσ				
	Location: Extensive Rusting Throughout								
	Leak Evident, Extent : Severe, Area Affected : 10%								
	Location: East Side Of The Buil								
Steam Piping/Pump	40%	2051	* *	4	\$800				
steam 1 iping 1 amp	Recent Replace Evident, Extent : 1		ted : 40%	•	φσσσ				
	Location : Basement	0 - 30							
Terminal Devices									
Convector/Radiator	100%	2023	\$366,400	1	\$12,800				
Air Conditioning						_			
Energy Source									
Electricity	100%	2033	* *	1					
Conversion Equipment									
Window/Wall Unit	50%	2020	\$39,900	1					
No Component	50%								
Ventilation									
Distribution	200/	LIEE	* *	2.5	¢4.400				
Ductwork/Diffusers	20% 80%	LIFE	<i>ት</i> ች	2-5	\$4,400				
No Component	OU%								

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

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

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

Mechanical	C	Current Repair		Future Replacement		Maintenance			
System Component Type		l Date Est Years)	timated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Ventilation Ventilation									
Exhaust Fans		_							
Interior		low	\$900	2025	\$8,600	2	\$200		
	Not in Service		evere, Area Afj	ected: 10	0%				
	Location : R	est Kooms							
No Component	80%								
lumbing									
H/C Water Piping									
Brass/Copper		)-2	\$5,800	2025	\$115,800	1			
	Corroded, Ex Location : V		e, Area Affecte	d : 10%					
Water Heater									
Electric	100%			2024	\$6,000	4	\$200		
	Recent Replac	e Evident, 1	Extent : Light,	Area Affe	ected : 40%				
	Location : B								
			t : Light, Area	Affected	: 40%				
	Location : B								
	Explanation	: One 250	Gallon Electric	: Water E	Ieater				
HW Heat Exchanger									
Low Temp		low	\$1,200	2025	\$12,000	4	\$3,900		
	Not in Service		evere, Area Afj	fected : 50	0%				
	Location : B	asement							
Sanitary Piping									
Cast Iron	100%			LIFE	* *	1			
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1			
Sump Pump(s)									
Submersible	100%			2017	\$6,500	4	\$2,500		
Fixtures									
Generic	100%								
ire Suppression									
Sprinkler									
No Component	50%								
Generic	50%			2025	\$226,500	1-2	\$5,600		

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

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

#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Address : 155 WEST 180th ST

Borough : BRONX Agency's Number : 21028 Program / Asset # : CUN0007.280 / 2646 Yr Built/Renovated : 1926 /

Area Sq Ft : 21,896 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 24-Feb-2014 Landmark Status : NONE

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

Block : 3222 Lot : 62 BIN : 2100253

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$488,700	\$161,900
Interior Architecture	\$38,400	\$246,800
Electrical	\$52,000	\$310,700
Mechanical		\$251,300
Total	\$579,000	\$970,800
Importance Code A	\$488,700	\$161,900
Importance Code B	\$52,000	\$808,900
Importance Code C	\$38,400	
Total	\$579,000	\$970,800

Total	\$163,200	\$11,700	\$4,400	\$26,000
Importance Code C				
Importance Code B	\$107,900	\$10,700	\$3,400	\$24,900
Importance Code A	\$55,300	\$1,100	\$1,100	\$1,100
Total	\$163,200	\$11,700	\$4,400	\$26,000
Mechanical	\$35,200	\$11,000	\$2,700	\$2,300
Electrical	\$2,000	\$700	\$900	\$20,900
Interior Architecture	\$71,800		\$800	\$2,900
Exterior Architecture	\$54,200			
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

rchitecture	Current F	Repair	Futur	e Replacement	M	aintenance		
ystem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
terior								
Exterior Walls								
Masonry: Brick	65% Now	\$181,800	LIFE	* *	5	\$30,900		
	Diagonal Cracks, Ex	tent : Moderate, Ar	ea Affec	ted : 5%				
	Location: Building Corners							
	Int Mortar Miss/Erod, Extent : Severe, Area Affected : 15%							
	Location: Various	Locations						
	Loose Units, Extent:	Severe, Area Affec	ted : 2%					
	Location: Building	Corners						
Masonry: Brick	20%		LIFE	* *	5	\$9,500		
Masonry: Granite	5%		LIFE	* *	5	\$1,800		
Masonry: Limestone	5% Now	\$5,600	LIFE	* *	5	\$1,800		
,	Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%  Location : North And West Facades							
Ctores Comment			2020	* *		¢2.000		
Stucco Cement	5% Now	\$3,400	2030		5	\$3,000		
	Cracking/Crumbling, Location : Lower B		, Area Aj	ffected : 5%				
	Vertical Cracks, Extent : Moderate, Area Affected : 5% Location : Lower Bulkhead							
Windows								
Aluminum	95% 0-2	\$10,200	2041	* *	5	\$2,500		
	Broken/Missing Elements, Extent: Moderate, Area Affected: 10%							
	Location : Missing Insect Screens At Multiple Locations							
Aluminum	5% Now	\$1,100	2041	* *	5	\$100		
	Glazing Broken/Cracked, Extent: Moderate, Area Affected: 5%							
	Location : Stairs							

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

Architecture	Current Repair	Future Replacement	М	Maintenance						
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority					
Exterior										
Parapets										
Masonry: Brick	30% Now \$37,400 Diagonal Cracks, Extent: Moderate, A Location: Northeast Corner Of Low F Jnt Mortar Miss/Erod, Extent: Modera	Roof	5	\$3,300						
	Location: Low Roof	ie, in early ected : 2570								
	Spalling, Extent : Moderate, Area Affect Location : Interior Face	ted : 10%								
Masonry: Brick	60% Now \$224,600 Broken/Missing Elements, Extent : Seve Location : Upper Roof	LIFE ** ere, Area Affected : 20%	5	\$6,600	1					
	Cracking/Crumbling, Extent : Severe, A Location : Upper Roof	Area Affected : 10%								
	Jnt Mortar Miss/Erod, Extent : Severe, Location : Upper Roof	Area Affected : 25%								
	Loose Units, Extent : Severe, Area Affected : 5% Location : Upper Roof									
	Misaligned/Bulging, Extent : Moderate, Area Affected : 5% Location : Upper Roof									
	Miss/Damaged Copings, Extent : Mode Location : Upper Roof	rate, Area Affected : 5%								
	Worn/Eroded, Extent : Severe, Area Aff Location : Upper Roof	fected : 20%								
Masonry: Limestone	10% Now \$33,900  Diagonal Cracks, Extent: Moderate, A		5 etal Rand	\$1,400						
	Location : Decorative Cornice At Northwest Corner And Horizontal Bands Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%									
	Location: Coping And Decorative Cornice									
	Loose Units, Extent: Moderate, Area Affected: 2%									
	Location: Upper And Lower Roof Coping Slabs									
	Water Penetration, Extent: Moderate,	==								
	Location: Coping And At Decorative	Cornice - Northwest Corne	r							

Architecture	Current Repair			Futur	e Replacement	M				
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
xterior										
Roof										
Built-Up (BUR)	40%	2-4	\$30,700	2025	\$51,200					
	Blisters, Extent : Moderate, Area Affected : 25%  Location : Lower Roof									
	Worn/Eroded, Extent : Severe, Area Affected : 100%									
	Worn/Eroded, Extent : Severe, Area Affected : 100% Location : Lower Roof									
	Other Observation, Extent: Light, Area Affected: 100%									
	Other Observation, Extent : Light, Area Affected : 100%  Location : Lower Roof									
		ion : Roof	-							
Built-Up (BUR)	55%	Now	\$14,100	2025	\$70,400					
1 \ /		Roof, Exte	nt : Severe, Area Aj							
	Location	: Near Pa	rapets From Failin	g Mortar	•					
	Grvl/Blst I	Grvl/Blst Miss/Disp, Extent: Moderate, Area Affected: 10%								
		: Upper Ro								
	Ponding, Extent : Moderate, Area Affected : 10% Location : Various Locations									
	Location : Various Locations  Vegetation Growth, Extent : Moderate, Area Affected : 10%									
	Vegetation Growth, Extent : Moderate, Area Affected : 10%  Location : Upper Roof									
	Water Penetration, Extent : Severe, Area Affected : 15% Location : Various Locations									
	Other Observation, Extent: Light, Area Affected: 100%									
	Location: Upper Roof									
	Explanat	ion : Roof	Location							
Single Ply Membrane	5%			2035	* *	10	\$1,400			
2	Recent Rep	olace Evide	ent, Extent : Light, .	Area Affe	ected : 100%					
	Location	: Low Roo	of Bulkhead							
nterior										
Floors	1.50				de de	_	<b>#10.000</b>			
Cast in Place Concrete	15%			LIFE	* *	5	\$10,800			
Ceramic Tile	5%			2034	* *	5 5	\$1,600			
Terrazzo Vinyl Tile 9" X 9"	10% 70%	Now	\$24,700	LIFE 2025	\$246,800	3	\$2,600 \$8,600			
vinyi ine y Ay	Broken/Missing Elements, Extent: Moderate, Area Affected: 10%  Location: Various Locations									
			: Light, Area Affec	ted : 100	0%					
		: Through	-							

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

Asset #: 2646

Architecture	Current Repair		Futur	e Replacement	M				
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
nterior									
Interior Walls									
Concrete Masonry Unit	10%			LIFE	* *	5	\$2,300		
Marble Panels	5%			LIFE	* *				
Plaster	85%	Now	\$38,400	LIFE	* *	5	\$14,700		
	Cracking/	Crumbling,	Extent: Severe, A	rea Affec	eted : 10%				
		ı : Various							
	Loose/Dei	lam Surface	e, Extent : Severe, A	rea Affe	cted : 10%				
	Location	ı : Stair Bul	lkheads, Music Pra	ctice Ro	oms				
	Staining/L	Discoloring,	, Extent : Severe, A	rea Affec	cted : 5%				
	Location	ı : Music Pi	ractice Rooms						
	Water Per	etration, E	xtent : Severe, Ared	a Affecte	d : 10%				
	Location	ı : Bulkhead	ds, Music Practice	Rooms,	Various Other Loca	ations			
Ceilings									
AcousTileSusp.Lay-In	62%	Now	\$32,100	2038	* *	5	\$10,200		
- ,	Broken/Missing Elements, Extent: Moderate, Area Affected: 10% Location: Throughout								
	_	Discoloring, 1 : Through	, Extent : Moderate out	, Area A	ffected : 20%				
Exposed Concrete	25%	Now	\$12,900	LIFE	* *	5	\$1,300		
<b>r</b>	Water Per	etration, E	xtent : Severe, Ared		d : 10%	-	. ,		
	Location: Main Stairway Bulkhead								
Plaster	10%	Now	\$2,100	LIFE	* *	5	\$2,000		
1 145001	Water Penetration, Extent : Severe, Area Affected : 10%								
			s, Music Practice						
Plaster	3%			LIFE	* *	5	\$600		

lectrical	Current Repair	Future	Replacement	M		
ystem Component Type	% of Fail Date Estima Total (Years)	ted Cost Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2045	* *	5	\$100	
	Other Observation, Extent : L	ight, Area Affected :	100%			
	Location : Electrical Room					
	Explanation: One 600 Amp	Main Disconnect Sv	vitch			
Switchgear / Switchboard						
Fused Disc Sw	100%	2025	\$95,500	5	\$100	
Raceway						
Conduit	90%	2025	\$46,200	1		
Conduit	10%	2045	* *	1		
Panelboards						
Fused Disc Sw	10%	2024	\$7,300	5	\$100	
Molded Case Bkrs	10%	2041	* *	5	\$100	
Molded Case Bkrs	80%	2024	\$58,400	5	\$500	

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

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

Asset #: 2646

Electrical	Ctrical Current Repair		Future Replacement			Maintenance		
System Component Type		Date Estimated Cost ears)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts								
Wiring								
Braided Cloth	80% 2	-4 \$52,000	2050	* *	1			
	_	d, Extent : Moderate, Arc croughout The Building	ea Affecte	d : 100%				
Thermoplastic	20%		2045	* *	1			
Motor Controllers								
Locally Mounted	100%		2023	\$44,300	5	\$100		
Ground 5								
Grounding Devices								
Not Accessible	100%							
Stand-by Power								
Transfer Switches								
Automatic	100%		2038	* *	1	\$6,700		
Lighting								
Interior Lighting								
Fluorescent	100%		2030	* *	10	\$20,100		
	T-8 Lamps, Ext Location : Th	tent : Light, Area Affecte croughout	d : 100%					
Egress Lighting								
Emergency, Service	50%		2025	\$5,300	1			
Exit, LED	50%		2040	* *	1			
Exterior Lighting								
HID	30%		2025	\$24,200	10			
		tion, Extent : Light, Area	Affected		-			
	Location : Th	_						
		Controlled Via Photoce	ll					
No Component	70%							
Alarm	7.070							
Fire/Smoke Detection								
No Component	70%							
Generic, Analog		+ \$1,300	2025	\$66,400				
Generie, I maiog		g, Extent : Severe, Area						
	Location : 2n		JJ 10 CU 1					

Mechanical	Current F	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
HTHW/HW	100%		2025	\$49,400	1		
Conversion Equipment							
Heat Exchanger	100%		2038	* *	1	\$10,800	

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

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

Asset #: 2646

Mechanical	Currer	Current Repair		e Replacement	Maintenance					
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Heating										
Distribution	0.50/ N	ΦΩΣ 400	2025	* *	4	Φ000				
Steam Piping/Pump	85% Now	\$25,400	2035	* *	4	\$900				
	Location : Throu	Severe, Area Affected	a: 25%							
		gnoui y, Extent : Severe, Ar	ea Affect	ed · 25%						
	Location : Throu		eu rijjeci	ea . 2570						
Steam Piping/Pump	15%	5,1011	2035	* *	4	\$200				
Terminal Devices	1370		2033			Ψ200				
Convector/Radiator	100%		2023	\$202,000	1	\$7,100				
		ght, Area Affected : 5		+,		+,,				
	Location : 1 Brok									
Air Conditioning										
Energy Source										
Electricity	100%		2041	* *	1					
Conversion Equipment										
Window/Wall Unit	20%		2018	\$8,800	1					
No Component	80%									
Ventilation										
Exhaust Fans										
Not Accessible	100%									
Plumbing										
H/C Water Piping Galv Iron/Steel	1000/ Na	¢c 100	2020	* *	1					
Galv Iron/Steel	100% Now	\$6,400 nt : Moderate, Area A	2030		1					
	Location : Basen		престеи.	23/0						
Water Heater	Eccuron : Busen	ieni, mongnoni								
Electric	100%		2024	\$3,300	4	\$100				
HW Heat Exchanger	10070		2021	Ψ2,200	•	φίσο				
HTHW/HW	100%		2045	* *						
Sanitary Piping										
Cast Iron	100%		LIFE	* *	1					
Storm Drain Piping										
Cast Iron	100%		LIFE	* *	1					
Sump Pump(s)										
Rigid Piping	100%		2025	\$10,800	4	\$2,500				
		, Extent : Light, Area	Affected	: 100%						
	Location : Basem									
-	Explanation : No	t Accessible								
Fixtures	1000/									
Generic	100%									
Fire Suppression										
Sprinkler	100%		2045	* *	1.2	¢ <i>E</i> 100				
Generic		Frient : Light Area	2045		1-2	\$6,100				
		Other Observation, Extent : Light, Area Affected : 10%  Location : Electric Closet								
		rinkler Only For Clos	at							
	Елрининон . эрг	THE OTHER TOT CLOS	c i							

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE HALL OF FAME - AUD. & COLONNADE

Address : 2060 SEDGWICK AVENUE

Borough : BRONX Agency's Number : 21013
Program / Asset # : CUN0007.130 / 2075 Yr Built/Renovated : 1898 / 2002

Area Sq Ft : 12,191 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 25-Feb-2014 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Floors 1

Block : 3222 Lot : 62 BIN : 2100243

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$68,500	\$45,200
Interior Architecture		\$114,900
Electrical	\$41,800	\$39,400
Total	\$110,200	\$199,500
Importance Code A	\$68,500	\$45,200
Importance Code B	\$41,800	\$154,400
Total	\$110,200	\$199,500

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$53,700			
Interior Architecture	\$48,500	\$1,000		
Electrical	\$13,000	\$500	\$500	\$500
Total	\$115,200	\$1,400	\$500	\$500
Importance Code A	\$53,700			
Importance Code B	\$36,000	\$900	\$500	\$500
Importance Code C	\$25,600	\$500		
Total	\$115,200	\$1,400	\$500	\$500



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

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

# CITY UNIVERSITY OF NEW YORK - 042 BRONX COMMUNITY COLLEGE HALL OF FAME - AUD. & COLONNADE

Asset #: 2075

rchitecture	Current Repair Future Replacement						aintenance		
stem Component Type	% of Fail l Total (Yes		timated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
terior									
Exterior Walls									
Masonry: Granite		olonnaa	nt : Light, Area le And Areaway Granite Blocks	,	* * : 100%	5	\$2,600		
Masonry: Granite	60%  Jnt Mortar Miss  Location: We.	t Wall				5	\$15,800		
	Staining/Discold Location : Van Water Penetrati Location : Bas	ous Loc on, Exter	ations						
	Explanation:	er Level Rusticate	Under Colonn ed Granite Bloc	ade ks			<b>\$7,000</b>		
Masonry: Limestone	30% No Cracking/Crum Location: Bas Loose Units, Ex.	ling, Ex	Floor Colonnad	le		5	\$7,900		
		onnade S ring, Ex	Scuppers/ Corn	ice					
	Worn/Eroded, E Location : Thr			Affected	10%				
Windows	Location: 1111	-118110111	Cotonina						
Wood	100% No Air Infiltration, Location: Bas	Extent : 1	\$13,200 Moderate, Area	2050 Affected	* * ! : 100%	5	\$1,600	1	
	Broken/Missing Location: Are	away(s)							
	Dry Rot/Decay, Location : Bas		severe, Area A <sub>j</sub>	jeciea : .	100%				
Roof		·							
Clay Tile	_	Element	\$30,200 s, Extent : Mod Colonnade Roo		* * ea Affected : 10%				
Copper/Terne	10% No Broken/Missing Location : Col	Element		2040 re, Area	* * Affected : 10%				
	Deformed/Dente Location : Thr		t : Moderate, A Colonnade Gu		ted : 20%				
Panel/Paver: Cer/Brk	60% Other Observati Location : Ove		nt : Light, Area ent And Audito		* *	10	\$45,200		

#### 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.

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

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

# CITY UNIVERSITY OF NEW YORK - 042 BRONX COMMUNITY COLLEGE HALL OF FAME - AUD. & COLONNADE

Asset #: 2075

Architecture	C	urrent Rep	pair	Futur	e Replacement	M		
System Component Type		il Date E Years)	stimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Floors								
Cast in Place Concrete	90% N	Now	\$18,300	LIFE	* *	5	\$35,900	
	Cracking/Cru	mbling, Ex	tent : Moderate,	, Area Aj	fected : 10%			
	Location: Basement							
	Water Penetro	ation, Exte	nt : Moderate, A	rea Affe	cted : 10%			
	Location : E	Electrical R	coom, Basement					
Ceramic Tile	5%			2028	* *	5	\$900	
Terrazzo	5%			LIFE	* *	5	\$700	
Interior Walls								
Ceramic Tile	5%			2028	* *	5	\$1,000	
Masonry: Brick	20%			LIFE	* *			
Plaster	75% N	Now	\$25,600	LIFE	* *	5	\$4,500	
	Cracking/Cru	mbling, Ex	tent : Moderate,	Area Aj	fected : 30%			
	Location: B	Basement						
	Water Penetro	ation, Exte	nt : Moderate, A	rea Affe	cted : 25%			
	Location: B	Basement						
Ceilings								
Exposed Struc: Steel	50%			LIFE	* *			
Masonry: Infill Arch	20% N	Now	\$4,700	LIFE	* *			
•	Broken/Missir	ng Elemeni	ts, Extent : Light	, Area A	ffected : 5%			
		_	ling, 1st Floor C	-	=			
Wood	30%			LIFE	* *	5	\$79,000	

Electrical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Raceway								
Not Accessible	100%							
Wiring								
Thermoplastic	100%			2025	\$26,000	1		
Lighting								
Exterior Lighting								
Fluorescent	100%	2-4	\$12,500	2020	\$41,800			
	Damaged 1	Fixtures, E	xtent : Light, Area	Affected	: 100%			
	Location	: Broken I	Bulbs And Missing	Lenses T	hroughout Exterio	r		
Alarm								
Security System								
Generic	100%			2025	\$39,400	1	\$4,600	

Mechanical	Cı	urrent F	Repair	Futur	e Replacement	Ma	aintenance	
System Component Type		il Date Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority

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.

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

#### CITY UNIVERSITY OF NEW YORK - 042 BRONX COMMUNITY COLLEGE HALL OF FAME - AUD. & COLONNADE

Mechanical		Current Rep	air	Futur	e Replacement	Ma	aintenance	
System Component Type		Fail Date Es (Years)	stimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		
Conversion Equipment								
No Component	90%							
No Component	10%							
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX

Address : 185 WEST 180th STREET

Borough : BRONX Agency's Number : 21033

Program / Asset # : CUN0007.330 / 2067 Yr Built/Renovated : 1948 / 2002

Area Sq Ft : 6,480 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 25-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 3222 Lot : 62 BIN : 2100256

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture		\$73,000
Interior Architecture	\$38,600	\$77,300
Electrical		\$44,300
Mechanical		\$57,300
Total	\$38,600	\$251,900
Importance Code A		\$73,000
Importance Code B	\$38,600	\$178,900
Total	\$38,600	\$251,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$47,500			
Interior Architecture	\$4,700			\$1,200
Electrical			\$100	\$5,700
Mechanical	\$8,000	\$500	\$1,000	\$6,600
Total	\$60,200	\$600	\$1,100	\$13,500
Importance Code A	\$47,800	\$300	\$300	\$300
Importance Code B	\$11,400	\$300	\$800	\$13,200
Importance Code C	\$1,000			
Total	\$60,200	\$600	\$1.100	\$13,500



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

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

Asset #: 2067

Architecture	Current	Repair	Future	Replacement	M	aintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Exterior								
Exterior Walls	000/ 17	<b>42.4.400</b>	* ****	ate ate	_	Φ2.400		
Masonry: Limestone	90% Now	\$24,400	LIFE	**	5	\$3,400		
	Broken/Missing Elen Location : Near No							
	Int Mortar Miss/Eros							
	Location : Through		е, Агеи Ај	jeciea . 50%				
	Caulking Deteriorate		Area Affe	cted : 100%				
	Location : Perimete							
Slate Panels	5%		LIFE	**	5	\$200		
State 1 anets	Cracking/Crumbling	Extent : Light Are		1 : 5%	3	Ψ200		
	Location : Various	_						
	Other Observation, E	=		100%				
	Location : Horizon	_	33					
	Explanation: Pain	ted Surface						
Wood	5% Now	\$13,000	2045	* *	5	\$600		
	Deteriorated Finish,	Extent : Moderate,	Area Affe	cted : 100%				
	Location : Fascia T	rims Below Roof L	ine					
	Dry Rot/Decay, Exte	nt : Moderate, Ared	a Affected	: 30%				
	Location : Fascia,							
	Split/Cracked, Exten							
	Location : Fascia T	Frims Below Roof L	ine					
Windows	1000/ 37	<b>#</b> 10.000	20.50	* *	_	<b>#</b> 100		
Aluminum	100% Now	\$10,000	2050		5	\$100		
	Bent/Warped Element Location : Through		ite, Area A	ујестеа : 20%				
	Misaligned/Bulging,		ea Affecte	d · 10%				
	Location : North Si		ей Ајјесте	u . 10/0				
	Caulking Deteriorated, Extent: Moderate, Area Affected: 25%							
	Location : Around							
	Water Penetration, E	xtent : Moderate, A	Area Affect	ted : 20%				
	Location: Around	Window Frames						
Roof								
Modified Bitumen	100%		2025	\$73,000	10	\$12,800		
nterior								
Floors	1000/ 10	\$20 COO	2025	¢77.200	2	¢2 500		
Vinyl Tile	100% Now Adhesion Failure, Ex	\$38,600	2025	\$77,300	3	\$3,500		
	Location: Rooms 1		Ајјестеи .	1370				
	Broken/Missing Elements, Extent: Moderate, Area Affected: 15%							
	Location : Various		,					
	Patching Evident, Ex	tent : Moderate, Ai	rea Affecte	ed : 20%				
	Location : Through							
	Uneven Surface, Exte	ent : Severe, Area A	Affected : 1	00%				
	Location : Through	out						
	Worn/Eroded, Extent		Affected :	100%				
	Location: Through	out						

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

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

Asset #: 2067

Architecture		Current F	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Interior Walls								
Cast in Place Concrete	15%			LIFE	* *			
Concrete Masonry Unit	50%			LIFE	* *	5	\$1,800	
Gypsum Board	20%	Now	\$100	LIFE	* *	5	\$1,100	
		ır/Impact D ı : Corridoı	amage, Extent : Lig · Wall	ght, Area	ı Affected : 2%			
Masonry: Brick	5%	Now	\$800	LIFE	* *			
	Location Other Obs Location	ı : West Sid servation, E ı : West Sid	xtent : Light, Area le Extent : Severe, Area le Party Wall riorated Finish					
Plywood/Hardboard	10%			LIFE	* *			
Ceilings AcousTileSusp.Lay-In	2%	Now	\$1,500	2045	* *	5	\$100	
		issing Elem ı : Bathrooi	nents, Extent : Seve m	re, Area	Affected : 80%			
Exposed Struc: Wood	5%			LIFE	* *			
-		ling, Extent 1 : Through	: Moderate, Area 1 out	Affected	: 10%			
Plaster			\$2,200 Extent : Moderate, A 13	LIFE rea Affe	* * cted : 5%	5	\$5,400	

Electrical		Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Raceway							
Conduit	100%		2025	\$13,600	1		
Panelboards							
Fused Disc Sw	3%		2024	\$700	5		
Molded Case Bkrs	77%		2024	\$16,900	5	\$100	
Molded Case Bkrs	20%		2041	* *	5		
Wiring							
Thermoplastic	80%		2025	\$14,500	1		
Thermoplastic	20%		2045	* *	1		
Motor Controllers							
Locally Mounted	100%		2023	\$44,300	5		
Lighting							
Interior Lighting							
Fluorescent	100%		2030	* *	10	\$5,700	
	T-8 Lamps	, Extent : Light, Area Affected	! : 100%				
	Location	: Throughout The Building					

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

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

Asset #: 2067

Electrical	Current Repair	Future Re	placement	M	aintenance			
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Esti FY	imated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Lighting								
Egress Lighting								
Emergency, Service	50%	2030	* *	1				
	Other Observation, Extent: Light, Area Affected: 100%							
	Location: Throughout							
	Explanation : Gets Power F	rom Adjacent Building (	Generator					
Exit, Service	50%	2030	* *	1				
	Other Observation, Extent : L	ight, Area Affected : 100	0%					
	Location : Throughout							
	Explanation : Gets Power F	rom Adjacent Building (	Generator					
Exterior Lighting								
HID	100%	2025	\$23,900	10				
Alarm								
Fire/Smoke Detection								
Generic, Analog	100%	2030	* *					

Mechanical		Current Repair	Futu	re Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimat (Years)	ted Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source HTHW/HW	100%		2045	* *	1		
Conversion Equipment Heat Exchanger	100%		2038	* *	1	\$3,100	
Distribution Steam Piping/Pump	100%		2045	* *	4	\$500	
Terminal Devices Convector/Radiator	100%		2023	\$57,300	1	\$2,000	
Air Conditioning Energy Source	100%		2041	* *	1	,	
Electricity Conversion Equipment Window/Wall Unit No Component	100% 10% 90%		2020	\$1,200	1		
Ventilation Distribution	7070						
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$3,500	
Exhaust Fans Roof	100%		2020	\$4,800	2	\$200	
Plumbing H/C Water Piping							
Galv Iron/Steel	100%		2023	\$18,100	1		
Water Heater Not Accessible	100%						
HW Heat Exchanger HTHW/HW	100%		2025	\$14,000			

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

<sup>\*\*</sup> 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 Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing							
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)							
Submersible	100%		2017	\$6,500	4	\$2,500	
Fixtures							
Generic	100%						

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE HAVEMEYER LABORATORY

Address : 185 WEST 180th STREET

Borough : BRONX Agency's Number : 21032
Program / Asset # : CUN0007.320 / 2066 Yr Built/Renovated : 1912 / 1948

Area Sq Ft : 12,768 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 25-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Floors 1,2

Block : 3222 Lot : 62 BIN : 2100256

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$168,700	_
Interior Architecture		\$129,400
Electrical		\$44,300
Total	\$168,700	\$173,700
Importance Code A	\$168,700	
Importance Code B		\$173,700
Total	\$168,700	\$173,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$56,900			
Interior Architecture	\$64,700	\$900	\$1,900	\$1,100
Electrical	\$400	\$400	\$500	\$11,700
Mechanical	\$30,200	\$900	\$2,100	\$2,700
Total	\$152,200	\$2,200	\$4,600	\$15,600
Importance Code A	\$56,900			
Importance Code B	\$71,900	\$2,200	\$4,600	\$15,500
Importance Code C	\$23,400			
Total	\$152,200	\$2,200	\$4,600	\$15,600



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

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

Architecture	Current Rep	Current Repair Futu		uture Replacement Maintenance				
System Component Type	% of Fail Date Es Total (Years)	stimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Exterior								
Exterior Walls								
Masonry: Brick	85% Now Corrosion/Rusting, Exter Location: Lintels Thro Cracking/Crumbling, Ex Location: Throughout Vertical Cracks, Extent: Location: Throughout	oughout tent : Moderate, · Moderate, Area	Area Aj	ffected : 10%	5	\$13,100		
Masonry: Limestone	15% Now \$27,500 LIFE ** 5 \$1,700  Jnt Mortar Miss/Erod, Extent: Moderate, Area Affected: 5%  Location: Window Sills, Entrance Stair, Areaway  Loose Units, Extent: Severe, Area Affected: 10%  Location: Stair And Areaway On North Side  Water Penetration, Extent: Severe, Area Affected: 10%  Location: At Stair And Areaway On North Side  Worn/Eroded, Extent: Moderate, Area Affected: 5%  Location: Balcony							
Windows								
Aluminum	100%		2041	* *	5	\$600		
Parapets	100/ 37	Φ	2015	ate ate	_	Φ		
Copper/Terne	10% Now \$5,100 2045 *** 5 \$500  Bent/Warped Elements, Extent: Severe, Area Affected: 15%  Location: South Side Gutters  Broken/Missing Elements, Extent: Severe, Area Affected: 10%  Location: South Side Gutters  Seams Open/Split, Extent: Moderate, Area Affected: 15%  Location: Various Locations  Water Penetration, Extent: Moderate, Area Affected: 25%  Location: Various Locations							
Masonry: Limestone	90% Now Jnt Mortar Miss/Erod, E Location : Eaves And C Water Penetration, Exter Location : Eaves And C	Cornice nt : Moderate, A			5	\$2,300		

Architecture	Current Repair	Future Replacement	Maintenance		
System Component Type	% of Fail Date Estimated Cos Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
xterior Roof					
Clay Tile	90% Now \$74,200 Broken/Missing Elements, Extent: Mo Location: Throughout Miss/Damaged Flashings, Extent: Set Location: Surrounding Skylight Water Penetration, Extent: Moderate Location: Throughout	oderate, Area Affected : 20% vere, Area Affected : 10%			
Skylight, Metal/Glass	10% Now \$24,300 Miss/Damaged Flashings, Extent: Set Location: East Roof Face Water Penetration, Extent: Moderate Location: Skylight	vere, Area Affected : 100%			1
terior					
Floors Carpet	10% Staining/Discoloring, Extent : Modera Location : 1st Floor	2021 \$22,900 ate, Area Affected : 25%	3	\$2,800	
Mosaic Tile	5% Broken/Missing Elements, Extent : Mo Location : Bathroom	2030 ** oderate, Area Affected : 10%	5	\$2,300	
Vinyl Tile	85% Worn/Eroded, Extent : Light, Area Aff Location : Throughout	2025 \$129,400 fected: 80%	3	\$5,800	
Interior Walls					
Gypsum Board	10% Now \$400 Other Observation, Extent: Severe, A Location: Bathroom Explanation: Water Damage		5	\$1,100	
Masonry: Brick	20% Now \$13,400 Efflorescence, Extent: Moderate, Are Location: Attic Water Penetration, Extent: Moderate Location: Attic	a Affected : 20%			
Plaster	70% Now \$9,600 Cracking/Crumbling, Extent: Severe, Location: Basement Paint Peeling, Extent: Moderate, Are Location: Throughout Water Penetration, Extent: Moderate Location: Basement	Area Affected : 10% a Affected : 25%	5	\$3,700	

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

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

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

Asset #: 2066

Architecture		Current Repair		Futur	Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
Exposed Struc: Wood	20%	Now	\$22,500	LIFE	* *			
	Dry Rot/Decay, Extent : Moderate, Area Affected : 10%							
	Location : Attic							
	Water Penetration, Extent : Severe, Area Affected : 10%							
	Location	: Attic						
Plaster	80%	Now	\$18,800	LIFE	* *	5	\$9,200	
	Loose/Delam Surface, Extent : Severe, Area Affected : 10%							
	Location: Near Roof Hatch, Classrooms, Basement							
	Water Penetration, Extent : Severe, Area Affected : 100%							
	Location: Near Roof Hatch, Classrooms, Basement							

Electrical	Current Repa	ir Future	Future Replacement		Maintenance				
ystem Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit			
nder 600 Volts									
Service Equipment									
Fused Disc Sw	100%	2045	* *	5	\$100				
	Other Observation, Extent: Light, Area Affected: 100%								
	Location: Electrical Room								
	Explanation: One 800 Amps Main Disconnect Switch And One 400 Main Disconnect Switch								
Transformers									
Dry Type	100%	2042	* *	5					
	Other Observation, Extend	0 00	: 100%						
	Location : Main Electrical Room								
	Explanation : 300 Kva 4	80v-208/120v							
Switchgear / Switchboard									
Fused Disc Sw	100%	2045	* *	5	\$100				
Raceway									
Conduit	90%	2025	\$19,500	1					
Conduit	10%	2045	* *	1					
Panelboards									
Fused Disc Sw	10%	2024	\$2,900	5					
Fused Disc Sw	5%	2041	* *	5					
Molded Case Bkrs	55%	2024	\$16,100	5	\$200				
Molded Case Bkrs	30%	2041	* *	5	\$100				
Wiring									
Thermoplastic	80%	2025	\$19,000	1					
Thermoplastic	20%	2045	* *	1					
Motor Controllers									
Locally Mounted	100%	2023	\$44,300	5	\$100				
round			•						
Grounding Devices									
Generic	100%	LIFE	* *	5	\$200				
and-by Power									

Stand-by Power

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

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

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

Asset #: 2066

Electrical	Current Repair		Futur	e Replacement	Maintenance		
System Component Type	% of Fail Date Total (Years)		ear FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Stand-by Power							
Transfer Switches							
Automatic	100%	2	038	* *	1	\$3,900	
Lighting							
Interior Lighting							
Fluorescent	100%		030	* *	10	\$11,200	
	=	Light, Area Affected : I	100%				
	Location : Throug	hout The Building					
Egress Lighting							
Emergency, Service	50%		030	* *	1		
		Extent : Light, Area Aff	ected	: 100%			
	Location: Throug						
	Explanation : Get.	s Power From Adjacent	Buila	ing Generator			
Exit, Service	50%	2	030	* *	1		
	Other Observation, Extent: Light, Area Affected: 100%						
	Location: Throug	hout					
	Explanation: Get.	s Power From Adjacent	Build	ing Generator			
Exterior Lighting							
HID	100%	2	030	* *	10		
Alarm	_	_			•	_	•
Fire/Smoke Detection							
No Component	60%						
Generic, Analog	40%	2	030	* *			

Curren	t Repair	Futur	e Replacement	M	aintenance		
		Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
100%		2025	\$27,600	1			
100% Now	\$8,400	2035	* *	4	\$600		
Corroded, Extent:	Severe, Area Affected	d: 20%					
Location: Basem	ent						
Other Observation, Extent : Light, Area Affected : 100%							
Location : Adjace	ent Bldg						
Explanation : Ste	am Supplied From Ai	ınex					
100%		2030	* *	1	\$4,000		
100%		2033	* *	1			
20%		2023	\$4,900	1			
80%							
	% of Fail Day Total (Years)  100%  100% Now Corroded, Extent: Location: Basem Other Observation, Location: Adjace Explanation: Ste  100%  100%	Total (Years)  100%  100% Now \$8,400  Corroded, Extent: Severe, Area Affected Location: Basement  Other Observation, Extent: Light, Area Location: Adjacent Bldg  Explanation: Steam Supplied From Andrews 100%  100%  20%	% of Total   Fail Date   Estimated Cost   Year   FY	% of Total         Fail Date (Years)         Estimated Cost FY         Estimated Cost FY           100%         2025         \$27,600           100%         Now         \$8,400         2035         **           Corroded, Extent : Severe, Area Affected : 20%         Location : Basement         Other Observation, Extent : Light, Area Affected : 100%           Location : Adjacent Bldg         Explanation : Steam Supplied From Annex           100%         2030         **           100%         2033         **           20%         2023         \$4,900	% of Total         Fail Date (Years)         Estimated Cost FY         Year FY         Estimated Cost (Yrs)         Cycle (Yrs)           100%         2025         \$27,600         1           100%         Now         \$8,400         2035         ** 4           Corroded, Extent : Severe, Area Affected : 20%         Location : Basement         Other Observation, Extent : Light, Area Affected : 100%           Location : Adjacent Bldg         Explanation : Steam Supplied From Annex           100%         2030         ** 1           100%         2033         ** 1	Note   Fail Date   Estimated Cost   Year   FY   Estimated Cost   Cycle   (Yrs)	

Ventilation

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

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

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

Mechanical		Current F	Repair	Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,800	
Exhaust Fans								
Interior	100%	Now	\$13,200	2035	* *	2	\$300	
			nt : Moderate, Ared	a Affecte	d : 100%			
	Location	: Basemen	t					
	Noisy/Vibi	rating, Exte	ent : Moderate, Are	a Affecte	ed: 100%			
	Location	: Basemen	t					
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2030	* *	1		
HW Heat Exchanger								
HTHW/HW	100%			2025	\$27,600			
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Submersible	100%			2017	\$6,500	4	\$2,500	
Fixtures								
Generic	100%							
Fire Suppression								
Standpipe								
Generic	100%			2035	* *	1-5	\$6,400	
Sprinkler								
Generic	100%			2035	* *	1-2	\$3,400	

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE LANGUAGE HALL

Address : 2050 SEDGWICK AVENUE

Borough : BRONX Agency's Number : 21011
Program / Asset # : CUN0007.110 / 2074 Yr Built/Renovated : 1894 / 2003

Area Sq Ft : 21,413 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 25-Feb-2014 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Floors 1,3

Block : 3222 Lot : 62 BIN : 2096464

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$39,500	
Interior Architecture	\$36,900	\$55,900
Electrical	\$79,300	\$191,900
Mechanical		\$434,900
Total	\$155,700	\$682,700
Importance Code A	\$39,500	
Importance Code B	\$79,300	\$682,700
Importance Code C	\$36,900	
Total	\$155.700	\$682.700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$16,300			
Interior Architecture	\$1,200	\$18,100	\$800	
Electrical	\$700	\$900	\$1,000	\$25,200
Mechanical	\$24,900	\$15,200	\$3,500	\$1,600
Total	\$43,200	\$34,100	\$5,200	\$26,800
Importance Code A	\$16,300	\$300		\$300
Importance Code B	\$26,300	\$33,800	\$5,200	\$26,500
Importance Code C	\$500			
Total	\$43.200	\$34,100	\$5,200	\$26,800



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

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

Asset #: 2074

Architecture	Current Repair	Future Replacement	Maintenance		
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
Exterior					
Exterior Walls					
Masonry: Brick	85%  Jnt Mortar Miss/Erod, Extent : Mod  Location : Throughout	LIFE ** lerate, Area Affected : 5%	5	\$25,900	
Masonry: Granite	5%	LIFE **	5	\$1,100	
Masonry: Limestone	10% Now \$39,50 Int Mortar Miss/Erod, Extent : Mod Location : Throughout		5	\$2,300	
Windows					
Aluminum	100% Air Infiltration, Extent: Moderate, A Location: Throughout Broken/Missing Elements, Extent: I Location: Missing Glazing At 1st	Light, Area Affected : 2%	5	\$1,200	
Parapets	Zeeumen viirissang Guagang III Isr	1100, 77,000			
Copper/Terne	25% Now \$8,80 Bent/Warped Elements, Extent: Mo Location: South Facade Deformed/Dented, Extent: Moderat Location: South Facade	derate, Area Affected : 15%	5	\$1,500	
Masonry: Limestone	75% Staining/Discoloring, Extent : Mode Location : Throughout	LIFE * * * erate, Area Affected : 10%	5	\$2,400	
Roof					
Clay Tile	100% Now \$7,60 Broken/Missing Elements, Extent : I Location : South Side				
nterior					
Floors	100/	0004 040.000	2	<b>44.600</b>	
Carpet	10%	2024 \$42,000	3	\$4,600	
Ceramic Tile	5% 2-4 \$60 Broken/Missing Elements, Extent : I Location : Bathrooms	00 2020	5	\$800	
Terrazzo	20%  Horizontal Cracks, Extent : Modera  Location : Third Floor	LIFE ** ute, Area Affected : 15%	5	\$4,800	
Vinyl Tile	35% Cracking/Crumbling, Extent : Mode Location : Room 23b	2030 * * * erate, Area Affected : 10%	3	\$4,000	
Vinyl Tile	20%	2025 \$55,900	3	\$2,300	
Wood	10%	2053 **	5	\$5,800	

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

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

Asset #: 2074

Architecture		Current l	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	* *	5	\$600	
Gypsum Board	20%	Now	\$500	LIFE	* *	5	\$3,500	
	_	d/Bulging, 1 : Bathroo	Extent : Moderate, m	Area Aff	fected : 5%			
Masonry: Fieldstone	2%			LIFE	* *			
Plaster	73%	Now	\$36,900	LIFE	* *	5	\$6,500	
	O	d/Bulging, 1 : Through	Extent : Moderate, out	Area Aff	fected : 25%			
		ling, Exteni 1 : Various	: Moderate, Area Locations	Affected	: 25%			
	_	Evident, Ex 1 : Through	tent : Moderate, Ai out	rea Affec	ted : 20%			
		netration, E 1 : West Sta	xtent : Severe, Ared ir	a Affecte	d : 5%			
Ceilings								
AcousTileSusp.Lay-In	80%			2038	* *	5	\$24,600	
Plaster	20%			LIFE	* *	5	\$3,800	
	Paint Pee	ling, Exteni	: Moderate, Area	Affected	: 20%		. ,	
	Location	ı : Various	Classrooms					

ectrical	Current Repair	Future	Replacement	Ma	aintenance			
stem Component Type	% of Fail Date Estim Total (Years)	ated Cost Year F FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
der 600 Volts								
Service Equipment								
Fused Disc Sw	100%	2045	* *	5	\$100			
	Other Observation, Extent:	Light, Area Affected :	100%					
	Location : Electrical Roon	ı						
	Explanation : One 1600 Ar	np And 800 Amp Main	Disconnect Swit	ch				
Transformers								
Dry Type	100%	2038	* *	5	\$100			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Electrical Roon	ı						
	Explanation : One 500 Kva	a And One 30 Kva, 480	0v-208/120v					
Switchgear / Switchboard								
Fused Disc Sw	40%	2025	\$41,800	5				
Fused Disc Sw	60%	2045	* *	5	\$100			
Raceway								
Conduit	90%	2025	\$50,600	1				
Conduit	10%	2045	* *	1				
Panelboards								
Fused Disc Sw	10%	2024	\$8,000	5	\$100			
Molded Case Bkrs	70%	2024	\$55,900	5	\$400			
Molded Case Bkrs	20%	2041	* *	5	\$100			

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

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

Asset #: 2074

Electrical	Current I	Repair	Future	e Replacement Maintenance			
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Wiring							
Braided Cloth	60% 2-4	\$42,700	2050	* *	1		
	Insulation Aged, Exte Location : Through		a Affecte	d : 100%			
Thermoplastic	30%		2025	\$21,300	1		
Thermoplastic	10%		2045	* *	1		
Motor Controllers							
Locally Mounted	90%		2023	\$43,600	5	\$100	
Locally Mounted	10%		2038	* *	5		
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$300	
Stand-by Power							
Transfer Switches							
Automatic	100%		2038	* *	1	\$6,600	
Lighting							
Interior Lighting							
Fluorescent	85%		2030	* *	10	\$16,000	
	T-8 Lamps, Extent : 1 Location : Through		! : 100%				
Incandescent	15%		2020	\$36,600	2	\$100	
Egress Lighting							
Emergency, Service	50%		2020	\$5,400	1		
	Other Observation, E Location : Through	_	Affected	: 100%			
	Explanation: Gets	Power From Adjac	ent Build	ling Generator			
Exit, Service	50%		2020	\$3,000	1		
	Other Observation, E Location : Through		Affected	: 100%			
	Explanation: Gets	Power From Adjac	ent Build	ling Generator			
Alarm		·					
Security System							
No Component	90%						
Generic	10%		2035	* *	1	\$800	
Fire/Smoke Detection							
No Component	60%						
Generic, Analog	40%		2030	* *			

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 HTHW/HW	100%	2051 **	1	

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

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

Asset #: 2074

Mechanical		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Heating									
Conversion Equipment HTHW/HW Exchanger	Location	: Basemer	Extent : Light, Area nt Recently Replaced	2038 Affected	* *	2	\$1,300		
Distribution	Вирини	iton . Criti	necessity Replaced						
Hot Wtr Piping/Pump		0-2 Extent : M a : Through	\$11,000 Toderate, Area Affec out	2033 cted : 509	**	4	\$500		
Hot Wtr Piping/Pump			\$11,000 : Severe, Area Affe	2033 cted : 50	* *	4	\$500		
Terminal Devices									
Air Handler	5%			2025	\$5,900	1	\$600		
Convector/Radiator	85%			2023	\$176,300	1	\$5,600		
Fan Coil Unit/Heat	10%			2025	\$32,900	1	\$700		
Air Conditioning Energy Source Electricity	100%			2033	* *	1			
Conversion Equipment	10070			2033					
Split Unit	20%			2025	\$20,300				
Window/Wall Unit	30%			2018	\$13,500	1			
No Component	50%								
Distribution									
Ductwork/Diffusers	Location	: Basemer	Extent : Light, Area at ng Lunch Room	LIFE Affected	* *	2	\$5,300		
No Commonant	80%	iion . servi	ng Lunch Room						
No Component Terminal Devices	80%								
Fan Coil - Cool/Heat	100%			2025	\$207,900	1	\$6,600		
Heat Rejection	10070			2023	Ψ207,700	1	ψο,σσσ		
Air Condenser Unit	20%			2025	\$4,400	2	\$2,900		
No Component	80%				. ,		. ,		
Ventilation									
Exhaust Fans									
Interior	100%			2025	\$24,300	2	\$600		
Plumbing H/C Water Piping									
Galv Iron/Steel		Extent : M i : Through	oderate, Area Affeo out	2030 cted : 209	**	1			
Water Heater									
Electric	Location	servation, E 1 : Basemen tion : 120 (		2023 Affected	\$3,400 : 100%	4	\$100		

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

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

Mechanical	Current Repair	Future	Future Replacement		Maintenance			
System Component Type	% of Fail Date Estimated Total (Years)	d Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Plumbing								
HW Heat Exchanger								
HTHW/HW	100%	2025	\$50,700					
Sanitary Piping								
Cast Iron	100%	LIFE	* *	1				
Storm Drain Piping								
Cast Iron	100%	LIFE	* *	1				
Sump Pump(s)								
Rigid Piping	100%	2025	\$11,800	4	\$2,500			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location: Basement							
	Explanation: Single Unit							
Fixtures								
Generic	100%							
	Obsolete Fixtures, Extent: Light	t, Area Affected :	100%					
	Location: Throughout							

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### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE LOEW ANNEX

Address : 2085 UNIVERSITY AVENUE

Borough : BRONX Agency's Number : 21022 Program / Asset # : CUN0007.220 / 2079 Yr Built/Renovated : 1920 /

Area Sq Ft : 10,138 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Mar-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1

Block : 3222 Lot : 40 BIN : 2097307

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$126,000	
Interior Architecture	\$104,500	\$42,300
Electrical	\$37,400	\$365,500
Mechanical		\$48,900
Total	\$267,800	\$456,800
Importance Code A	\$126,000	
Importance Code B	\$141,900	\$456,800
Total	\$267,800	\$456,800

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture				
Interior Architecture	\$40,200			\$1,200
Electrical	\$17,900	\$600	\$500	\$600
Mechanical	\$37,500	\$4,700	\$1,400	\$19,400
Total	\$95,600	\$5,400	\$1,900	\$21,200
Importance Code A		\$300		\$12,800
Importance Code B	\$94,700	\$5,100	\$1,900	\$8,400
Importance Code C	\$900			
Total	\$95,600	\$5,400	\$1,900	\$21,200



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

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

Asset #: 2079

Architecture	Current Repair		<b>Future Replacement</b>		Maintenance			
System Component Type		ail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls	400		<b></b>			_	***	
Stucco Cement		Now	\$67,600	2030	**	5	\$10,000	
	_	_	Extent : Severe, A	rea Affec	rted : 25%			
	Location:			ffeeted.	150/			
	Location :		nt : Severe, Area A	ујестеа :	13%			
Roof	Locuiton .	Through	, ui					
Built-Up (BUR)	65%	Now	\$58,400	2035	* *			
Built of (Bolt)			ss, Extent : Moder		Affected: 50%			
	Location :			, , , , , , , , , , , , , , , , , , , ,	33			
		_	xtent : Moderate, .	Area Affe	ected : 20%			
	Location :	Througho	put					
	Water Pener	tration, Ex	tent : Moderate, A	Area Affe	cted : 10%			
	Location:	Offices						
	Worn/Erode	ed, Extent	: Moderate, Area	Affected	: 25%			
	Location:	Through	out					
			xtent : Light, Area	Affected	: 100%			
	Location:	_						
	Explanatio	on : Inacce	essible					
Single Ply Membrane	35%			2025	\$23,100	10	\$7,000	
Interior								
Floors Ceramic Tile	5%	0-2	\$1,400	2034	* *	5	\$400	
Ceranne The			91,400 ents, Extent : Mod		ea Affected : 5%	3	Ψ <del>-1</del> 00	
	Location :	_			cu 11,10 coreu 1 0 7 0			
Raised Access Floor	30%	Now	\$21,000	2028	* *	5	\$8,200	
raisea i iceess i icoi			tent : Moderate, A		eted : 25%	J	Ψ0,200	
	Location:			33				
Vinyl Tile	35%	0-2	\$16,900	2025	\$42,300	3	\$1,900	
, 111,1 1110			: Moderate, Area				Ψ1,>00	
	Location:			55				
Vinyl Tile 9" X 9"	30%	Now	\$47,000	2035	* *	3	\$1,600	
			: Severe, Area Aff		00%		+-,	
	Location:							
Interior Walls								
Concrete Masonry Unit	70%			LIFE	* *	5	\$3,900	
Glass: Single Pane	5%			LIFE	* *	5	\$500	
Gypsum Board	10%			LIFE	* *	5	\$800	
Plywood/Hardboard		Now	\$900	LIFE	* *			
		_		erate, Ar	ea Affected : 20%			
	Location :	Receiving	g Area					

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

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

Asset #: 2079

Architecture	Current Re	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date E Total (Years)	Estimated Cost	Year Es FY	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior							
Ceilings							
AcousTileSusp.Lay-In	100% 0-2	\$57,500	2038	* *	5	\$7,300	
	Broken/Missing Elemen	its, Extent : Mod	erate, Area A	Affected : 25%			
	Location: Throughou	t					
	Staining/Discoloring, E	Extent : Moderate	, Area Affeci	ted : 50%			
	Location: Throughou	t					
	Worn/Eroded, Extent : I	Moderate, Area	Affected: 50	%			
	Location: Throughou	t					

Electrical	<u> </u>	Current Repair		Future Replacement		it	Maintenance			
System Component Type		iil Date Esti Years)	mated Cost	Year FY	Estimated Co	ost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Inder 600 Volts										
Service Equipment										
Fused Disc Sw	75%			2035		* *	5			
	Other Observ			Affected	: 100%					
		Electrical Roo								
		n : Main Servi	ice Switches I		3- 400 Ampere:			Bliss Hall		
Fused Disc Sw	25%			2035		* *	5			
	Other Observ			Affected	: 100%					
		Electrical Roo								
	Explanation	ı : One 400 A	mpere Switch	From U	tility					
Transformers	400						_			
Dry Type	100%			2030		* *	5			
	Other Observ			Affected	: 100%					
		Electrical Roc								
G :: 1	Explanation	n : 2- 112 Kva	ı, 1-30 Kva							
Switchgear / Switchboard	C00/			2025		* *	-			
Fused Disc Sw	60%			2035		* *	5	¢100		
Molded Case Bkrs	40%			2035		11.	5	\$100		
Raceway Conduit	100%			2035	>	* *	1			
Panelboards	100%			2033			1			
Molded Case Bkrs	100%			2033	>	* *	5	\$300		
Wiring	10070			2033				φ300		
Braided Cloth	30%	2-4	\$8,100	2050	>	* *	1			
Braided Cloth		2-4 ged, Extent : N			od · 100%		1			
	Location : 7		10001010, 1110	a rijjeere	a.10070					
Thermoplastic	70%			2035	>	* *	1			
Fround	7070			2033			1			
Grounding Devices										
Generic Generic	100%	2-4	\$9,300	LIFE	>	* *	5	\$100		
Collette		z ¬ vation, Extent	. ,		cted : 100%		5	Ψ100		
	Location:									
		n : Corroded								
Stand-by Power	1									

#### Stand-by Power

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

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

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

Asset #: 2079

Electrical	Current Repair	Futur	e Replacement	M						
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority				
Stand-by Power										
Transfer Switches										
Automatic	100%	2038	* *	1	\$3,100					
Lighting										
Interior Lighting										
Fluorescent	100%	2025	\$314,300	10	\$8,900					
	Motion Sensors in Use, Extent: Light, Area Affected: 50%									
	Location : First Floor Office Area									
	T-8 Lamps, Extent : Light, Area Affect	cted : 100%								
	Location : Throughout									
Egress Lighting										
Exit, Service	100%	2025	\$1,400	1						
Exterior Lighting										
HID	100%	2020	\$37,400	10						
	Other Observation, Extent : Light, Area Affected : 100%									
	Location: Throughout									
	Explanation: Controlled Via Photo	ocell								
Alarm										
Security System										
No Component	50%									
Generic	50%	2025	\$15,000	1	\$1,900					
Fire/Smoke Detection										
No Component	50%									
Generic, Analog	50%	2025	\$51,300							
	Other Observation, Extent : Light, Area Affected : 100%									
	Location: Throughout									
	Explanation : Smoke Detector And	Strobe Ligh	ts							

Mechanical		Current R	lepair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
Electricity	50%			2025		1		
HTHW/HW	50%			2025	\$3,300	1		
Conversion Equipment								
Radiant Heater	30%			2020	\$12,500	2	\$1,400	
No Component	70%							
	Other Obs	ervation, E.	xtent : Light, Area	Affected	: 0%			
	Location	: Througho	out					
	Explanat	ion : Suppl	ied From Adjaceni	Building	3			
Distribution								
Hot Wtr Piping/Pump	70%	2-4	\$3,000	2033	* *	4	\$300	
	Corroded,	Corroded, Extent: Light, Area Affected: 30%						
	Location	: 1st Floor						
No Component	30%							

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

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

Mechanical		Current l	Repair	Futur	re Replacement	Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Terminal Devices								
Air Handler	70%	Now	\$2,200	2025	\$10,800	1	\$3,800	
			t : Severe, Area Aff	ected: 3	30%			
		a : 1st Floo	<i>r</i>					
Fan Coil Unit/Heat	30%			2025	\$12,800	1	\$900	
Air Conditioning								
Energy Source								
Electricity	100%			2033	* *	1		
Conversion Equipment	40		<b>*** * * * * * * * * *</b>		<b>*</b> 40.000	_		
Int Pkg Unit - Cooling	40%	Now	\$14,700	2023	\$48,900	2	\$200	
			t : Severe, Area Aff	ected: 3	30%			
		a: 1st Floo						
Ext Pkg Unit - Cooling	40%		\$17,500	2035	* *	2	\$200	
	-		ent : Severe, Area A	ffected :	40%			
	Location	: Roof						
Window/Wall Unit	20%			2018	\$3,900	1		
			Extent : Light, Area	Affected	! : 20%			
		: 1st Floo						
	Explana	tion : 2 Un	its					
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,400	
Exhaust Fans	2001			2025	Φ2 100		<b>\$1.00</b>	
Interior	20%			2025	\$2,100	2	\$100	
Roof	80%			2020	\$6,000	2	\$200	
Plumbing II/C Water Pining								
H/C Water Piping	100%			2025	¢20 400	1		
Brass/Copper Water Heater	100%			2023	\$28,400	1		
Electric	100%			2023	\$1,500	4	\$100	
	100%			2023	\$1,300	4	\$100	
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Fixtures	100%			LII·E		1		
Generic	100%							
Generic	100%							

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE LOEW RESIDENCE

Address : 2055 UNIVERSITY AVENUE

Borough : BRONX Agency's Number : 21020 Program / Asset # : CUN0007.200 / 2078 Yr Built/Renovated : 1954 /

Area Sq Ft : 53,776 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 27-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,5

Block : 3222 Lot : 1 BIN : 2014898

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$704,300	\$100,100
Interior Architecture	\$855,800	
Electrical		\$1,769,600
Mechanical	\$93,900	
Total	\$1,654,000	\$1,869,700
Importance Code A	\$704,300	\$100,100
Importance Code B	\$949,700	\$1,769,600
Total	\$1,654,000	\$1,869,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$1,600	\$18,700		\$200
Interior Architecture	\$8,300	\$1,900	\$1,900	\$13,200
Electrical	\$44,900	\$1,900	\$2,300	\$2,300
Mechanical	\$48,600	\$4,300	\$6,000	\$11,000
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
Total	\$108,300	\$31,800	\$15,100	\$31,700
Importance Code A	\$4,200	\$21,300	\$2,600	\$2,900
Importance Code B	\$104,100	\$10,500	\$12,500	\$28,700
Importance Code C				
Total	\$108.300	\$31,800	\$15,100	\$31,700



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

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

Asset #: 2078

chitecture		Current	Repair	Futur	e Replacement	М	aintenance		
stem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
erior									
Exterior Walls									
Masonry: Brick	10%		\$147,500	LIFE	**	5	\$10,000	1	
	_	Cracks, Ex ı : North Bı	tent : Severe, Area	Affected	: 20%				
			икпеаа Extent : Moderate, A	l noa Affa	atad . 25%				
		ı Cracks, E ı : North Bı		теи Ајје	ciea . 2576				
			akneda d, Extent : Moderat	e Area	Affected · 50%				
		: North Bi		c, 111 ca 1	ijjeerea : 5070				
	Loose Units, Extent : Moderate, Area Affected : 20%								
	Location: North Bulkhead								
	Misaligned/Bulging, Extent : Severe, Area Affected : 25%								
	Location	Location : North Bulkhead							
	_	Rusting Masonry Supt, Extent: Severe, Area Affected: 50%							
	Location	: North Bi	ılkhead						
Masonry: Brick	90%		\$265,500	LIFE	* *	5	\$90,100		
	_	Rusting Masonry Supt, Extent : Moderate, Area Affected : 30%  Location : Window Lintels, Throughout							
	Location	: Window	Lintels, Throughou	ıt					
Windows	1000/	NT	¢110.400	2050	* *	~	Ф1 200		
Aluminum	100%		\$110,400	2050		5	\$1,300		
	Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%  Location : Throughout								
		_	Extent : Moderate,	Area Af	fected : 50%				
		: Through							
Parapets									
Metal Panel	5%			2045	* *	5	\$500		
Metal Rail	70%			2038	* *	5-10	\$30,900		
Metal Rail	25%	Now	\$1,600	2038	* *	5	\$4,300		
			nents, Extent : Mod	erate, Ar	ea Affected : 20%				
		: Lower Re	=		C . 1 250/				
			Extent : Moderate,	Area Af	tected: 25%				
Doof	Locuiton	: Lower Ro	<i></i>						
Roof Built-Up (BUR)	95%	Now	\$180,900	2035	* *				
Dunt-Op (DOK)									
	Blisters, Extent : Moderate, Area Affected : 25% Location : Throughout								
	Vegetation Growth, Extent : Moderate, Area Affected : 30%								
	Location : Lower Roof								
	Worn/Ero	ded, Extent	: Moderate, Area	Affected	: 50%				
	Location	: Through	out						
Modified Bitumen	5%			2025	\$12,100	10	\$2,100		

Interior

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

Asset #: 2078

Architecture	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Floors								
Carpet	5%			2024	\$48,500	3	\$5,800	
Cast in Place Concrete	5%			LIFE	* *	5	\$8,500	
Ceramic Tile	5%			2034	* *	5	\$3,900	
Vinyl Tile 9" X 9"	85%			2020	\$711,300	3	\$33,100	
		issing Elem : Through	ents, Extent : Light out	t, Area A	ffected : 2%			
Interior Walls								
Concrete Masonry Unit	95%			LIFE	* *	5	\$28,300	
Wood	5%			LIFE	* *	5	\$14,900	
Ceilings								
AcousTile, Adhered	20%	0-2	\$144,500	2045	* *	5	\$8,000	
	U	iscoloring, : Corridor	Extent : Moderate s	, Area Ą	ffected : 25%			
	Worn/Eroc	ded, Extent	: Moderate, Area	Affected	: 25%			
	Location	: Corridor	S					
AcousTileConcealSpLn	10%			2030	* *	5	\$9,900	
Exposed Concrete	50%			LIFE	* *	5	\$6,200	
Plaster	20%			LIFE	* *	5	\$9,900	

ectrical	Current Repair	Futu	re Replacement	M	aintenance		
stem Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
der 600 Volts							
Service Equipment							
Fused Disc Sw	100%	2035	* *	5	\$200		
	Other Observation, Extent : Light, Area	Affectea	! : 100%				
	Location: Electrical Room						
	Explanation: Main Service Switch Ra	ted @ 12	200 Amperes				
Transformers							
Dry Type	100%	2030	* *	5	\$200		
	Other Observation, Extent: Light, Area Affected: 100%						
	Location: Electrical Room						
	Explanation: 300 Kva And 112 Kva						
Switchgear / Switchboard							
Fused Disc Sw	50%	2035	* *	5	\$100		
Molded Case Bkrs	50%	2025	\$71,600	5	\$700		
Raceway							
Conduit	85%	2025	\$102,800	1			
Conduit	15%	2035	* *	1			
Panelboards							
Molded Case Bkrs	15%	2033	* *	5	\$200		
Molded Case Bkrs	85%	2024	\$86,900	5	\$1,200		

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

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

Asset #: 2078

Electrical	Current Rep	pair F	uture	Replacement	Ma	aintenance		
System Component Type	% of Fail Date Es		ear ] FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Inder 600 Volts								
Wiring								
Braided Cloth	20% 2-4	' /	)50	* *	1			
	Insulation Aged, Extent		fected	: 100%				
	Location : Throughout			****				
Thermoplastic	65%		)25	\$110,400	1			
Thermoplastic	15%	20	)35	* *	1			
Motor Controllers Locally Mounted	100%	20	)23	\$44.200	5	\$400		
Ground Locally Mounted	100%	20	)23	\$44,300	3	\$400		
Grounding Devices								
Generic	100% 2-4	\$9,300 LI	FE	* *	5	\$800		
	Other Observation, Exte			ted : 100%		4000		
	Location : Mechanical		33					
	Explanation : Corrode	d, Main Water Servi	ice					
Stand-by Power								
Transfer Switches								
Automatic	100%	20	)38	* *	1	\$16,500		
Lighting								
Interior Lighting	4.0.007	2		φ <b>π</b>	10	<b>45.5</b> 00		
Fluorescent	100%		)25	\$563,800	10	\$47,700		
	T-8 Lamps, Extent : Light Location : Throughout		90%					
Egrage Lighting	Location . Infoughout	The Duttuing						
Egress Lighting Exit, Service	100%	20	)25	\$13,700	1			
Exit, Service	Other Observation, Exte				1			
	Location: Throughout		cica.	10070				
	Explanation : Gets Por		Buildi	ng Generator				
Exterior Lighting	.T			U				
HID	100%	20	)25	\$198,300	10	\$200		
Alarm				•				
Fire/Smoke Detection								
Generic, Analog	100%		)25	\$543,900				
	Other Observation, Exte	nt : Light, Area Affe	cted :	100%				
	Location: Corridors							
	Explanation : Smoke L	Detectors, Bells And	Manu	al Pull Station				

Mechanical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	Year Estimated Cost FY	Cycle Estimated Cost (Yrs)	Priority
Heating				
Energy Source				
HTHW/HW	100%	2035 **	1	
	Other Observation, Extent : Light, Ar	rea Affected : 100%		
	Location: Throughout			
	Explanation : Supplied From Adjac	ent Building		

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

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

Asset #: 2078

Mechanical	Current	Repair	Futur	Future Replacement Maintenance			
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating Conversion Equipment Heat Exchanger	100% Other Observation, L Location : Baseme Explanation : 1 Ne	nt Steam Room	2038 Affected	* *	1	\$25,700	
Distribution Steam Piping/Pump	100%		2045	* *	4	\$3,800	
Terminal Devices Convector/Radiator Air Conditioning	100%		2030	**	1	\$16,800	
Energy Source Electricity	100%		2033	* *	1		
Conversion Equipment Window/Wall Unit No Component	90% 10%		2020	\$93,900	1		
Ventilation Distribution Ductwork/Diffusers No Component	40% 60%		LIFE	**	2-5	\$11,600	
Exhaust Fans Interior Roof No Component	10% 30% 60%		2030 2025	* * \$12,100	2 2	\$200 \$500	
Plumbing H/C Water Piping Brass/Copper	100% 0-2 Corroded, Extent : S Location : Water N		2035 d : 20%	**	1		
Water Heater Electric	100% Recent Replace Evia Location: Baseme Other Observation, Location: Baseme Explanation: One	nt Extent : Light, Area	Affected	: 35%	4	\$300	
HW Heat Exchanger Low Temp	100%		2025	\$15,700	4	\$7,700	
Sanitary Piping Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping Cast Iron	100% 0-2 Broken, Extent : Mo Location : Rooftop		LIFE ed : 50%	* *	1		
Sump Pump(s) Submersible	100% 0-2 Corroded, Extent : S Location : Baseme		2020 d : 100%	\$6,500	4	\$1,600	

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

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

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

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
Plumbing				
Fixtures				
Generic	100%			
Vertical Transport				
Elevators				
Hydraulic	100%	LIFE **		
	Other Observation, Extent : Light, Area	Affected: 100%		
	Location : 1-5 Fl			
	Explanation: 1 Unit			

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### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE MACCRACKEN HALL

Address : 181 HALL OF FAME TERRACE

Borough : BRONX Agency's Number : 21050 Program / Asset # : CUN0007.500 / 2069 Yr Built/Renovated : 1895 /

Area Sq Ft : 17,028 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Mar-2014 Landmark Status : NONE

Areas Surveyed : Basement, Floors 1,2,3

Block : 3223 Lot : 50 BIN : 2090982

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$218,200	\$16,300
Interior Architecture	\$329,900	
Electrical		\$300,500
Mechanical		\$136,600
Total	\$548,100	\$453,400
Importance Code A	\$218,200	\$16,300
Importance Code B	\$246,800	\$437,100
Importance Code C	\$83,000	
Total	\$548,100	\$453,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$97,200			
Interior Architecture	\$60,300			\$4,600
Electrical	\$4,700		\$200	\$9,400
Mechanical	\$74,800	\$18,700	\$2,200	\$4,700
Total	\$237,000	\$18,700	\$2,400	\$18,700
Importance Code A	\$120,600	\$1,600	\$1,600	\$1,900
Importance Code B	\$102,900	\$17,100	\$800	\$16,800
Importance Code C	\$13,400			
Total	\$237,000	\$18,700	\$2,400	\$18,700



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

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

rchitecture	Current Re	pair	Futur	e Replacement	M	aintenance	
rstem Component Type	% of Fail Date 1 Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior							
Exterior Walls					_		
Masonry: Brick	3% Now	\$2,500	LIFE	**	5	\$800	
	Diagonal Cracks, Exte Location : Around W		ea Affect	ted : 10%			
	Jnt Mortar Miss/Erod,		a Araa l	Affactad · 20%			
	Location : Around W		e, Area A	ijjeciea . 2070			
Masangu Fieldstone	75% Now	\$88,800	LIFE	* *	5	\$15,800	
Masonry: Fieldstone	Diagonal Cracks, Exte				3	\$13,800	
	Location : Throughou		eu rijjeei	.ca . 570			
	Jnt Mortar Miss/Erod,		e. Area A	Affected : 10%			
	Location : Throughou		.,	33			
Stucco Cement	2% Now	\$7,900	2030	* *	5	\$700	
Staces coment	Cracking/Crumbling, I			fected : 15%	C	Ψ,00	
	Location : Throughou			•			
Wood	10% Now	\$86,300	2045	* *	5	\$7,000	
	Broken/Missing Eleme			ea Affected : 10%			
	Location: Dormers,						
	Dry Rot/Decay, Extent						
	Location: Eaves, Po						
	Paint Peeling, Extent:						
	Location: Throughou						
	Split/Cracked, Extent : Location : Throughou		Ајјестеа .	. 2370			
Wood	10% Now	\$43,100	2038	* *	5	\$7,000	
wood	Deteriorated Finish, E.				3	\$7,000	
	Location : Fascia, Po		111 ca 11jj	. 5070			
Windows	,	•					
Aluminum	100% 0-2	\$31,500	2050	* *	5	\$400	
	Bent/Warped Elements	, Extent : Severe,	Area Aff	fected : 50%			
	Location : Throughou	ıt					
	Weather Strip Missing,		Area Affe	ected : 75%			
	Location : Throughou	ıt					

Architecture	Curre	ent Repair	Futur	e Replacement	М		
System Component Type	% of Fail D Total (Yea	ate Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior	•						
Roof							
Roll Roofing	Location: Flat I Split/Cracked, Ex Location: Flat I Water Penetratio Location: Flat I	t, Extent : Severe, Area Roof tent : Severe, Area Afj Roof n, Extent : Severe, Are	fected : 2:	5% 1 : 100%	5	\$5,400	
	Location : Flat		cerea . Te	.0,0			
Roll Roofing Skylight, Metal/Glass	20% 5% Now Water Penetratio Location: Over Other Observatio Location: Over	\$29,200 n, Extent : Moderate, . Stair n, Extent : Moderate, Stair			5	\$6,700	
Clare	Explanation : L	ory Kot	LIPE	* *			
Slate	-	Evident, Extent : Light, Is Currently Being Re					
nterior							
Floors	40	<b>*= -</b> 00		de de	_	<b>**</b> 400	
Cast in Place Concrete	Location: Base	ling, Extent : Severe, A ment Extent : Moderate, Ard			5	\$5,400	
Slate		y \$8,400 c, Extent : Moderate, A ment Under Porch	LIFE rea Affec	* * ted : 100%	5	\$2,600	
Vinyl Tile 9" X 9"	67% Nov Water Penetratio Location : Vari	n, Extent : Severe, Are	2035 va Affected	* * d : 25%	3	\$6,200	
Wood	Location: Thro Deflection Eviden Location: Stain Uneven Surface, Location: Open	Elements, Extent : Seve ughout nt, Extent : Moderate, (s), And Lobby Extent : Moderate, Ard n Stairs tent : Moderate, Area	Area Affe ea Affecte	cted : 25% d : 50%	5	\$3,000	

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

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

Asset #: 2069

Architecture		Current R	epair	Futur	Future Replacement Maintenance				
System Component Type		Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
nterior									
Interior Walls	<b>5</b> 0/			LIEE	* *	_	\$700		
Gypsum Board	5% 15%	Now	\$13,400	LIFE LIFE	* *	5	\$700		
Masonry: Brick			Extent : Severe, A						
			In Basement	170471330	cica . 1070				
			tent : Moderate, A	Area Affe	cted : 10%				
	Location :			33					
Plaster	75%	Now	\$83,000	LIFE	* *	5	\$5,300		
			ents, Extent : Seve		Affected : 25%		, - ,		
	Location :	Third Flo	or, Basement						
	Cracking/C	rumbling,	Extent : Severe, A	rea Affec	ted : 50%				
			or, Basement						
			tent : Severe, Ared	a Affecte	d : 50%				
	Location :	Third Flo	or, Basement						
Wood	5%			LIFE	* *	5	\$4,700		
Ceilings						_			
AcousTile,Adhered	5%			2030	* *	5	\$1,300		
AcousTileSusp.Lay-In	15%		<b>#20</b> 000	2030	* *	5	\$3,800		
Exposed Struc: Wood	10%	Now	\$30,900	LIFE					
	=	-	t : Moderate, Area Under Porch	і Ајјесіес	1:33%				
			: Moderate, Area	Affected	· 45%				
	-		Under Porch	ijjeerea -	. 1570				
			Moderate, Area	Affected .	: 50%				
			Under Porch	33					
Plaster	70%	Now	\$90,400	LIFE	* *	5	\$11,000		
	Broken/Mis		ents, Extent : Seve		Affected : 10%		, ,		
	Location :	Third Flo	or, Basement, Fir.	st Floor	Office				
	Cracking/C	rumbling,	Extent : Moderate	, Area Aj	ffected : 35%				
	Location:	Third Flo	or, Basement, Fir.	st Floor	Office				
			tent : Severe, Ared						
			or, Basement, Fir.						
			: Moderate, Area	Affected .	: 35%				
	Location :	Througho	ut						

Electrical	Current Repair	Futur	e Replacement	Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Molded Case Bkrs	100%	2025	\$4,700	5	\$400	
	Other Observation, Extent: Light, Are	a Affected	: 100%			
	Location : Electrical Room					
	Explanation : One 400 Amps Main L	isconnect	Switch			
Switchgear / Switchboard						
Molded Case Bkrs	100%	2025	\$79,200	5	\$400	

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

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

Asset #: 2069

Electrical	Current Re	pair Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Date F Total (Years)	Estimated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Raceway						
Conduit	100%	2025	\$21,600	1		
Panelboards						
Molded Case Bkrs	100%	2024	\$29,200	5	\$400	
Wiring Braided Cloth	20% 2-4 Other Observation, Ext Location : Throughou	==		1		
	Explanation : Insulati	on Aged				
Thermoplastic	80%	2025	\$19,000	1		
Grounding Devices Not Accessible	100%					
Lighting						
Interior Lighting						
Fluorescent	95%	2025	, ,	10	\$14,300	
	T-8 Lamps, Extent : Lig Location : Throughou		ó			
Incandescent	5%	2020	\$8,900	2		
Egress Lighting						
Emergency, Service	50%	2025	. ,	1		
Exit, Service	50%	2025	\$2,200	1		
Exterior Lighting HID	30% Other Observation, Ext	2025 ent : Light, Area Affecte	. ,	10		
	Location : Exterior					
	Explanation : Control	led Via Photocell				
No Component	70%					
Alarm Fire/Smoke Detection						
No Component	70%					
Generic, Analog	30%	2025	\$51,700			

Mechanical		Current R	lepair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
Fuel Oil No 2	100%			2035	* *	5	\$5,100	
Conversion Equipment								
Steam Boiler	100%	0-2	\$23,500	2030	* *	1	\$14,700	
	Corroded,	Extent: Me	oderate, Area Affe	cted : 20	%			
	Location	: Boiler, Be	asement					
	Other Obs	ervation, E	xtent : Light, Area	Affected	! : 100%			
	Location	: Basement	t					
	Explana	ion : One U	Init					

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

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

Mechanical		Current F	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Distribution								
Steam Piping/Pump	100%	2-4	\$33,700	2035	**	4	\$800	
		riorating, : Basemen	Extent : Light, Ared t	ı Affecte	d : 30%			
Terminal Devices								
Convector/Radiator	90%			2023	\$136,600	1	\$4,800	
Convector/Radiator	10%	Now	\$7,600	2045	* *	1	\$500	
	Damaged,	Extent : Li	ight, Area Affected	: 30%				
	Location	: 3rd Floo	r					
Air Conditioning								
Energy Source								
Electricity	100%			2024	\$22,800	1		
Conversion Equipment								
Window/Wall Unit	50%			2018	\$16,500	1		
No Component	50%							
Plumbing								
H/C Water Piping Galv Iron/Steel	100%	0-2	\$9,600	2030	* *	1		
Galv Iron/Steel			\$9,000 oderate, Area Affe			1		
		: Basemen		леа . 50	70			
Water Heater								
Electric	100%			2023	\$2,500	4	\$100	
	Other Obse	ervation, E	Extent : Light, Area	Affected	: 100%			
	Location	: Basemen	t t					
	Explanat	ion : 40 Ge	allon					
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
Generic	100%							

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Address : 161 WEST 180th STREET

Borough : BRONX Agency's Number : 21029
Program / Asset # : CUN0007.290 / 2063 Yr Built/Renovated : 1967 / 2004

Area Sq Ft : 230,601 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 24-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,6,7,8

Block : 3222 Lot : 62 BIN : 2014900

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$1,734,000	\$1,170,900
Interior Architecture	\$1,011,400	\$240,200
Electrical	\$835,900	\$3,206,300
Mechanical	\$1,892,200	\$559,800
Total	\$5,473,500	\$5,177,100
Importance Code A	\$1,734,000	\$1,170,900
Importance Code B	\$3,603,200	\$3,904,700
Importance Code C	\$136,300	\$101,600
Total	\$5,473,500	\$5,177,100

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$23,400			\$1,100
Interior Architecture	\$258,500	\$33,900	\$16,200	\$53,800
Electrical	\$49,800	\$16,100	\$16,300	\$40,600
Mechanical	\$144,900	\$49,900	\$77,100	\$75,400
Elevators/Escalators	\$35,500	\$35,500	\$35,500	\$35,500
Total	\$512,100	\$135,500	\$145,100	\$206,300
Importance Code A	\$51,900	\$10,900	\$10,900	\$12,500
Importance Code B	\$460,200	\$124,600	\$126,200	\$193,800
Importance Code C			\$7,900	
Total	\$512,100	\$135,500	\$145,100	\$206,300



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

<sup>\*\*</sup> 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 Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior								
Exterior Walls Cast in Place Concrete		Crumbling,	\$286,800 Extent : Moderate nd West Facades, F		* * ffected : 5%	5	\$520,600	
	Location Spalling, I	ı : Northwe	ent, Extent : Moder est Corner Of Base, ederate, Area Affect out	At Mech	anical Roof And E	Exterior C	Concrete Stair	
Concrete Masonry Unit	2%			LIFE	* *	5	\$5,200	
Masonry: Brick	20%			LIFE	* *	5	\$83,300	
		pair Evider 1 : Through	nt, Extent : Light, A out	rea Affe	cted : 25%			
Masonry: Fieldstone	Location Open Join	r Miss/Eroo ı : West Fa	Moderate, Area Aj			5	\$28,100	
Pre-Cast Concrete	Location Caulking	nts, Extent : 1 : Near Pa	\$262,200 Severe, Area Affect rking Area, Variou ed, Extent : Severe, out	s Other I	Locations	5	\$527,900	
Window Wall	Location Corrosion	ation, Exter 1 : North Fo	Extent : Moderate, A	30		5	\$39,000	
Windows								
Aluminum	Condensa	Now tion Presen 1: Through	\$624,000 at, Extent : Moderat out	2050 te, Area A	* * Affected : 100%	5	\$7,600	
	_	Deteriorate 1 : Through	ed, Extent : Severe, out	Area Aff	ected : 100%			
			extent : Severe, Arec wers - All Levels, V					
Metal Louvers	3%			2034	* *	10	\$2,900	

Asset #: 2063

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Parapets								
Cast in Place Concrete	20%			LIFE	* *	5	\$22,600	
	Cracking/	Crumbling,	Extent: Light, Are	a Affecte	ed : 5%			
	Location	ı : Through	out					
Masonry: Brick	15%			LIFE	* *	5	\$1,600	
Masonry: Fieldstone	30%			LIFE	* *	5	\$4,100	
Metal Panel	5%			2045	* *	5	\$2,100	
Pre-Cast Concrete	30%	Now	\$5,700	LIFE	* *	5	\$20,700	
	Open Join	ts, Extent:	Severe, Area Affec	ted : 50%	6			
	-		hanical Roof					
	Vertical C	racks, Exte	ent : Light, Area Aff	ected : 5	<b>1%</b>			
	Location	: Various	Locations Through	out				
Roof								
Built-Up (BUR)	50%	Now	\$204,300	2035	* *			
1 \ /	Blisters, E	Extent : Seve	ere, Area Affected :	10%				
		i : Through						
	Embed. G	ravel Surfa	ce, Extent : Light, A	Area Affe	ected : 100%			
		ı : Through		33				
			: Severe, Area Affe	ected : 10	00%			
		ı : Through						
Plaza Roof: Stone Panel	s 45%	0-2	\$17,600	2045	* *			
ruzu roor. Stone runer		~ -	Extent : Moderate, A		cted : 10%			
		ı : Through						
		tion : Spall						
Skylight, Metal/Glass	5%	Span	0	2045	* *	10	\$15,200	

Interior

Architecture		Current	Repair	Futu	re Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Floors								
Carpet	Location Water Pen Location	: Offices, etration, E : Various	Extent : Severe, Ared Offices, Library, T	a Affecte Studio	d : 20%	3	\$99,300	
			t : Moderate, Area A	Ађестеа	: 100%			
	Other Obs		Extent : Moderate, A Offices, Library, T		ected : 10%			
Cast in Place Concrete	10%			LIFE	* *	5	\$72,400	
Ceramic Tile	5%			2034	* *	5	\$16,600	
Terrazzo	5%	0-2	\$37,600	LIFE	* *	5	\$12,900	
	_	-	, Extent : Moderate sing In Stair Tower	_	ffected : 20%		. ,	
Vinyl Tile	Location	: Labs	Extent : Light, Area ! Sheet Tile	2030 Affected	* * ! : 100%	3	\$12,400	
Vinyl Tile 9" X 9"	Location Worn/Eroc	: Various led, Exteni	\$534,300 Extent : Moderate Locations Through : Moderate, Area Locations Through	out Affected		3	\$62,100	
Interior Walls								
Cast in Place Concrete	_	2-4 Cracks, Ex : Stair To	\$58,800 tent : Moderate, Ar wer	LIFE ea Affec	* * ted : 5%			
Ceramic Tile	5%			2034	* *	5	\$15,900	
Concrete Masonry Unit		_	\$77,500 nents, Extent : Seven			5	\$57,100	
	Location: Water Cooler Locations On Each Floor Staining/Discoloring, Extent: Severe, Area Affected: 100% Location: Throughout Other Observation, Extent: Severe, Area Affected: 100% Location: Throughout Corridors Explanation: Dirt Build-up On Textured Surface							
Community Manager He's		ion . Diri .	<i>Бина-ир Он Техниг</i>		* *	-	¢44.400	
Concrete Masonry Unit	35%			LIFE	* *	5	\$44,400	

Asset #: 2063

chitecture	Current Repair		Future Replacement		Maintenance			
tem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
rior								
Ceilings								
AcousTileConcealSpLn		\$157,000	2045	* *	5	\$31,000		
	Broken/Missing Elem							
	Location : Laborate		_					
	Staining/Discoloring,		, Area Aff	ected: 50%				
	Location: Through		A CC . 1	50/				
	Water Penetration, E. Location: 8th Floor		а Ађестеа	: 5%				
	Worn/Eroded, Extent		Affactad .	1000/				
	Location : Through		Ајјестеа .	100%				
A T:1 . C I I I I	40% Now	\$104,600	2038	* *	5	\$66,200		
AcousTileSusp.Lay-In	Broken/Missing Elem				3	\$00,200		
	Location : Classroo		етше, Аге	u Ajjecieu . 2570				
	Recent Replace Evide							
	Location : Through	_						
	Staining/Discoloring,		, Area Aff	ected : 50%				
	Location : Classroo							
	Water Penetration, Extent : Severe, Area Affected : 10%							
	Location: 8th Floo	r, Various Other L	ocations					
	Worn/Eroded, Extent		Affected :	100%				
	Location: Classroo	pm(s)						
AcousTileSusp.Lay-In	18%		2038	* *	5	\$59,600		
<b>Exposed Concrete</b>	23%		LIFE	* *	5	\$11,900		
Exposed Concrete	2% Now	\$41,600	LIFE	* *	5	\$1,000		
	Cracking/Crumbling,		, Area Aff	ected : 10%				
	Location: Entrance	•						
	Loose/Delam Surface, Extent : Moderate, Area Affected : 10% Location : Entrance Lobby							
		•	A A CC	4-1-1000/				
	Other Observation, E Location : Entrance		area Affec	iea : 100%				
	Explanation : Stuce							
Metal Panel	2% Now	\$10,800	LIFE	* *	5	\$8,300		
Metal Pallel	2% NOW Bent/Warped Elemen				3	\$0,300		
	Location : Observat		ис, ліси г	11100100 . 570				

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

Under 600 Volts

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

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

Asset #: 2063

ectrical	Current	Repair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
der 600 Volts			•				•
Service Equipment							
Fused Disc Sw	70%		2035	* *	5	\$700	
	Other Observation,	Extent : Light, Area	Affected	: 100%			
	Location : Electric	cal Room					
	Explanation: Two	2000 Amps Main L	) isconnec	et Switch			
Fused Disc Sw	30%		2045	* *	5	\$300	
	Other Observation, Location : Electric	cal Room				·	
	Explanation : One	800 Amps Main Di	sconnect	Switch			
Transformers							
Dry Type	100%		2023	\$15,400	5	\$800	
	Other Observation,						
		cal Room Basement					
	Explanation : One	1000 Kva And Two	50 Kva 4	!80v-208/120v			
Switchgear / Switchboard							
Fused Disc Sw	70%		2025	\$334,100	5	\$700	
Fused Disc Sw	30%		2045	* *	5	\$300	
Raceway							
Conduit	90%		2025	\$508,000	1		
Conduit	10%		2045	* *	1		
Panelboards							
Fused Disc Sw	5%		2041	* *	5	\$300	
Fused Disc Sw	10%		2024	\$46,700	5	\$500	
Molded Case Bkrs	10%		2024	\$46,700	5	\$600	
Molded Case Bkrs	75%		2047	* *	5	\$4,600	
Wiring							
Braided Cloth	40% 2-4 Insulation Aged, Ex Location : Throug		2050 ea Affecte	* * ed : 100%	1		
	Recent Replace Evid	dent, Extent : Light,	Area Aff	ected : 20%			
	Location: Replace	ement Underway Or	7th,8th	And 9th Floors			
	Other Observation, Extent : Moderate, Area Affected : 10% Location : 8th Floor						
	Explanation : Rep	lacement Is Current	-				
Thermoplastic	20%		2025	\$152,300	1		
Thermoplastic	40%		2045	* *	1		
Motor Controllers Locally Mounted	10% 2-4	\$22,500	2045	**	5	\$100	
	On Extended Life, E		еи Ађес	iea : 100%			
	Location : Throug	пош					
Locally Mounted	10%	<b></b>	2030	**	5	\$200	
Motor Control Center	80% 2-4 Enclosure Damaged	\$338,600 l, Extent : Moderate ent And 9th Floor M			5	\$2,500	

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.

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

Asset #: 2063

Electrical	Current Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ground						
Grounding Devices				_		
Generic	100% 2-4 \$9,300		* *	5	\$3,400	
	Other Observation, Extent : Moderate	e, Area Affec	ted : 100%			
	Location: Water Main					
11. 7	Explanation : Corroded					
Stand-by Power						
Transfer Switches	1000/	2042	* *	1	¢71 000	
Automatic	100% Other Observation, Extent : Light, Ar	2042		1	\$71,000	
	Location: Machanical Floor And B		100%			
	Explanation: One 60 A Automatic T		tah On Maahania	al Floor	And Two 60 A	
	Automatic Transfer Switches In Bas		сп Оп меснатс	<i>11 1 1001 1</i>	Anu I wo oo A	
Lighting						
Interior Lighting						
Fluorescent	90%	2030	* *	10	\$182,600	
	T-8 Lamps, Extent : Light, Area Affec	ted : 100%				
	Location: Throughout The Building	•				
Fluorescent	5%	2030	* *	10	\$10,100	
1 10010000110	T-5 Lamps, Extent : Light, Area Affec			10	Ψ10,100	
	Location : Lobby And Various Area					
Fluorescent	5%	2025	\$120,000	10	\$10,100	
Tuorescent	Compact Fluorescent Light, Extent : 1			10	φ10,100	
	Location : Lobby And Auditorium		-5,5			
Egress Lighting	<u>,                                      </u>					
Emergency, Service	50%	2030	* *	1		
	Other Observation, Extent : Light, Ar		100%			
	Location: Throughout	55				
	Explanation : Gets Power From Adj	iacent Buildi	ng Generator			
Exit, LED	10%	2053	* *	1		
2.110, 222	Other Observation, Extent : Light, Ar		100%	-		
	Location: Throughout	55				
	Explanation : Gets Power From Adj	iacent Buildi	ng Generator			
Exit, Service	40%	2020	\$23,300	1		
EAR, Service	Other Observation, Extent : Light, Ar			•		
	Location: Throughout	33				
	Explanation : Gets Power From Adj	iacent Buildi	ng Generator			
Exterior Lighting			8			
HID	20%	2025	\$170,100	10	\$100	
	Other Observation, Extent : Light, Ar	ea Affected :			,	
	Location: Throughout	55				
	Explanation : controlled via Photoc	ell				
No Component	80%					
Lightning Protection						
Arresters/Cabling						
Generic	100%	2040	* *	5	\$1,000	
Alarm					. ,	

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

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

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

Electrical	Current Repair	Future	Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year F FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
larm						
Security System						
Generic	100%	2030	* *	1	\$86,100	
	Other Observation, Extent : Light, Are	ea Affected :	100%			
	Location: Exteriors, Some Rooms					
	Explanation: Cameras					
Fire/Smoke Detection						
No Component	70%					
Generic, Analog	30%	2025	\$699,700			
, ,	Other Observation, Extent : Light, Are	ea Affected : .	100%			
	Location : Throughout					
	Explanation : Scheduled For Replac	ement				

0.4		Current Repair		Future Replacement		Maintenance	
% of Total	Fail Date Es (Years)	stimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
100%			2035	* *	1		
Other Obse	ervation, Exte	nt : Light, Area	Affected	: 100%			
Location	: Throughout						
Explanati	ion : Supplied	! From Adjacent	Building	3			
50%	0-2	\$23,000	2040	* *	1	\$49,200	
Corroded,	Extent : Sever	re, Area Affecte	d: 60%				
Location	: 9th Floor M	lechanical Room	n				
50%			2038	* *	1	\$54,700	
Recent Rep	lace Evident,	Extent : Light,	Area Affe	ected : 40%			
_		_	00				
80%	Now	\$173,700	2033	* *	4	\$8,700	
Corroded,	Extent : Sever	re, Area Affecte	d: 50%				
Location	: Extensively	Rusted, Inside T	The Wall,	Throughout			
20%	0-2	\$30,200	2035	* *	4	\$2,200	
Corroded,	Extent : Mode		cted : 10	%		, ,	
	100% Other Obsel Location Explanate 50% Corroded, Location 50% Recent Rep Location 80% Corroded, Location 20% Corroded,	100% Other Observation, Exte Location: Throughout Explanation: Supplied 50% 0-2 Corroded, Extent: Seven Location: 9th Floor M 50% Recent Replace Evident, Location: Sub-baseme  80% Now Corroded, Extent: Seven Location: Extensively 20% 0-2 Corroded, Extent: Mode	100% Other Observation, Extent: Light, Area Location: Throughout Explanation: Supplied From Adjacent 50% 0-2 \$23,000 Corroded, Extent: Severe, Area Affected Location: 9th Floor Mechanical Room 50% Recent Replace Evident, Extent: Light, Location: Sub-basement  80% Now \$173,700 Corroded, Extent: Severe, Area Affected Location: Extensively Rusted, Inside To 20% 0-2 \$30,200 Corroded, Extent: Moderate, Area Affected	Total (Years)  100% 2035  Other Observation, Extent: Light, Area Affected Location: Throughout Explanation: Supplied From Adjacent Building  50% 0-2 \$23,000 2040  Corroded, Extent: Severe, Area Affected: 60% Location: 9th Floor Mechanical Room  50% 2038  Recent Replace Evident, Extent: Light, Area Affected: Sub-basement  80% Now \$173,700 2033  Corroded, Extent: Severe, Area Affected: 50% Location: Extensively Rusted, Inside The Wall, 20% 0-2 \$30,200 2035	Total (Years)  FY  100%  2035  ** Other Observation, Extent: Light, Area Affected: 100% Location: Throughout Explanation: Supplied From Adjacent Building  50%  0-2  \$23,000  2040  ** Corroded, Extent: Severe, Area Affected: 60% Location: 9th Floor Mechanical Room  50%  2038  ** Recent Replace Evident, Extent: Light, Area Affected: 40% Location: Sub-basement  80% Now \$173,700  2033  ** Corroded, Extent: Severe, Area Affected: 50% Location: Extensively Rusted, Inside The Wall, Throughout  20%  0-2  \$30,200  2035  ** Corroded, Extent: Moderate, Area Affected: 10%	Total (Years)   FY (Yrs)	Total (Years)   FY   (Yrs)

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

Asset #: 2063

Mechanical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Terminal Devices	<b>500</b> /	0.2	Φ <b>5</b> 0 <b>200</b>	2020	Φ <b>502 5</b> 00	1	Ф <i>с</i> 1, соо	
Air Handler	50%	0-2	\$58,200	2020	\$582,500	1	\$61,600	
			evere, Area Affecteo r Mech Room	1:20%				
			t : Light, Area Affe	cted : 10	%			
			r Mech Room		, •			
Air Handler	10%			2033	* *	1	\$13,700	
7 III Transier	Recent Rep	place Evide : Penthou	ent, Extent : Light, . se		ected : 10%	1	Ψ13,700	
Fan Coil Unit/Heat	10%			2025	\$323,500	1	\$7,200	
Induction Unit	30%			2028	* *	1	\$21,400	
	Unit Inope	rable, Exte	ent : Light, Area Af	fected : 4	40%			
			neter Windows					
			Extent : Light, Area	Affected	: 40%			
			neter Windows					
	Explana	tion : Units	Are Original					
Air Conditioning								
Energy Source Electricity	100%			2041	* *	1		
Distribution	10070			2041				
Chilled Wtr Pipe/Pump	100%	4+	\$21,100	2045	* *	4	\$10,900	
I was I		ervation, E	Extent : Light, Area		: 20%		, -,-	
	Location	: Sub Base	ement And Penthou	se				
	Explana	tion : Chill	ed Water From Cer	ıtral Plai	nt			
Terminal Devices								
Air Handler/Cool/Ht	100%			2020	\$917,700	1	\$136,800	
Ventilation								
Distribution Ductwork/Diffusers	1000/			LIEE	* *	2.5	¢122.400	
Exhaust Fans	100%			LIFE		2-5	\$123,400	
Interior	40%			2025	\$95,500	2	\$2,700	
Roof	50%			2025	\$85,900	2	\$3,400	
Roof	10%	0-2	\$17,200	2035	**	2	\$500	
Rooi			ent : Severe, Area A		10%	_	φ2 0 0	
	Location	: Roof						
lumbing								
H/C Water Piping								
Brass/Copper	100%			2035	* *	1		
Water Heater								
Electric	100%			2024	\$33,500	4	\$1,300	
			ent, Extent : Light, .	Area Affe	ected : 100%			
	Location: Sub Basement Other Observation, Extent Light Area Affected , 100%							
	Otner Obs	Other Observation, Extent : Light, Area Affected : 100% Location : Sub Basement						
		· Cuh Dan	omont					
	Location			· Water I	Heaters			
HW Heat Exchanger	Location		ement 250 Gallon Electric	c Water I	Heaters			

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

Mechanical	Curre	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Da Total (Year	nte Estimated Cost s)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing							
Sanitary Piping							
Cast Iron	100% Now	1-,	LIFE	* *	1		
		ent : Moderate, Area A	Affected :	5%			
	Location : 9th F	loor Mech Room					
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)							
Rigid Piping	100% 0-2	\$10,800	2035	* *	4	\$1,600	
		: Severe, Area Affecte		í			
	Location : The F	Housing Is Extensively	Rusted				
Sewage Ejector(s)							
Electric	100%		2025	\$10,800	4	\$2,500	
Vertical Transport							
Elevators							
Geared Traction	100%		LIFE	* *			
	Other Observation, Extent : Light, Area Affected : 100%						
	Location : (2) St	5-8, (2) B-8					
	Explanation: 4	Units					
Fire Suppression							
Standpipe							
Generic	100%		2045	* *	1-5	\$111,500	
Sprinkler							
No Component	55%						
Generic	45%		2035	* *	1-2	\$27,900	
	Other Observation, Extent: Light, Area Affected: 30%						
	Location: 3rd To 8th Floor						
	Explanation : M	issing Caps					
Fire Pump							
Generic	100% Now	+,	2040	* *	1	\$37,200	
		: Severe, Area Affecte	d: 10%				
	Location: Basement						
		ent : Severe, Area Affe	cted : 10	9%			
	Location : Sub E	Basement					

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

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

#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE NEW HALL

Address : 135 WEST 180th ST

Borough : BRONX Agency's Number : 21025 Program / Asset # : CUN0007.250 / 2082 Yr Built/Renovated : 1965 /

Area Sq Ft : 39,605 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Mar-2014 Landmark Status : NONE

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

Block : 3222 Lot : 62 BIN : 2100250

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$459,900	\$55,500
Interior Architecture		\$37,600
Electrical		\$617,000
Mechanical	\$184,600	\$469,400
Total	\$644,500	\$1,179,400
Importance Code A	\$459,900	\$55,500
Importance Code B	\$184,600	\$1,124,000
Total	\$644,500	\$1,179,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$32,400	\$20,700		\$5,400
Interior Architecture	\$17,500	\$8,400	\$1,400	
Electrical	\$27,500	\$1,700	\$1,800	\$1,600
Mechanical	\$42,800	\$2,500	\$5,700	\$37,700
Total	\$120,200	\$33,300	\$8,800	\$44,700
Importance Code A	\$32,400	\$20,700		\$5,400
Importance Code B	\$87,800	\$12,700	\$7,500	\$39,300
Importance Code C			\$1,400	
Total	\$120,200	\$33,300	\$8,800	\$44,700



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

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

rchitecture	Current	Repair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior							
Exterior Walls							
Cast in Place Concrete	5% Now	\$35,900	LIFE	**	5	\$16,300	
	Diagonal Cracks, Ex Location : East Fac						
Masonry: Brick	85% Now	\$326,800	LIFE	* *	5	\$55,500	
	Misaligned/Bulging,		Area Afj	fected : 15%			
	Location : Through	out All Parapets					
	Rusting Masonry Sup Location : Lintel A		te, Area I	Affected : 50%			
	Water Penetration, E Location : Bulkhead		a Affecte	d : 20%			
Metal Panel	5% Now	\$2,300	2045	* *	5	\$6,100	
	Broken/Missing Elen			Affected : 10%		, -,	
	Location : Window						
	Other Observation, I	Extent : Light, Area	Affected	! : 100%			
	Location : Through	out					
	Explanation: Louv	ers					
Metal Coiling Doors	5%		2030	* *	5	\$10,200	
Windows							
Aluminum	95%		2033	* *	5	\$1,700	
Steel	5% Now	\$4,600	2050	* *	5	\$600	
	Corrosion/Rusting, E Location : Bulkhea		rea Affe	ected : 50%			
	Deteriorated Finish,	Extent : Moderate,	Area Afj	fected : 50%			
	Location: Bulkhea	ds					
	Thermally Inefficient Location : Bulkhea		, Area Ą	ffected : 50%			
	Water Penetration, E	xtent : Severe, Are	a Affecte	d : 25%			
	Location : Bulkhea	ds					
Parapets							
Masonry: Brick	28% Now	\$25,600	LIFE	* *	5	\$800	
	Misaligned/Bulging, Location: North A		Area Afj	fected : 20%			
Metal Panel	5%		2045	* *	5	\$500	
Metal Rail	67%		2038	* *	5-10	\$32,700	

Asset #: 2082

Architecture		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior								
Roof								
Panel/Paver: Cer/Brk	40%	0-2	\$41,600	2035	* *			
			iss, Extent : Moder	ate, Area	Affected : 25%			
		ı : 1st Floor	_					
	_		Extent : Moderate,	Area Afj	fected : 5%			
		ı : Through						
			xtent : Moderate, A	rea Affe	cted : 10%			
		ı : Paint Sh						
Single Ply Membrane	60%		\$55,600	2035	* *			
			ere, Area Affected .	50%				
		ı : Over Th			1.00			
			ings, Extent : Mod	erate, Ar	ea Affected : 15%			
		ı : North Si		4.00	. 1 150/			
		ietration, E i : Stairs	xtent : Moderate, A	Area Affe	cted : 15%			
	Location	i . Stairs						
nterior Floors								
Carpet	8%			2021	\$57,100	3	\$6,900	
Cast in Place Concrete	30%	2-4	\$3,500	LIFE	**	5	\$37,600	
			Extent : Light, Are		ed : 5%		φε,,σσσ	
		ı : Stairs	0	55				
Ceramic Tile	5%	0-2	\$2,700	2034	* *	5	\$1,400	
			nents, Extent : Mod		ea Affected : 10%	_	+-,	
		ı : Toilets A						
Raised Access Floor	2%			2028	* *	5	\$4,300	
Vinyl Tile	45%			2033	* *	3	\$9,700	
Vinyl Tile 9" X 9"	10%			2033	* *	3	\$2,100	
•	Other Ob:	servation, E	Extent : Light, Area	Affected	: 100%		. ,	
	Location	ı : 3rd Floo	or Corridor					
	Explana	tion : Vinyl	Tile 9 X 9					
Interior Walls								
Ceramic Tile	5%			2034	* *	5	\$2,700	
Concrete Masonry Unit	85%			LIFE	* *	5	\$18,600	
Gypsum Board	10%			LIFE	* *	5	\$3,300	
Ceilings	=0.5				ماد باق	_	A = 100	
Exposed Concrete	70%	NT	<b>011 202</b>	LIFE	* *	5	\$6,400	
Plaster	30%		\$11,300	LIFE	**	5	\$11,000	
			xtent : Severe, Are	и Ајјесте	a : 10%			
	ьосано	ı : 3rd Floo	or Corriaor					

Electrical		Current Re	epair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date 1 (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2035	* *	5	\$200	

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

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

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

Asset #: 2082

Electrical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Raceway								
Conduit	50%			2025	\$25,700	1		
Conduit	50%			2045	* *	1		
Panelboards	4.0				<b></b>	_	4.00	
Fused Disc Sw	10%			2024	\$7,300	5	\$100	
Molded Case Bkrs	45%			2024	\$32,800	5	\$500	
Molded Case Bkrs	45%			2033	* *	5	\$500	
Wiring Braided Cloth	40%	2-4	\$26,000	2050	* *	1		
braided Cioui	Insulation 1		\$26,000 ent : Moderate, Are out			1		
Thermoplastic	60%			2035	* *	1		
Stand-by Power								
Transfer Switches								
Automatic	100%			2030	* *	1	\$12,200	
Lighting								
Interior Lighting								
Fluorescent	95%			2025	\$394,500	10	\$33,400	
	Location T-8 Lamps,	: Through Extent : L	ight, Area Affected					
	Location	: Through	out					
LED	5%			2030	* *			
	Location	: Offices	xtent : Light, Area	Affected	: 100%			
Eassa Lighting	Explanati	on : Cove	Lignting					
Egress Lighting Emergency, Service	50%			2025	\$9,200	1		
Exit, Service	50%			2025	\$5,000	1		
Exterior Lighting	3070			2023	\$5,000	1		
HID	30%			2025	\$43,800	10		
Ш	Other Obse Location	: Exterior	extent : Light, Area	Affected		10		
		on : Conti	olled Via Photocel	l				
No Component	70%							
Alarm Security System								
No Component	80%			2025	<b>\$22.1</b> 63		42.000	
Generic	20%			2025	\$23,400	1	\$3,000	
Fire/Smoke Detection	=00:							
No Component	70%			2025	<b>#130.30</b> 2			
Generic, Analog	30%			2025	\$120,200			

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

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

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

Asset #: 2082

Mechanical	С	Current Repair			e Replacement	Maintenance			
System Component Type		il Date Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Heating									
Energy Source	1000/			2025	<b>407.200</b>				
HTHW/HW	100%			2025	\$86,300	1			
Distribution	1000/	Τ	¢52.200	2025	* *	4	¢1.000		
Steam Piping/Pump		Now	\$52,200 vere, Area Affected	2035		4	\$1,900		
	Location : E			1.2070					
Terminal Devices	Locuiton . L	шзетет							
Air Handler	20% N	Now	\$20,200	2025	\$40,300	1	\$4,300		
An Handler			, Area Affected : 6		Ψ+0,500	1	Ψ+,500		
	Location : B	_		0,0					
Convector/Radiator		Now	\$7,100	2030	* *	1	\$2,200		
Convector/Radiator			, Area Affected : 5			1	\$2,200		
	Location : V			070					
Convector/Radiator	60%			2023	\$211,900	1	\$7,400		
Air Conditioning	0070			2023	Ψ211,700	1	Ψ7, <del>1</del> 00		
Energy Source									
Electricity	100%			2041	* *	1			
Conversion Equipment									
Split Unit	20%			2025	\$34,500				
Window/Wall Unit	60%			2020	\$46,100	1			
No Component	20%								
Ventilation									
Distribution									
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$21,300		
Exhaust Fans									
Interior	20%			2025	\$8,300	2	\$200		
Roof	60%			2020	\$17,800	2	\$700		
Roof		2-4	\$1,800	2025	\$5,900	2	\$200		
			nt : Light, Area Aff	fected : I	00%				
DI 1:	Location : R	оој							
Plumbing H/C Water Piping									
H/C Water Piping Galv Iron/Steel	100% N	Now	\$11,200	2030	* *	1			
Garv Hon/Steen			oderate, Area Affe		0/0	1			
	Location : T			. 20	, 0				
HW Heat Exchanger									
HTHW/HW	100% N	Now	\$86,300	2055	* *				
			Extent : Light, Are		d : 100%				
	Location : E			55					
	Other Observ	ation, Ex	ctent : Light, Area	Affected	: 100%				
	Location : N		-						
	Explanation	: Suppli	ed From Adjacent	Building	3				
Sanitary Piping									
Cast Iron	100%			LIFE	* *	1			
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1			

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

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

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing								
Sump Pump(s)								
Rigid Piping	100%			2020	\$10,800	4	\$1,600	
Fixtures								
Generic	100%							
Fire Suppression								
Standpipe								
Generic	100%			2035	* *	1-5	\$20,000	
Sprinkler								
No Component	70%							
Generic	30%			2025	\$130,900	1-2	\$3,200	

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#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE NICHOLS HALL

Address : 125 WEST 180th ST

Borough : BRONX Agency's Number : 21024 Program / Asset # : CUN0007.240 / 2081 Yr Built/Renovated : 1926 /

Area Sq Ft : 73,344 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Mar-2014 Landmark Status : NONE

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

Block : 3222 Lot : 62 BIN : 2100249

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$736,500	\$183,700
Interior Architecture	\$194,900	\$378,000
Electrical	\$368,000	\$1,286,100
Mechanical	\$491,000	\$498,200
Total	\$1,790,300	\$2,346,000
Importance Code A	\$736,500	\$183,700
Importance Code B	\$1,053,900	\$2,162,200
Total	\$1,790,300	\$2,346,000

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$28,900	\$19,700		\$400
Interior Architecture	\$80,400	\$8,500	\$2,700	\$5,800
Electrical	\$13,100			\$800
Mechanical	\$84,200	\$6,900	\$10,100	\$17,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$210,500	\$39,100	\$16,700	\$28,800
Importance Code A	\$43,600	\$23,200	\$3,500	\$4,000
Importance Code B	\$142,800	\$15,800	\$13,200	\$24,700
Importance Code C	\$24,100			
Total	\$210.500	\$39,100	\$16.700	\$28,800



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

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

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls	200/	<b>N</b> T	ф <b>ада</b> 000	20.45	* *			
Copper/Terne	30%		\$272,800 ents, Extent : Seve	2045				
		_	ents, Extent . Seve. l And Dormer At S					
			tent : Moderate, A					
			l And Dormer At S					
	Staining/L	Discoloring,	Extent : Moderate	, Area A	ffected : 20%			
			l And Dormer At S					
Masonry: Brick	65%	Now	\$249,500	LIFE	* *	5	\$84,700	
	_		ent : Moderate, Ar Window Lintels	ea Affec	ted : 5%			
	Jnt Morta	r Miss/Eroa	l, Extent : Moderat	e, Area A	Affected : 10%			
		: Through						
	Vertical C	racks, Exte	nt : Light, Area Afj	ected : 5	5%			
	Location	a : North Fa	cade					
Masonry: Limestone	5%		\$77,100	LIFE	* *	5	\$4,900	
			Extent: Moderate	, Area A	ffected : 10%			
		: Building						
			l, Extent : Moderat	e, Area A	Affected : 50%			
		i : At Corni	ces , Extent : Severe, A	noa Affa	atad . 50/			
		=	, Extent . Severe, A de- Parapet Along					
Windows	Locuiton	. Banasira	ic Turuper mong	The mai	n Billance			
Aluminum	100%	0-2	\$28,900	2041	* *	5	\$1,800	
	Caulking I	Deteriorate	d, Extent : Modera	te, Area	Affected : 100%		. ,	
	Location	ı : All Wind	ows					
Parapets								
Masonry: Brick	50%			LIFE	* *	5	\$2,000	
Metal Panel	5%			2045	* *	5	\$800	
Metal Rail	45%			2038	* *	5-10	\$32,500	
Roof Copper/Terne	750/	Now	\$137,100	2040	* *			
Copper/Terrie			\$157,100 ss, Extent : Modera		Affected : 25%			
		ı : South Sic		<i></i> , 117.00	rijjecica i 2570			
			xtent : Moderate, A	rea Affe	cted : 10%			
			finished Attic	55				
Modified Bitumen	25%			2025	\$99,100	10	\$17,400	
nterior							·	

<sup>\*\*</sup> 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 Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Floors								
Carpet	16%			2024	\$211,600	3	\$25,500	
Cast in Place Concrete	30%		\$32,300	LIFE	**	5	\$69,600	
	_	_	Extent : Moderate urth Floor Corrido		fected : 25%			
Ceramic Tile	5%			2034	* *	5	\$5,300	
Terrazzo	5%	2-4	\$12,000	LIFE	* *	5	\$4,100	
	_		Extent : Moderate cacks, 1st Floor En		ffected : 5%			
Vinyl Tile	35%	0-2	\$61,700	2025	\$308,400	3	\$13,900	
·		ded, Extent 1 : Through	: Moderate, Area A out	Affected	: 50%			
Vinyl Tile 9" X 9"	9%	0-2	\$51,400	2035	* *	3	\$3,600	
	Worn/Ero Location Other Obs Location	n : Near Ele servation, E	: Moderate, Area L evator On Fourth F Extent : Light, Area cout, Room 312	loor And	Various Location.	s Throug	hout	
Interior Walls								
Concrete Masonry Unit		netration, E 1 : Library	Extent : Light, Area	LIFE Affected	**	5	\$12,200	
Gypsum Board	5%			LIFE	* *	5	\$3,000	
Masonry: Brick	5%	Now	\$19,300	LIFE	* *			
·		issing Elen n : Attic At	nents, Extent : Seve South Side	re, Area	Affected : 20%			
Marble Panels	5%			LIFE	* *			
Plaster	49%			LIFE	* *	5	\$14,900	
Plaster	6%	Now	\$4,800	LIFE	* *	5	\$1,800	
	Location	n : Room 3	nents, Extent : Seve 12 Extent : Severe, Arec				•	

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

Architecture	Current R	epair	Futur	e Replacement	Ma	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior							
Ceilings							
AcousTileSusp.Lay-In	3%		2042	* *	5	\$3,300	
AcousTileSusp.Lay-In	12% Now	\$10,300	2045	* *	5	\$6,500	
	Staining/Discoloring, Location: Rooms 10 Worn/Eroded, Extent: Location: Rooms 10	1, 102, 103 Moderate, Area A	_	-			
Exposed Concrete	24% Now Cracking/Crumbling, I Location: Attic, Fou Exposed Reinforcemen Location: Attic Paint Peeling, Extent: Location: Room 312 Water Penetration, Ex Location: Room 312	rth Floor nt, Extent : Severe Severe, Area Affa 2, Computer Labor tent : Severe, Area	Area A <u>f</u> ected : 50 ratories	fected : 10%	5	\$4,100	
Exposed Concrete	41%		LIFE	* *	5	\$7,000	
Plaster	20%		LIFE	* *	5	\$13,600	

ectrical	Current Repair	Future l	Replacement	Ma	aintenance	
stem Component Type	% of Fail Date Estimated Total (Years)	Cost Year E	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2035	* *	5	\$300	
	Other Observation, Extent : Light Location : Electrical Room	t, Area Affected : .	100%			
	Explanation: 2 High Pressure At 1600 Amps	Contact Switches I	Rated 1200 Amp	eres Eac	h And One Rated	
Transformers						
Dry Type	100%	2030	* *	5	\$300	
	Other Observation, Extent : Ligh	t, Area Affected : .	100%			
	Location : Electrical Room					
	Explanation: 1-500 Kva, 1-223	5 Kva And 1-75 Kv	va			
Switchgear / Switchboard						
Fused Disc Sw	100%	2035	* *	5	\$300	
Raceway						
Conduit	85%	2035	* *	1		
Conduit	15%	2045	* *	1		

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

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

Asset #: 2081

Electrical	Current	Repair	Future Replacement		M		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Panelboards	400.	<b>*12.1</b> 00	• • • • •		_	***	
Fused Knife Sw	10% 2-4	\$13,100	2050	**	5	\$100	
	Other Observation, I	Extent : Moaerate, A Floor And Basement		ctea : 100%			
	Explanation : Obse						
Fused Toggle Switch	60% 2-4	\$78,800	2050	* *	5	\$500	
	On Extended Life, E.		rea Affect	ed : 100%		, , , ,	
	Location: Through	hout The Building					
Molded Case Bkrs	30%		2041	* *	5	\$600	
Wiring							
Braided Cloth	70% 2-4	\$118,900	2050	* *	1		
	Insulation Aged, Ext Location : Through		a Affected	d: 100%			
Thomaslastic	30%	юш	2045	* *	1		
Thermoplastic  Motor Controllers	30%		2045	4- 4-	1		
Locally Mounted	20%		2030	* *	5	\$100	
Motor Control Center	50% 2-4	\$170,300	2045	* *	5	\$500	
	On Extended Life, E.		rea Affect	ed : 100%			
	Location: Attic						
Motor Control Center	30%		2030	* *	5	\$600	
Ground							
Grounding Devices	1000/						
Not Accessible	100%						
Lighting Interior Lighting							
Fluorescent	99%		2025	\$761,300	10	\$64,400	
	T-8 Lamps, Extent:	Light, Area Affected	d: 100%				
	Location: Through	hout					
Fluorescent	1%		2025	\$7,700	10	\$700	
	Compact Fluorescen	-	ght, Area	Affected : 100%			
	Location : Through	nout					
Egress Lighting Exit, Service	100%		2025	¢19.700	1		
Exterior Lighting	100%		2023	\$18,700	1		
HID	30%		2025	\$81,200	10	\$100	
1112	Other Observation, I	Extent : Light, Area			10	Ψ100	
	Location: Through	_					
	Explanation: Con	trolled Via Photocel	!!				
No Component	70%						
Alarm							
Fire/Smoke Detection	500/						
No Component Generic, Analog	50% 50%		2025	\$370,900			
Ocheric, Analog	Other Observation, I	Extent : Light. Area					
	Location : Corrido	_	.JJ - 0.000				
	Explanation : Man	ual Pull Station, Sn	ioke Dete	ctor, Alarm Bells			

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

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

Asset #: 2081

Mechanical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source HTHW/HW	100%	0-2	¢05 000	2035	* *	1		
HIHW/HW			\$95,900 Toderate, Area Affe			1		
		ı : Hthw Su						
Conversion Equipment								
Heat Exchanger	100%		\$14,800	2040	* *	1	\$31,500	
		, Extent : M 1 : Heat Exc	loderate, Area Affe changer	ctea : 10	0%			
			Extent : Light, Area	Affected	. 100%			
		ı : Basemen	_	Пуссиси	. 10070			
	Explana	tion : One l	Unit					
Distribution								
Steam Piping/Pump	100%		\$193,300	2035	* *	4	\$3,500	
		, Extent : Se 1 : Basemen	evere, Area Affecteo	d: 20%				
			a : Severe, Area Affe	cted · 20	0/2			
			. severe, Areu Ajje oom, Condensate L		70			
Terminal Devices								
Air Handler	35%	0-2	\$130,600	2035	* *	1	\$13,800	
			Extent: Severe, Ar	ea Affect	ted : 100%			
	Location	ı : Penthou.	se					
Convector/Radiator	55%			2023	\$359,600	1	\$12,600	
No Component	10%							
Air Conditioning								
Energy Source Electricity	100%			2041	* *	1		
Conversion Equipment	10070			2041		1		
Ext Pkg Unit - Cooling	20%			2025	\$63,900	2	\$900	
2 2	Other Obs	servation, E	Extent : Light, Area	Affected				
	Location	ı : 3rd Floo	r Roof					
		tion : For A	Auditorium					
Window/Wall Unit	50%			2018	\$71,200	1		
No Component	30%							
Terminal Devices Fan Coil - Cool/Heat	20%			2025	\$74,600	1	\$4,600	
No Component	80%			2023	\$74,000	1	\$4,000	
Heat Rejection	0070							
Air Condenser Unit	20%			2025	\$19,400	2	\$9,900	
No Component	80%							
Ventilation								
Distribution					an e	2.7	<b>4 7 0 6 6</b>	
Ductwork/Diffusers	15%			LIFE	* *	2-5	\$5,900	
No Component	85%							

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

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

Mechanical	Current	Repair	Future Replacement Maintenance		aintenance		
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ventilation							
Exhaust Fans							
Interior	15% Now	\$11,500	2035	**	2	\$300	
	Obsolete Equipment Location : In Attic	, Extent : Severe, Ai	ea Affec	ted : 100%			
No Component	85%						
Plumbing							
H/C Water Piping							
Brass/Copper	50%		2035	* *	1		
Galv Iron/Steel	50% Now	\$31,000	2030	* *	1		
	Corroded, Extent : S		d: 30%				
	Location : Through	hout					
	Not Insulated, Exten		Affected	: 20%			
	Location : Through	hout					
Water Heater							
Electric	100%		2020	\$10,700	4	\$400	
HW Heat Exchanger							
Low Temp	100%		2025	\$21,500	4	\$10,500	
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100% Now	\$19,300	LIFE	* *	1		
	Cracked, Extent: Se	vere, Area Affected	: 25%				
	Location: Baseme	nt					
Fixtures							
Generic	100%						
Vertical Transport							
Elevators							
Geared Traction	100%		LIFE	* *			
	Other Observation,	Extent : Light, Area	Affected	: 100%			
	Location: B-4 Fl						
	Explanation : 1 Ur	nit					
Fire Suppression	<u> </u>						
Sprinkler							
No Component	90%						
Generic	10%		2035	* *	1-2	\$2,000	

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE NORTH HALL AND LIBRARY

Address : 200 HALL OF FAME TERRACE

Borough : BRONX Agency's Number : 21001 Program / Asset # : CUN0007.610 / 14719 Yr Built/Renovated : 2012 /

Area Sq Ft : 93,845 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 26-Feb-2014 Landmark Status : NONE

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

Block : 3222 Lot : 62 BIN :

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture		\$465,700
Interior Architecture		\$188,900
Electrical		\$86,100
Total		\$740,700
Importance Code A		\$465,700
Importance Code B		\$220,800
Importance Code C		\$54,100
Total		\$740,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$10,400			
Interior Architecture	\$44,300	\$25,800		\$10,500
Electrical	\$15,300	\$6,100	\$6,100	\$13,400
Mechanical	\$21,700	\$20,900	\$66,200	\$19,400
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$99,600	\$60,700	\$80,200	\$51,300
Importance Code A	\$15,000	\$4,600	\$4,600	\$4,600
Importance Code B	\$84,500	\$53,000	\$75,500	\$46,600
Importance Code C		\$3,000		
Total	\$99,600	\$60,700	\$80,200	\$51,300



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

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

Asset #: 14719

Architecture		Current F	Repair	pair Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	25%			LIFE	* *	5	\$234,000	
Masonry: Brick Cavity	75%			LIFE	* *	5	\$89,800	
Windows								
Aluminum	100%			2047	* *	5	\$20,800	
Parapets								
Masonry: Brick	90%			LIFE	* *	5	\$14,600	
Metal Cornice	10%			2065	* *	10	\$5,200	
Roof								
Metal Panel	50%			2042	* *	10	\$93,100	
Single Ply Membrane	48%			2033	* *	10	\$48,800	
Skylight, Metal/Glass	2%			2051	* *	10	\$6,800	
nterior								
Floors								
Carpet	15%			2026	\$262,600	3	\$42,100	
Ceramic Tile	10%			2038	* *	5	\$14,000	
Cork Tile	45%			2051	* *	5	\$55,300	
Quarry Tile	15%			2042	* *	5	\$31,600	
Sheet Vinyl/Rubber	15%			2033	* *	5	\$31,600	
Interior Walls								
Ceramic Tile	5%			2038	* *	5	\$6,000	
Gypsum Board	75%			LIFE	* *	5	\$54,100	
Plywood/Hardboard	20%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	25%			2042	* *	5	\$35,900	
Gypsum Board	75%			LIFE	* *	5	\$134,800	

ectrical	Current Repa	ir Futur	e Replacement	M	aintenance	
stem Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2051	* *	5	\$400	
	Other Observation, Exten	t : Light, Area Affected	: 100%			
	Location : Basement Ma	in Electrical Room				
	Explanation: 5000 Amp	Main Switch				
Transformers						
Dry Type	100%	2042	* *	5	\$300	
, ,,	Other Observation, Exten	t : Light, Area Affected	: 100%			
	Location : Basement Ma	in Electrical Room				
	Explanation: 1500 Kva	Step Up Transformer				
Switchgear / Switchboard						
Air Circuit Breaker	100%	2051	* *	5	\$500	

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

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

Asset #: 14719

Electrical	Current Repair	Future Replacement		Maintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estima FY	ted Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts							
Motor Controllers				_			
Locally Mounted	100%	2042	* *	5	\$600		
	Other Observation, Extent : Light, Area Location : Throughout Entire Buildin						
	Explanation : Locally Mounted Starte	_					
Ground	Explanation . Locally Mounted State	.75					
Grounding Devices							
Generic	100%	LIFE	* *	5	\$1,400		
	Other Observation, Extent : Light, Area	a Affected : 100%					
	Location : Basement Water Service						
0. 11 D	Explanation : New Installation						
Stand-by Power Transfer Switches							
Automatic	50%	2042	* *	1	\$14,400		
Tutomate	Other Observation, Extent : Light, Area			•	Ψ11,100		
	Location: Basement Emergency Elec						
	Explanation: (2) Transfer Switches,	One For Fire Alar	m, One F	or Critico	al Building		
	Equipment						
No Component	50%						
Generators	500/	2020	* *	1	Φ10. <b>2</b> 00		
Diesel	50% Other Observation, Extent : Light, Area	2038	* *	1	\$18,200		
	Location: Basement Generator Room						
	Explanation: 250 Kw	•					
No Component	50%						
Batteries							
Nickel Cadmium	50%	2020	\$700	5	\$10,500		
No Component	50%						
Fuel Storage							
Day Tank	100%	2047	* *	5	\$17,400		
	Other Observation, Extent : Light, Area Location : Basement Generator Room						
	Explanation: 275 Gallons	n					
Lighting	Explanation : 275 Gations						
Interior Lighting							
Fluorescent	100%	2033	* *	10	\$86,100		
	T-5 Lamps, Extent : Light, Area Affecte	ed : 100%					
	Location: Throughout Building						
	Other Observation, Extent : Light, Area	a Affected : 100%					
	Location: Throughout Building						
Egrana Lighting	Explanation: Motion Sensors						
Egress Lighting Emergency, Service	15%	2033	* *	1			
	13/0	2000		1			
Exit, LED	15%	2060	* *	1			

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

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

Asset #: 14719

Electrical	Current Repa	ir Futur	e Replacement	M				
System Component Type	% of Fail Date Esti Total (Years)	imated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Lighting								
Exterior Lighting								
HID	30%	2033	* *	10	\$100			
	Other Observation, Extent	: Light, Area Affected	: 100%					
	Location : Exterior Of B	uilding						
	Explanation: Photocell	Control						
No Component	70%							
Lightning Protection								
Arresters/Cabling								
Generic	100%	2060	* *	5	\$2,800			
	Other Observation, Extent: Light, Area Affected: 100%							
	Location : Roof							
	Explanation: Lightning	Protection Is Present						
Alarm								
Security System								
No Component	20%							
Generic	80%	2033	* *	1	\$28,000			
Fire/Smoke Detection								
No Component	70%							
Generic, Digital	30%	2033	* *					

Mechanical		Current Repair Future Replacement		M			
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
HTHW/HW	100%		2051	* *	1		
Conversion Equipment							
Heat Exchanger	100%		2038	* *	1	\$46,400	
Distribution							
Hot Wtr Piping/Pump	20%		2047	* *	4	\$900	
Steam Piping/Pump	80%		2051	* *	4	\$3,700	
Terminal Devices							
Convector/Radiator	10%		2042	* *	1	\$3,000	
Fan Coil Unit/Heat	85%		2033	* *	1	\$25,800	
Unit Heater-Stm/HW	5%		2033	* *	4	\$600	
Air Conditioning							
Energy Source							
Electricity	10%		2047	* *	1		
No Component	90%						
		servation, Extent : Light, Area n : Chilled Water From Offsite		: 0%			

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

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

Asset #: 14719

Mechanical	Current Repair	Future Replacement Maintenance		aintenance		
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year E FY	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning						
Conversion Equipment						
Split Unit	10%	2033	* *			
No Component	90%	A.CC . 1 . C	20/			
	Other Observation, Extent: Light, Are		)%			
	Location: Chiller Located At Offsite Explanation: Chillers Located Offsi					
Distribution	Explanation . Chillers Localed Offst	ie				
Ductwork/Diffusers	100%	LIFE	* *	2	\$122,100	
Terminal Devices	10070	LII L			Ψ122,100	
Air Handler/Cool/Ht	100%	2033	* *	1	\$58,000	
Ventilation	- 0070				<del>+20,000</del>	
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$52,300	
Exhaust Fans						
Roof	100%	2033	* *	2	\$2,900	
Plumbing						
H/C Water Piping						
Brass/Copper	40%	2051	* *	1		
Galv Iron/Steel	60%	2042	* *	1		
Water Heater						
Electric	100%	2024	\$14,200	4	\$500	
HW Heat Exchanger						
High Temp	100%	2051	* *	4	\$9,300	
Sanitary Piping	1000/		de de			
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping	1000/	LICE	* *	1		
Cast Iron	100%	LIFE	* *	1		
Backflow Preventer	1000/	2022	* *	1	\$5,800	
Generic	100%	2033		1	\$5,800	
Fixtures Generic	100%					
Vertical Transport	10070					
Elevators						
Geared Traction	100%	LIFE	* *			
Gearca Traction	Other Observation, Extent : Light, Are		100%			
	Location: G-3	55				
	Explanation: 2 Elevators					
Fire Suppression						
Standpipe						
Generic	100%	2051	* *	1-5	\$47,300	
Sprinkler						
Generic	100%	2051	* *	1-2	\$26,300	
Fire Pump						
Generic	100%	2038	* *	1	\$17,500	

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE PATTERSON GARAGE

Address : 2195 LORING PLACE NORTH

Borough : BRONX Agency's Number : N/A
Program / Asset # : CUN0007.380 / 13563 Yr Built/Renovated : 1953 /

Area Sq Ft : 6,184 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 22-Mar-2011 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 3223 Lot : 50 BIN : 2096013

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture		\$77,600
Interior Architecture	\$56,800	
Mechanical		\$132,600
Total	\$56,800	\$210,200
Importance Code A		\$77,600
Importance Code B	\$56,800	\$132,600
Total	\$56,800	\$210,200

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$41,700			\$7,300
Interior Architecture				
Electrical	\$700			
Mechanical	\$30,600	\$1,000	\$800	\$800
Total	\$73,000	\$1,000	\$800	\$8,200
Importance Code A	\$71,100	\$600	\$600	\$8,000
Importance Code B	\$1,900	\$400	\$200	\$200
Importance Code C				
Total	\$73,000	\$1,000	\$800	\$8,200



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

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

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

Architecture		Current l	Repair	Futur	e Replacement	М	aintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
xterior									
Exterior Walls	<b></b>					_	40.400		
Masonry: Brick	55%	Now	\$13,900	LIFE LIFE	* *	5 5	\$8,600 \$1,600		
Masonry: Brick	Location	Diagonal Cracks, Extent : Severe, Area Affected : 20%  Location : Over West Entrance  Water Penetration, Extent : Severe, Area Affected : 25%							
	Location	ı : Over We	est Entrance						
Metal Coiling Doors	30%			2035	* *	5	\$14,700		
Wood	Location Split/Crac	ecay, Exter 1 : Fascia	\$20,100 nt : Severe, Area Aj : : Severe, Area Affa	2035 fected : 2		5	\$2,000		
Windows									
Aluminum	100%			2030	* *	5			
Roof Built-Up (BUR)	Location Water Per	ı : Northwe ıetration, E	\$7,800 iss, Extent : Severe, st Side Of Building extent : Severe, Area	a Affecte					
nterior	Locaitor	i : Norinwe	st Corner Of Build	ng					
Floors									
Cast in Place Concrete	100%			LIFE	* *	5	\$20,200		
Interior Walls							, -,		
Concrete Masonry Unit	100%			LIFE	* *	5	\$600		
Ceilings									
Exposed Struc: Wood	Location Split/Crac Location	Decay, Exten 1 : Northwe ked, Exten 1 : Wood Be	\$56,800 Int: Severe, Area Aj Int: Severe Of Garag Int: Moderate, Area A Interpretation of the Severe Area Interpretation of the Interpreta	ge And In Affected	n Storage Closet : 10%				

Electrical	Current Re	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date 1 Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Raceway							
Conduit	100%		2022	\$3,700	1		

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

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

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

Asset #: 13563

Electrical	Current Repair Futu		Futur	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2021	\$400	5		
Fused Disc Sw	5%	2-4	\$400	2047	* *	5		
			Extent : Moderate, Entrance Door	Area Aj	fected : 100%			
Molded Case Bkrs	85%			2021	\$6,200	5	\$100	
Molded Case Bkrs	5%	2-4	\$400	2047	* *	5		
			Extent : Moderate, Entrance Door	Area A <u>j</u>	fected : 100%			
Wiring								
Thermoplastic	100%			2022	\$8,000	1		
Lighting								
Interior Lighting								
Fluorescent	70%			2022	\$22,100	10	\$4,000	
	Other Obs	ervation, E	xtent : Moderate, A	Area Affe	cted : 100%			
	Location	: Through	out The Building					
	Explana	tion : T-8 L	amps					
HID	30%			2022	\$14,500	10	\$100	
Exterior Lighting								
HID	100%			2022	\$22,800	10		

Mechanical	Current Re	pair	Futur	e Replacement	М				
System Component Type	% of Fail Date I Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Heating									
Energy Source									
Fuel Oil No 2	100%		2032	* *	5	\$1,900			
	Other Observation, Ext	_	Affected	: 100%					
	Location : Throughou	rt .							
<u></u>	Explanation : This Bu	ilding Is Unoccu	pied						
Conversion Equipment									
Steam Boiler	100% Now	\$29,400	2042	* *	1	\$5,500			
	Not in Service, Extent : Moderate, Area Affected : 100%								
	Location: Boiler Room								
	Other Observation, Extent : Light, Area Affected : 100%								
	Location: First Floor	r Boiler Room							
	Explanation : One Bo	iler							
Distribution									
Steam Piping/Pump	100%		2022	\$42,200	4	\$500			
Terminal Devices			•		•		•		
Fan Coil Unit/Heat	100%		2022	\$90,400	1	\$2,000			
Plumbing									
Storm Drain Piping									
Cast Iron	100%		LIFE	* *	1				

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Address : 2070 SEDGWICK AVE

Borough : BRONX Agency's Number : 21014

Program / Asset # : CUN0007.140 / 2076 Yr Built/Renovated : 1912 / 2003

Area Sq Ft : 16,234 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 26-Feb-2014 Landmark Status : EXTERIOR LANDMARK

Areas Surveyed : Basement, Floors 1,2,3

Block : 3222 Lot : 62 BIN : 2100244

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$140,600	
Interior Architecture	\$127,100	
Electrical		\$207,100
Mechanical		\$257,800
Total	\$267,700	\$464,900
Importance Code A	\$140,600	
Importance Code B	\$127,100	\$464,900
Total	\$267,700	\$464,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$33,700			
Interior Architecture	\$46,000	\$3,600		\$900
Electrical	\$23,800	\$600	\$700	\$40,800
Mechanical	\$38,600	\$21,100	\$2,800	\$600
Total	\$142,200	\$25,300	\$3,400	\$42,400
Importance Code A	\$40,800		\$200	
Importance Code B	\$96,600	\$25,300	\$3,300	\$42,400
Importance Code C	\$4,800			
Total	\$142,200	\$25,300	\$3,400	\$42,400



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

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

Asset #: 2076

rchitecture	Current Re	pair	Futur	e Replacement	M	aintenance	
stem Component Type	% of Fail Date F Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior							
Exterior Walls							
Masonry: Brick	75% 0-2 Cracking/Crumbling, E Location: Throughou Jnt Mortar Miss/Erod, I Location: North Face Recent Repair Evident,	t Facade Extent : Moderat ade, South Facad	e, Area A le	Affected : 5%	5	\$17,300	
	Location : Stitch Repa	_					
Masonry: Brick	15%		LIFE	* *	5	\$3,500	
Masonry: Granite	5%		LIFE	* *	5	\$900	
Masonry: Limestone	5% Now	\$7,500	LIFE	* *	5	\$900	
	Jnt Mortar Miss/Erod, Location : Horizontal	Extent : Moderat		Affected: 25%		Ψ, σσ	
Windows							
Aluminum	100% Now Bent/Warped Elements, Location : Entry Hall	\$4,100 Extent : Severe,	2041 Area Aff	* * fected : 10%	5	\$500	
Parapets							
Copper/Terne	25% Now Bent/Warped Elements, Location: Throughou Deteriorated Finish, Ex Location: Throughou	t tent : Moderate,			5	\$1,200	
Masonry: Limestone	75% Staining/Discoloring, E Location: Cornice	extent : Moderate	LIFE , Area Aj	* * ffected : 10%	5	\$1,800	
Roof							
Clay Tile	97% Now Broken/Missing Elemen Location: Throughou Water Penetration, Exte	t ent : Moderate, A	rea Affe	-			
Skylight, Metal/Glass	3% Now Water Penetration, Exte Location : Skylight	\$8,800 ent : Moderate, A	2045 area Affe	* * cted : 100%			

Interior

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

Asset #: 2076

chitecture	Current	Repair	Futur	e Replacement	M	aintenance	
stem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
erior							
Floors							
Carpet	15%		2021	\$47,700	3	\$5,200	
Cast in Place Concrete	8%		LIFE	* *	5	\$4,100	
Marble Panels	2%		LIFE	* *	5	\$400	
Terrazzo	10% Now	\$7,800	LIFE	* *	5	\$1,800	
	Horizontal Cracks, I Location : Corrido		Area Affe	cted : 10%			
Terrazzo	5% 0-2	\$78,200	LIFE	* *	5	\$900	
	Cracking/Crumbling Location : Stair No		rea Affec	rted : 75%			
	Deflection Evident, I Location : Stair Tr		Area Affe	cted : 100%			
Vinyl Tile	25% 0-2	\$26,500	2035	* *	3	\$2,200	
•	Cracking/Crumbling	, Extent : Light, Are	ea Affecto	ed : 10%			
	Location: Various	Locations					
	Worn/Eroded, Exten	t : Moderate, Area	Affected	: 100%			
	Location: Through	hout					
Vinyl Tile 9" X 9"	5% Now	\$13,700	2035	* *	3	\$400	
	Broken/Missing Elen		erate, Ar	ea Affected : 10%			
	Location : Room 3-	4					
	Cracking/Crumbling	, Extent : Moderate	, Area A	ffected : 100%			
	Location : Room 3-						
	Other Observation, I	Extent : Light, Area	Affected	: 100%			
	Location: Room 3-						
	Explanation: Viny	l Tile 9 X 9					
Wood	5%		2053	* *	5	\$2,200	
W 00 <b>u</b>	Recent Repair Evide	nt. Extent : Light. A		cted : 100%	5	Ψ2,200	
	Location: Room 3.	_					
Wood	25% Now	\$41,100	2028	* *	5	\$5,500	
wood	Deteriorated Finish,				3	\$3,300	
	Location: Second						
	Worn/Eroded, Exten						
		i . Moderdie, Ared I And Third Floor Cl					
Total and Market	Locuiton . Second .	Ana Titta Fioor Ci	assioom	•			
Interior Walls	50/ Na	\$2,000	LIDD	* *			
Cast in Place Concrete	5% Now Water Penetration, I	\$3,800	LIFE				
	Location : Mechan		<b>н</b> геи Ајје	ciea . 1070			
_	-	ucai Koom					
Concrete Masonry Unit			LIFE	* *	5	\$400	
Gypsum Board	10% Now	\$1,000	LIFE	* *	5	\$1,300	
	Broken/Missing Elen			Affected : 10%			
	f . TI7	n a r n					
	Location : Women	Bathroom In Basen	nent				

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

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

Asset #: 2076

Architecture		Current Ro	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
AcousTileConcealSpLn	5%			2038	* *	5	\$1,500	
	Recent Inst	allation, Ex	tent : Light, Area	Affected	! : 100%			
	Location	: First Floo	r					
AcousTileSusp.Lay-In	10%	0-2	\$1,000	2038	* *	5	\$1,200	
	Loose/Miss Fasteners, Extent : Moderate, Area Affected : 10%							
	Location	: Various L	ocations					
Plaster	85%			LIFE	* *	5	\$12,400	
	Water Penetration, Extent : Moderate, Area Affected : 10%							
	Location	: Stair And	Third Floor Roon	ns				

Electrical		Current F	Repair	Futur	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts									
Service Equipment									
Fused Disc Sw	100%	4+	\$2,600	2045	* *	5			
	-		ge, Extent : Moderd	ate, Area	Affected : 50%				
	Location	: Basemen	t						
	Other Obse	ervation, E	Extent : Light, Area	Affected	! : 100%				
	Location	Location : Electrical Room							
	Explanat	ion : One 4	400 Amp Main Disc	connect S	Switch Fed From L	anguage	Hall		
Switchgear / Switchboard									
Fused Disc Sw	100%			2025	\$86,700	5	\$100		
Raceway									
Conduit	90%			2025	\$21,300	1			
Conduit	10%			2035	* *	1			
Panelboards									
Fused Disc Sw	10%			2024	\$3,200	5			
Molded Case Bkrs	70%			2024	\$22,400	5	\$300		
Molded Case Bkrs	20%			2033	* *	5	\$100		
Wiring									
Braided Cloth	80%	2-4	\$20,800	2050	* *	1			
			Extent : Light, Area	Affected	! : 100%				
	Location	: Through	out						
	Explanat	ion : Insulc	ation Aged						
Thermoplastic	20%			2035	* *	1			
Motor Controllers									
Locally Mounted	100%			2023	\$48,500	5	\$100		
Stand-by Power									
Transfer Switches									
Automatic	100%			2038	* *	1	\$5,000		

Lighting

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

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

Asset #: 2076

Electrical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimate Total (Years)	d Cost   Year   FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting						
Interior Lighting						
Fluorescent	100%	2030	* *	10	\$14,300	
	T-8 Lamps, Extent : Light, Area Location : Throughout	Affected: 100%				
Egress Lighting						
Emergency, Service	50%	2020	\$4,100	1		
Exit, Service	50%	2020	\$2,200	1		
Exterior Lighting						
HID	30%	2020	\$19,700	10		
	Other Observation, Extent : Light, Area Affected : 100%					
	Location : Exterior					
	Explanation: Controlled Via	Photocell				
No Component	70%					
Alarm						
Fire/Smoke Detection						
No Component	60%					
Generic, Analog	40%	2025	\$71,900			

Mechanical	Current Repair		Futur	e Replacement	М			
System Component Type	% of Total	Fail Date Esti (Years)	mated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source HTHW/HW	100%			2045	* *	1		
Conversion Equipment								
HTHW/HW Exchanger	100%	0-2	\$4,500	2040	* *	2	\$800	
	Corroded,	Extent: Modera	ate, Area Affe	cted : 10	0%			
	Location	: Heat Exchang	er					
	Other Obs	ervation, Extent	: Light, Area	Affected	! : 100%			
	Location	: Basement						
	Explana	tion : One Unit,	Converts H T	THWTo	Low Pressure Stea	ım.		
Distribution								
Steam Piping/Pump	100%	Now	\$23,300	2025	\$116,300	4	\$800	
	Corroded,	Extent: Severe,	Area Affecte	d: 25%				
	Location	: Throughout						
	Steam Tra	ps Faulty, Exten	t : Severe, Ar	ea Affect	ed : 25%			
	Location	: Throughout						
Terminal Devices								
Convector/Radiator	90%			2023	\$141,500	1	\$4,500	
No Component	10%							
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		
Conversion Equipment								
Window/Wall Unit	60%			2018	\$20,500	1		
No Component	40%							

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

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

Mechanical		Current I	Repair	Futur	Future Replacement Maintenance		aintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Air Conditioning									
Distribution									
Ductwork/Diffusers	15%			LIFE	* *	2	\$3,000		
No Component	85%								
Terminal Devices									
Air Handler/Cool/Ht	15%			2025	\$6,400	1	\$1,400		
No Component	85%								
Heat Rejection									
Air Condenser Unit	15%			2025	\$3,000	2	\$1,600		
No Component	85%								
Ventilation									
Distribution									
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$900		
No Component	90%								
Exhaust Fans									
Interior	10%			2025	\$1,800	2	\$100		
No Component	90%								
Plumbing									
H/C Water Piping									
Galv Iron/Steel	100%	0-2	\$9,900	2030	* *	1			
	Corroded,	Extent: Se	evere, Area Affected	d: 25%					
	Location	i : Through	out						
Water Heater									
Electric	100%			2024	\$2,600	4	\$100		
	Recent Ins	stallation, E	Extent : Light, Area	Affected	l : 100%				
	Location	i : Basemer	ıt 50 Gallon						
HW Heat Exchanger									
Low Temp	100%			2051	* *	4	\$1,500		
-	Recent Ins	stallation, E	Extent : Light, Area	Affected	<i>l</i> : 100%				
	Location	: Basemen	nt						
Sanitary Piping									
Cast Iron	100%			LIFE	* *	1			
Storm Drain Piping									
Cast Iron	100%			LIFE	* *	1			
Sump Pump(s)									
Not Accessible	100%								
Fixtures									
Generic	100%								
Generic	100/0								

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

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

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#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Address : 2016 SEDGWICK AVE

Borough : BRONX Agency's Number : 21009
Program / Asset # : CUN0007.090 / 2094 Yr Built/Renovated : 1959 / 2004

Area Sq Ft : 61,969 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 26-Feb-2014 Landmark Status : NONE

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

Block : 3222 Lot : 62 BIN : 2100241

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$732,100	\$120,100
Interior Architecture	\$637,000	\$369,500
Electrical	\$173,400	\$674,700
Mechanical	\$853,000	\$961,500
Total	\$2,395,500	\$2,125,700
Importance Code A	\$732,100	\$131,000
Importance Code B	\$1,663,400	\$1,994,700
Total	\$2,395,500	\$2,125,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$20,600	\$6,000		\$9,000
Interior Architecture	\$10,300	\$8,100	\$2,600	\$9,500
Electrical	\$14,300	\$5,000	\$7,700	\$10,900
Mechanical	\$126,200	\$11,900	\$27,100	\$18,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$175,300	\$35,000	\$41,300	\$52,000
Importance Code A	\$23,500	\$8,900	\$2,900	\$12,100
Importance Code B	\$141,500	\$26,000	\$37,100	\$40,000
Importance Code C	\$10,300		\$1,300	
Total	\$175,300	\$35,000	\$41.300	\$52,000



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

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

Asset #: 2094

chitecture		Current I	Repair	Futur	e Replacement	М	aintenance	
stem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
erior								
Exterior Walls						_		
Cast in Place Concrete	Location Exposed I Location Water Per Location	Crumbling,  1: Through  Reinforceme  1: East Fac  1: Eateration, E  1: Stairs	\$105,900 Extent: Severe, A out, Spandrels And ent, Extent: Severe eade, West Facade extent: Moderate, A	l Column , Area Aj	s fected : 5%	5	\$48,100	
Masonry: Brick		Cracks, Ex	\$212,400 tent : Moderate, An ad South Cantileve		* * ted : 5%	5	\$72,100	
Masonry: Fieldstone	Location	r Miss/Eroo ı : Various	\$40,600 d, Extent : Moderat Locations		* * Affected : 10%	5	\$3,600	
Metal Panel	5%			2045	**	5-10	\$33,000	
Stucco Cement Windows	5%			2038	* *	5	\$12,000	
Aluminum	Location Glazing B	nc Not Fun n : Through	ked, Extent : Sever			5	\$1,900	
Parapets	<b>=</b> 0		440.500			_	<b>**</b> ** 400	
Cast in Place Concrete	_		\$18,300 Extent : Light, Are out	LIFE ea Affect	* * ed : 10%	5	\$30,400	
	-	Reinforceme 1 : Through	ent, Extent : Moder out	ate, Ared	ı Affected : 10%			
Masonry: Brick	20%			LIFE	* *	5	\$1,200	
Metal Rail			\$2,300 nents, Extent : Seve nthouse	2038 re, Area	* * Affected : 5%	5	\$12,500	
Roof Built-Up (BUR)			\$219,600 , Extent : Severe, A out	2035 Area Affe	* * cted : 25%			1
	Location Ponding,	n : Through	vere, Area Affected		ea Affected : 15%			
	Location	ı : North Si	xtent : Moderate, A de : : Severe, Area Affa					

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.

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

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

Asset #: 2094

\$2,700 \$9,700 \$2,700 \$2,000 \$1,400 \$16,700	Priority
\$9,700 \$2,700 \$2,000 \$1,400	
\$9,700 \$2,700 \$2,000 \$1,400	
\$9,700 \$2,700 \$2,000 \$1,400	
\$2,700 \$2,000 \$1,400	
\$2,000 \$1,400	
\$1,400	
\$16,700	
¢11.700	
\$11,700	
\$2,600	
\$24,600	
\$5,100	
\$34,500	
\$14.500	

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

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

Asset #: 2094

Electrical		Current I	Repair	Future Replacement		M	Maintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw		servation, E 1 : Electrica	Extent : Light, Area al Room	2045 Affected	* * : 100%	5	\$200	
	Explana	tion : One .	3000 Amps And 12	00 Amps	Main Disconnect S	Switch		
Fused Disc Sw	Location	ı : Electrica	Extent : Light, Area ul Room 1600 Amps Main D			5	\$100	
Transformers								
Dry Type	100%			2030	* *	5	\$200	
	Location	ı : Electrica	Extent : Light, Area al Room 150 Kva 480v-208/		: 100%			
Switchgear / Switchboard								
Fused Disc Sw	30%			2035	* *	5	\$100	
Molded Case Bkrs	70%	4+	\$10,000	2035	* *	5	\$600	
			oderate, Area Affe se Mechanical Roo		%			
Raceway								
Conduit	80%			2025	\$96,800	1		
Conduit	20%			2045	* *	1		
Panelboards	4.0				449.400	_	4.00	
Fused Disc Sw	10%			2024	\$13,100	5	\$100	
Molded Case Bkrs	80%			2024	\$105,100	5	\$1,300	
Molded Case Bkrs	10%			2033	* *	5	\$200	
Wiring Braided Cloth	70% Other Obs	2-4 servation, E	\$118,900 Extent : Moderate, A	2050 Area Affe	* * cted : 100%	1		
		ı : Through tion : Insul	out The Building ation Aged					
Thermoplastic	10%			2045	* *	1		
Thermoplastic	20%			2025	\$34,000	1		
Motor Controllers								
Locally Mounted	30%			2023	\$22,100	5	\$100	
Locally Mounted	10%			2038	* *	5		
Motor Control Center	60%			2023	\$171,400	5	\$1,000	
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$900	
Stand-by Power								
Transfer Switches	1000/			2020	ماد ماد	1	¢10.100	
Automatic	100%			2038	* *	1	\$19,100	

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

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

Asset #: 2094

Electrical	Current Repair		e Replacement	М			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Stand-by Power							
Generators							
Diesel	100%	2034	* *	1	\$24,000		
	Other Observation, Extent : Light, Area	ı Affected	: 100%				
	Location: Outside The Building Explanation: One 750 Kw						
Batteries	Explanation . One 750 Kw						
Lead/Acid	100%	2019	\$1,500	5	\$2,300		
Fuel Storage			+ - ,2 0 0		+=,500		
Day Tank	100%	2041	* *	5	\$11,000		
·	Other Observation, Extent : Light, Area Location : Outside Without Generator Explanation : One 700 Gallon Tank - Plant	r		The Ene	rgy/ Central		
Lighting	1 1000						
Interior Lighting							
Fluorescent	100%	2030	* *	10	\$54,500		
	T-8 Lamps, Extent : Light, Area Affecte Location : Throughout	d : 100%					
Egress Lighting							
Emergency, Service	50%	2030	* *	1			
Exit, Service	40%	2020	\$6,300	1			
Exit, Service	10%	2030	* *	1			
Exterior Lighting							
HID	30%	2025	\$68,600	10	\$100		
	Other Observation, Extent : Light, Area Affected : 100% Location : Exterior						
	Explanation: Controlled Via Photoce	ell					
No Component	70%						
Alarm Fire/Smoke Detection							
No Component	70%						
Generic, Analog	30%	2025	\$188,000				

Mechanical	Current Repair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
HTHW/HW	100%	2025	\$134,000	1		
Conversion Equipment						
Heat Exchanger	100%	2038	* *	1	\$29,400	
	Recent Installation, Extent : Light, Are	a Affected	! : 100%			
	Location: Basement					
	Other Observation, Extent : Light, Are	a Affected	: 100%			
	Location: Basement					
	Explanation: One Unit					

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

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

Asset #: 2094

Mechanical	Current	Repair	Future	Replacement	Ma	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year F FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating Distribution Hot Wtr Piping/Pump	Location : Attic	\$29,200 Extent : Light, Area f 3 Pumps Need Repo		**	4	\$300	
Hot Wtr Piping/Pump Steam Piping/Pump		\$32,400 at : Severe, Area Affe ent And Throughout	2033 2025 ected : 20%	* * \$324,300	4 4	\$400 \$2,300	
Terminal Devices Air Handler		\$9,400 at : Moderate, Area A ndler Coil, Penthous		\$187,800 %	1	\$19,900	
Convector/Radiator	40% Now Damaged, Extent: Location: Throug	\$21,900 Moderate, Area Affe Phout	2023 cted : 10%	\$219,400	1	\$6,900	
Air Conditioning Energy Source Electricity No Component	Location:	Extent : Light, Area lled Water From Pla		\$32,900 0%	1		
Conversion Equipment Split Unit Window/Wall Unit	10% 90%		2033 2020	* * \$107,400	1		
Distribution Chilled Wtr Pipe/Pump	100% Not in Service, Exte Location : Variou	nt : Light, Area Affe s Locations	2025 cted : 20%	\$283,800	4	\$4,400	
Terminal Devices Air Handler/Cool/Ht	100% Now Not in Service, Exte Location : Attic	\$49,300 ant : Light, Area Affe	2020 cted : 20%	\$246,600	1	\$33,100	
Heat Rejection Evap Condenser	100% Now Not in Service, Exte Location : Roof	\$47,300 ant : Light, Area Affe	2035 cted : 20%	* *	2	\$33,100	
Ventilation Distribution Ductwork/Diffusers	100% 2-4 Insul. Deteriorating Location : 4th Flo	\$150,300 g, Extent : Light, Arec	LIFE a Affected .	**	2-5	\$33,200	
Exhaust Fans Interior	100% 0-2 Malfunctioning, Ext Location : Attic	\$64,200 tent : Light, Area Aff	2035 Tected : 50%	* *	2	\$1,500	

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

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

Asset #: 2094

Mechanical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	st Year I FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
H/C Water Piping						
Galv Iron/Steel	100% Now \$8,700 Corroded, Extent : Moderate, Area Aj		* *	1		
	Location: Throughout					
Water Heater						
Electric	100%	2024	\$9,000	4	\$300	
	Recent Installation, Extent : Light, Ar Location : Attic 225 Gallons	ea Affected :	100%			
HW Heat Exchanger						
Low Temp	100%	2051	* *	4	\$5,900	
	Recent Installation, Extent : Light, Ar Location : Basement	ea Affected :	100%			
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping						
Cast Iron	100% Now \$8,100	) LIFE	* *	1		
	Leak Evident, Extent : Moderate, Area Location : 4th Floor	a Affected : 2	20%			
Sump Pump(s)						
Submersible	100%	2017	\$6,500	4	\$2,500	
Backflow Preventer						
No Component	80%					
Generic	20%	2025	\$1,200	1	\$800	
	Other Observation, Extent : Light, Ar	ea Affected :	10%			
	Location: Basement					
	Explanation: For Sprinkler System	Only				
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent : Light, Ar	ea Affected :	100%			
	Location: B-4					
	Explanation : One Unit					
Fire Suppression						
Standpipe			_		<b>.</b>	
Generic	100%	2045	* *	1-5	\$30,000	
Sprinkler						
No Component	95%					
Generic	5% 4+ \$3,400		* *	1-2	\$700	
	Other Observation, Extent : Light, Ar	ea Affected :	50%			
	Location : Basement					
	Explanation : Sprinkler Caps Missin	ıg				

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER

Address : 160 HALL OF FAME TERRACE

Borough : BRONX Agency's Number : 21017

Program / Asset # : CUN0007.170 / 2077 Yr Built/Renovated : 1954 / 2009

Area Sq Ft : 58,794 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 27-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 3222 Lot : 62 BIN : 2100247

CAPITAL	FY 2017 - 2020	<b>FY 2021 - 2026</b> \$82,300		
Exterior Architecture	\$1,288,000			
Interior Architecture		\$169,500		
Electrical	\$50,900	\$137,000		
Mechanical	\$285,000	\$61,300		
Total	\$1,623,900	\$450,200		
Importance Code A	\$1,288,000	\$82,300		
Importance Code B	\$335,900	\$367,800		
Total	\$1,623,900	\$450,200		

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$88,400			\$5,400
Interior Architecture	\$97,400	\$7,400	\$4,200	\$27,800
Electrical	\$800	\$400	\$400	\$16,200
Mechanical	\$31,600	\$7,900	\$20,200	\$23,900
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$226,100	\$23,600	\$32,700	\$81,300
Importance Code A	\$91,200	\$2,800	\$2,800	\$8,300
Importance Code B	\$122,100	\$20,800	\$27,800	\$73,000
Importance Code C	\$12,700		\$2,000	



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

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

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

rchitecture		Current Repair		Futur	Future Replacement		Maintenance		
stem Component Type	% of I Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
terior									
Exterior Walls	O <i>E</i> 0/	N	¢070 200	LIDD	* *	_	¢02.200	1	
Masonry: Brick	Broken/Mis Location : Diagonal C Location :	Theater A Tracks, Ext Through	\$970,200 nents, Extent: Mod. And Main Building tent: Severe, Area out Theater, East S	Affected ide Of R	ea Affected : 10% : 10% oscoe	5	\$82,300	1	
	Expansion Jnt Failure, Extent : Severe, Area Affected : 20%  Location : Whole East Facade Of Theater, Various Other Locations								
		Miss/Eroc	l, Extent : Moderat						
		Repairs in Progress, Extent: Light, Area Affected: 20%							
	Location :	Location : Theater							
	Sidewalk Sh Location :		e, Extent : Light, Ar	ea Affec	ted : 20%				
Masonry: Limestone	10%			LIFE	* *	5	\$7,300		
			d, Extent : Light, Ar erst And Second Flo						
Metal Panel	3%			2035	* *	5-10	\$20,000		
Granite Panels	2%  Int Mortar  Location		\$25,100 d, Extent : Moderat trance	LIFE e, Area A	* * Affected : 100%	5	\$1,500		
	Loose Units, Extent: Severe, Area Affected: 50%								
			trance To Main Bu	_					
	Water Pene Location .		xtent : Moderate, A trance	rea Affe	cted : 50%				
Windows	0 =		<b>**</b> 0 *00			_	<b>*4.200</b>		
Aluminum			\$20,600 ct, Extent : Modera out	2033 ate, Area	* * Affected : 25%	5	\$1,300		
			Extent : Moderate, Of Main Building	Area Af	fected : 30%				
	Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5% Location : Various Rooms								
	Caulking D Location :		d, Extent : Modera out	te, Area	Affected : 25%				
Metal Louvers	5%			2034	* *	10	\$800		

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

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

Asset #: 2077

Architecture	Curren	Futur	Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior							
Parapets					_		
Masonry: Brick	Location: Variou Diagonal Cracks, I Location: Variou Jnt Mortar Miss/En Location: Interio	Extent : Severe, Area us At Every Roof On . rod, Extent : Severe, .	Affected Exterior I Area Affe	: 15% Face ected : 25%	5	\$3,000	1
	Location : Interio	or Face					
Masonry: Limestone	5% Now  Jnt Mortar Miss/En  Location: Coping	\$2,000 rod, Extent : Modera	LIFE te, Area A	* * Affected : 25%	5	\$300	
Metal Rail	Location : Main R	h, Extent : Severe, Ar			5	\$5,700	
Roof				* *			
Cast in Place Concrete	Location : Terrac Caulking Deteriord Location : Terrac	nted, Extent : Severe, ces Extent : Moderate, A	Area Aff	ected : 100%			
Modified Bitumen	15% Now Blisters, Extent : So	\$59,600 evere, Area Affected	2035	* *			
	Location : Theate Seams Open/Split, Location : Theate	r Roof Extent : Moderate, A r Roof nt : Moderate, Area	rea Affec				
Modified Bitumen	Location : Main R Seams Open/Split, Location : Main R	Extent : Moderate, A Roof, Throughout nt : Moderate, Area	rea Affec				
Single Ply Membrane	8%		2025	\$18,400	10	\$5,600	
Skylight, Metal/Glass	2%		2045	**	10	\$4,700	
nterior						+ -,- 20	

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

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

rchitecture		Current F	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior								
Floors								
Carpet	3%			2024	\$31,800	3	\$3,800	
Cast in Place Concrete	15%		\$2,600	LIFE	* *	5	\$27,900	
			xtent : Moderate, A		cted : 5%			
	Location	ı : North Eı	nd Of Mechanical F	Room				
Ceramic Tile	5%			2034	* *	5	\$4,300	
Quarry Tile	3%			2038	* *	5	\$3,800	
Terrazzo	10%			LIFE	* *	5	\$6,600	
Vinyl Tile	40%			2033	* *	3	\$12,800	
Vinyl Tile	24%	Now	\$33,900	2025	\$169,500	3	\$7,700	
	Location Worn/Ero	n : South Wi ded, Extent	Extent : Moderate ing Of Main Buildii : Severe, Area Affa ing Main Building	ıg	-			
Interior Walls						_		
Ceramic Tile	5%			2034	* *	5	\$4,100	
Concrete Masonry Unit	35%			LIFE	* *	5	\$11,400	
Gypsum Board	15%			LIFE	* *	5	\$7,300	
	Location Repairs in	n : Main Blo n Progress,	ent, Extent : Light, A dg - Bookstore, Lou Extent : Light, Arec ing Of Main Buildi	nge, Me a Affecte	eting Rooms d : 10%			
Masonry: Brick	5%			LIFE	* *			
Plaster	5% 40%		\$12,700	LIFE	* *	5	\$9,800	
1 lastel	Cracking/Crumbling, Extent: Severe, Area Affected: 10%  Location: South Wing Of Main Building  Water Penetration, Extent: Severe, Area Affected: 10%  Location: South Wing Of Main Building (Roscoe)							

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

Asset #: 2077

Architecture		Current l	Repair	Futu	re Replacement	М	Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
nterior									
Ceilings									
AcousTileConcealSpLn	2%	Now	\$13,700	2045	* *	5	\$1,100		
	Cracking/Crumbling, Extent: Moderate, Area Affected: 100% Location: Lobby/Corridors								
	Punct/Ted	ar/Impact D	amage, Extent : M	oderate,	Area Affected : 10	0%			
	Locatio	n : Lobby							
		netration, E n : Lobby	xtent : Moderate, A	Area Affe	ected : 100%				
AcousTileSusp.Lay-In	58%	1		2045	* *	5	\$50,500		
			Extent : Light, Area ilding And Theater		l : 100%				
Exposed Concrete	15%	Now	\$20,500	LIFE	* *	5	\$2,000		
•	Cracking	Crumbling,	Extent : Severe, A	rea Affe	cted : 2%				
	Locatio	n : Concrete	e Beam In Basemen	ıt Crawl	Space Under Main	Building	3		
	Exposed 1	Reinforceme	ent, Extent : Severe	, Area A	ffected : 2%				
	Location	n : Basemer	nt Crawl Space Bea	ıms Unde	er Main Building				
	Spalling,	Extent : Mo	derate, Area Affect	ted : 10%	6				
	Location	n : Various	Areas In Basement	S					
Plaster	25%	Now	\$13,900	LIFE	* *	5	\$13,600		
	Loose/De	lam Surface	e, Extent : Moderat	e, Area A	Affected : 5%				
	Location: South Wing Of Main Building								
	Water Per	netration, E	xtent : Severe, Ared	a Affecte	d:5%				
	Location	n : South W	ing Of Main Buildi	ng					

Electrical		Current Ro	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Inder 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2051	* *	5	\$300	
Raceway								
Conduit	50%			2025	\$60,500	1		
Conduit	50%			2051	* *	1		
Panelboards								
Fused Disc Sw	5%			2047	* *	5	\$100	
Fused Disc Sw	10%			2024	\$10,200	5	\$100	
Molded Case Bkrs	20%			2024	\$20,400	5	\$300	
Molded Case Bkrs	65%			2047	* *	5	\$1,000	
Wiring								
Braided Cloth	30%	2-4	\$50,900	2050	* *	1		
	Insulation	Aged, Exten	t : Moderate, Are	a Affecte	ed : 100%			
	Location	: Throughor	ut					
Thermoplastic	20%			2025	\$34,000	1		
Thermoplastic	50%			2051	* *	1		

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

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

Asset #: 2077

Electrical	Current	Current Repair		e Replacement	M		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Motor Controllers							
Locally Mounted	50%		2038	* *	5	\$200	
Locally Mounted	50%		2023	\$22,100	5	\$200	
Ground							
Grounding Devices	1000/						
Not Accessible	100%						
Lighting							
Interior Lighting Fluorescent	20%		2033	* *	10	\$10,400	
Fluorescent	T-5 Lamps, Extent:	Light Area Affected			10	\$10,400	
	Location: Through		. 100/0				
Fluorescent	30%		2030	* *	10	\$15,600	
Fluorescent	40%		2033	* *	10	\$20,800	
HID	10%		2030	* *	10	\$200	
	Other Observation, I Location : Main Bu Explanation : Lam	uilding, Auditorium	Affected	: 100%			
Egress Lighting	•						
Emergency, Service	50%		2033	* *	1		
	Other Observation, I Location : Through	_	Affected	: 100%			
	Explanation: Gets	Power From Adjac	ent Build	ling Generator			
Exit, Service	50%		2033	* *	1		
	Other Observation, I Location : Through	_	Affected	: 100%			
	Explanation: Gets	Power From Adjac	ent Build	ling Generator			
Exterior Lighting							
HID	100%		2030	* *	10	\$200	
Alarm							
Security System							
No Component	90%						
Generic	10%		2033	* *	1	\$2,200	
Fire/Smoke Detection							
No Component	30%						
Generic, Analog	70%		2033	* *			

Mechanical	Currei	nt Repair	Futu	re Replacement	М	aintenance	
System Component Type	% of Fail Da Total (Year	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
HTHW/HW	70%		2035	* *	1		
Natural Gas	30%		2045	* *	1		

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

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

Asset #: 2077

Mechanical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating Conversion Equipment Heat Exchanger	Location	servation, E 1 : Basemer tion : 1 Un		2038 Affected	* * ! : 100%	1	\$28,100	
Distribution Steam Piping/Pump		place Evide 1 : Basemer	ent, Extent : Light, 2 st	2051 Area Aff	* * Pected : 20%	4	\$2,800	
Terminal Devices Air Handler Convector/Radiator Air Conditioning	80% 20%			2020 2030	\$239,400 * *	1 1	\$28,100 \$3,700	
Energy Source Electricity	100%			2041	* *	1		
Conversion Equipment Ext Pkg Unit - Heating/Cooling	30%			2030	* *	2	\$1,000	
Split Unit Window/Wall Unit No Component	10% 40% 20%			2030 2020	* * \$45,600	1		
Distribution Ductwork/Diffusers No Component	30% 70%			LIFE	* *	2	\$22,200	
Ventilation Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$31,700	
Exhaust Fans Interior			\$3,100 lerate, Area Affecte se	2025 ed: 10%	\$61,300	2	\$1,400	
Plumbing H/C Water Piping Galv Iron/Steel			\$16,600 evere, Area Affected out	2030 d: 25%	**	1		
Water Heater Electric		place Evide 1 : Basemen	ent, Extent : Light, 2	2023 Area Aff	\$8,600 Sected : 10%	4	\$300	
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	**	1		
Sump Pump(s) Rigid Piping Submersible	65% 35%			2020 2017	\$7,000 \$2,300	4 4	\$1,100 \$900	

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

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

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

Mechanical	Current Rep	pair Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date E Total (Years)	stimated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Exte	ent : Light, Area Affected	: 100%			
	Location : Freight 1-1	Roof, Passenger 1-3 Fl				
	Explanation: 2 Units	- 1 Freight And 1 Passen	ger			
Fire Suppression						
Standpipe						
Generic	100%	2035	* *	1-5	\$29,700	
Sprinkler						
No Component	40%					
Generic	60%	2035	* *	1-2	\$9,600	

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE ROSCOE C. STUDENT CENTER - ANNEX

Address : 160 HALL OF FAME TERRACE

Borough : BRONX Agency's Number : N/A
Program / Asset # : CUN0007.600 / 14634 Yr Built/Renovated :

Area Sq Ft : 14,295 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 27-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,3

Block : 3222 Lot : 62 BIN : 2100247

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$141,200	
Interior Architecture		\$133,200
Electrical		\$22,100
Total	\$141,200	\$155,400
Importance Code A	\$141,200	
Importance Code B		\$155,400
Total	\$141,200	\$155,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$22,000	\$4,000		\$1,300
Interior Architecture	\$37,800	\$1,900		\$2,000
Electrical	\$7,800	\$500	\$500	\$4,500
Mechanical	\$1,700	\$4,100	\$1,800	\$24,100
Total	\$69,200	\$10,500	\$2,300	\$32,000
Importance Code A	\$22,700	\$4,700	\$700	\$2,100
Importance Code B	\$46,500	\$5,800	\$1,600	\$29,900
Importance Code C				
Total	\$69,200	\$10,500	\$2,300	\$32,000



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

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

Asset #: 14634

Architecture		Current R	epair	Futur	e Replacement	Maintenance		
System Component Type		ail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls Masonry: Brick	Jnt Mortar M Location :	Various I				5	\$12,200	
			nt : Moderate, Are t Corner At First F					
Masonry: Limestone			\$3,100 Extent : Light, Air out	LIFE rea Affec	* * ted : 10%	5	\$1,100	
Metal Panel	5%			2045	* *	5-10	\$4,900	
Windows Aluminum			\$65,700 t : Moderate, Area	2033 Affected	* *	5	\$4,000	
	Ctrwt/Balnc Location:	Not Func Througho teriorated	t, Extent : Modera out l, Extent : Modera					
Metal Louvers	2%			2034	* *	10	\$1,000	
Parapets Masonry: Brick Metal Panel	Miss/Damag	-	\$900 gs, Extent : Moden	LIFE 2045 cate, Area	* * * * 4 Affected : 5%	5 5	\$1,900 \$200	
Metal Rail	15%	Nortneasi	Corner Of Roof	2038	* *	5-10	\$6,500	
Roof	1370			2030		3 10	ψ0,500	
Modified Bitumen	Blisters, Exte	Various I	\$75,500 re, Area Affected : Locations tent : Moderate, A		* *			
	Location:	Various I d, Extent .	Locations : Moderate, Area					
nterior								
Floors Carpet Cast in Place Concrete Mosaic Tile Vinyl Tile	Cracking/Cr Location:	Througho d, Extent .	: Moderate, Area		•	3 5 5 3	\$1,600 \$7,000 \$2,700 \$6,000	
Interior Walls								
Concrete Masonry Unit Gypsum Board	95% 5%			LIFE LIFE	* *	5 5	\$15,700 \$1,200	

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

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

Asset #: 14634

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
AcousTile,Adhered	30%	Now	\$5,800	2030	* *	5	\$3,200	
	Staining/L	oiscoloring,	Extent: Moderate	, Area A	ffected : 10%			
	Location	: Various	Classrooms On Thi	ird Floor				
AcousTileSusp.Lay-In	30%	Now	\$2,500	2030	* *	5	\$3,200	
	Staining/L	oiscoloring,	Extent : Light, Are	ea Affect	ed : 10%			
	Location	: Corridor	S					
Exposed Concrete	20%			LIFE	* *	5	\$700	
Plaster	20%	Now	\$2,700	LIFE	* *	5	\$2,700	
	Loose/Del	am Surface	, Extent : Moderate	e, Area A	ffected : 5%			
	Location	: Third Flo	oor					
	Water Per	etration, E	xtent : Severe, Ared	a Affecte	d : 5%			
	Location	: Third Flo	oor					

Electrical	<u> </u>	Current Repair		e Replacement	Maintenance		
ystem Component Type		il Date Estimated ( Years)	Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nder 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2051	* *	5	\$100	
		ation, Extent : Light,	Area Affected	: 100%			
	Location : I	Electrical Room					
	Explanation	ı : One 800 Amp And	Two 400 Amp	Main Disconnect	Switch		
Transformers							
Dry Type	100%		2042	* *	5	\$100	
		ation, Extent : Light,	Area Affected	: 100%			
	Location : I	Electrical Room					
	Explanation	ı: One 500 Kva And	One 225 Kva 4	80v-208/120v			
Switchgear / Switchboard							
Fused Disc Sw	100%		2051	* *	5	\$100	
Raceway							
Conduit	50%		2025	\$10,800	1		
Conduit	50%		2051	* *	1		
Panelboards							
Fused Disc Sw	5%		2047	* *	5		
Fused Disc Sw	10%		2024	\$2,900	5		
Molded Case Bkrs	20%		2024	\$5,800	5	\$100	
Molded Case Bkrs	65%		2047	* *	5	\$200	
Wiring							
Braided Cloth	30%	2-4 \$7,1	100 2050	* *	1		
	Insulation Ag	ed, Extent : Moderate	e, Area Affecte	d: 100%			
	Location : T	Throughout					
Thermoplastic	20%		2025	\$4,700	1		
Thermoplastic	50%		2051	**	1		

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

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

Asset #: 14634

Electrical	Current Re	pair	Futur	e Replacement	Ma		
System Component Type	% of Fail Date F Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Motor Controllers							
Locally Mounted	50%		2038	* *	5		
Locally Mounted	50%		2023	\$22,100	5		
Ground							
Grounding Devices							
Not Accessible	100%						
Stand-by Power							
Transfer Switches	4000			ata ata			
Automatic	100%		2042	* *	1	\$4,400	
Lighting							
Interior Lighting	200/	,	2022	* *	10	<b>\$2.700</b>	
Fluorescent	20%		2033	* *	10	\$2,600	
	T-5 Lamps, Extent : Lig Location : Throughou		100%				
Fluorescent	30%	,	2030	* *	10	\$3,900	
Fluorescent	50%	<u>'</u>	2033	* *	10	\$6,600	
Egress Lighting							
Emergency, Service	50%	<u>'</u>	2033	* *	1		
	Other Observation, Ext Location : Throughou		ffected	: 100%			
	Explanation: Gets Po	wer From Adjacen	t Buila	ling Generator			
Exit, Service	50%		2030	* *	1		
,	Other Observation, Ext Location: Throughou		ffected	: 100%			
	Explanation : Gets Po	wer From Adjacen	t Build	ling Generator			
Exterior Lighting							
HID	100%	2	2030	* *	10		
Alarm							
Security System							
No Component	90%						
Generic	10%	<u>'</u>	2033	* *	1	\$500	
Fire/Smoke Detection							
No Component	30%						
Generic, Analog	70%	<u>'</u>	2033	* *			

<b>lechanical</b>	Current Repair	Future Repla	cement	M	aintenance	
ystem Component Type	% of Fail Date Estimated Co Total (Years)	st Year Estima FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
eating						
Energy Source						
HTHW/HW	100%	2035	* *	1		
Conversion Equipment						
Heat Exchanger	100%	2034	* *	1	\$7,100	
_	Recent Replace Evident, Extent : Liga	ht, Area Affected : I	100%			
	Location: Basement					

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

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

Mechanical	Current Repair	Future	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated ( Total (Years)	Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Distribution						
Steam Piping/Pump	100%	2035	* *	4	\$700	
Terminal Devices						
Convector/Radiator	100%	2030	* *	1	\$4,600	
Air Conditioning						
Energy Source						
Electricity	100%	2033	* *	1		
Conversion Equipment						
Window/Wall Unit	80%	2020	\$23,000	1		
No Component	20%					
Ventilation						
Distribution						
Ductwork/Diffusers	20%	LIFE	* *	2-5	\$1,600	
No Component	80%					
Exhaust Fans						
Roof	20%	2025	\$2,200	2	\$100	
Not Accessible	80%					
Plumbing						
H/C Water Piping	1000/	2020	* *			
Galv Iron/Steel	100%	2038	* *	1		
Water Heater	1000/	2022	Φ2.200	4	<b>#100</b>	
Electric	100%	2023	\$2,200	4	\$100	
	Other Observation, Extent : Light, Location : Basement	Area Affectea	: 100%			
Canitama Dining	Explanation: 120 Gallon					
Sanitary Piping	1000/	LIDE	* *	1		
Cast Iron	100%	LIFE	the str	1		
Storm Drain Piping	100%	I IEE	* *	1		
Cast Iron	100%	LIFE	-11-	1		
Sump Pump(s) Rigid Piping	60%	2025	\$6,500	1	\$1,500	
Submersible	40%	2023	\$0,500	4 4	\$1,500 \$1,000	
	4070	2018	\$2,000	4	\$1,000	
Fixtures Generic	100%					
Generic	100%					

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

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

#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE SAGE HALL

Address : 175 WEST 180th ST

Borough : BRONX Agency's Number : 21030
Program / Asset # : CUN0007.300 / 2064 Yr Built/Renovated : 1920 / 2005

Area Sq Ft : 27,328 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 24-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 3222 Lot : 62 BIN : 2100254

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$43,900	\$36,100
Interior Architecture	\$50,800	
Electrical		\$637,600
Mechanical	\$35,500	\$479,700
Total	\$130,200	\$1,153,400
Importance Code A	\$43,900	\$36,100
Importance Code B	\$86,300	\$1,117,300
Total	\$130,200	\$1,153,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$17,900			\$500
Interior Architecture	\$36,000	\$1,200		\$3,800
Electrical	\$1,100	\$1,300	\$1,500	\$1,300
Mechanical	\$4,400	\$2,100	\$2,900	\$45,300
Total	\$59,400	\$4,600	\$4,400	\$51,000
Importance Code A	\$19,200	\$1,300	\$1,300	\$1,900
Importance Code B	\$33,200	\$3,300	\$3,100	\$49,100
Importance Code C	\$7,000			
Total	\$59,400	\$4,600	\$4,400	\$51,000



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

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

Asset #: 2064

Architecture	Current Rep	air	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Es Total (Years)	timated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior							
Exterior Walls	#0/ <b>3</b> 7	Φ0.100		de de	_	<b>40.200</b>	
Cast in Place Concrete	5% Now Cracking/Crumbling, Ex. Location: South Facad	le			5	\$8,300	
	Exposed Reinforcement, Location : South Facad		iie, Area	Affectea : 10%			
Masonry: Brick	90% Now Jnt Mortar Miss/Erod, E. Location: Throughout			* * ffected : 10%	5	\$29,800	
	Loose Units, Extent : Sev Location : East Facade		ed : 5%				
	Vertical Cracks, Extent : Location : North And S		ı Affected	d : 5%			
Masonry: Limestone	5% Now Jnt Mortar Miss/Erod, E. Location : 2nd Floor H		LIFE e, Area A	* * ffected : 25%	5	\$1,200	
Windows							
Aluminum	100%		2041	* *	5	\$1,400	
Parapets							
Copper/Terne	5%		2060	* *	5	\$1,000	
Masonry: Brick	90%		LIFE	* *	5	\$3,900	
Pre-Cast Concrete	5%		LIFE	* *	5	\$1,400	
Roof Modified Bitumen	100% Recent Replace Evident, Location : New Roof In	_	2035 Area Affe	* * ccted : 100%	10	\$36,100	
nterior	Zoomien Tren Hoog In						
Floors							
Cast in Place Concrete	8% Now Cracking/Crumbling, Ext Location: Various Loc				5	\$6,900	
Ceramic Tile	5%		2028	* *	5	\$2,000	
Terrazzo	5%		LIFE	* *	5	\$1,500	
	Horizontal Cracks, Exter Location : Corridor	nt : Moderate, A		cted : 10%		. ,	
Vinyl Tile	78% 2-4 Worn/Eroded, Extent : L. Location : Throughout	\$50,800 ight, Area Affect	2030 ted : 50%	* *	3	\$11,500	
Vinyl Tile 9" X 9"	4% Other Observation, Exter Location: Select Room Explanation: Vinyl Til.	s/ Offices	2030 Affected	**	3	\$600	

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

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

Asset #: 2064

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Interior Walls								
Cast in Place Concrete	15%		\$7,000	LIFE	* *			
		ling, Extent 1 : Basemen	t : Moderate, Area I nt	Affected	: 33%			
	Water Per	etration, E	xtent : Moderate, A	Area Affe	cted : 5%			
	Location	ı : Mechani	ical Area - Basemer	nt				
Concrete Masonry Unit	20%			LIFE	* *	5	\$3,000	
Gypsum Board	10%			LIFE	* *	5	\$2,300	
Masonry: Brick	10%			LIFE	* *			
Plaster	45%			LIFE	* *	5	\$5,100	
Ceilings								
AcousTileSusp.Lay-In	50%	Now	\$7,800	2038	* *	5	\$9,800	
			nents, Extent : Mod Locations Through					
	_	0 0	Extent : Moderate, Locations Through					
Exposed Concrete	15%	Now	\$9,200	LIFE	* *	5	\$900	
•		_	Extent : Severe, A n Basement	rea Affec	eted : 5%			
Plaster	35%	Now	\$8,800	LIFE	* *	5	\$8,600	
	Vertical C	racks, Exte	nt : Light, Area Afj	ected : 5	5%			
	Location	: Through	out					
	Water Per	netration, E	xtent : Severe, Ared	a Affecte	d : 5%			
	Location	a: 2nd Floo	or Corridor					

lectrical	Current Repair	Futur	e Replacement	M	aintenance	
vstem Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2025	\$4,700	5	\$100	
	Other Observation, Extent : Light, Area	a Affected	: 100%			
	Location: Electrical Room					
	Explanation: One 1600 Amps Main I	Disconnec	et Switch			
Transformers						
Dry Type	100%	2023	\$15,400	5	\$100	
	Other Observation, Extent : Light, Area	a Affected	: 100%			
	Location : Electrical Room					
	Explanation: One 30 Kva 408v-208/	120v				
Switchgear / Switchboard						
Fused Disc Sw	100%	2025	\$95,500	5	\$100	
Raceway						
Conduit	90%	2025	\$46,200	1		
Conduit	10%	2045	* *	1		

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

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

Asset #: 2064

Electrical		Current Re	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2024	\$7,300	5	\$100	
Molded Case Bkrs	10%			2041	* *	5	\$100	
Molded Case Bkrs	80%			2024	\$58,400	5	\$600	
Wiring								
Thermoplastic	90%			2025	\$58,500	1		
Thermoplastic	10%			2045	* *	1		
Motor Controllers								
Locally Mounted	100%			2023	\$44,300	5	\$200	
Ground								
Grounding Devices	1000/				* *	_	<b>4.00</b>	
Generic	100%			LIFE	* *	5	\$400	
Stand-by Power								
Transfer Switches	1000/			2020	* *	1	¢0.400	
Automatic	100%			2038	sh sh	1	\$8,400	
Lighting								
Interior Lighting Fluorescent	100%			2025	\$284,400	10	\$24,000	
Puorescent		Frtont · Li	ght, Area Affected			10	\$24,000	
	-		gni, Area Ajjeciea ut The Building	. 100/0				
Egress Lighting								
Emergency, Service	50%			2025	\$6,300	1		
Exit, Service	50%			2025	\$3,500	1		
Exterior Lighting								
HID	50%			2025	\$50,400	10		
	Other Obs	ervation, Ex	tent : Light, Area	Affected	: 100%			
	Location	: Throughou	ut					
	Explana	tion : Contro	lled Via Photocel	l				
No Component	50%							
Alarm								
Security System								
No Component	70%							
Generic	30%			2025	\$24,200	1	\$3,100	
Fire/Smoke Detection								
No Component	70%							
Generic, Analog	30%			2030	* *			

Mechanical	Current Repair	Future F	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	Year E	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
HTHW/HW	100%	2025	\$59,100	1		
	Other Observation, Extent: Light, Are	a Affected : 1	100%			
	Location : Throughout					

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

Explanation: Supplied From Adjacent Building

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

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

Mechanical		Current l	Repair	Future	Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Conversion Equipment								
Heat Exchanger	100%			2038	* *	1	\$13,000	
Distribution								
Steam Piping/Pump	100%			2025	\$178,800	4	\$1,900	
Terminal Devices								
Convector/Radiator	100%			2023	\$241,800	1	\$8,500	
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		
Conversion Equipment								
Ext Pkg Unit - Cooling	30%	0-2	\$35,500	2035	* *	2	\$400	
	Damaged, Location		loderate, Area Affe	cted : 20%	%			
	Malfunction Location	0.	nt : Moderate, Ared	ı Affected	1:80%			
Window/Wall Unit	60%			2020	\$31,600	1		
No Component	10%							
Ventilation								
Distribution								
Ductwork/Diffusers	30%			LIFE	* *	2-5	\$4,400	
No Component	70%							
Exhaust Fans								
Roof	30%			2025	\$6,100	2	\$200	
No Component	70%							
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$1,500	2035	* *	1		
	Corroded,	Extent: Se	evere, Area Affecte	d: 10%				
	Location	ı : Street Sı	ıpply Line					
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Rigid Piping	100%			2020	\$10,800	4	\$1,600	
Fixtures								

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

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

#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE SNOW HALL

Address : 135 HALL OF FAME TERRACE

Borough : BRONX Agency's Number : 21048
Program / Asset # : CUN0007.480 / 2068 Yr Built/Renovated : 1962 /

Area Sq Ft : 9,775 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 27-Feb-2014 Landmark Status : NONE

Areas Surveyed : Basement, Floors 1,2,3

Block : 3224 Lot : 1 BIN : 2014903

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$42,700	\$39,000
Electrical	\$36,100	
Total	\$78,800	\$39,000
Importance Code A	\$42,700	\$39,000
Importance Code B	\$36,100	
Total	\$78,800	\$39,000

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$12,200			\$200
Interior Architecture	\$11,900			\$7,600
Electrical	\$200	\$100	\$100	\$1,300
Mechanical	\$1,100	\$800	\$3,200	\$2,300
Total	\$25,300	\$900	\$3,300	\$11,400
Importance Code A	\$12,600	\$500	\$500	\$700
Importance Code B	\$4,400	\$500	\$2,800	\$10,800
Importance Code C	\$8,400			
Total	\$25,300	\$900	\$3,300	\$11,400



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

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

Architecture	Current R	Current Repair Future Replacement			М		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior							
Exterior Walls							
Masonry: Brick	90% Now	\$42,700	LIFE	* *	5	\$14,500	
	Graffiti, Extent : Ligh		10%				
	Location: North An			ACC . 1 150/			
	Jnt Mortar Miss/Erod Location : Various I		te, Area A	Affectea : 15%			
			401.50/				
	Loose Units, Extent: Location: Chimney						
				Affactad . 150/			
	Rusting Masonry Supa Location: Througho		ie, Area I	Аујесіва . 1576			
Weed			2045	* *		\$4,000	1
Wood	10% Now Broken/Missing Elemo	\$8,300	2045		5	\$4,000	1
	Location : Fascia	enis, Exieni . Seve	re, Area	Ajjeciea . 20%			
	Deteriorated Finish, I	Ertont : Sovere As	oa Affect	ed · 50%			
	Location : Fascia	zaieni . Bevere, m	carijjeci	ca . 5070			
Windows							
Aluminum	100%		2050	* *	5	\$400	
	Recent Replace Evide	nt, Extent : Light,		ected : 100%		,	
	Location : Through	_					
Roof							
Asphalt Shingle	100% Now	\$3,900	2021	\$39,000			
	Gut/DS Non Func/Mis		, Area A <u>f</u>	fected : 100%			
	Location : Througho	put					
Interior							
Floors	<b>5</b> 0/		LIPE	<b>ታ</b> ታ	~	Φ1. <b>7</b> 00	
Cast in Place Concrete	5%		LIFE	* *	5	\$1,500	
Ceramic Tile	5% Recent Replace Evide	nt Extent Light	2040		5	\$700	
	Location : Bathroon	_	Aгеи Ауу	есіва . 100%			
Vinyl Tile	60% Now	\$3,500	2035	* *	3	\$3,200	
	Adhesion Failure, Ext		rea Affec	ted : 20%			
	Location: Basement	•					
	Broken/Missing Elements, Extent : Moderate, Area Affected : 10%						
	Location: Basement						
	Cracking/Crumbling, Extent: Moderate, Area Affected: 10%						
	Location: Basement			<b>5</b> 00/			
	Worn/Eroded, Extent		Affected	: 50%			
	Location : Basement	•					
Wood	30%		2065	* *	5	\$8,000	
	Recent Replace Evide		Area Aff	ected : 100%			
	Location : First Floo	or					

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

Asset #: 2068

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Interior Walls								
Cast in Place Concrete	10%	Now	\$8,400	LIFE	* *			
	Water Pen	etration, E	xtent : Moderate, A	rea Affe	cted : 20%			
	Location	: Basemen	t					
Concrete Masonry Unit	5%			LIFE	* *	5	\$300	
Gypsum Board	85%			LIFE	* *	5	\$6,900	
71	Recent Inst	tallation, E	Extent : Light, Area	Affected	! : 100%			
	Location	: Through	out					
Ceilings								
AcousTileSusp.Lay-In	30%			2045	* *	5	\$4,300	
	Recent Inst	tallation, E	Extent : Light, Area	Affected	! : 100%			
	Location	: First Flo	oor					
Exposed Concrete	20%			LIFE	* *	5	\$500	
Plaster	50%			LIFE	* *	5	\$4,500	
	Recent Rep	air Evider	nt, Extent : Light, A	rea Affe	cted : 100%			
	-	: Through		55				

Electrical	Current Repair	Future R	eplacement	М	aintenance		
System Component Type	% of Fail Date Estimated Total (Years)	d Cost Year Es	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts		•					
Service Equipment							
Fused Disc Sw	100%	2051	* *	5			
	Other Observation, Extent : Ligh	nt, Area Affected : 10	00%				
	Location: Electrical Room						
	Explanation: One 400 Amp M	ain Disconnect Swite	ch				
Raceway							
Conduit	100%	2025	\$13,600	1			
Panelboards							
Fused Disc Sw	5%	2047	* *	5			
Molded Case Bkrs	95%	2047	* *	5	\$200		
Wiring							
Thermoplastic	100%	2051	* *	1			
Ground							
Grounding Devices							
Generic	100%	LIFE	* *	5	\$100		
	Other Observation, Extent : Ligh	nt, Area Affected : 10	00%				
	Location: Basement						
	Explanation : New						
Lighting							
Interior Lighting							
Fluorescent	100%	2033	* *	10	\$8,700		
	T-5 Lamps, Extent : Light, Area						
	Location : Throughout The Bu	ilding					

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

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

Asset #: 2068

Electrical	Current Repair	Future Re	placement	M				
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year Esti FY	imated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Lighting								
Egress Lighting								
Emergency, Battery	50%	2025	\$6,200	10	\$1,100			
	Other Observation, Extent : Light, A	rea Affected : 100	0%					
	Location: Throughout							
	Explanation: Gets Power From Ac	djacent Building (	Generator					
Exit, Service	50%	2020	\$1,200	1				
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : Gets Power From Ac	djacent Building (	Generator					
Exterior Lighting		-						
HID	100%	2020	\$36,100	10				
Alarm			·					
Security System								
No Component	80%							
Generic	20%	2035	* *	1	\$700			
	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Main Entrance							
	Explanation: Cameras							
Fire/Smoke Detection								
Generic, Analog	100%	2035	* *					
, 2	Other Observation, Extent : Light, Area Affected : 100%							
	Location : Throughout							
	Explanation : New System							

Mechanical	Current Repair	Future Repla	cement	M				
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estim FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Heating								
Energy Source								
Fuel Oil No 2	100%	2035	* *	5	\$2,900			
Conversion Equipment			•	•				
Hot Water Boiler	100%	2038	* *	1	\$4,700			
	Other Observation, Extent: Light	t, Area Affected : 100%	,					
	Location: Basement							
	Explanation: 140,000 Btu Unit							
Distribution								
Hot Wtr Piping/Pump	100%	2033	* *	4	\$700			
Terminal Devices								
Convector/Radiator	100%	2042	* *	1	\$3,100			
	Recent Replace Evident, Extent : Light, Area Affected : 100%							
	Location: Throughout							
Air Conditioning								
Energy Source								
Electricity	100%	2041	* *	1				

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

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

Mechanical		Current Repair		Futur	e Replacement	Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning								
Conversion Equipment								
Split Unit	60%			2030	* *			
No Component	40%							
Distribution								
Ductwork/Diffusers	60%			LIFE	* *	2	\$7,400	
No Component	40%							
Plumbing								
H/C Water Piping								
Brass/Copper	10%			2051	* *	1		
Galv Iron/Steel	90%			2042	* *	1		
HW Heat Exchanger								
Low Temp	100%			2051	* *	4	\$900	
			ent, Extent : Light, 1	Area Aff	ected : 20%			
	Location	: Basemen	nt					
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Backflow Preventer								
No Component	50%							
Generic	50%			2025	\$500	1	\$300	
Fixtures								
Generic	100%							
Fire Suppression								
Sprinkler								
No Component	75%							
Generic	25%			2035	* *	1-2	\$700	

#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : BRONX COMMUNITY COLLEGE SOUTH HALL

Address : 187 WEST 180th STREET

Borough : BRONX Agency's Number : 21031
Program / Asset # : CUN0007.310 / 2065 Yr Built/Renovated : 1857 / 2011

Area Sq Ft : 18,978 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 24-Feb-2014 Landmark Status : NONE

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

Block : 3222 Lot : 62 BIN : 2100255

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$36,200	\$35,100
Interior Architecture	\$167,600	
Electrical	\$57,600	\$44,300
Mechanical		\$360,900
Total	\$261,400	\$440,300
Importance Code A	\$36,200	\$35,100
Importance Code B	\$172,800	\$405,200
Importance Code C	\$52,400	
Total	\$261,400	\$440,300

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$32,500			\$7,500
Interior Architecture	\$117,800	\$6,900		\$1,000
Electrical	\$5,400	\$700	\$700	\$18,000
Mechanical	\$50,600	\$1,800	\$2,200	\$58,100
Total	\$206,300	\$9,400	\$2,900	\$84,600
Importance Code A	\$33,400	\$900	\$900	\$8,700
Importance Code B	\$116,400	\$8,400	\$2,000	\$76,000
Importance Code C	\$56,500			
Total	\$206,300	\$9,400	\$2,900	\$84,600



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

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

Asset #: 2065

rchitecture	Current Repa	air	Futur	e Replacement	М	aintenance		
stem Component Type	% of Fail Date Est Total (Years)	timated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
terior								
Exterior Walls	0.504			at. at		<b>42</b>		
Masonry: Brick	85% Recent Repair Evident, E.	rtant : Light A	LIFE	* * atad + 100%	5	\$26,600		
	Location : All Elevation	_	гей Ајјес	.iea . 10070				
Masonry: Brownstone	5%		LIFE	* *	5	\$1,200		
	Recent Repair Evident, E. Location : All Elevation	_		cted : 100%	C	<b>41,2</b> 00		
Masonry: Fieldstone	10% Now	\$30,400	LIFE	* *	5	\$2,300		
	Jnt Mortar Miss/Erod, Ex		e, Area A	Affected : 50%				
	Location : South Facad		1.00	. 1 100/				
	Water Penetration, Exten Location: Basement	t : Moderate, A	irea Affe	cted : 10%				
	Other Observation, Exten	t · Moderate /	Aroa Affo	ected : 15%				
	Location : Various Area			cieu . 1570				
	Explanation : Loose Un	its						
Windows	*							
Aluminum	95%		2041	* *	5	\$800		
Steel	5% Now	\$2,200	2050	* *	5	\$300		
	Air Infiltration, Extent: N Location: Basement	1oderate, Area	Affectea	l : 100%				
	Broken/Missing Elements, Extent: Moderate, Area Affected: 25%							
	Location: Basement							
	Corrosion/Rusting, Extent: Moderate, Area Affected: 50%							
	Location: Basement							
Parapets	1000/		2677					
Wood Cornice	100% Recent Replace Evident, I	Extant , I:al.	2055	* *	5-10	\$17,100		
	Location : All Elevation		Area Ајје	eciea . 100%				
Roof								
Metal Panel	85%		2045	* *	10	\$35,100		
	Recent Replace Evident, I	Extent : Light,	Area Affe	ected : 100%				
	Location: Entire Roof							
Plaza Roof: Stone Panel		\$36,200	2051	* *				
	Miss/Damaged Flashings		erate, Ar	ea Affected : 10%	ó			
	Location: Over Baseme		A CC	-1-1-250/				
	Water Penetration, Exten Location: Over Baseme		rea Affe	стеа : 25%				
erior	Location . Over baseme							

Interior

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

Architecture		Current R	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Floors								
Carpet	50%			2021	\$171,100	3	\$20,600	
		ded, Extent a : Througho	: Moderate, Area A out	Affected .	: 100%			
Cast in Place Concrete	10%	Now	\$5,600	LIFE	* *	5	\$6,000	
		ırface, Extei ı : Basemeni	nt : Severe, Area A	ffected :	50%			
Ceramic Tile	5%	Now	\$13,000	2034	* *	5	\$700	
	Location Poor Subf	ı : Men's Re loor Eviden	t, Extent : Severe,					
		: Men's Re						
Vinyl Tile		4+ ded, Extent a : Througho	\$2,300 : Light, Area Affec out	2030 eted : 25%	**	3	\$2,100	
Vinyl Tile 9" X 9"	10%	Now	\$8,900	2035	* *	3	\$1,000	
	Location Water Pen Location	n : Third Flo netration, Ex n : Third Flo	ents, Extent : Seve oor ctent : Severe, Area	a Affecte	d : 25%		. ,	
	Location	i : Third Flo tion : Vinyl	oor	<i>JJ</i>				
Wood	5% Loose Uni Location Uneven Si	Now its, Extent : i i : Basement	\$26,500 Severe, Area Affec ant : Severe, Area A			5	\$1,300	

Asset #: 2065

rchitecture	Current Repa	air	Future	Replacement	M	aintenance			
vstem Component Type	% of Fail Date Est Total (Years)	timated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
erior									
Interior Walls	100/ 37	φ10.c00	LIDE	ale ale	_	Ф1 600			
Gypsum Board	10% Now Punct/Tear/Impact Dama Location: Basement Water Penetration, Exten Location: Basement Other Observation, Exten Location: Basement	t : Moderate, A	Area Affec	eted : 20%	5	\$1,600			
	Explanation: Mold/M								
Masonry: Brick	10% Now Broken/Missing Elements Location: Basement Jnt Mortar Miss/Erod, Ex Location: Basement Spalling, Extent: Modera Location: Basement	xtent : Moderai	te, Area A	ffected : 10%					
Masonry: Fieldstone	5% Now	\$25,900	LIFE	* *					
Plaster	Other Observation, Exten  Location: Basement  Explanation: Water Pe  20% Now  Broken/Missing Elements  Location: Basement, M  Water Penetration, Exten	netration And \$41,100 s, Extent : Seve Ien's Toilet, Va	Missing M LIFE re, Area A rious loca	Mortar Joints  **  Affected : 60%  utions throughout	5	\$1,600			
	Location: Basement								
Plaster	55% Now Deteriorated Finish, Exte Location: Throughout	\$11,300 ent : Moderate,	LIFE Area Affa	* * ected : 20%	5	\$4,300			
Ceilings	2004	Φ. <b></b> 4.00	2020	de de	_	Φ2 000			
AcousTile,Adhered	20% Now Broken/Missing Elements Location: Room 202 Ar			* * ea Affected : 10%	5	\$2,800			
Plaster	Location : Basement, M Water Penetration, Exten								
Plaster	60% Now Patching Evident, Extent Location: Throughout Punct/Tear/Impact Dama Location: Various Loca	ige, Extent : M	oderate, A		5	\$10,500			
	Water Penetration, Exten	_		eted : 10%					
	Location: Various Loca								

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

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

Asset #: 2065

Electrical		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts								•	
Service Equipment									
Molded Case Bkrs	100%			2045	* *	5	\$500		
Switchgear / Switchboard									
Molded Case Bkrs	100%			2045	* *	5	\$500		
			Extent : Light, Area	Affected	: 100%				
		: Basemer							
	Explanat	ion : 400 A	Amp Main Distribut	ion Boar	·d				
Raceway	0.004			2015	de de				
Conduit	80%			2045	**	1			
Conduit	20%			2025	\$4,300	1			
Panelboards	1.007			2024	<b>#2.000</b>	_			
Fused Disc Sw	10%			2024	\$2,900	5	<b>#100</b>		
Molded Case Bkrs	20%			2024	\$5,800 * *	5	\$100		
Molded Case Bkrs	70%			2041	* *	5	\$400		
Wiring Braided Cloth	200/	2-4	¢4.700	2050	* *	1			
Braided Cloth	20%		\$4,700	2050		1			
		Agea, Ехів : Upper L	ent : Moderate, Are	а Ајјесте	a: 100%				
		. Opper L	eveis						
Thermoplastic	80%			2045	* *	1			
Motor Controllers	1000/			2022	<b>0.1.1.200</b>	~	<b>#100</b>		
Locally Mounted	100%			2023	\$44,300	5	\$100		
stand-by Power									
Transfer Switches	100%			2038	* *	1	\$5,800		
Automatic	100%			2038		1	\$3,800		
Lighting Interior Lighting									
Interior Lighting Fluorescent	100%			2030	* *	10	\$16,800		
Tuorescent		Frtent · l	Light, Area Affectea			10	\$10,000		
			out The Building	1.10070					
Egress Lighting	Locuiton	. 1111011811	our The Bureams						
Emergency, Service	50%			2030	* *	1			
Exit, Service	50%			2030	* *	1			
Exterior Lighting	3070			2030					
HID	30%			2030	* *	10			
1112		ervation. E	Extent : Light, Area		: 100%	10			
		: Through		33					
		_	rolled Via Photocel	'l					
No Component	70%								
Alarm	7070								
Security System									
Security System No Component	90%								
Security System  No Component  Generic	90% 10%			2025	\$5.600	1	\$700		
No Component Generic	90% 10%			2025	\$5,600	1	\$700		
No Component				2025	\$5,600	1	\$700		

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

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

Asset #: 2065

Mechanical	Currer	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
HTHW/HW	100%		2025	\$41,300	1		
Conversion Equipment							
Heat Exchanger	100%		2038	* *	1	\$9,100	
Distribution	400	<b>**</b>	•0.44			4000	
Hot Wtr Piping/Pump	100% 2-4	\$27,000	2041	* *	4	\$900	
		Light, Area Affected	: 30%				
	Location : Basen		1.00	. 500/			
	Insul. Deterioration  Location: Basen	eg, Extent : Light, Area nent	a Affectea	l : 50%			
Terminal Devices							
Convector/Radiator	90%		2023	\$152,300	1	\$5,300	
Fan Coil Unit/Heat	10%		2020	\$26,800	1	\$600	
Air Conditioning							
Energy Source							
Electricity	100%		2041	* *	1		
Conversion Equipment							
Window/Wall Unit	80%		2020	\$29,500	1		
No Component	20%						
Ventilation							
Exhaust Fans	1.000/		2022	ماد ماد	•	φ	
Roof	100%		2033	* *	2	\$600	
Plumbing							
H/C Water Piping Galv Iron/Steel	100% Now	\$21,400	2030	* *	1		
Garv Iron/Steer		\$21,400 Moderate, Area Affe			1		
	Location : Throu		ciea . 257	o			
Water Heater	Locuiton : Throu	Shoui					
Electric	100%		2024	\$2,800	4	\$100	
Licetie		, Extent : Light, Area			7	Ψ100	
	Location : Basen	_	rijjeerea .	. 10070			
	Explanation: 50						
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	10070						
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)							
Not Accessible	100%						
Fixtures							
Generic	100%						
Fire Suppression							
Sprinkler							
No Component	20%						
Generic	80%		2025	\$167,300	1-2	\$4,100	

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G

Address : 135 EAST 146TH ST. @ WALTON AVE.

Borough : BRONX Agency's Number : N/A

Area Sq Ft : 13,178 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 10-Apr-2013 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2

Block : 2350 Lot : 24 BIN : 2001088

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$60,700	\$238,900
Electrical		\$48,600
Mechanical		\$61,800
Total	\$60,700	\$349,300
Importance Code A	\$60,700	\$238,900
Importance Code B		\$110,400
Total	\$60,700	\$349,300

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$6,300		\$1,200	
Interior Architecture	\$10,800	\$1,300		\$4,300
Electrical	\$300	\$100	\$16,700	\$100
Mechanical	\$1,100	\$1,000	\$16,200	\$1,000
Total	\$18,600	\$2,400	\$34,100	\$5,400
Importance Code A	\$7,000	\$700	\$1,900	\$700
Importance Code B	\$11,500	\$900	\$32,100	\$4,700
Importance Code C		\$700		
Total	\$18,600	\$2,400	\$34,100	\$5,400



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

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

### CITY UNIVERSITY OF NEW YORK - 042 HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G

Asset #: 14556

rchitecture	Current Repair		Futur	e Replacement	Maintenance			
rstem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior								
Exterior Walls								
Masonry: Brick	90%			LIFE	* *	5	\$36,500	
Metal Coiling Doors	10%			2037	* *	5	\$12,700	
Windows								
Aluminum	50%			2046	* *	5	\$4,000	
	-		ent, Extent : Light,	Area Affe	ected : 100%			
	Location	: Through	out					
Glass Block	50%			LIFE	* *	5	\$2,500	
	Recent Rep	place Evide	ent, Extent : Light,	Area Affe	ected : 100%		•	
	Location	: Through	out					
Parapets								
Masonry: Brick	95%			LIFE	* *	5	\$11,800	
Metal Panel	5%			2044	* *	5	\$2,400	
Roof							·	
Modified Bitumen	98%	Now	\$60,700	2024	\$202,400			
			derate, Area Affecto	ed : 20%				
		: Over Ga	_					
	_	-	ctent : Moderate, A		ted: 20%			
		: Over Ga	rage And Upper Ro					
Skylight, Metal/Glass	2%			2034	* *	10	\$2,400	
erior								
Floors								
Carpet	20%			2023	\$59,200	3	\$9,500	
Cast in Place Concrete	10%			LIFE	* *	5	\$5,200	
Ceramic Tile	5%			2033	* *	5	\$1,200	
Vinyl Tile	65%			2029	* *	3	\$7,700	
Interior Walls								
Ceramic Tile	5%			2033	* *	5	\$1,500	
Concrete Masonry Unit	45%			LIFE	* *	5	\$5,300	
Gypsum Board	50%			LIFE	* *	5	\$8,900	
Ceilings								
AcousTileSusp.Lay-In	55%			2037	* *	5	\$13,100	
Exposed Concrete	20%			LIFE	* *	5	\$700	
Exposed Struc: Steel	15%			LIFE	* *			
Gypsum Board	5%			LIFE	* *	5	\$1,500	
							\$700	

Electrical	Current Repair	Future Replacement	N	laintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Con	St Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts					
Service Equipment					
Fused Disc Sw	100%	2024 \$4,70	0 5	\$100	
	Other Observation, Extent: Moderate,	Area Affected : 100%			
	Location: Electrical Room				
	Explanation : No Available Namepla	te Rating			

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

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

### CITY UNIVERSITY OF NEW YORK - 042 HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G

Electrical	Current Rep	air Futur	e Replacement	Maintenance		
System Component Type	% of Fail Date Es Total (Years)	stimated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Switchgear / Switchboard						
Fused Disc Sw	100%	2034	* *	5	\$100	
Raceway						
Conduit	100%	2034	* *	1		
Panelboards						
Molded Case Bkrs	100%	2032	* *	5	\$300	
Wiring						
Thermoplastic	100%	2034	* *	1		
Ground						
Grounding Devices				_		
Generic	100%	LIFE	* *	5	\$200	
Lighting						
Interior Lighting			de de		44.400	
Fluorescent	98%	2029	* *	10	\$14,300	
	T-8 Lamps, Extent: Mod	==	00%			
	Location: Throughout					
Fluorescent	2%	2029	* *	10	\$300	
	T-5 Lamps, Extent: Mod		00%			
	Location : Storage Are	а				
Egress Lighting						
Emergency, Battery	50%	2029	* *	10	\$1,900	
Exit, Service	50%	2029	* *	1		
Exterior Lighting						
HID	100%	2024	\$48,600	10		
Alarm						
Security System						
No Component	70%					
Generic	30%	2032	* *	1	\$1,500	
	Other Observation, Exte	nt : Moderate, Area Affe	cted : 100%			
	Location : Hallways					
	Explanation: C C T V	Surveillance Cameras				

Mechanical	Current R	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Electricity	30%		2034	* *	1		
Natural Gas	70%		2034	* *	1		

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

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

### CITY UNIVERSITY OF NEW YORK - 042 HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G

Asset #: 14556

Mechanical	Current Repair	Future Repl	acement	Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estim FY	nated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Conversion Equipment	700/	2024	¢12.200	1	<b>\$5.500</b>	
Furnace	70% Other Observation, Extent: Light, Area	2024	\$13,300	1	\$5,500	
	Location: 3 Units In Garage, 2 Packa		ce Area			
	Explanation: 5 Units	age Onlis In Ojji	ce Areu			
Heat Pump	20%	2022	\$19,300	2	\$1,000	
Heat Pump	Other Observation, Extent : Light, Area		\$19,300	2	\$1,000	
	Location : Offices	i Tijjecieu . 2070				
	Explanation: 4 Window Units					
Radiant Heater	10%	2029	* *	2	\$700	
Radiant Heater	Other Observation, Extent : Light, Area			2	\$700	
	Location : Hallways	i Tijjeetea . 1070				
	Explanation: 3 Units					
Air Conditioning						
Energy Source						
Electricity	100%	2032	* *	1		
Conversion Equipment						
Int Pkg Unit -	20%	2022	\$61,800	2	\$200	
Heating/Cooling						
	R-22 Refrigerant, Extent : Light, Area A	Affected : 20%				
	Location: 2 Package Units In Office	Area				
Split Unit	10%	2029	* *			
Window/Wall Unit	30%	2019	\$9,600	1		
No Component	40%					
Terminal Devices						
Fan Coil - Cooling	10%	2029	* *	1	\$500	
No Component	90%					
Heat Rejection						
Remote Air Cond	10%	2029	* *	2	\$1,100	
No Component	90%					
Ventilation						
Distribution	2007	I IDD	* *	2.5	Φ2.700	
Ductwork/Diffusers	30%	LIFE	* *	2-5	\$2,700	
No Component	70%					
Exhaust Fans	200/	2024	\$2.400	2	¢100	
Interior Roof	20%	2024 2019	\$3,400 \$1,200	2	\$100 \$100	
No Component	10% 70%	2019	φ1,200	2	\$100	
Plumbing No Component	/ 070					
H/C Water Piping						
Brass/Copper	100%	2034	* *	1		
Water Heater	100/0	2037		1		
Electric	100%	2019	\$2,400	4	\$100	
Sanitary Piping	100/0	2017	Ψ2,π00	т	Ψ100	
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping	100/0	Lii L				
Cast Iron	100%	LIFE	* *	1		
- Cust Holl	100/0	LII L		1		

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

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

### CITY UNIVERSITY OF NEW YORK - 042 HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G

Mechanical	Current R	epair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing							
<b>Backflow Preventer</b>							
Generic	100%		2019	\$1,500	1	\$1,000	
Fixtures							
Generic	100%						

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A

Address : 475 GRAND CONCOURSE

Borough : BRONX Agency's Number : 22002

Program / Asset # : CUN0002.010 / 2120 Yr Built/Renovated : 1990 / 2008

Area Sq Ft : 193,661 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 10-Apr-2013 Landmark Status : NONE

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

Block : 2346 Lot : 29 BIN : 2001038

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$491,600	\$194,500
Interior Architecture	\$677,700	\$321,400
Electrical	\$610,900	\$794,400
Mechanical	\$527,400	\$3,735,800
Total	\$2,307,600	\$5,046,100
Importance Code A	\$491,600	\$235,500
Importance Code B	\$1,816,000	\$4,652,200
Importance Code C		\$158,300
Total	\$2,307,600	\$5,046,100

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$54,600		\$94,600	\$14,600
Interior Architecture	\$29,000		\$16,500	\$38,000
Electrical	\$41,600	\$19,400	\$20,000	\$15,600
Mechanical	\$68,900	\$59,700	\$116,400	\$60,700
Elevators/Escalators	\$34,500	\$34,500	\$34,500	\$34,500
Total	\$228,600	\$113,700	\$282,000	\$163,500
Importance Code A	\$72,800	\$18,200	\$113,200	\$32,800
Importance Code B	\$155,800	\$95,500	\$159,500	\$130,700
Importance Code C			\$9,200	
Total	\$228,600	\$113,700	\$282,000	\$163,500



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

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

Asset #: 2120

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Masonry: Brick	25%			LIFE	* *	5	\$46,300	
Masonry: Brick	30%			LIFE	* *	5	\$55,600	
Metal Panel	10%			2044	* *	5-10	\$127,300	
Stucco Cement	10%			2029	* *	5	\$46,300	
		pair Evider 1 : South W	ıt, Extent : Light, A all	rea Affe	cted : 20%			
Stucco Cement	15%			2037	* *	5	\$69,500	
Window Wall	10%			2044	* *	5	\$69,500	
Windows								
Aluminum	57%			2040	* *	5	\$29,200	
Aluminum	38%	Now	\$238,800	2032	* *	5	\$9,700	
	Location Unit Inope	ı : Old Win	ent : Moderate, Are					
Metal Louvers	5%			2033	* *	10	\$16,000	
Parapets								
Concrete Masonry Unit	15%			LIFE	* *	5	\$1,700	
Masonry: Brick	20%			LIFE	* *	5	\$2,100	
Masonry: Brick	30%			LIFE	* *	5	\$3,100	
Metal Panel	10%			2044	* *	5	\$4,000	
Metal Rail	15%			2037	* *	5-10	\$27,800	
Metal: Cage/Fence	5%			2037	* *	5-10	\$4,000	
Stucco Cement	5%			2037	* *	5	\$1,300	
Roof								
Built-Up (BUR)	Location	Extent : Mod n : Old Win						
	Water Penetration, Extent : Moderate, Area Affected : 10% Location : Old Wing							
		ded, Extent 1 : Old Win	: Moderate, Area . g	Affected	: 25%			
Modified Bitumen	53%			2029	* *	10	\$56,500	
Modified Bitumen	5%			2029	* *	10	\$5,300	
	Other Obs Location	ı : Children		Area Affe	ected : 100%		. ,	
GL 11 1 . 71		uon : Cove	red With Rubber P		a ·			
Skylight, Plastic	2%			2037	* *	1		

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

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

Asset #: 2120

Architecture	Current Repair			Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior								
Floors								
Carpet	10%			2023	\$361,300	3	\$58,000	
Cast in Place Concrete	5%			LIFE	* *	5	\$31,700	
Ceramic Tile	5%			2039	* *	5	\$14,500	
		olace Evide : Restroon	nt, Extent : Light, . is	Area Aff	ected : 100%			
Terrazzo	15%			LIFE	* *	5	\$34,000	
Vinyl Tile	40%			2029	* *	3	\$58,000	
Vinyl Tile	25%	Now	\$300,900	2029	* *	3	\$27,200	
	Location Worn/Eroc	: Old Wing	: Moderate, Area	·				
Interior Walls								
Ceramic Tile	5%			2039	* *	5	\$18,400	
	•	olace Evide : Restroon	ent, Extent : Light, . us	Area Aff	ected : 100%			
Concrete Masonry Unit	40%			LIFE	* *	5	\$58,900	
Gypsum Board	45%			LIFE	* *	5	\$99,400	
Plaster	10%			LIFE	* *	5	\$11,000	
Ceilings								
AcousTileConcealSpLn	50%			2037	* *	5	\$181,200	
AcousTileSusp.Lay-In	25%	Now	\$286,200	2037	* *	5	\$36,200	
		Crumbling, : Old Wing	Extent : Moderate	, Area A	ffected : 25%			
	Staining/Discoloring, Extent : Moderate, Area Affected : 50% Location : Old Wing							
	Worn/Eroc	_	: Moderate, Area	Affected	: 25%			
<b>Exposed Concrete</b>	10%			LIFE	* *	5	\$4,500	
Exposed Struc: Steel	5%			LIFE	* *			
Gypsum Board	10%			LIFE	* *	5	\$36,200	

Electrical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2024	\$41,000	5	\$800	
	Other Observation, Extent: Moderate	, Area Affec	eted : 100%			
	Location: Electrical Room					
	Explanation: 3- Main Service Switch	hes Rated @	4000 Amperes, 3	2000 Amp	peres And 2000	

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

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

Asset #: 2120

Electrical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Transformers								
Dry Type	100%			2022	\$15,400	5	\$700	
			Extent : Moderate, A	Area Affe	ected : 100%			
		n : Electric		100/075	(200 II I			
G : 1 /G : 11 1	Explana	ition : 1000	Kva And 750 Kva,	480/277	/208 Volts			
Switchgear / Switchboard Fused Disc Sw	50%			2034	* *	5	\$400	
Fused Disc Sw	50%			2034		5 5	\$400 \$400	
	30%	)		2024	\$119,300		\$400	
Raceway Conduit	90%			2024	\$254,000	1		
Conduit	10%			2034	\$25 <del>4</del> ,000 **	1		
Panelboards	1070	<u> </u>		2034				
Fused Disc Sw	5%			2032	* *	5	\$200	
Fused Knife Sw	5%		\$12,400	2049	* *	5	\$100	
r used rillie s w			Extent : Moderate, A		ected : 100%	J	Ψ100	
		n : Upper F		33				
			lete Equipment					
Molded Case Bkrs	40%		1 1	2032	* *	5	\$2,000	
Molded Case Bkrs	50%			2023	\$124,100	5	\$2,600	
Wiring	3070	'		2023	Ψ121,100		Ψ2,000	
Braided Cloth	20%	2-4	\$76,100	2049	* *	1		
Brando Crour			ent : Moderate, Are		ed : 100%	-		
		-	nt, Upper Floors	55				
Thermoplastic	80%	<u> </u>		2034	* *	1		
Motor Controllers	0070	'		2031				
Locally Mounted	75%			2022	\$84,300	5	\$1,000	
Locally Mounted	20%			2029	* *	5	\$300	
Locally Mounted	5%			2037	* *	5	\$100	
Ground								
Grounding Devices								
Not Accessible	100%							
	Other Ob	servation, I	Extent : Light, Area	Affected	: 100%			
	Locatio	n :						
	Explana	ation : Cove	red With Insulation	ı				
Stand-by Power		<u> </u>						
Transfer Switches								
Automatic	100%	1		2029	* *	1	\$59,600	
Generators						_		
Diesel	50%			2033	* *	1	\$37,500	
	Other Observation, Extent : Moderate, Area Affected : 100%							
		n : Penthou						
	Explana	ition : Eme	rgency Generator 1	Rated @	2 150 Kw			
Diesel	50%			2027	* *	1	\$37,500	
	Other Ob	servation, I	Extent : Moderate, A	Area Affe	ected : 100%			
	Location: Penthouse							
	Explana	ition : Eme	rgency Generator 2	Rated @	2 300 Kw			

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

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

Asset #: 2120

Electrical	Current Repair	Future	Replacement	M					
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Stand-by Power									
Batteries									
Lead/Acid	50%	2018	\$700	5	\$3,600				
Lead/Acid	50%	2017	\$700	5	\$3,600				
Fuel Storage	500/	2022	* *	~	φ10 000				
Day Tank	50% Other Observation, Extent: Moderate, A	2032		5	\$18,000				
	Location : Penthouse	Агеи Ајјес	nea . 100%						
	Explanation: 275 Gallons Capacity								
Main Tank	50%	2039	* *	5	\$2,800				
Iviani Tank	Other Observation, Extent : Moderate, A			3	\$2,800				
	Location: Basement	1,00,11,50							
	Explanation: 275 Gallons Capacity								
Lighting	* ******								
Interior Lighting									
Fluorescent	90%	2029	* *	10	\$159,900				
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Throughout The Building								
	Explanation: T-8 Lamps								
Fluorescent	10%	2029	* *	10	\$17,800				
	Other Observation, Extent: Moderate, Area Affected: 100%								
	Location: Lobby And Hallways								
Espesa Lighting	Explanation : Compact Fluorescent L	amps							
Egress Lighting Emergency, Service	50%	2029	* *	1					
Exit, LED	10%	2029	* *	1					
Exit, Service	40%	2029	* *	1					
Exterior Lighting	1070	202)							
HID	50%	2029	* *	10	\$300				
HID	50%	2019	\$357,100	10	\$300				
Lightning Protection									
Arresters/Cabling									
No Component	50%								
Generic	50%	2039	* *	5	\$2,800				
	Other Observation, Extent: Moderate, Area Affected: 100%								
	Location: New Addition Building Roo								
Alarm	Explanation: Copper Lightning Rods								
Alarm Security System									
No Component	70%								
Generic	30%	2024	\$171,700	1	\$21,700				
<del></del>	Other Observation, Extent : Moderate, A			-	÷=1,730				
	Location: Corridors								
	Explanation: Internet Protocol Digita	al Video Si	ırveillance Systen	n					
Fire/Smoke Detection	<del>-</del>								
<b>Under Construction</b>	100%								

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

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

### CITY UNIVERSITY OF NEW YORK - 042 HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A

Asset #: 2120

Mechanical	Current Ro	epair	Futur	e Replacement	M				
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Heating									
Energy Source									
Natural Gas	10%		2044	* *	1				
Interruptible Gas/Dual Fuel	90%		2044	* *	1				
	Other Observation, Ex Location : Basement	Vault	Affected	: 100%					
	Explanation : #4 Fue	l Oil							
Conversion Equipment			2032	* *					
Furnace	10% Other Observation, Ex Location: Roof	\$9,600							
	Explanation: 3 Gas	Fired Roof Top P							
Steam Boiler	90%		2037	* *	1	\$172,600			
	Other Observation, Extent: Light, Area Affected: 90%  Location: Penthouse Mechanical Room  Explanation: 2 Steam Boilers								
Distribution	Explanation: 2 Steam	n Boilers							
Distribution Hot Wtr Piping/Pump	60%		2040	* *	4	\$5,700			
	40%		2040	* *	4 4	\$5,700 \$5,700			
Steam Piping/Pump	40%		2034		4	\$3,700			
Terminal Devices	200/		2020	* *	1	¢25,000			
Air Handler Convector/Radiator	30% 40%		2029 2022		1	\$35,900			
Fan Coil Unit/Heat	30%		2022	\$714,600 * *	1 1	\$25,000 \$18,800			
Air Conditioning	3070		2029		1	\$10,000			
Energy Source									
Electricity	100%		2040	* *	1				
Conversion Equipment									
Centrifugal,Compressor Turbine	50%		2027	* *	1	\$104,800			
	Other Observation, Extent : Light, Area Affected : 100% Location : Penthouse Mechanical Room								
	Explanation: 2 Cent	rifugal Chillers R	?efrigeran	nt - 134a					
Int Pkg Unit - Heating/Cooling	35% Now	\$527,400	2025	\$1,318,600	2	\$3,300			
	Damaged, Extent : Severe, Area Affected : 35% Location : 2 Units Per Floor - Basement Thru 4, Multiple Mechanical Defects								
	R-22 Refrigerant, Extent: Light, Area Affected: 35%  Location: Various Areas								
Ext Pkg Unit - Heating/Cooling	15%		2024	\$187,100	2	\$1,800			
Treating Cooling	R-22 Refrigerant, Exte Location: 2 Units, N		ffected :	15%					
Terminal Devices	., .								
Air Handler/Cool/Ht	30%		2024	\$241,000	1	\$35,900			
Fan Coil - Cool/Heat	20%		2024	\$716,000	1	\$12,500			
No Component	50%			, ,	-	, -=,2 30			

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

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

### CITY UNIVERSITY OF NEW YORK - 042 HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A

Asset #: 2120

Mechanical	Current Repair	Future Re	placement	M		
System Component Type	% of Fail Date Estimated ( Total (Years)	Cost Year Est FY	imated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning						
Heat Rejection			<b>***</b> *********************************	_	<b></b>	
Water Cool Tower	50% 0-2 \$13,6		\$271,400	2	\$78,000	
	Corroded, Extent : Moderate, Area Location : Roof	a Affected : 10%				
	Other Observation, Extent : Light,	Area Affected : 10	100%			
	Location: Penthouse Roof	Агей Ајјестей . 10	0/0			
	Explanation: 2 Cooling Towers					
No Component	50%					
Ventilation	3070					
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$108,000	
Exhaust Fans						
Interior	30%	2024	\$62,700	2	\$1,800	
Roof	50%	2024	\$75,200	2	\$3,000	
Wall Unit	20%	2024	\$57,200	2	\$1,200	
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2034	* *	1		
Water Heater	1000/	2022	<b>*</b> 4.4.000		ΦΦ 000	
Gas Fired	100%	2022	\$44,000	2	\$2,800	
Sanitary Piping	100%	LIFE	* *	1		
Cast Iron Storm Drain Piping	100%	LIFE		1		
Cast Iron	100%	LIFE	* *	1		
Sump Pump(s)	100/0	LIIL		1		
Rigid Piping	100% 0-2 \$3,2	200 2024	\$10,800	4	\$1,600	
88	Corroded, Extent : Severe, Area Aj		+,	-	+-,	
	Location : The Housing, Baseme	-				
Backflow Preventer						
Generic	100%	2029	* *	1	\$11,900	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Geared Traction	90%	LIFE	* *			
	Other Observation, Extent: Light,		9%			
	Location: 1 Unit 1-6, 1 Unit 1 -	5, 2 Units B - 5				
** 1 1	Explanation: 4 Units	LIDE	ale ale			
Hydraulic	10%	LIFE	**			
	Other Observation, Extent: Light,	Area Affectea : 10	%0			
	Location : Library 2-3 Explanation : 1 Unit					
Fire Suppression	Елрининон . 1 Ош					
Standpipe Standpipe						
Generic	100%	2034	* *	1-5	\$97,600	
Sprinkler					+	
Generic	100%	2034	* *	1-2	\$54,200	

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

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

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## CITY UNIVERSITY OF NEW YORK - 042 HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A

Asset #: 2120

Mechanical	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Fire Suppression Fire Pump							
No Component	40%						
Generic	60%		2033	* *	1	\$21,700	

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Address : 500 GRAND CONCOURSE

Borough : BRONX Agency's Number : 22001
Program / Asset # : CUN0002.020 / 2121 Yr Built/Renovated : 1965 / 2011

Area Sq Ft : 124,892 Project Type : CITY UNIVERSITY OF NEW YORK

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

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

Block : 2343 Lot : 32 BIN : 2001019

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$43,600	\$608,600
Interior Architecture	\$60,100	\$966,100
Electrical	\$58,300	\$3,213,800
Mechanical		\$199,700
Total	\$161,900	\$4,988,200
Importance Code A	\$43,600	\$649,600
Importance Code B	\$118,300	\$4,297,200
Importance Code C		\$41,400
Total	\$161.900	\$4.988.200

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$5,800		\$15,600	\$3,400
Interior Architecture	\$22,400	\$16,900		\$21,500
Electrical	\$9,100	\$6,700	\$6,100	\$7,000
Mechanical	\$32,500	\$25,900	\$44,600	\$28,600
Elevators/Escalators	\$14,800	\$14,800	\$14,800	\$14,800
Total	\$84,600	\$64,400	\$81,100	\$75,300
Importance Code A	\$7,000	\$1,200	\$17,000	\$4,600
Importance Code B	\$66,500	\$63,200	\$64,100	\$70,700
Importance Code C	\$11,100			
Total	\$84,600	\$64,400	\$81,100	\$75,300



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

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

Asset #: 2121

Architecture	Current F	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
xterior								
Exterior Walls								
Masonry: Brick	8%		LIFE	* *	5	\$18,600		
	Recent Repair Evider Location : Penthous	_	rea Affec	eted : 30%				
Masonry: Brick	30%		LIFE	* *	5	\$69,700		
Pre-Cast Concrete	40%		LIFE	* *	5	\$302,200		
Pre-Cast Concrete	10%		LIFE	* *	5	\$75,600		
	Repairs in Progress, Location : Northeas	_	a Affected	d : 25%				
Stucco Cement	2%		2037	* *	5	\$11,600		
	Recent Repair Eviden Location : Interior	_		eted : 50%				
Window Wall	10%		2044	* *	5	\$87,200		
Windows						, , ,		
Aluminum	90%		2040	* *	5	\$5,600		
Aluminum	5%		2046	* *	5	\$300		
	Recent Replace Evident, Extent : Light, Area Affected : 100% Location : Stairs, Penthouse							
Metal Louvers	5%		2033	* *	10	\$2,000		
Parapets								
Masonry: Brick	25%		LIFE	* *	5	\$1,400		
	Recent Repair Evider Location : Interior	_	rea Affec	eted : 25%				
Metal Panel	5%		2050	* *	5	\$1,100		
Metal Rail	25%		2029	* *	5-10	\$25,600		
Pre-Cast Concrete	45%		LIFE	* *	5	\$16,100		
Roof								
Modified Bitumen	100%		2032	* *	10	\$98,900		
	Recent Replace Evide Location : Through		Area Affe	ected : 100%				
terior								
Floors								
Carpet	10%		2023	\$225,200	3	\$36,100		
Cast in Place Concrete	10%		LIFE	* *	5	\$39,500		
	Water Penetration, E. Location: Boiler Re		rea Affe	cted : 10%				
Ceramic Tile	5%		2033	* *	5	\$9,000		
Panel/Paver: Cer/Brk	5%		2040	* *	5	\$20,300		
Terrazzo	5%		LIFE	* *	5	\$7,100		
Vinyl Tile	55%		2024	\$825,100	3	\$37,300		
Vinyl Tile	10%		2032	* *	3	\$9,000		
•	Recent Replace Evide Location : Fifth Flo	_	Area Affe	ected : 100%				

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

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

Asset #: 2121

Architecture	Current Repair		<b>Future Replacement</b>		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Interior Walls								
Ceramic Tile	5%			2027	* *	5	\$8,600	
Concrete Masonry Unit	10%			LIFE	* *	5	\$6,900	
Gypsum Board	8%			LIFE	* *	5	\$8,300	
	_	Recent Replace Evident, Extent : Light, Area Affected : 100% Location : Fifth Floor						
Gypsum Board	27%			LIFE	* *	5	\$28,000	
Gypsum Board	5%			LIFE	* *	5	\$5,200	
Marble Panels	5%			LIFE	* *			
Plaster	5%	Now	\$6,800	LIFE	* *	5	\$2,600	
	Cracking/Crumbling, Extent: Moderate, Area Affected: 15% Location: Mechanical Penthouse Water Penetration, Extent: Moderate, Area Affected: 10%							
	Location	: Mechani	cal Penthouse					
Plaster	35%			LIFE	* *	5	\$18,100	
Ceilings								
AcousTileSusp.Lay-In	65%			2029	* *	5	\$120,100	
AcousTileSusp.Lay-In	5%			2041	* *	5	\$9,200	
AcousTileSusp.Lay-In	10%			2041	* *	5	\$18,500	
	Repairs in Progress, Extent : Light, Area Affected : 100% Location : Fifth Floor							
Exposed Concrete	10%			LIFE	* *	5	\$2,900	
Plaster	10%			LIFE	* *	5	\$11,600	

Electrical	Current Repair	Futur	e Replacement	Maintenance					
System Component Type	% of Fail Date Estimated Cos Total (Years)		Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority			
Inder 600 Volts									
Service Equipment									
Fused Disc Sw	100%	2024	\$41,000	5	\$500				
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : Main Service Disconn	ect Switch	Rated @ 2500 Am	peres					
Transformers									
Dry Type	100%	2022	\$15,400	5	\$500				
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room								
	Explanation : 2- 400 Kva, 480/277v								
Switchgear / Switchboard									
Fused Disc Sw	100%	2024	\$190,900	5	\$500				
Raceway									
Conduit	80%	2024	\$163,000	1					
Conduit	10%	2034	* *	1					
Conduit	10%	2050	* *	1					

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

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

Asset #: 2121

Electrical		Current l	Repair	Futur	e Replacement	M		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts	<b>'</b>			•	•			•
Panelboards								
Fused Disc Sw	10%			2023	\$21,900	5	\$300	
Molded Case Bkrs	10%			2046	* *	5	\$300	
Molded Case Bkrs	60%			2023	\$131,400	5	\$2,000	
Molded Case Bkrs	20%			2032	* *	5	\$700	
Wiring								
Braided Cloth	20%	2-4	\$58,300	2049	* *	1		
		Aged, Exte 1 : Upper F	ent : Moderate, Are Toors	a Affecte	ed : 100%			
Thermoplastic	60%	TI		2024	\$174,900	1		
Thermoplastic	10%			2024	\$174,500 * *	1		
Thermoplastic	10%			2050	* *	1		
Motor Controllers	10/0			2030		1		
Locally Mounted	10%			2022	\$11,200	5	\$100	
Locally Mounted	5%			2037	**	5	Ψ100	
Motor Control Center	85%			2022	\$599,600	5	\$2,900	
Ground					++,		+-,,,	
Grounding Devices								
Generic	100%			LIFE	* *	5	\$1,800	
Lighting							•	
Interior Lighting								
Fluorescent	50%			2024	\$654,700	10	\$55,400	
	Location		Extent : Moderate, A out The Building Lamps	Area Affe	ected : 100%			
Fluorescent	35%			2024	\$458,300	10	\$38,700	
	Location		Extent : Moderate, A om And Basement amps	Area Affe	ected : 100%			
Fluorescent	10%			2032	* *	10	\$11,100	
	-	s, Extent : 1 1 : 5th Floo	Moderate, Area Aff r	ected : 10	00%			
Fluorescent	5%			2024	\$65,500	10	\$5,500	
	Location	ı : Mechanı	Extent : Moderate, A ical Rooms pact Fluorescent L					
Egress Lighting	Ехріапа	uon . Com	ouci r inorescent Li	дин Г іхп	ai es			
Egress Lighting Emergency, Battery	40%			2024	\$63,600	10	\$11,700	
Emergency, Battery	10%			2024	\$05,000 * *	10	\$2,900	
Exit, LED	10%			2052	* *	10	\$2,900	
Exit, LED Exit, Service	40%			2024	\$12,700	1		
Exterior Lighting HID	100%			2024	\$460,600	10	\$400	
11112	10070			2024	ψ+υυ,υυυ	10	Ψ+00	

Alarm

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

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

Asset #: 2121

Electrical	Current Repair	Future R	eplacement	M	aintenance				
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Es	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Alarm									
Security System									
No Component	70%								
Generic	30%	2024	\$110,700	1	\$14,000				
	Other Observation, Extent: Mod	erate, Area Affecte	d : 100%						
	Location: Corridors And Outsi	ide							
	Explanation : Internet Protocol	Digital Video Surv	veillance Systen	ı					
Fire/Smoke Detection									
No Component	40%								
Generic	60%	2032	* *	1-3	\$47,600				
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location: Hallways And Lobby	,							
	Explanation: Strobe Lights, Ma	anual Pull Station, .	Alarm Bells An	d Smoke	Detectors				

Mechanical	Current	t Repair	Futur	e Replacement	M	aintenance			
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Heating									
Energy Source									
Natural Gas	10%		2044	* *	1				
No Component	90%								
	Other Observation,	Extent : Light, Area	Affected	: 0%					
	Location: Buildin	ag C							
	Explanation: Hot	And Chilled Water S	Sourced .	From Building C					
Conversion Equipment									
Steam Boiler	10%		2037	* *	1	\$12,000			
No Component	90%								
	Other Observation,	Extent : Light, Area	Affected	: 0%					
	Location: Buildin	ag C							
	Explanation: Hot	And Chilled Water S	Sourced .	From Building C					
Distribution									
Hot Wtr Piping/Pump	90%		2032	* *	4	\$5,400			
	Other Observation, Extent: Light, Area Affected: 100%								
	Location: From E	East Complex							
	Explanation: Hea	ating Hot Water Fron	n East C	omplex					
Steam Piping/Pump	10%		2044	* *	4	\$600			
Terminal Devices									
Air Handler	60%		2024	\$38,100	1	\$44,800			
Convector/Radiator	20%		2037	* *	1	\$7,800			
Fan Coil Unit/Heat	20%		2029	* *	1	\$7,800			
Air Conditioning									
Energy Source									
Electricity	15%		2040	* *	1				
No Component	85%								

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

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

Asset #: 2121

Mechanical		Current Repair		Futur	e Replacement	М		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning				•				
Conversion Equipment Ext Pkg Unit - Heating/Cooling	15%			2032	* *	2	\$1,100	
	R-134a Re Location		Extent : Light, Area	ı Affected	d : 15%			
	Other Obs		Extent : Light, Area	Affected	: 15%			
	Explana	tion : 3 Ne	w Package Units					
No Component	Location	ı : Building						
Distribution	Explana	tion : Hot A	And Chilled Water	Sourcea I	From Building C			
Chilled Wtr Pipe/Pump No Component	85% 15%			2034	* *	4	\$7,600	
Terminal Devices	1370							
Air Handler/Cool/Ht	85%			2024	\$63,800	1	\$63,500	
No Component	15%							
Heat Rejection								
Air Condenser Unit	15%			2032	* *	2	\$12,600	
No Component	85%							
Ventilation								
Distribution	1.000/			LIEE	* *	2.5	¢.7.200	
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$67,300	
Exhaust Fans Interior	75%			2024	\$97,700	2	\$2,800	
Roof	25%			2024	\$97,700 **	2	\$900	
Plumbing	2370			2029			Ψ900	
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		
Water Heater								
Gas Fired	100%			2022	\$27,400	2	\$1,800	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Sump Pump(s) Rigid Piping	100%		\$10,800	2034	* *	4	\$1,600	
	-	-	nt : Severe, Area A	-				
	Location	ı : Sub Bası	ement, Multiple Me	chanical	Defects			
Backflow Preventer	1000			2020	ale -1-	1	ф <b>д д</b> оо	
Generic	100%			2029	* *	1	\$7,700	
Fixtures Generic	100%							
Vertical Transport	100%							

Vertical Transport

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

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

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# CITY UNIVERSITY OF NEW YORK - 042 HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset #: 2121

Mechanical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Vertical Transport							
Elevators							
Geared Traction	100%		LIFE	* *			
	Other Observation,	Extent : Light, Area	Affected	: 100%			
	Location: 2 Unit	Sub Basement - 5th I	Floor, 1	Unit Basement - 5t	h Floor		
	Explanation: 3 U	nits					
Fire Suppression							
Standpipe							
Generic	100%		2044	* *	1-5	\$63,100	
Sprinkler							
No Component	80%						
Generic	20%		2034	* *	1-2	\$6,800	
Fire Pump	_				•		•
Generic	100%		2037	* *	1	\$22,500	

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C

Address : 450 GRAND CONCOURSE

Borough : BRONX Agency's Number : N/A

Area Sq Ft : 269,002 Project Type : CITY UNIVERSITY OF NEW YORK

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

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

Block : 2343 Lot : 1 BIN : 2820268

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$385,200	\$260,400
Interior Architecture	\$535,400	\$689,800
Electrical		\$6,412,500
Mechanical	\$153,600	\$3,712,800
Total	\$1,074,200	\$11,075,500
Importance Code A	\$385,200	\$260,400
Importance Code B	\$596,500	\$10,500,600
Importance Code C	\$92,500	\$314,500
Total	\$1,074,200	\$11,075,500

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$32,200		\$25,000	·
Interior Architecture	\$69,200	\$10,100		\$50,300
Electrical	\$80,600	\$36,800	\$42,500	\$33,300
Mechanical	\$185,900	\$95,100	\$165,700	\$113,500
Elevators/Escalators	\$20,700	\$20,700	\$20,700	\$20,700
Total	\$388,600	\$162,700	\$253,900	\$217,800
Importance Code A	\$45,500	\$13,300	\$38,800	\$13,300
Importance Code B	\$343,100	\$149,400	\$215,100	\$204,500
Importance Code C				
Total	\$388,600	\$162,700	\$253,900	\$217,800



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

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

Asset #: 4130

Architecture	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior							
Exterior Walls							
Masonry: Brick	75%		LIFE	* *	5	\$96,200	
Masonry: Brick	5%		LIFE	* *	5	\$6,400	
	Repairs in Progress, Location : North W	=	a Affecte	d : 25%			
Metal Panel	5% Now	\$9,000	2044	* *	5	\$12,000	
	Broken/Missing Eler Location : Unders	nents, Extent : Seve ide Of Connecting I					
Metal Coiling Doors	5%		2037	* *	5	\$20,000	
Window Wall	10%		2044	* *	5	\$48,100	
Windows							
Aluminum	93% Now Hardware Missing, I Location: Through		2040 Area Affe	* * ected : 25%	5	\$27,100	
	Unit Inoperable, Ext Location : Through		a Affecte	ed : 25%			
Metal Louvers	5%		2033	* *	10	\$18,200	
Under Construction	2% Other Observation, I Location : North W Explanation : Glas	_		1:0%			
Parapets	•						
Masonry: Brick	95%		LIFE	* *	5	\$9,000	
Metal Panel	5%		2044	* *	5	\$1,800	
Roof							
IRMA/Protected Membrane	5% Now	\$13,200	2029	* *			
	Insul Miss/Displaced Location : Over Co		e, Area A	ffected : 15%			
	Water Penetration, I Location : Over Co	Extent : Moderate, A onnecting Bridge To					
Modified Bitumen	85% Now Blisters, Extent : Mo Location : Near Co	\$163,500 derate, Area Affect poling Tower, North		* *			
	Recent Repair Evide Location : Through	hout					
	Vegetation Growth,  Location : At Drain		Area Affe	ected : 10%			
Skylight, Plastic	3%		2037	* *	1		
Sloped Glazing	7%		LIFE	* *	5	\$157,800	

Interior

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

Asset #: 4130

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Floors								
Carpet	15%			2023	\$752,900	3	\$120,800	
Cast in Place Concrete	10%			LIFE	* *	5	\$88,100	
Ceramic Tile	5%			2033	* *	5	\$20,100	
Terrazzo	25%			LIFE	* *	5	\$78,600	
Vinyl Tile	40%			2029	* *	3	\$80,500	
Wood	5%			2052	* *	5	\$37,700	
Interior Walls								
Ceramic Tile	30%			2033	* *	5	\$185,000	
Concrete Masonry Unit	10%			LIFE	* *	5	\$24,700	
Gypsum Board	60%			LIFE	* *	5	\$222,000	
Ceilings								
AcousTileSusp.Lay-In	65%			2037	* *	5	\$212,700	
Exposed Struc: Steel	5%	Now	\$336,500	LIFE	* *			
		_	xtent : Moderate, A um In Basement	Area Affe	cted : 10%			
			xtent : Moderate, A ain Entrance	rea Affe	cted : 10%			
Gypsum Board	25%			LIFE	* *	5	\$102,300	
Metal Panel	5%			LIFE	* *	5	\$20,500	

ectrical	Current Repair	Future Re	placement	M	aintenance	
stem Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year Esti	mated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2034	* *	5	\$1,200	
	Other Observation, Extent : Mo Location : Electrical Room	derate, Area Affected	: 100%			
	Explanation: 2- Bolted Press	ure Contact Swicthes I	Rated @ 4000	Ampere	s Each	
Transformers					·	
Dry Type	100%	2029	* *	5	\$1,000	
	Other Observation, Extent : Mo Location : Electrical Room	derate, Area Affected	: 100%			
	Explanation: 225 Kva And 15	50 Kva, 460/277/120v				
Switchgear / Switchboard						
Fused Disc Sw	90%	2034	* *	5	\$1,000	
Molded Case Bkrs	10%	2034	* *	5	\$700	
Raceway						
Conduit	100%	2034	* *	1		
Panelboards						
Fused Disc Sw	30%	2032	* *	5	\$1,900	
Molded Case Bkrs	70%	2032	* *	5	\$5,000	
Wiring						
Thermoplastic	100%	2034	* *	1		

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

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

Asset #: 4130

Electrical	Current Repair	Future l	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year E FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Motor Controllers						
Locally Mounted	10%	2029	* *	5	\$200	
Motor Control Center	90%	2029	* *	5	\$6,600	
Ground						
Grounding Devices Generic	100%	LIFE	* *	5	\$4,000	
Generic	Other Observation, Extent: Moder			3	Ψ4,000	
	Location: Fire Pump Room	are, 11. ea 12,5 eeu	. 100,0			
	Explanation : Connected To Meta	l Water Pipe				
Stand-by Power						
Transfer Switches						
Automatic	100%	2029	* *	1	\$82,800	
Generators	1000/	2027	* *	1	<b>#104.30</b> 0	
Diesel	100% Other Observation Extent : Modern	2027		1	\$104,200	
	Other Observation, Extent : Modera Location : Generator Room	ше, лгей Ајјеси	ги . 10070			
	Explanation: 700 Kw, Detroit Di	esel Generator				
Batteries	Zipicinianon i yoo iiin, z en on z e	eser Generaler				
Nickel Cadmium	100%	2017	\$1,500	5	\$60,000	
Fuel Storage						
Day Tank	50%	2032	* *	5	\$25,000	
	Other Observation, Extent: Modera Location: Generator Room		ed : 100%			
	Explanation: 275 Gallons Capac		de de		ФО 200	
Underground Storage	50% Other Observation, Extent: Modera Location: Outside Explanation: 2500 Gallons Capa		* * ed : 100%	5	\$8,300	
Lighting						
Interior Lighting						
Fluorescent	94%	2024	\$2,743,000	10	\$231,900	
	Other Observation, Extent: Moder		ed : 100%			
	Location: Throughout The Buildi	ng				
Electric	Explanation: T-8 Lamps	2024	¢1.45.000	10	¢10.200	
Fluorescent	5% Other Observation, Extent: Modern Location: Lobby And Hallways	2024 ate, Area Affecto	\$145,900 ed: 100%	10	\$12,300	
	Explanation : Compact Fluoresce	nt Light Fixture	es.			
HID	1%	2024	\$21,000	10	\$100	
Egress Lighting		-	. ,		, , , , , , , , , , , , , , , , , , , ,	
Emergency, Service	50%	2024	\$64,600	1		
Exit, LED	25%	2039	* *	1		
Exit, Service	25%	2024	\$17,700	1		
Exterior Lighting	1000/	2021	400-10-	4.0	405-	
HID Lightning Protection	100%	2024	\$992,100	10	\$800	

Lightning Protection

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

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

Asset #: 4130

Electrical	Current Repair	Future	Replacement	M	aintenance		
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year I	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
ightning Protection							
Arresters/Cabling							
Generic	100%	2039	* *	5	\$7,900		
Jarm							
Security System							
No Component	60%						
Generic	40%	2024	\$317,900	1	\$40,200		
	Other Observation, Extent: Moder	ate, Area Affect	ted : 100%				
	Location: Coridors And Outside						
	Explanation: Internet Protocol D	Digital Video Su	rveillance Systen	ı			
Fire/Smoke Detection							
No Component	30%						
Generic	70%	2024	\$1,904,600	1-3	\$116,000		
	Other Observation, Extent: Moder	Other Observation, Extent : Moderate, Area Affected : 100%					
	Location : Hallways						
	Explanation: Manual Pull Station	n, Alarm Bells,	Strobe Lights, Sn	noke Det	ectors		

Mechanical		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source Interruptible Gas/Dual Fuel	100%			2044	* *	1		
	Location	: Undergr	Extent : Light, Area ound il - One 20,000 Gai					
Conversion Equipment	Елринии	1011:11 701	i One 20,000 Gui	ton Tunk	•			
Hot Water Boiler	100%	arvation F	Extent : Light, Area	2029	**	1	\$133,000	
	Location	: Basemen	_	Пуссиса	. 10070			
Distribution								
Hot Wtr Piping/Pump	Location	: Isolation	\$26,400 ere, Area Affected : Valve Not Holding evere, Area Affected	g, Boiler	** Room	4	\$13,300	
			ain Entrance In Ba					
Terminal Devices								
Air Handler	60%			2024	\$849,900	1	\$99,800	
Convector/Radiator	20%	Now	\$24,800	2029	* *	1	\$15,600	
			oderate, Area Affe Severly Damaged					
Fan Coil Unit/Heat	20%			2024	\$786,700	1	\$17,400	
Air Conditioning							•	
Energy Source								
Electricity	100%			2040	* *	1		

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

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

Asset #: 4130

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning Conversion Equipment Centrifugal, Elec Chiller			\$35,400 nt : Severe, Area A	2027 ffected : .	* *	1	\$262,000	
	Location Other Obs Location	ı : Penthous servation, E	se, Defective Comp Extent : Moderate, 1 se Mechanical Equ	oressor Area Affe	cted : 100%			
Distribution Chilled Wtr Pipe/Pump	100%		\$25,700	2034	**	4	\$13,300	
	Location	ı : Penthou:						
	Insul. Det Location		Extent : Moderate,	Area Aff	ected : 10%			
		servation, E 1 : Through	xtent : Light, Area out	Affected	: 100%			
	Explana	tion : Dual	Temp Loop					
Terminal Devices Air Handler/Cool/Ht	100%			2024	\$1,115,900	1	\$166,400	
Heat Rejection	100%			2024	\$1,113,900	1	\$100,400	
Water Cool Tower	_	, Extent : M	\$37,700 Toderate, Area Affe se Roof, Deteriora			2	\$216,600	
Ventilation	Location	i. i crimou.	ie Rooj, Belevioral	ing cens				
Distribution								
Ductwork/Diffusers	Location	xtent : Seve 1 : Basemer	\$45,300 re, Area Affected : at File Room		**	2-5	\$150,000	
			nt : Moderate, Ared Duct In East Stairy					
Exhaust Fans								
Interior	50%			2029	* *	2	\$4,100	
Roof	50%			2024	\$104,400	2	\$4,100	
Plumbing								
H/C Water Piping Brass/Copper	100%			2034	* *	1		
HW Heat Exchanger	100/0			2037		1		
Low Temp	100%			2044	* *	4	\$26,600	
Sanitary Piping								
Cast Iron	100%		\$11,400	LIFE	* *	1		
			: Severe, Area Affe at, Leaky House Tro		io .			
Storm Drain Piping	Locunor	Dasemen	, 20m, 110ms 110	······································				
Cast Iron	100%			LIFE	* *	1		

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

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

Asset #: 4130

Mechanical	Current Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Pool Filter/Treatment						
Sand	100%	2029	* *	4	\$99,900	
	Damaged, Extent : Light, Area Affected					
	Location : Pool Equipment Room, Va Controller	lves Need	l To Be Replaced, I	Defective	Chemical	
	Other Observation, Extent : Light, Area	ı Affectea	l : 80%			
	Location: Pool Mechanical Room					
	Explanation: Plastic Piping					
Backflow Preventer	_					
Generic	100%	2029	* *	1	\$16,500	
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent : Light, Area	ı Affectea	l : 100%			
	Location: (3) B-5					
	Explanation: Two Passenger, One Fi	reight				
Fire Suppression Standpipe						
Generic	100%	2044	* *	1-5	\$140,600	
Sprinkler						
Generic	50%	2044	* *	1-2	\$37,700	
	No Backflow Preventer, Extent: Moder	ate, Area	a Affected : 100%			
	Location: Basement					
Generic	50%	2044	* *	1-2	\$37,700	
	No Backflow Preventer, Extent: Light,	Area Affe	ected : 50%		. ,	
	Location: Basement					
Fire Pump						
Generic	100%	2033	* *	1	\$50,200	
Chemical System					•	
No Component	98%					
Generic	2%	2019	\$500	1-3	\$1,000	

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

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#### Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D

Address : 120 EAST 149TH ST. @ WALTON AVE.

Borough : BRONX Agency's Number : 220-05 Program / Asset # : CUN0002.050 / 13556 Yr Built/Renovated : 1995 /

Area Sq Ft : 44,976 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 10-Apr-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 2350 Lot : 39 BIN : 2001091

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$298,900	\$41,200
Interior Architecture		\$52,200
Electrical		\$1,189,800
Mechanical		\$202,700
Total	\$298,900	\$1,486,000
Importance Code A	\$298,900	\$41,200
Importance Code B		\$1,392,600
Importance Code C		\$52,200
Total	\$298,900	\$1,486,000

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$53,500		\$1,600	\$600
Interior Architecture	\$46,700	\$3,000		\$15,400
Electrical	\$9,000	\$7,000	\$6,500	\$6,200
Mechanical	\$7,300	\$5,900	\$8,400	\$7,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$120,500	\$19,900	\$20,500	\$33,100
Importance Code A	\$55,500	\$2,200	\$3,900	\$2,800
Importance Code B	\$65,000	\$15,300	\$16,500	\$30,300
Importance Code C		\$2,300		
Total	\$120,500	\$19,900	\$20,500	\$33,100



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

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

Asset #: 13556

rchitecture	Current Repair		Future	e Replacement	Maintenance			
stem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
terior								
Exterior Walls						_	<b>**</b> **********************************	
Masonry: Brick	65%			LIFE	**	5	\$28,000	
		nce, Exteni 1 : Northea	t : Light, Area Affec st Corner	rted : 10%	6			
Metal Coiling Doors	5%			2037	* *	5	\$6,700	
Stucco Cement	28%			2037	* *	5	\$30,200	
Window Wall	2%			2044	* *	5	\$3,200	
Windows								
Aluminum	75%	Now	\$39,300	2040	* *	5	\$2,400	
	_	erable, Exte ı : Through	ent : Moderate, Are nout	a Affecte	d : 25%			
Fiberglass Panel	5%			2040	* *	5	\$1,200	
Glass Block	20%			LIFE	* *	5	\$800	
Parapets							+	
Masonry: Brick	10%			LIFE	* *	5	\$700	
<b>,</b>	Effloresce		t : Moderate, Area 1 cade		20%		,,,,,	
Metal Rail	85%	Now	\$30,300	2037	* *	5	\$41,200	
	Deteriora		Extent : Moderate,		ected : 25%	C	ψ.1 <b>,2</b> 00	
Pre-Cast Concrete	2%	Now	\$4,800	LIFE	* *	5	\$900	1
	_	_	, Extent : Severe, A At East Parapet	rea Affec	ted : 100%			
			t : Severe, Area Affe At East Parapet	ected : 50	%			
Pre-Cast Concrete	3%			LIFE	* *	5	\$1,300	
Roof								
Modified Bitumen			\$259,600 derate, Area Affecto oout	2034 ed : 30%	* *			
		n Growth, I 1 : At Drair	Extent : Moderate, 1 1s	Area Affe	cted : 15%			
	Water Penetration, Extent : Moderate, Area Affected : 15% Location : Over Multipurpose Room							
		ded, Exteni 1 : Through	t : Moderate, Area 1 nout	Affected :	50%			
Skylight, Plastic	5%			2037	* *	1		
erior								
Floors								
Carpet	30%			2023	\$251,800	3	\$40,400	
Cast in Place Concrete	5%			LIFE	* *	5	\$7,400	
Ceramic Tile	2%			2033	* *	5	\$1,300	
Vinyl Tile	63%			2029	* *	3	\$21,200	

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

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

Asset #: 13556

Architecture		Current F	Repair	Futur	e Replacement	Maintenance			
System Component Type		Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Interior									
Interior Walls									
Ceramic Tile	5%			2033	* *	5	\$4,700		
Gypsum Board	93%			LIFE	* *	5	\$52,200		
Masonry: Brick	2%			LIFE	* *				
Ceilings									
AcousTileSusp.Lay-In	93%			2037	* *	5	\$62,600		
	Staining/Dis	scoloring,	Extent: Light, Are	a Affect	ed : 15%				
	Location:	Multipur	pose Room						
	Water Pene	tration, E	xtent : Moderate, A	rea Affe	cted : 10%				
	Location:	Multipur	pose Room						
Exposed Struc: Steel	2%			LIFE	* *				
Gypsum Board	5%			LIFE	* *	5	\$4,200		

Electrical	Current Repair		Futur	e Replacement	М			
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%		2034	* *	5	\$200		
		servation, Extent : Moderate, A n : Electrical Room	Area Affe	ected : 100%				
	Explana	tion : Bolted Pressure Contac	t Switch	Rated @ 2500 Amı	oeres			
Switchgear / Switchboard				T T				
Fused Disc Sw	100%		2034	* *	5	\$200		
Raceway						· · · · · · · · · · · · · · · · · · ·		
Conduit	100%		2034	* *	1			
Panelboards								
Fused Disc Sw	10%		2032	* *	5	\$100		
Molded Case Bkrs	90%		2032	* *	5	\$1,100		
Wiring								
Thermoplastic	100%		2034	* *	1			
Motor Controllers								
Locally Mounted	100%		2029	* *	5	\$300		
Ground								
Grounding Devices								
Not Accessible	100%							
Stand-by Power								
Transfer Switches								
Automatic	100%		2029	* *	1	\$13,800		
Generators								
Natural Gas	100%		2027	* *	1	\$17,400		
	Other Observation, Extent: Moderate, Area Affected: 100%							
	Location	· ·						
	Explana	tion : 65 Kw Katolight Genera	itor					
Batteries								
Lead/Acid	100%		2017	\$1,500	5	\$1,700		

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

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

Asset #: 13556

Electrical	Current Repair	Futur	e Replacement	Maintenance					
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Lighting									
Interior Lighting									
Fluorescent	90%	2024	\$439,100	10	\$37,100				
	Other Observation, Extent : Mod		cted : 100%						
	Location: Throughout The Bui	lding							
	Explanation: T-8 Lamps								
Fluorescent	10%	2024	\$48,800	10	\$4,100				
	Other Observation, Extent: Moderate, Area Affected: 100%								
	Location: Lobby								
	Explanation: Compact Fluores	scent Light Fixti	ires						
Egress Lighting									
Emergency, Service	50%	2024	\$10,800	1					
Exit, Service	50%	2024	\$5,900	1					
Exterior Lighting									
HID	100%	2024	\$165,900	10	\$100				
Alarm									
Security System									
No Component	70%								
Generic	30%	2024	\$39,900	1	\$5,000				
	Other Observation, Extent : Mod	lerate, Area Affe	cted : 100%						
	Location: Corridors								
	Explanation: Internet Protocol	l Digital Video S	Surveillance Systen	n					
Fire/Smoke Detection									
Generic	100%	2024	\$454,900	1-3	\$27,700				
	Other Observation, Extent : Mod		cted : 100%						
	Location: Throughout The Bui	· ·							
<u></u>	Explanation : Alarm Bells, Mar	ıual Pull Statior	ı, Strobe Lights An	d Smoke	Detectors				

Mechanical	Current Repair Future Replacement		e Replacement	Ma				
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
Natural Gas	100%			2044	* *	1		
Conversion Equipment								
Hot Water Boiler	100%	Now	\$2,000	2029	* *	1	\$20,000	
	Leak Evide	ent, Extent :	Severe, Area Affe	cted : 5%	6			
	Location	:#1 Boiler						
	Other Obs	ervation, Ex	tent : Light, Area	Affected	: 100%			
	Location	: Boiler Ro	om					
	Explanat	ion : 2 Trip	le Stage Sectional	Hot Wat	er Boilers			
Distribution								
Hot Wtr Piping/Pump	100%			2040	* *	4	\$2,200	
Terminal Devices								
Fan Coil Unit/Heat	100%			2029	* *	1	\$14,500	

Air Conditioning

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

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

Asset #: 13556

Mechanical	Current Repair		Futur	e Replacement	Maintenance		
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning							
Energy Source							
Electricity	100%		2040	* *	1		
Conversion Equipment							
Ext Pkg Unit - Cooling	100%		2024	\$202,700	2	\$2,800	
		Extent : Light, Area A	ffected :	80%			
	Location: Roof						
		, Extent : Light, Area	Affected	: 80%			
	Location: Roof						
XX	Explanation: 4 F	Roof Top Units					
Ventilation							
Distribution Ductwork/Diffusers	100%		LIFE	* *	2-5	\$25,100	
	100%		LIFE		2-3	\$25,100	
Exhaust Fans Roof	100%		2029	* *	2	¢1 400	
Plumbing	100%		2029			\$1,400	
H/C Water Piping							
Brass/Copper	100% Now	\$2,600	2044	* *	1		
Бтаза соррег		oning, Extent : Sever		ffected : 50%	1		
		Of 2 Booster Pump, I					
Water Heater		J I'					
Gas Fired	100%		2023	\$10,200	2	\$700	
Sanitary Piping	10070			<b>410,200</b>		Ψ,00	
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						
Vertical Transport							
Elevators							
Hydraulic	100%		LIFE	* *			
	Other Observation Location: B-2	, Extent : Light, Area	Affected	: 100%			
	Explanation : On	e Unit					
Fire Suppression	4	•					
Sprinkler							
Generic	100%		2034	* *	1-2	\$12,600	

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Address : 1915 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : KG117-097

Program / Asset # : CUN0003.050 / 13594 Yr Built/Renovated : 2003 /

Area Sq Ft : 50,435 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 06-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2,ph

Block : 8760 Lot : 60 BIN : 3326936

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$97,900	\$52,700
Interior Architecture		\$137,800
Electrical	\$46,300	
Total	\$144,100	\$190,400
Importance Code A	\$97,900	\$52,700
Importance Code B	\$46,300	\$73,800
Importance Code C		\$63,900
Total	\$144,100	\$190,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture			\$13,000	-
Interior Architecture		\$9,400	\$5,700	
Electrical	\$3,000	\$7,800	\$3,900	\$3,000
Mechanical	\$8,900	\$15,300	\$16,100	\$8,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$15,800	\$36,500	\$42,600	\$15,700
Importance Code A		\$700	\$13,000	\$600
Importance Code B	\$15,800	\$35,800	\$29,600	\$15,000
Importance Code C				



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

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

Asset #: 13594

Architecture	Current Repair		Futur	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Masonry: Brick	70%			LIFE	* *	5	\$52,700	
Metal Panel	10%			2049	* *	5-10	\$51,700	
Pre-Cast Concrete	5%			LIFE	* *	5	\$12,200	
Stucco Cement	10%			2036	* *	5	\$18,800	
Window Wall	5%			2049	* *	5	\$14,100	
Windows								
Aluminum	95%			2039	* *	5	\$11,800	
Metal Louvers	5%			2032	* *	10	\$3,900	
Parapets								
Masonry: Brick	60%			LIFE	* *	5	\$6,400	
Metal Rail	30%			2036	* *	5-10	\$57,600	
Pre-Cast Concrete	10%			LIFE	* *	5	\$6,700	
Roof								
Copper/Terne	5%			2051	* *	10	\$7,900	
Modified Bitumen	90%			2028	* *	10	\$57,100	
Modified Bitumen	5%			2028	* *	10	\$3,200	
	Other Ob:	servation, E	Extent : Moderate, A	rea Affe	cted : 100%			
	Location	ı : Small Ro	oof Section					
	Explana	tion : Block	k Pavers Over Mem	brane				
Interior								_
Floors								
Carpet	25%			2024	\$235,300	3	\$28,300	
Cast in Place Concrete	5%			LIFE	* *	5	\$8,300	
Ceramic Tile	3%			2036	* *	5	\$2,300	
Slate	7%			LIFE	* *	5	\$5,600	
Vinyl Tile	60%			2028	* *	3	\$17,000	
Interior Walls								
Ceramic Tile	3%			2036	* *	5	\$3,400	
Glass: Single Pane	2%			LIFE	* *	5	\$1,700	
Gypsum Board	95%			LIFE	* *	5	\$63,900	
Ceilings								
AcousTileSusp.Lay-In	85%			2036	* *	5	\$73,800	
Exposed Struc: Steel	10%			LIFE	* *			
Gypsum Board	5%			LIFE	* *	5	\$5,400	

Electrical	Current Repair	Future Replacement	Ma	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts					
Service Equipment					
Fused Disc Sw	100%	2043 **	5	\$200	
	Other Observation, Extent : Moderate,	Area Affected : 100%			
	Location : Electrical Room				
	Explanation : One 1600 Amps Main I	Disconnect Switch			

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

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

Asset #: 13594

System						
Component Type	% of Fail Date Estimated Cos Total (Years)	Year Estima FY	ited Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Transformers	1000	2026	als als	_	Φ200	
Dry Type	100%	2036	* *	5	\$200	
	Other Observation, Extent : Moderate Location : Electrical Room	, Area Affected : 10	)0%			
	Explanation: 2- 150 Kva, 480hv/208	8 120 Lu				
Switchgear / Switchboard	Explanation : 2- 130 Kva, 480nv/200	5-120 LV				
Fused Disc Sw	100%	2043	* *	5	\$200	
Raceway	10070	2013			Ψ200	
Conduit	100%	2043	* *	1		
Panelboards						
Fused Disc Sw	5%	2039	* *	5	\$100	
Molded Case Bkrs	95%	2039	* *	5	\$1,300	
Wiring					·	
Thermoplastic	100%	2043	* *	1		
Motor Controllers						
Locally Mounted	100%	2036	* *	5	\$300	
Ground						
Grounding Devices				_		
Generic	100%	LIFE	* *	5	\$700	
Stand-by Power						
Transfer Switches	1000/	2026	* *	1	¢1 <i>5 5</i> 00	
Automatic	100%	2036		1	\$15,500	
Lighting Interior Lighting						
Fluorescent	95%	2028	* *	10	\$43,900	
Tuorescent	Other Observation, Extent : Moderate		00%	10	Ψ12,200	
	Location : Throughout The Building	, 33				
	Explanation: Using T-8 Lamps					
Fluorescent	5%	2028	* *	10	\$2,300	
	Other Observation, Extent : Moderate		00%		, ,	
	Location : Hallways					
	Explanation: Cfl Fixtures					
Egress Lighting						
Emergency, Service	50%	2028	* *	1		
Exit, Service	50%	2028	* *	1		
Exterior Lighting	4000				<u>.</u>	
Fluorescent	100%	2028	* *	10	\$4,600	
	Other Observation, Extent : Moderate	, Area Affected : 10	)0%			
	Location: Roof					
Alarm	Explanation: Cfl Fixtures					
Alarm Sacurity System						
Security System  No Component	70%					
Generic	30%	2028	* *	1	\$5,700	
Generic	Other Observation, Extent : Moderate		00%	1	Ψ5,700	
		,	/ 0			
	Location : Hallways					

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

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

Asset #: 13594

Electrical	Current Repair	Future Replacement	Ma	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Alarm					
Fire/Smoke Detection					
No Component	70%				
Generic	30%	2028 **	1-3	\$9,300	
	Other Observation, Extent: Moderate,	Area Affected : 100%			
	Location: Hallways				
	Explanation: Strobe Lights, Manual	Pull Station, Smoke Detecto	rs		

Mechanical	Current Repair		Futur	Replacement	Maintenance		
System Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
leating							
Energy Source							
HTHW/HW	100%		2033	* *	1		
	Other Observation, Location : Mech I	Extent : Light, Area Room	Affected	: 100%			
	Explanation: Hot	Water Provided Fro	om Buildi	ng P			
Conversion Equipment							
HTHW/HW Exchanger	100%		2032	* *	2	\$3,100	
	Location: 1st Flo	Extent : Light, Area or Mech Equip Roor		: 100%			
<del></del>	Explanation: 5 U	nits					
Distribution	1000/		2026	.11.		<b>42.7</b> 22	
Hot Wtr Piping/Pump	100%		2039	* *	4	\$2,500	
Terminal Devices	0.007		2020			<b>4.7.</b> 0.0.	
Air Handler	80%		2028	* *	1	\$25,000	
Convector/Radiator	20%		2036	* *	1	\$3,300	
air Conditioning							
Energy Source							
District C.W.	100%		2043	* *	1		
		Extent : Light, Area	Affected	: 100%			
	Location : Mech I						
	Explanation : Chi	lled Water Provided	From Bu	ilding P			
Distribution							
Chilled Wtr Pipe/Pump	100%		2043	* *	4	\$2,500	
Terminal Devices							
Air Handler/Cool/Ht	100%		2028	* *	1	\$31,200	
<sup>7</sup> entilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$28,100	
Exhaust Fans							
Interior	90%		2028	* *	2	\$1,400	
Roof	10%		2028	* *	2	\$200	
lumbing							
H/C Water Piping							
Brass/Copper	100%		2043	* *	1		
Water Heater							
Electric	100%		2021	\$7,600	4	\$400	

Estimates are rounded to the nearest hundred dollars.

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

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

Asset #: 13594

Mechanical	Current Repair	Future Repla	Future Replacement		Maintenance		
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Estim FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Plumbing							
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	ight, Area Affected : 100%	ó				
	Location: 1-2						
	Explanation: 1 Unit						
Fire Suppression							
Standpipe							
Generic	100%	2043	* *	1-5	\$25,400		
Sprinkler			•		_		
Generic	100%	2043	* *	1-2	\$14,100		

**CITY UNIVERSITY OF NEW YORK - FY 2016** Print Date: 23-Oct-2015

: KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG **Asset Name** 

: 2001 ORIENTAL BLVD. Address

Borough Agency's Number : BROOKLYN : 00A-230A Program / Asset # : CUN0003.0A0 / 2795 Yr Built/Renovated : 1977 / 2000

Area Sq Ft : 32,126 **Project Type** : CITY UNIVERSITY OF NEW YORK

**Date of Survey** : 04-Jun-2012 **Landmark Status** : NONE

**Areas Surveyed** : Roof, Floors 1,2

: 8760 BIN **Block** Lot : 60 : 3326937

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$738,900	\$172,600
Interior Architecture		\$216,500
Electrical	\$189,900	\$905,000
Mechanical	\$323,600	\$37,600
Total	\$1,252,400	\$1,331,600
Importance Code A	\$738,900	\$172,600
Importance Code B	\$513,500	\$1,159,000
Total	\$1,252,400	\$1,331,600

Total	\$99,100	\$78,800	\$355.700	\$15.800
Importance Code C	\$1,800			
Importance Code B	\$64,900	\$50,900	\$355,700	\$15,800
Importance Code A	\$32,500	\$27,900		
Total	\$99,100	\$78,800	\$355,700	\$15,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$8,700	\$10,500	\$10,500	\$5,400
Electrical	\$16,000	\$17,700	\$3,300	\$3,100
Interior Architecture	\$38,100	\$18,800	\$338,000	\$3,300
Exterior Architecture	\$32,500	\$27,800		
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

Asset #: 2795

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$247,700	LIFE	* *	5	\$84,100	
	_		tent : Moderate, Ar		ed : 5%			
			cal Room On First					
			t, Extent : Modera		Affected : 10%			
	Location	: At Bridge	e Connecting G Bu	ilding				
Window Wall	15%			2043	* *	5	\$55,600	
Windows						_		
Aluminum	95%	Now	\$152,700	2031	**	5	\$9,300	
	_		d, Extent : Modera	ite, Area I	Affected : 25%			
		: Through		1 60	1 100/			
			xtent : Moderate, A	Area Affe	cted : 10%			
	Location	: Offices						
Metal Louvers	5%			2032	* *	10	\$6,100	
Parapets	1.000/	N.T.	ф <b>22. 5</b> 00	2020	* *	~	<b>400.700</b>	
Metal Rail	100%	Now	\$32,500 Extent : Moderate,	2028		5	\$88,500	
		ea Finish, . : Through		Area Ajj	eciea : 25%			
Roof	Location	. Inrough	Oui					
Single Ply Membrane	97%	Now	\$56,400	2018	\$282,100			
Single 1 ly Welliorane			xtent : Moderate, A					
			Offices And Corrid					
			Extent : Moderate, A		cted : 100%			
		: Through		33				
		_	ng Drain Covers					
Skylight, Plastic	3%		-	2036	* *	1		
nterior								
Floors								
Carpet	45%			2019	\$324,900	3	\$39,100	
Cast in Place Concrete	5%	Now	\$2,900	LIFE	* *	5	\$6,300	
	_	_	Extent: Moderate	, Area A <u>f</u>	fected : 10%			
	Location	: Mechani	cal Room					
Ceramic Tile	5%			2032	* *	5	\$2,900	
Vinyl Tile	45%			2023	\$216,500	3	\$13,000	
Interior Walls								
Ceramic Tile	5%			2032	* *	5	\$3,600	
Concrete Masonry Unit	10%			LIFE	* *	5	\$2,900	
Glass: Single Pane	5%			LIFE	* *	5	\$2,700	
Gypsum Board	80%			LIFE	* *	5	\$34,700	

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

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

Asset #: 2795

Architecture		Current Repair		Future Replacement		Maintenance			
System Component Type	% of 1 Total	Fail Date 1 (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
nterior									
Ceilings									
AcousTileSusp.Lay-In	65%			2028	* *	5	\$37,700		
		iscoloring, <mark>I</mark> : Corridors	Extent : Moderate	, Area A	ffected : 10%				
				A CC	. 1 150/				
			ent : Moderate, A	55	cted : 15%				
	Location	: Various O	ffices And Corrid	ors					
Exposed Concrete	5%			LIFE	* *	5	\$500		
Exposed Struc: Steel	5%			LIFE	* *				
Gypsum Board	15%			LIFE	* *	5	\$10,900		
Gypsum Board	5%	Now	\$28,600	LIFE	* *	5	\$3,600		
• •	Cracking/Crumbling, Extent: Moderate, Area Affected: 25%								
	Location: Exterior Ceiling At North Side Near Connecting Bridge								
	Worn/Eroded, Extent : Moderate, Area Affected : 50%								
	Location	: Exterior C	eiling At North S	ide Near	· Connecting Bridg	e			
Plaster	5%			LIFE	* *	5	\$1,800		

ectrical	Current Repair	Future I	Replacement	M	aintenance		
stem Component Type	% of Fail Date Estima Total (Years)	ted Cost Year E FY	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit	
der 600 Volts							
Service Equipment							
Fused Disc Sw	100%	2023	\$20,300	5	\$100		
	Other Observation, Extent : M	Aoderate, Area Affecte	ed : 100%				
	Location : Electrical Room						
	Explanation : Main Service Amperes And 2- 1200 Ampe		Rated @ 1- 3000	) Ampere	es, 1- 2000		
Transformers	· ·						
Dry Type	100%	2021	\$15,400	5	\$100		
	Other Observation, Extent : M	Aoderate, Area Affecte	ed : 100%				
	Location : Electrical Room						
	Explanation: 750 Kva, 480,	/208/120 Volts					
Switchgear / Switchboard							
Fused Disc Sw	100%	2023	\$119,300	5	\$100		
Raceway							
Conduit	95%	2023	\$55,000	1			
Conduit	5%	2033	* *	1			
Panelboards							
Fused Disc Sw	5%	2022	\$2,900	5			
Molded Case Bkrs	95%	2022	\$55,500	5	\$800		
Wiring							
Thermoplastic	95%	2023	\$75,400	1			
Thermoplastic	5%	2033	* *	1			
Motor Controllers							
Locally Mounted	5%	2021	\$1,400	5			
Motor Control Center	95%	2021	\$70,200	5	\$800		

#### 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.

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

Asset #: 2795

Electrical	Current Repa	Current Repair Future Replacement		Maintenance			
System Component Type	% of Fail Date Est Total (Years)	imated Cost   Year   E   FY	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Ground Grounding Devices Generic	100% Now Other Observation, Exten Location : Sprinkler Ro Explanation : Covered		* * d : 100%	5	\$500		
tand-by Power							
Transfer Switches	1000/	2021	фо. <b>Т</b> оо		<b>#</b> 0.000		
Automatic	100%	2021	\$8,700	1	\$9,900		
Generators Diesel	100% Other Observation, Exten Location : Generator R Explanation : One 205		\$71,500 ed:100%	1	\$12,400		
Batteries Nickel Cadmium	100%	2017	\$1,500	5	\$7,200		
Fuel Storage Day Tank	50% Other Observation, Exten	2022 t : Moderate, Area Affecte	\$1,400	5	\$3,600		
Main Tank	Location : Generator R Explanation : 50 Gallor 50%	oom as Capacity 2026	\$2,300	5	\$600		
	Other Observation, Exten Location : Underground Explanation : 600 Galle		d : 100%				
Lighting	<del>-</del>						
Interior Lighting Fluorescent	97% Other Observation, Exten Location : Throughout ' Explanation : Using T-	=	\$463,700 d: 100%	10	\$34,400		
Incandescent	3%	2018	\$14,300	2			
Egress Lighting	270	2010	Ψ11,500				
Emergency, Service	50%	2023	\$9,300	1			
Exit, Service	50%	2023	\$6,300	1			
Exterior Lighting HID	100%	2018	\$118,500	10	\$100		
Lightning Protection Arresters/Cabling	1000/	2025	Фес. 2022		4000		
Generic	100%	2026	\$66,000	5	\$900		
Alarm Security System							
Security System No Component	70%						
Generic Generic	30%	2031 t : Moderate, Area Affecte	* * ed : 100%	1	\$3,600		
	Explanation : CCTV Su	rveillance System					

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

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

Asset #: 2795

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%	2031 **	1-3 \$5,900	
	Other Observation, Extent : Moderate,	Area Affected : 100%		
	Location : Hallways			
	Explanation: Strobe Lights, Manual	Pull Station And Smoke Det	ector	

Mechanical	Current F	Repair	Future Replacement Maintenance		aintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
leating							
Energy Source							
HTHW/HW	100%		2033	* *	1		
	Other Observation, E.	xtent : Light, Area	Affected	: 100%			
	Location : 1st Floor	· Mech Room					
	Explanation : Hot V	Vater Provided Fro	m Buildi	ng P			
Distribution	•						
Hot Wtr Piping/Pump	100%		2031	* *	4	\$1,900	
Terminal Devices						1 9	
Air Handler	80%		2018	\$163,000	1	\$19,200	
Convector/Radiator	20%		2028	**	1	\$2,500	
Air Conditioning	2070		2020			Ψ2,300	
Energy Source							
District C.W.	100%		2033	* *	1		
District C.W.	Other Observation, E.	rtent : Light Area		. 100%	1		
	Location : Mech Ro	_	Пуссиси	. 10070			
	Explanation : Chille		Evon R	ildina D			
Distribution	Ехрининон . Спин	a water i roviaea	r rom Di	maing I			
	1000/		2022	* *	4	\$2,000	
Chilled Wtr Pipe/Pump	100%		2033		4	\$2,900	
Terminal Devices	1000/		2010	Φ1.c0. <b>7</b> 00		Φ22.000	
Air Handler/Cool/Ht	100%		2018	\$160,500	1	\$23,900	
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$21,600	
Exhaust Fans							
Interior	90%		2023	\$37,600	2	\$1,100	
Roof	10%		2023	\$3,000	2	\$100	
lumbing							
H/C Water Piping							
Brass/Copper	100%		2033	* *	1		
HW Heat Exchanger							
Low Temp	100%		2033	* *	4	\$5,700	
*	Other Observation, E.	xtent : Light, Area	Affected	: 100%			
	Location : Mech Ro	_					
	Explanation : 2 Uni	ts					
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Note: All component repairs \$ estim		s and are not escalat		ential future inflation			

Estimates are rounded to the nearest hundred dollars.

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

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

Asset #: 2795

Mechanical	Current Repai	r Future Re	eplacement	Ma	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	mated Cost   Year Est FY	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extent	: Light, Area Affected : 10	00%			
	Location: 1-2					
	Explanation: 1 Unit					
Fire Suppression						
Standpipe						
Generic	100%	2043	* *	1-5	\$19,500	
Sprinkler						
No Component	80%					
Generic	20%	2033	* *	1-2	\$2,200	

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S

Address : 2120 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230S

Area Sq Ft : 105,724 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 06-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2,3

Block : 8760 Lot : 60 BIN : 3326934

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$734,400	\$695,000
Interior Architecture	\$449,500	\$609,100
Electrical	\$539,200	\$2,834,700
Mechanical	\$724,600	\$409,200
Total	\$2,447,600	\$4,548,000
Importance Code A	\$734,400	\$782,700
Importance Code B	\$1,713,300	\$3,717,000
Importance Code C		\$48,200
Total	\$2,447,600	\$4,548,000

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$38,400			
Interior Architecture	\$157,400		\$289,200	\$18,400
Electrical	\$29,100	\$40,200	\$10,100	\$9,700
Mechanical	\$23,700	\$30,400	\$22,500	\$14,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$252,400	\$74,500	\$325,800	\$46,900
Importance Code A	\$38,500	\$1,500		\$1,400
Importance Code B	\$179,100	\$73,000	\$325,800	\$45,600
Importance Code C	\$34,900			
	\$252,400	\$74,500	\$325,800	\$46,900



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

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

# CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S

Asset #: 2106

rchitecture	Current Repair	Future Replacement	Maintenance		
ystem Component Type	% of Fail Date Estimated ( Total (Years)	Cost   Year   Estimated Cost   FY	Cycle (Yrs)	Estimated Cost	Priority
terior					
Exterior Walls					
Masonry: Brick	88% Now \$246,(  Jnt Mortar Miss/Erod, Extent: Mo Location: At Lintels  Water Penetration, Extent: Light, Location: Throughout	oderate, Area Affected : 15%	5	\$167,000	
Pre-Cast Concrete	2%	LIFE **	5	\$12,300	
Window Wall	10% Now \$267,4 Caulking Deteriorated, Extent: Ma Location: Clearstories Water Penetration, Extent: Light, Location: Classrooms At West W	oderate, Area Affected : 25% Area Affected : 10%	5	\$35,600	
Windows					
Aluminum	90% Now \$20,7 Caulking Deteriorated, Extent: Mo Location: Throughout Water Penetration, Extent: Moder Location: Classrooms	oderate, Area Affected : 25%	5	\$2,500	
Metal Louvers	10%	2032 **	10	\$3,500	
Parapets Masonry: Brick	95% Now \$80,3  Vertical Cracks, Extent: Moderate  Location: East Parapet  Water Penetration, Extent: Light,	e, Area Affected : 2%	5	\$14,300	
	Location: Throughout	Area Affectea . 10%			
Pre-Cast Concrete	5% Now \$2,6  Int Mortar Miss/Erod, Extent: Lig  Location: Coping		5	\$4,700	
Roof					
Copper/Terne	25%	2051 **	10	\$71,600	
Modified Bitumen Single Ply Membrane	45% 20% Now \$15,0 Ponding, Extent: Moderate, Area Location: West Wing Water Penetration, Extent: Light, Location: Room 162	Affected : 10%	10	\$51,500	
Skylight, Plastic	5%	2036 **	1		
Sloped Glazing	5% Now \$65,4 Water Penetration, Extent : Light, Location : Greenhouse	400 LIFE **	5	\$76,300	

Interior

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

## CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S

Asset #: 2106

Architecture	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Floors			<b>***</b>	•040	<b>****</b>	_	<b>**</b>	
Carpet	15%		\$57,800	2019	\$289,200	3	\$34,800	
	_	_	, Extent : Moderate	, Area A	ffected: 25%			
	Location : Throughout Worn/Eroded, Extent : Light, Area Affected : 25%							
		aea, Extent 1 : Through		rtea : 25%	<b>∕</b> ′0			
				* ****	ale ale		Φ.Ε. Ε.Ο.Ο.	
Cast in Place Concrete	20%			LIFE	* *	5	\$67,700	
Ceramic Tile	5%			2032	* *	5	\$7,700	
Paver: Asphalt	25%	4	¢440.500	2032	**	5 3	\$58,000	
Vinyl Tile	35%	4+ Crumblina	\$449,500 Extent : Light, Are	2033		3	\$20,300	
	_	ı : Corrido	_	га Ајјест	ea . 2570			
			: Moderate, Area A	Affected	. 25%			
		ией, Еліені 1 : Corrido:		пурестей.	. 2370			
Interior Walls								
Concrete Masonry Unit	20%	Now	\$34,900	LIFE	* *	5	\$12,900	
•	Vertical C	Cracks, Exte	ent : Moderate, Are	a Affecte	ed : 10%			
	Location	n : Second I	Floor Corridor Of A	Art Wing				
Fiberglass Panel	25%			LIFE	* *			
Gypsum Board	50%			LIFE	* *	5	\$48,200	
Masonry: Brick	5%			LIFE	* *			
Ceilings								
Exposed Concrete	25%			LIFE	* *	5	\$6,000	
Exposed Struc: Steel	5%		\$31,800	LIFE	* *			
	Corrosion/Rusting, Extent: Moderate, Area Affected: 5% Location: Room S159							
	Paint Pee	ling, Exten	t : Moderate, Area	Affected	: 10%			
	Location	ı : Studios						
Exposed Struc: Steel	15%			LIFE	* *			
Fiber Board	50%			2023	\$493,200			
	_	Discoloring 1 : Through	, Extent : Moderate out		ffected: 25%			
Gypsum Board	5%			LIFE	* *	5	\$9,700	
Cypodin Bould		netration, E	Extent : Light, Area		: 10%	-	Ψ>,700	
		ı : Room 10	=	00				

Electrical	Current Repair	Future R	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year Es	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Over 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2023	\$46,700	3	\$500	
	Enclosure Corroded, Extent: Mode	rate, Area Affec	rted : 100%			
	Location: Outside					

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

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

Asset #: 2106

Electrical	Current Repair	Futur	Future Replacement		aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Over 600 Volts	<u>'</u>					
Transformers						
Dry Type	100%	2021	\$134,200	3	\$600	
	Other Observation, Extent : Moderate,	Area Affe	cted : 100%			
	Location : Outside					
	Explanation: 2000 Kva, 4160/480/27	77 Volts				
Feeders						
Cable	100%	2022	\$15,100	1		
Raceway						
Conduit	100%	2023	\$40,000	1		
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2023	\$41,000	5	\$500	
	Other Observation, Extent : Moderate,	Area Affe	cted : 100%			
	Location: Electrical Room					
	Explanation: Three 3000 Amps Mair	n Disconne	ect Switch			
Transformers						
Dry Type	100%	2021	\$15,400	5	\$400	
	Other Observation, Extent : Moderate,	Area Affe	cted : 100%			
	Location: Electrical And Mechanica	l Rooms				
	Explanation : 1- 300 Kva, 1- 112 Kva	ı, 1- 75 Kı	ra			
Switchgear / Switchboard						
Fused Disc Sw	100%	2023	\$190,900	5	\$500	
Raceway						
Conduit	100%	2023	\$203,800	1		
Panelboards						
Fused Disc Sw	10%	2022	\$17,500	5	\$200	
Molded Case Bkrs	90%	2022	\$157,700	5	\$2,500	
Wiring						
Thermoplastic	100%	2023	\$291,400	1		
Motor Controllers						
Locally Mounted	10%	2021	\$11,200	5	\$100	
Motor Control Center	90%	2021	\$634,800	5	\$2,600	
Ground			·		•	
Grounding Devices						
Generic	100%	LIFE	* *	5	\$1,600	
Stand-by Power					· · ·	
Transfer Switches						
Automatic	100%	2021	\$21,500	1	\$32,500	
Generators						
Diesel	100%	2019	\$118,600	1	\$40,900	
	Other Observation, Extent: Moderate,				, -,- > -	
	Location : Outside	33 -				
	Explanation: Generator Rated @ 15	0 Kw				
Batteries	<u></u>	**				
Nickel Cadmium	100%	2017	\$1,500	5	\$23,600	
- THERET Cudifficin	20070	2017	Ψ1,500		Ψ23,000	

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

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

Asset #: 2106

Electrical	Current Repair	Future	Future Replacement		Maintenance		
System Component Type	% of Fail Date Estima Total (Years)	ted Cost   Year   I FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Stand-by Power							
Fuel Storage							
Day Tank	50%	2022	\$3,700	5	\$9,600		
	Other Observation, Extent : M	loderate, Area Affect	ed: 100%				
	Location: Outside						
M : T 1	Explanation: 8 Gallons Cap		Φς 100		ф1. <b>7</b> 00		
Main Tank	50%	2026	\$6,100	5	\$1,500		
	Other Observation, Extent : M Location : Underground	юаегате, Агеа Ађест	ea : 100%				
	Explanation: 600 Gallons C	Canacity					
Lighting	Explanation . 000 Gailons C	мрисиу					
Interior Lighting							
Fluorescent	8%	2018	\$89,700	10	\$7,600		
	Other Observation, Extent : M				7.,000		
	Location: Lobby	. 33					
	Explanation: Using Compa	ct Lamps					
Fluorescent	90%	2023	\$1,008,900	10	\$85,300		
	Other Observation, Extent : M	loderate, Area Affect					
	Location : Throughout The I	Building					
	Explanation: Using T-8 Lan	nps					
Incandescent	2%	2018	\$22,400	2			
Egress Lighting							
Emergency, Service	50%	2023	\$24,800	1			
Exit, Service	50%	2023	\$13,600	1			
Exterior Lighting							
Incandescent	100%	2018	\$331,000	2	\$200		
Alarm							
Security System	000/						
No Component Generic	90% 10%	2031	* *	1	\$4,000		
Generic	Other Observation, Extent : M			1	\$4,000		
	Location: Outside						
	Explanation : CCTV Camero						
Fire/Smoke Detection	T						
No Component	70%						
Generic	30%	2031	* *	1-3	\$19,500		
•	Other Observation, Extent : M		ed : 100%	_	,		
	Location : Hallways And Mechanical Rooms						
	Explanation: Strobe Lights,	Manual Pull Station	s, Smoke Detecto	ors And F	Horns		

Mechanical	Cur	ent	Repair	Futu	re Replacement	М	aintenance	
System Component Type	% of Fail l Total (Yes		<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	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.

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

Asset #: 2106

Mechanical	Current Repair		Futur	e Replacement	М			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating Energy Source HTHW/HW	Location	servation, I n : Mech Ro	Extent : Light, Area oom Water Provided Fro			1		
Conversion Equipment HTHW/HW Exchanger	100%			2026	\$27,400	2	\$6,300	
Distribution Hot Wtr Piping/Pump		, Extent : S	\$50,700 evere, Area Affected or Mech Room And		* * Other Locations	4	\$5,100	
Terminal Devices Air Handler	Location Damaged Location Leak Evid	, Extent : S n : Inside T , Extent : S n : Coils Oj	\$195,900 evere, Area Affected the Rtus On The Roo evere, Area Affected f Rtus Rotted Out - I t : Severe, Area Affe	of d : 30% Rtus Are	=	1 ir	\$34,500	
Convector/Radiator Fan Coil Unit/Heat	35% 5%			2021 2023	\$333,600 \$75,600	1 1	\$11,700 \$1,700	
Air Conditioning Energy Source District C.W.	Location	servation, I n : 2nd Flo	Extent : Light, Area or Mech Room led Water Provided			1		
Distribution Chilled Wtr Pipe/Pump		, Extent : S	\$49,300 evere, Area Affected or Mech Room And		* * Other Locations	4	\$5,100	
Terminal Devices Air Handler/Cool/Ht Ventilation	100%			2018	\$428,700	1	\$63,900	
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$57,600	
Exhaust Fans Interior Roof	10% 90% Unit Inope Location	Now erable, Ext	\$7,200 ent : Light, Area Af	2023 2028 fected : 6	\$11,200 * *	2 2	\$300 \$2,300	
Plumbing H/C Water Piping Brass/Copper		, Extent : N	\$6,000 Ioderate, Area Affe ixing Valve And He			1 h Room		

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

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

Asset #: 2106

Mechanical	Current Repair	Future Re	placement	M		
System Component Type	% of Fail Date Estimated Total (Years)	d Cost Year Esti	imated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Water Heater						
Electric	100%	2021	\$15,600	4	\$900	
HW Heat Exchanger						
HTHW/HW	100%	2033	* *			
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 : Ligi	ht, Area Affected : 100	0%			
	Location: 1-3 & Roof					
	Explanation: 1 Unit					
Fire Suppression						
Standpipe						
Generic	100%	2033	* *	1-5	\$52,100	
Sprinkler						
No Component	90%					
Generic	10%	2033	* *	1-2	\$2,900	

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P

Address : 1813 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230P

Area Sq Ft : 78,965 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 04-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2

Block : 8760 Lot : 60 BIN : 3326939

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$963,400	\$280,900
Interior Architecture		\$444,400
Electrical	\$602,300	\$2,563,500
Mechanical	\$391,800	\$3,444,500
Total	\$1,957,500	\$6,733,300
Importance Code A	\$963,400	\$280,900
Importance Code B	\$994,200	\$6,416,300
Importance Code C		\$36,100
Total	\$1,957,500	\$6,733,300

Total	\$199,800	\$121,200	\$375,600	\$44,600
Importance Code C	\$2,100			
Importance Code B	\$162,800	\$84,100	\$375,600	\$44,600
Importance Code A	\$35,000	\$37,000		
Total	\$199,800	\$121,200	\$375,600	\$44,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$40,500	\$31,400	\$43,700	\$18,500
Electrical	\$22,000	\$29,600	\$6,800	\$6,800
Interior Architecture	\$98,400	\$19,300	\$321,200	\$15,300
Exterior Architecture	\$35,000	\$36,900		
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

Asset #: 2105

chitecture		Current F	Repair	Futur	e Replacement	M	aintenance	
tem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
erior								
Exterior Walls Cast in Place Concrete	Location	Crumbling, 1 : Courtyai	\$24,800 Extent : Moderate rd Wall, Loading D	ock	-	5	\$11,200	
			derate, Area Affect rd, Loading Dock	ted : 15%	Ó			
Concrete Masonry Unit Masonry: Brick	8% 75% Expansion		\$248,400 e, Extent : Modera	LIFE LIFE te, Area	* * * * Affected : 20%	5 5	\$5,600 \$84,300	
	Staining/I	n : West Fac Discoloring, n : South Fa	Extent : Moderate	, Area Ą	ffected : 25%			
Metal Coiling Doors			\$62,300 Extent : Moderate, Dock Area	2028 Area Afj	* * fected : 25%	5	\$17,600	
Stucco Cement	5%			2036	* *	5	\$14,000	
Windows Aluminum	_	Deteriorate	\$10,200 d, Extent : Modera	2031 ate, Area	* * Affected : 25%	5	\$1,300	
	Water Per	ı : Through ıetration, E ı : Offices	out xtent : Moderate, A	Area Affe	cted : 25%			
Metal Louvers	15%			2032	* *	10	\$2,800	
Parapets	1.50/			LIDE	ale ale	_	Φ5.500	
Concrete Masonry Unit Metal Rail	15% 85%		\$72,100	LIFE 2028	* *	5 5	\$5,500 \$196,600	
Metal Rall	Deteriora		Extent : Moderate,			3	\$190,000	
Roof								
Cast in Place Concrete IRMA/Protected Membrane	10% 5%			LIFE 2018	* * \$71,800	10	\$9,200	
	Location Vegetation	n : Small Se n Growth, E	Extent : Moderate, ction Over First Fl Extent : Moderate, . ction Over First Fl	loor Area Affe				
Modified Bitumen	15%			2028	* *	10	\$27,700	
Single Ply Membrane	70% Now \$84,800 2018 \$424,000  Drains Inad/Misposn, Extent: Moderate, Area Affected: 30%  Location: Throughout							
	Location	ı : Over Sec						
		servation, E 1 : Through tion : Missi		area Affe	cciea : 100%			

#### 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.

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

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

Asset #: 2105

Architecture		Current F	Repair	Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
nterior									
Floors									
Carpet	20%	Now	\$64,200	2019	\$321,200	3	\$38,600		
	Punct/Tea	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%							
	Location	: Offices							
	Staining/D	iscoloring,	Extent: Moderate	, Area Ą	ffected : 25%				
	Location	: Offices							
Cast in Place Concrete	62%			LIFE	* *	5	\$174,700		
Ceramic Tile	3%			2026	\$73,100	5	\$3,900		
Vinyl Tile	15%	Now	\$32,100	2023	\$160,500	3	\$7,200		
·	Cracking/	Crumbling,	Extent: Moderate	, Area A	ffected : 15%				
	Location	: Corrido	·s						
Interior Walls									
Cast in Place Concrete	7%			LIFE	* *				
Ceramic Tile	3%			2032	* *	5	\$4,200		
Concrete Masonry Unit	65%			LIFE	* *	5	\$36,100		
Gypsum Board	25%			LIFE	* *	5	\$20,800		
Ceilings									
AcousTileSusp.Lay-In	30%			2028	* *	5	\$38,600		
	Water Penetration, Extent : Light, Area Affected : 10%								
	Location	: Offices A	and Corridors						
Exposed Struc: Steel	70%			LIFE	* *				

lectrical	Current Repair	Future R	Replacement	M					
ystem Component Type	% of Fail Date Estimated Cost Total (Years)	Year Es	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
nder 600 Volts									
Service Equipment									
Fused Disc Sw	75%	2023	\$3,500	5	\$300				
	Other Observation, Extent : Moderate,	Area Affected	d: 100%						
	Location : Electrical Room								
	Explanation: Main Service Disconne Amperes	ect Switches R	Rated @ 2- 4000	Ampere	es And 1- 3000				
Fused Disc Sw	25%	2033	* *	5	\$100				
	Other Observation, Extent: Moderate, Area Affected: 100%								
	Location : Electrical Room								
	Explanation: 1-1200 Amps Main Di	isconnect Swii	tch						
Transformers									
Dry Type	100%	2021	\$44,100	5	\$300				
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location : Electrical Room, Chiller Room								
	Explanation : 1- 112 kva, 2- 75 kva, 2	2- <i>30 Kva</i>							
Switchgear / Switchboard									
Fused Disc Sw	30%	2033	* *	5	\$100				
Fused Disc Sw	70%	2023	\$418,000	5	\$200				

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

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

Asset #: 2105

Electrical	Curr	ent Repair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail D Total (Yea	eate Estimated Cost rs)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Raceway							
Conduit	90%		2023	\$588,100	1		
Conduit	10%		2033	* *	1		
Panelboards							
Fused Disc Sw	10%		2022	\$8,100	5	\$200	
Molded Case Bkrs	80%		2022	\$65,000	5	\$1,700	
Molded Case Bkrs	10%		2031	* *	5	\$200	
Wiring							
Thermoplastic	90%		2023	\$135,600	1		
Thermoplastic	10%		2033	* *	1		
Motor Controllers	100/		2021	ф <b>т</b> 100	-	4400	
Locally Mounted	10%		2021	\$7,400	5	\$100	
Motor Control Center	20%		2028	**	5	\$400	
Motor Control Center	70%		2021	\$164,400	5	\$1,500	
Ground							
Grounding Devices Not Accessible	1000/						
	100%						
Stand-by Power Transfer Switches							
Automatic	100%		2021	\$8,700	1	\$24,300	
Generators	10070		2021	\$6,700	1	\$24,300	
Diesel	100%		2019	\$71,500	1	\$30,600	
Biesei		on, Extent : Moderate,				Ψ30,000	
	Location : Chil		33				
	Explanation : 1	Diesel Generator Rated	l @ 575 I	ζw			
Batteries							
Nickel Cadmium	100%		2017	\$1,500	5	\$17,600	
Fuel Storage							
Day Tank	50%		2022	\$3,100	5	\$8,000	
•	Other Observation	on, Extent : Moderate,	Area Affe	cted : 100%			
	Location: Chil	ler Room					
	Explanation: 5	0 Gallons Capacity					
Main Tank	50%		2026	\$5,100	5	\$1,300	
		on, Extent : Moderate,					
	Location: Und	erground					
		000 Gallons Capacity					
Lighting		- ·					
Interior Lighting							
Fluorescent	96%		2023	\$1,035,900	10	\$75,800	
	Other Observation	on, Extent : Moderate,	Area Affe	cted : 100%			
	Location: Thre	oughout The Building					
	Explanation : U	Ising T-8 Lamps					
HID	2%		2023		10	\$100	
Incandescent	2%		2018	\$21,600	2		

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

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

Asset #: 2105

Electrical		Current Repair Future Repl		e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting								
Egress Lighting								
Emergency, Service	45%			2023	\$36,600	1		
Emergency, Battery	5%			2023	\$5,700	10	\$1,000	
Exit, Service	50%			2023	\$4,700	1		
Exterior Lighting								
HID	100%			2018	\$291,200	10	\$200	
Alarm								
Fire/Smoke Detection								
No Component	70%							
Generic	30%			2018	\$239,600	1-3	\$14,600	
	Other Obs	ervation, E	xtent : Moderate, A	Area Affe	ected : 100%			
	Location	: Hallway	S					
	Explana	tion : Alarn	n Bells And Manua	l Pull Sta	ation			

Mechanical	Current Repair		Future	e Replacement	Maintenance		
System Component Type	% of Fail Da Total (Year	ate Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source Interruptible Gas/Dual Fuel	100%		2033	* *	1		
Conversion Equipment							
Under Construction	100%						
	Other Observation	n, Extent : Light, Area	Affected	: 0%			
	Location: Outsi	de In The Backyard					
	Explanation: 2	Temp Boilers Being U.	sed				
Distribution							
Hot Wtr Piping/Pump	100% Now	+,	2031	* *	4	\$4,200	
		: Moderate, Area Affe	cted : 209	%			
	Location : Vario						
		ng, Extent : Severe, Ar	ea Affect	ed : 30%			
	Location : Boile	r Room Piping					
Terminal Devices							
Air Handler	80%		2023	\$362,600	1	\$42,600	
Fan Coil Unit/Heat	20%		2023	\$251,700	1	\$5,600	
Air Conditioning							
Energy Source							
Electricity	100%		2031	* *	1		
Conversion Equipment							
Centrifugal, Elec Chiller			2026	\$226,600	1	\$93,100	
		n, Extent : Light, Area	Affected	: 100%			
	Location: A C I	Room					
	•	Units - #2 Undergoing C For This Building	Leak Te	sting - Major A C	Source F	or The Entire	

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

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

Asset #: 2105

Mechanical	Current Repair		Future Replacement		Maintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning							
Distribution Chilled Wtr Pipe/Pump	100% Now	\$20,500	2033	* *	4	\$4,200	
Chined wir Pipe/Pump	Corroded, Extent : N				4	\$4,200	
	Location : Various		cica . 207				
Heat Rejection							
Water Cool Tower	100% Now	\$251,100	2021	\$2,510,700	2	\$69,300	
	Leak Evident, Extent	t : Severe, Area Affe	cted : 109	%			
	Location : Roof						
	Other Observation, I	Extent : Severe, Are	a Affected	d : 60%			
	Location: Roof	ant Calumns Canna	dad				
Ventilation	Explanation . Supp	oort Columns Corro	иеи				
Distribution							
Ductwork/Diffusers	100% Now	\$36,300	LIFE	* *	2-5	\$48,000	
	Leak Evident, Extent	t : Moderate, Area A	Affected :	15%			
	Location : Air Lea	ks At Varies Locatio	ons				
Exhaust Fans							
Interior	100%		2023	\$92,900	2	\$2,600	
Plumbing							
H/C Water Piping	100%		2033	* *	1		
Brass/Copper Water Heater	100%		2033		1		
Electric	100%		2021	\$13,000	4	\$800	
HW Heat Exchanger	100/0			Ψ12,000	<u> </u>	Ψ000	
Under Construction	100%						
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping							
Cast Iron	100%		LIFE	* *	1		
Backflow Preventer	1000/		2022	ΦΩ 200	1	Φ. 200	
Generic	100% Other Observation, I	Extent : Light Area	2023	\$8,200	1	\$5,300	
		s Main Box Is Locat			9		
	=	er Buildings Are Equ		-	-	ves	
Fixtures	<u>r</u>		TT				
Generic	100%						
Vertical Transport							
Elevators			_				
Hydraulic	100%		LIFE	**			
	Other Observation, I	Extent : Light, Area	Affected .	: 100%			
	Location : 1-2 Explanation : One	Unit					
Fire Suppression	<i>Ехрининоп</i> . Опе	Onti					
Standpipe							
Generic	100%		2033	* *	1-5	\$43,400	

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

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

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### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P

Asset #: 2105

Mechanical	Current Repair	Future Re	placement	M	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year Est FY	imated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Fire Suppression						
Sprinkler						
No Component	60%					
Generic	40%	2033	* *	1-2	\$9,600	
Fire Pump						
Generic	100%	2019	\$62,300	1	\$16,100	
	Other Observation, Extent : Lig	ght, Area Affected : 10	0%			
	Location: 1st Floor					
	Explanation: Covers Most O	f The Buildings On Ca	ımpus			

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U

Address : 1824 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230U

Area Sq Ft : 98,604 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 04-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2

Block : 8760 Lot : 60 BIN : 3347727

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$722,200	\$371,300
Interior Architecture	\$48,200	\$158,200
Electrical	\$662,900	\$2,219,700
Mechanical	\$883,600	
Total	\$2,316,800	\$2,749,100
Importance Code A	\$722,200	\$407,400
Importance Code B	\$1,594,600	\$2,287,000
Importance Code C		\$54,800
Total	\$2,316,800	\$2,749,100

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$12,300			
Interior Architecture	\$14,300	\$3,500	\$38,700	
Electrical	\$7,000	\$7,100	\$5,800	\$5,800
Mechanical	\$21,800	\$29,400	\$24,600	\$14,300
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$63,400	\$47,800	\$77,000	\$28,000
Importance Code A	\$12,300	\$200		
Importance Code B	\$51,100	\$47,600	\$77,000	\$28,000
Importance Code C				
Total	\$63,400	\$47,800	\$77,000	\$28,000



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

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

Asset #: 2108

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$70,800	LIFE	* *	5	\$32,100	
			Extent: Moderate		ffected : 15%			
			Stairs On South Fo		1.00			
	-	-	ent, Extent : Moder		ı Affected : 15%			
		: Exterior	Stairs On South Fo					
Concrete Masonry Unit				LIFE	* *	5	\$4,000	
Masonry: Brick	75%			LIFE	* *	5	\$96,400	
Window Wall	15%			2043	* *	5	\$72,300	
Windows						_		
Aluminum	95%	Now	\$12,300	2031	* *	5	\$1,500	
	_		tent : Moderate, Ar	ea Affeci	ted: 10%			
		: Through		. 4	ACC . 1 250/			
	_	eteriorate : Through	ed, Extent : Modera out	te, Area	Affected : 25%			
Metal Louvers	5%			2032	* *	10	\$1,000	
Parapets								
Metal Rail	100%	Now	\$49,100	2028	* *	5	\$133,800	
			Extent : Moderate,	Area Afj	fected : 25%			
	Location	: Through	out					
Roof								
Cast in Place Concrete	15%	Now	\$169,100	LIFE	**			
	_	_	Extent : Moderate	, Area Aj	ffected : 25%			
			nding Area		1.00			
		-	ings, Extent : Mode					
		: At Junct	ion Of West Wall A					
Copper/Terne	25%			2051	* *	10	\$104,900	
Single Ply Membrane	60%	Now	\$66,200	2018	\$330,900			
			Extent : Moderate, A	Area Affe	cted : 10%			
		: Over Ca		1 00	1 1000/			
			Extent : Moderate, A	Area Affe	ectea : 100%			
		: Through						
nterior	Expianat	ion : Missi	ing Drain Covers					

Interior

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

Asset #: 2108

rchitecture	Current Repair		Futur	Future Replacement		Maintenance		
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior	•							
Floors								
Carpet	20%			2022	\$351,300	3	\$42,300	
Cast in Place Concrete	10%	Now	\$14,300	LIFE	* *	5	\$30,800	
			, Extent : Moderate	, Area Ą	ffected : 10%			
	Location	: Mecaha	nical Room					
Ceramic Tile	5%			2038	* *	5	\$7,000	
	Recent Rep	olace Evid	ent, Extent : Light,	Area Aff	ected : 100%			
	Location	: Restroor	ns					
Panel/Paver: Cer/Brk	10%			2039	* *	5	\$31,700	
Marble Panels	5%			LIFE	* *	5	\$5,300	
Vinyl Tile	25%			2028	* *	3	\$13,200	
Vinyl Tile	25%			2031	* *	3	\$13,200	
•	Recent Rep	olace Evid	ent, Extent : Light,	Area Aff	ected : 100%			
	Location	: Multipui	rpose Room					
Interior Walls								
Ceramic Tile	3%			2036	* *	5	\$3,700	
	Recent Rep	olace Evid	ent, Extent : Light,	Area Aff	ected : 100%			
	Location	: Restroor	ns					
Concrete Masonry Unit	13%			LIFE	* *	5	\$6,300	
Glass: Single Pane	2%			LIFE	* *	5	\$1,800	
Gypsum Board	75%			LIFE	* *	5	\$54,800	
Masonry: Brick	7%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	70%			2036	* *	5	\$103,400	
	Water Pen	etration, E	Extent : Light, Area	Affected	: 10%			
	Location	: Cafeteri	a					
Exposed Concrete	10%			LIFE	* *	5	\$2,300	
Exposed Concrete	5%			LIFE	* *	5	\$1,200	
Gypsum Board	5%			LIFE	* *	5	\$9,200	
Metal Panel	10%	Now	\$48,200	LIFE	* *	5	\$18,500	
	-	Dented, E. : Near Ro	xtent : Moderate, A	rea Affe	cted : 20%			

Electrical	Current Repair	Future Replacement	Maintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle Estimated C (Yrs)	Cost Priority
Under 600 Volts				
Service Equipment				
Fused Disc Sw	100%	2023 \$36,100	5 \$4	00
	Other Observation, Extent: Moderate, 1	Area Affected : 100%		
	Location: Electrical Room			
	Explanation: One 3000 Amps Main L	Disconnect Switch		

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

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

Asset #: 2108

Electrical		Current Repair		Futur	Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts									
Transformers	1000			2021	Ø4 # 400	~	<b>4400</b>		
Dry Type	100%			2021	\$15,400	5	\$400		
			Extent : Moderate, A	Area Affe	ected : 100%				
		: Electrica							
G : 1	Explanat	ion : 1- 50	O Kva						
Switchgear / Switchboard	1,000/			2022	¢1.67.000	_	¢400		
Fused Disc Sw	100%			2023	\$167,000	5	\$400		
Raceway	0.50/			2022	¢1 <i>c</i> 0 100	1			
Conduit	95%			2023	\$160,100 * *	1			
Conduit	5%			2033	* *	1			
Panelboards	<i>E</i> 0/			2022	<b>40.000</b>	_	<b>#100</b>		
Fused Disc Sw	5%			2022	\$8,800	5	\$100		
Molded Case Bkrs	90%			2022	\$157,700 * *	5	\$2,300		
Molded Case Bkrs	5%			2031	* *	5	\$100		
Wiring	0.507			2022	¢227 100	1			
Thermoplastic	95%			2023	\$237,100	1			
Thermoplastic	5%			2033	* *	1			
Motor Controllers	250/			2021	Ф10, 400	~	<b>#200</b>		
Locally Mounted	25%			2021	\$18,400	5	\$200		
Motor Control Center	75%			2021	\$214,200	5	\$2,000		
Ground									
Grounding Devices	1,000/								
Not Accessible	100%	amatian E	rtont Light Anga	Affaatad	. 00/				
		ervanon, E : Sprinklei	xtent : Light, Area r Poom	Ајјестеи	. 070				
		-		a Daint	Of Contact Not Vis	aibla. Ca	wared With		
	Expianai Insulatio		eciea 10 waier Fip	e. Poini	Of Contact Not VI	sibie; Co	verea wiin		
Stand-by Power	1. isiiiiiiiiiiiiiiiiiiiiiiiiiiiiiiiiiii	•							
Transfer Switches									
Automatic	100%			2021	\$21,500	1	\$30,300		
Lighting					,, - 30		, = =,= = =		
Interior Lighting									
Fluorescent	2%			2023	\$21,400	10	\$1,800		
	Other Obs	ervation, E	xtent : Moderate, A	Area Affe		-	, -,0		
	Location			55					
		-	oact Fluorescent F	ixtures					
Fluorescent	98%			2023	\$1,048,200	10	\$88,600		
Tuorescent		ervation. F.	Extent : Moderate.			10	φου,ουσ		
	Other Observation, Extent : Moderate, Area Affected : 100%  Location : Throughout The Building								
		_	g T-8 Lamps						
Egress Lighting	T		, · · · · · · · · · · · · · · · · · · ·						
Emergency, Service	50%			2023	\$23,700	1			
Exit, Service	50%			2023	\$13,000	1			
Exterior Lighting	3070			2023	Ψ13,000				
HID	100%			2018	\$363,700	10	\$300		
Alarm	100/0			2010	Ψ303,700	10	Ψ300		

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

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

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

Asset #: 2108

Electrical	Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Alarm						
Security System						
No Component	70%					
Generic	30%	2023	\$87,400	1	\$11,100	
	Other Observation, Extent .	Moderate, Area Affe	cted : 100%			
	Location : Hallways					
	Explanation: CCTV Surv	eillance Sytem				
Fire/Smoke Detection						
No Component	70%					
Generic	30%	2018	\$299,200	1-3	\$18,200	
	Other Observation, Extent .	Moderate, Area Affe	cted : 100%			
	Location : Hallways					
	Explanation : Manual Pu	ll Station, Alarm Bells	s, Smoke Detectors			

Mechanical	Current Repair		Futur	e Replacement	M		
System Component Type		nil Date Estimated Cost Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
HTHW/HW	100%		2033	* *	1		
		vation, Extent : Light, Area	Affected	: 100%			
		1st Floor Mech Room					
	Explanation	n : Hot Water Provided Fro	om Buildi	ing P			
Distribution							
Hot Wtr Piping/Pump	100%		2031	* *	4	\$4,900	
Terminal Devices							
Air Handler	75%		2018	\$389,400	1	\$45,700	
Convector/Radiator	25%		2028	* *	1	\$8,000	
Air Conditioning							
Energy Source							
District C.W.	100%		2033	* *	1		
		vation, Extent : Light, Area	Affected	: 100%			
		lst Floor Mech Room					
	Explanation	n : Chilled Water Provided	From Bi	iilding P			
Distribution							
Chilled Wtr Pipe/Pump	100%		2033	* *	4	\$7,300	
Terminal Devices							
Air Handler/Cool/Ht	100%		2018	\$409,000	1	\$61,000	
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$55,000	
Exhaust Fans							
Interior	80%		2018	\$85,200	2	\$2,400	
Roof	20%		2023	\$15,300	2	\$600	
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2033	* *	1		

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

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

Asset #: 2108

Mechanical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Water Heater						
Electric	100%	2022	\$14,900	4	\$900	
	Other Observation, Extent : Light, Area		: 100%			
	Location: 1st Floor Mech Equip Room	n				
	Explanation: 2 Units, For Emergency	Use Onl	y			
HW Heat Exchanger						
Low Temp	100%	2033	* *	4	\$14,600	
	Other Observation, Extent : Light, Area		: 100%			
	Location: 1st Floor Mech Equip Room	n				
	Explanation: 2 Units					
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 : Light, Area	Affected	: 100%			
	Location: 1-2					
	Explanation: 2 Units					
Fire Suppression						
Standpipe						
Generic	100%	2033	* *	1-5	\$49,700	
Sprinkler						
No Component	70%					
Generic	30%	2033	* *	1-2	\$8,300	

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Address : 1925 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230G

 $Program / Asset \# : CUN0003.0G0 / 2126 \\ Yr Built/Renovated : 1976 / 2000$ 

Area Sq Ft : 72,282 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 06-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2,3

Block : 8760 Lot : 60 BIN : 3347725

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$1,148,500	\$656,300
Electrical	\$167,200	\$2,388,800
Mechanical	\$504,700	\$3,186,700
Total	\$1,820,400	\$6,231,900
Importance Code A	\$1,148,500	\$728,300
Importance Code B	\$671,900	\$5,503,600
Total	\$1,820,400	\$6,231,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$34,800			_
Interior Architecture	\$33,200	\$15,700	\$201,400	
Electrical	\$31,000	\$11,600	\$7,500	\$7,100
Mechanical	\$22,500	\$36,700	\$17,600	\$19,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$125,400	\$67,900	\$230,400	\$30,900
Importance Code A	\$34,900	\$200		\$100
Importance Code B	\$67,400	\$67,700	\$230,400	\$30,800
Importance Code C	\$23,000			
Total	\$125,400	\$67,900	\$230,400	\$30,900



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

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

### **CITY UNIVERSITY OF NEW YORK - 042**

#### KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset #: 2126

rchitecture	Current F	Repair	Future Replacement			Maintenance	
ystem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior							
Exterior Walls Cast in Place Concrete	5% Now Cracking/Crumbling, Location: Exterior		LIFE , Area Aj	* * fected : 15%	5	\$60,500	
	Exposed Reinforceme Location : Exterior	ent, Extent : Moder	ate, Area	Affected: 15%			
Masonry: Brick	80% Now Efflorescence, Extent Location: South Fa Horizontal Cracks, E Location: South Fa Vertical Cracks, Exte	acade xtent : Moderate, A acade nt : Moderate, Are	Area Affe	cted : 5%	5	\$193,500	
Window Wall	15% Now Water Penetration, E Location: East Fac Other Observation, E Location: East Fac Explanation: Soft J	\$170,400 xtent : Moderate, A cade, West Facade Extent : Moderate, A cade, West Facade	Area Affe		5	\$68,000	
Windows	2.sprananen i segi v						
Aluminum	95% Now Caulking Deteriorate Location: Through Water Penetration, E Location: East Fac	out xtent : Moderate, A		-	5	\$600	
Metal Louvers	5%		2032	* *	10	\$400	
Parapets Masonry: Brick Metal Rail	70% 25% Now Deteriorated Finish, Location: Through		LIFE 2028	* * * * ected : 25%	5 5	\$27,200 \$68,900	
Pre-Cast Concrete	5% Now Broken/Missing Elem Location: Coping Jnt Mortar Miss/Eroc Location: Coping Caulking Deteriorate Location: Coping	\$67,900 nents, Extent : Seve d, Extent : Severe, A	Area Affe	cted : 50%	5	\$12,200	

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

### **CITY UNIVERSITY OF NEW YORK - 042**

#### KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset #: 2126

Architecture		Current Repair Future Replacement Maintenance						
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Roof								
Single Ply Membrane	Location Water Per	oen/Split, Ex n : Through	xtent : Moderate, A					
Sloped Glazing	Location	Deteriorate n : Over Po	\$113,800 ed, Extent : Modera ol Area extent : Moderate, A			5	\$265,400	
		n : Pool Are		33				
Interior								
Floors								
Carpet	10%			2019	\$167,100	3	\$20,100	
Cast in Place Concrete	5%	Now	\$6,800	LIFE	* *	5	\$14,700	
		Crumbling, n : Locker F	Extent : Moderate Rooms	, Area A	ffected : 20%			
Ceramic Tile	5%			2032	* *	5	\$6,700	
Panel/Paver: Cer/Brk	15%			2039	* *	5	\$45,200	
Sheet Vinyl/Rubber	10%			2028	* *	5	\$20,100	
Vinyl Tile	30%			2028	* *	3	\$15,100	
Wood	25%			2051	* *	5	\$62,800	
Interior Walls								
Cast in Place Concrete			\$21,300 Extent : Moderate ll	LIFE e, Area A	* * ffected : 15%			
	Water Per		xtent : Moderate, A	Area Affe	ected : 15%			
Ceramic Tile	5%			2032	* *	5	\$3,500	
Concrete Masonry Unit	65%			LIFE	* *	5	\$17,900	
,	Water Per		xtent : Moderate, A t		ected : 10%		, ,,,,,,,,,	
Glass: Single Pane	5%			LIFE	* *	5	\$2,600	
Gypsum Board	15%			LIFE	* *	5	\$6,200	
Metal Panel	5%			LIFE	* *	-	+ -,- 30	
Ceilings								
AcousTileSusp.Lay-In	20%			2028	* *	5	\$11,200	
Exposed Concrete	20%			LIFE	* *	5	\$1,800	
•	Water Per	netration, E	xtent : Light, Area r Near Room G207	Affected	: 5%			
Exposed Struc: Steel	45%			LIFE	* *			
r 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	Water Per		xtent : Moderate, A ium		ected : 10%			
Metal Panel				LIFE	* *	5	\$10.500	
Metal Panel	Location 15%		ium	LIFE	* *	5	\$10,500	_

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

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

# CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset #: 2126

lectrical	Curre	nt Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Fail Da Total (Year	ate Estimated Cost (S)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
ver 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2023	\$46,700	3	\$300	
		n, Extent : Moderate, A	Area Affe	cted : 100%			
	Location : Elect						
	Explanation : 41	160 V Supplying Marii	1e Develo	pment Building			
Transformers							
Dry Type	100%		2021	\$134,200	3	\$400	
		n, Extent : Moderate, A	Area Affe	cted : 100%			
	Location : Elect						
	Explanation: 22	25 Kva, 4160/480/220/	/120 Volt	S			
Feeders	1005:		2022	,			
Cable	100%		2022	\$15,100	1		
Raceway							
Conduit	100%		2023	\$40,000	1		
nder 600 Volts							
Service Equipment					_		
Fused Disc Sw	70%		2023	\$25,300	5	\$200	
		n, Extent : Moderate, A	Area Affe	cted : 100%			
	Location : Elect						
	Explanation : M	ain Service Switches I	Rated @ .	3000 Amperes And	! 2000 Ar	nperes	
Fused Disc Sw	30%		2033	* *	5	\$100	
	Other Observation	n, Extent : Moderate, 1	Area Affe	cted : 100%			
	Location : Elect	rical Room					
	Eurlanation . M	ain Service Switch Ra	4.1 @ 10	00 4 0 1			
	Explanation : M	am service switch Ra	iea w 40	00 Amperes Suppl	ying The	High School	
	Explanation : M Building	am service switch Ra	iea @ 40	00 Amperes Suppl	ying The	High School	
Transformers	Building	un service swiich Ku			ying The		
Transformers Dry Type	Building 100%		2021	\$15,400	ying The	High School \$300	
	Building  100%  Other Observation	n, Extent : Moderate, 1	2021 Area Affe	\$15,400			
	Building  100% Other Observation Location : Elect	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe	\$15,400			
Dry Type	Building  100%  Other Observation	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe	\$15,400			
Dry Type  Switchgear / Switchboard	Building  100%  Other Observation  Location: Elect  Explanation: 42	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms	\$15,400 ccted: 100%		\$300	
Dry Type	Building  100% Other Observation Location : Elect	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe	\$15,400			
Dry Type  Switchgear / Switchboard Fused Disc Sw  Raceway	Building  100%  Other Observation  Location: Elect  Explanation: 45	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms 2023	\$15,400 ccted: 100% \$143,200	5	\$300	
Dry Type  Switchgear / Switchboard Fused Disc Sw  Raceway Conduit	Building  100%  Other Observation  Location: Elect  Explanation: 42	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms	\$15,400 ected: 100% \$143,200 \$114,900	5	\$300	
Dry Type  Switchgear / Switchboard Fused Disc Sw  Raceway	Building  100%  Other Observation  Location: Elect  Explanation: 45	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms 2023	\$15,400 ccted: 100% \$143,200	5	\$300	
Dry Type  Switchgear / Switchboard Fused Disc Sw  Raceway Conduit	Building  100% Other Observation Location: Elect Explanation: 42  100%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms 2023 2023	\$15,400 ected: 100% \$143,200 \$114,900	5 1	\$300	
Dry Type  Switchgear / Switchboard Fused Disc Sw  Raceway Conduit Conduit	Building  100% Other Observation Location: Elect Explanation: 42  100%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms  2023  2023  2023  2023	\$15,400 scted: 100% \$143,200 \$114,900 **	5 1	\$300	
Switchgear / Switchboard Fused Disc Sw Raceway Conduit Conduit Panelboards	Building  100% Other Observation Location: Elect Explanation: 45  100%  95% 5%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms 2023 2023 2033	\$15,400 ected: 100% \$143,200 \$114,900 **	5 1 1	\$300	
Switchgear / Switchboard Fused Disc Sw Raceway Conduit Conduit Panelboards Fused Disc Sw	Building  100% Other Observation Location: Elect Explanation: 43  100%  95% 5%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms  2023  2023  2023  2023	\$15,400 scted: 100% \$143,200 \$114,900 **	5 1 1 5	\$300 \$300 \$100	
Switchgear / Switchboard Fused Disc Sw Raceway Conduit Conduit Panelboards Fused Disc Sw Molded Case Bkrs	Building  100% Other Observation Location: Elect Explanation: 42  100%  95% 5% 5% 85%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms  2023  2023  2023  2022  2022	\$15,400 *** \$143,200 \$114,900 ** \$6,600 \$111,700	5 5 1 1 5 5	\$300 \$300 \$100 \$1,600	
Switchgear / Switchboard Fused Disc Sw Raceway Conduit Conduit Panelboards Fused Disc Sw Molded Case Bkrs Molded Case Bkrs	Building  100% Other Observation Location: Elect Explanation: 42  100%  95% 5% 5% 85%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms  2023  2023  2023  2022  2022	\$15,400 *** \$143,200 \$114,900 ** \$6,600 \$111,700	5 5 1 1 5 5	\$300 \$300 \$100 \$1,600	
Switchgear / Switchboard Fused Disc Sw Raceway Conduit Conduit Panelboards Fused Disc Sw Molded Case Bkrs Molded Case Bkrs Wiring	Building  100% Other Observation Location: Elect Explanation: 45  100%  95% 5% 5% 85% 10%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affeerms  2023  2023  2023  2022  2022  2031	\$15,400 cted: 100% \$143,200 \$114,900 ** \$6,600 \$111,700 **	5 1 1 5 5 5	\$300 \$300 \$100 \$1,600	
Switchgear / Switchboard Fused Disc Sw Raceway Conduit Conduit Panelboards Fused Disc Sw Molded Case Bkrs Molded Case Bkrs Wiring Thermoplastic	Building  100% Other Observation Location: Elect Explanation: 42  100%  95% 5% 5% 85% 10%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms  2023  2023  2023  2022  2022  2031  2023	\$15,400 sted: 100% \$143,200 \$114,900 ** \$6,600 \$111,700 **	5 5 1 1 5 5 5 1	\$300 \$300 \$100 \$1,600	
Switchgear / Switchboard Fused Disc Sw Raceway Conduit Conduit Panelboards Fused Disc Sw Molded Case Bkrs Molded Case Bkrs Wiring Thermoplastic Thermoplastic	Building  100% Other Observation Location: Elect Explanation: 42  100%  95% 5% 5% 85% 10%	n, Extent : Moderate, 1 rical, Mechanical Roo	2021 Area Affe oms  2023  2023  2023  2022  2022  2031  2023	\$15,400 sted: 100% \$143,200 \$114,900 ** \$6,600 \$111,700 **	5 5 1 1 5 5 5 1	\$300 \$300 \$100 \$1,600	

Ground

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

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

### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset #: 2126

Electrical	Current Repair	Future R	eplacement	Ma		
System Component Type	% of Fail Date Estimated ( Total (Years)	Cost Year Es FY	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ground Grounding Devices Generic	100% 2-4 \$9,3 Other Observation, Extent : Moder Location : Water Main Room Explanation : Corroded		* * d : 100%	5	\$1,100	
Stand-by Power						
Transfer Switches	1000/	2021	¢21.500	1	¢22.200	
Automatic	100%	2021	\$21,500	1	\$22,200	
Generators Diesel	100%	2019	\$118,600	1	\$28,000	
Diesei	Other Observation, Extent : Moder Location : Generator Room Explanation : One 130 Kw			1	\$28,000	
Batteries Nickel Cadmium	100%	2017	\$1,500	5	\$16,100	
Fuel Storage Day Tank	50% Other Observation, Extent : Moder	2022 cate, Area Affected	\$3,200 d: 100%	5	\$8,300	
	Location : Generator Room Explanation : One 10 Gallon Tan					
Main Tank	50% Other Observation, Extent: Moder Location: Underground Explanation: One 600 Gallon Ta		\$5,300 1:100%	5	\$1,300	
Lighting	Explanation : One doc Gation 14					
Interior Lighting						
Fluorescent	85% Other Observation, Extent: Moder Location: Throughout The Build Explanation: Using T-8 Lamps		\$825,600 <i>l</i> : 100%	10	\$69,800	
Fluorescent	5% Other Observation, Extent: Moder Location: Lobby Explanation: Cfl Fixtures	2018 cate, Area Affected	\$48,600 d:100%	10	\$4,100	
HID	10%	2023	\$69,800	10	\$300	
Egress Lighting						
Emergency, Service	50%	2023	\$21,500	1		
Exit, Service	50%	2023	\$11,800	1		
Exterior Lighting Fluorescent	100% Other Observation, Extent: Moder Location: Outside Explanation: Cfl Fixtures	2023 rate, Area Affected	\$226,300 d:100%	10	\$6,600	
Lightning Protection	Explanation . Gt Pixtures					
Arresters/Cabling						
Generic	100%	2026	\$98,900	5	\$1,400	
Alarm						

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

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

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

### CITY UNIVERSITY OF NEW YORK - 042

#### KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset #: 2126

Electrical	Current Repair	Current Repair Future Replacemen	eplacement	M				
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year Es	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Alarm								
Security System								
No Component	70%							
Generic	30%	2023	\$64,100	1	\$8,100			
	Other Observation, Extent : Modera	ate, Area Affecte	d : 100%					
	Location : Hallways, Gym							
	Explanation: CCTV Cameras							
Fire/Smoke Detection								
No Component	70%							
Generic	30%	2031	* *	1-3	\$13,400			
	Other Observation, Extent: Modera	Other Observation, Extent: Moderate, Area Affected: 100%						
	Location : Hallways							
	Explanation: Strobe Lights, Man	ual Pull Station						

Mechanical		Current Repair		Futur	e Replacement	M		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
HTHW/HW	100%			2033	* *	1		
			Extent : Light, Area	Affected	: 100%			
			r Mech Room					
	Explana	tion : Hot V	Water Provided Fro	m Build	ing P			
Distribution								
Hot Wtr Piping/Pump	100%			2031	* *	4	\$4,400	
Terminal Devices								
Air Handler	80%	Now	\$75,400	2018	\$377,200	1	\$39,900	
			evere, Area Affecte	d : 30%				
			ne Rtus, Roof					
			: Severe, Area Affe		)%			
	Location	: From Th	e Top Of The Units	5				
Convector/Radiator	20%			2028	* *	1	\$5,800	
Air Conditioning								
Energy Source								
District C.W.	95%			2043	* *	1		
	Other Obs	ervation, E	Extent : Light, Area	Affected	: 100%			
			r Mech Room					
	Explana	tion : Chill	ed Water Provided	From Bi	uilding P			
Electricity	5%			2031	* *	1		
Conversion Equipment								
Window/Wall Unit	5%			2018	\$9,000	1		
No Component	95%							
	Other Obs	ervation, E	Extent : Light, Area	Affected	: 0%			
	Location	:						
	Explana	tion : Build	ling Needs Addition	al Air C	onditioning			

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

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

# CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset #: 2126

Mechanical		Current F	Repair	Futur	e Replacement	M	Maintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	30%			2033	* *	4	\$2,000	
No Component	70%							
Terminal Devices								
Air Handler/Cool/Ht	30%			2018	\$5,600	1	\$16,600	
No Component	70%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$49,900	
Exhaust Fans								
Interior	25%			2023	\$24,200	2	\$700	
Roof	75%			2018	\$52,100	2	\$2,100	
Plumbing								
H/C Water Piping								
Brass/Copper	100%		\$13,100	2033	* *	1		
			oderate, Area Affed Iain Corroded, Pun		%			
Water Heater								
Electric	100%			2021	\$13,600	4	\$800	
HW Heat Exchanger								
Low Temp	100%			2033	* *	4	\$13,300	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Pool Filter/Treatment								
Diatomaceous Earth	100%			2024	\$3,186,700	4	\$22,200	
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			
			Extent : Light, Area	Affected	: 100%			
	Location							
	Explana	tion : One l	Unit					
Fire Suppression								
Standpipe					_		<b></b>	
Generic	100%			2033	* *	1-5	\$45,100	

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR

Address : 2001 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230T

Area Sq Ft : 46,768 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 04-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2

Block : 8760 Lot : 60 BIN : 3326937

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture		\$141,300
Electrical	\$256,500	\$613,200
Mechanical	\$323,600	\$39,700
Total	\$580,000	\$794,200
Importance Code A		\$141,300
Importance Code B	\$580,000	\$652,900
Total	\$580,000	\$794,200

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture		\$87,900		
Interior Architecture	\$1,400	\$4,300	\$25,300	
Electrical	\$3,400	\$25,000	\$3,600	\$2,600
Mechanical	\$7,400	\$10,700	\$10,900	\$5,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$16,200	\$131,900	\$43,800	\$12,200
Importance Code A		\$87,900		
Importance Code B	\$16,200	\$44,000	\$34,800	\$12,200
Importance Code C			\$9,000	
Total	\$16,200	\$131,900	\$43,800	\$12,200



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

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

### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR

Asset #: 2107

Architecture	Current Repair		Futur	Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	* *	5	\$62,900	
	Recent Rep Location		t, Extent : Light, A out	rea Affeo	cted : 10%			
Window Wall	15%			2043	* *	5	\$41,600	
Windows								
Metal Louvers	100%			2032	* *	10		
Parapets								
Metal Rail	100%			2028	* *	5-10	\$36,700	
Roof								
Copper/Terne	60%			2051	* *	10	\$78,400	
Modified Bitumen	20%			2031	* *	10	\$10,400	
	Recent Rep Location		nt, Extent : Light, . ge	Area Aff	ected : 100%			
Single Ply Membrane	20%			2018	\$34,300	10	\$10,400	
terior								
Floors								
Carpet	50%			2022	\$361,000	3	\$43,400	
Cast in Place Concrete	10%			LIFE	* *	5	\$12,700	
Ceramic Tile	5%			2032	* *	5	\$2,900	
Sheet Vinyl/Rubber	10%			2031	* *	5	\$8,700	
	Other Obse	rvation, E	xtent : Moderate, A	Area Affe	ected : 100%			
	Location	: Stage						
	Explanati	on : Recer	it Replacement Evi	dent				
Vinyl Tile	25%			2028	* *	3	\$5,400	
Interior Walls								
Concrete Masonry Unit	70%			LIFE	* *	5	\$20,200	
Folding Partition	10%			2039	* *	5	\$18,100	
Gypsum Board	10%			LIFE	* *	5	\$4,300	
Masonry: Brick	10%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	15%			2028	* *	5	\$8,700	
Exposed Struc: Steel	70%			LIFE	* *			
Gypsum Board	15%			LIFE	* *	5	\$10,900	

Electrical	Current Repair Future Replacement		Maintenance				
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Raceway							
Conduit	100%	2	2023	\$67,800	1		
Panelboards							
Fused Disc Sw	5%		2022	\$5,100	5	\$100	
Molded Case Bkrs	95%		2022	\$97,100	5	\$1,200	
Wiring							
Thermoplastic	100%	,	2023	\$89,200	1		

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

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

# CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR

Asset #: 2107

Electrical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts								
Motor Controllers								
Locally Mounted	100%		2021	\$44,300	5	\$300		
Lighting								
Interior Lighting								
Fluorescent	20%		2018	\$84,000	10	\$7,100		
		Other Observation, Extent : Moderate, Area Affected : 100%						
	Location: Worksh							
	Explanation: Usin	ig T-12 Lamps						
HID	5%		2018	\$15,100	10	\$100		
Incandescent	75%		2023	\$314,900	2	\$600		
	Other Observation, Extent: Moderate, Area Affected: 100%							
	Location : Main St	age						
	Explanation : Stag	e Lights						
Egress Lighting								
Emergency, Service	50%		2023	\$9,300	1			
Exit, Service	50%		2023	\$5,100	1			
Exterior Lighting								
HID	100%		2018	\$172,500	10	\$100		
Alarm								
Fire/Smoke Detection								
Generic	100%		2031	* *	1-3	\$28,800		
	Other Observation,		Area Affe	ected : 100%				
	Location : Stage A	•						
	Explanation: Man	ual Pull Station And	l Strobe	Lights				

Mechanical	Current Repair	Future	Replacement	Maintenance		
System Component Type	% of Fail Date Estimated Co Total (Years)	ost Year I FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
HTHW/HW	100%	2033	* *	1		
	Other Observation, Extent: Light, A	rea Affected :	100%			
	Location : Mech Room					
	Explanation: Hot Water Provided	From Building	g P			
Distribution						
Hot Wtr Piping/Pump	100%	2031	* *	4	\$1,900	
Terminal Devices						
Air Handler	80%	2018	\$163,000	1	\$19,200	
Convector/Radiator	15%	2028	* *	1	\$1,900	
Induction Unit	5%	2026	\$7,200	1	\$600	
Air Conditioning						
Energy Source						
District C.W.	100%	2033	* *	1		
	Other Observation, Extent: Light, A	rea Affected :	100%			
	Location : Mech Room					
	Explanation: Chilled Water Providence	ded From Buil	lding P			

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

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

### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR

Asset #: 2107

Mechanical Current Repair		Repair	Futur	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%			2033	* *	4	\$2,900	
Terminal Devices								
Air Handler/Cool/Ht	100%			2018	\$160,500	1	\$23,900	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$21,600	
Exhaust Fans								
Interior	95%			2023	\$39,700	2	\$1,100	
Roof	5%		\$200	2023	\$1,500	2		
			t : Severe, Area Aff	ected : 5	%			
	Location	: Roof						
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		
Water Heater								
Electric	100%			2021	\$5,900	4	\$300	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
Generic	100%							
Fire Suppression								
Standpipe								
Generic	100%			2043	* *	1-5	\$19,500	
Sprinkler							· · · · · · · · · · · · · · · · · · ·	
No Component	50%							
Generic	50%			2033	* *	1-2	\$5,400	

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M

Address : 2110 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230M
Program / Asset # : CUN0003.0M0 / 4376 Yr Built/Renovated : 1991 / 2007

Area Sq Ft : 204,000 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Jun-2012 Landmark Status : NONE

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

Block : 8760 Lot : 60 BIN : 3326935

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$446,000	\$620,900
Interior Architecture	\$67,100	\$495,900
Electrical	\$182,900	
Mechanical		\$49,400
Total	\$696,000	\$1,166,200
Importance Code A	\$446,000	\$620,900
Importance Code B	\$250,000	\$405,700
Importance Code C		\$139,600
Total	\$696,000	\$1,166,200

Total	\$119,100	\$146,200	\$160,300	\$93,100
Importance Code C				\$19,400
Importance Code B	\$103,700	\$124,000	\$154,300	\$70,500
Importance Code A	\$15,400	\$22,100	\$6,000	\$3,200
Total	\$119,100	\$146,200	\$160,300	\$93,100
Elevators/Escalators	\$15,800	\$15,800	\$15,800	\$15,800
Mechanical	\$48,700	\$63,300	\$55,200	\$37,200
Electrical	\$28,900	\$49,400	\$33,700	\$20,700
Interior Architecture	\$19,200		\$50,400	\$19,400
Exterior Architecture	\$6,400	\$17,700	\$5,200	
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

Asset #: 4376

Architecture	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
xterior								
Exterior Walls								
Masonry: Brick	10% Now	\$58,700	LIFE	* *	5	\$39,800		
	Diagonal Cracks, E. Location: Penthol		ea Affect	ed : 5%				
Masonry: Brick	55%		LIFE	* *	5	\$219,200		
Metal Panel	5%		2043	* *	5-10	\$137,000		
Metal Coiling Doors	5%		2036	* *	5	\$62,300		
Stucco Cement	15%		2036	* *	5	\$149,400		
Window Wall	10% Now	\$93,600	2043	* *	5	\$74,700		
	Caulking Deteriorat Location : Rotundo		te, Area	Affected : 15%				
	Water Penetration,	Extent : Moderate, A	rea Affe	cted : 10%				
	Location : Rotunda	a						
Windows								
Aluminum	90%		2039	* *	5	\$10,400		
Metal Louvers	10%		2032	* *	10	\$7,200		
Parapets								
Masonry: Brick	80%		LIFE	* *	5	\$18,500		
Metal Rail	15%		2036	* *	5-10	\$62,700		
Pre-Cast Concrete	5% Now	\$4,000	LIFE	* *	5	\$7,300		
	Jnt Mortar Miss/Ero	od, Extent : Moderat	e, Area A	Affected : 25%				
	Location: Coping							
	Caulking Deteriorat Location : Coping	ted, Extent : Modera	te, Area	Affected : 25%				
Roof								
Cast in Place Concrete	2% Now	\$2,400	LIFE	* *				
	Water Penetration, Location : Over Re		rea Affe	cted : 10%				
IRMA/Protected	10%		2028	* *	10	\$17,700		
Membrane						, , , , , , , , , , , , , , , , , , ,		
	Paver Block Ballast Location : Lower L		Area Aff	fected : 100%				
Modified Bitumen	85% Now	\$256,300	2028	* *				
Modified Bituilien	Miss/Damaged Flas Location : Over Ti	hings, Extent : Mode						
	Water Penetration, Location: Over Re	Extent : Moderate, A	rea Affe	cted : 5%				
Skylight, Metal/Glass	3%	·	2043	* *	10	\$17,700		
nterior	5/0		2043		10	φ17,700		
Floors								
Carpet	25%		2022	\$930,100	3	\$111,900		
Cast in Place Concrete	10%		LIFE	**	5	\$65,300		
Ceramic Tile	5%		2032	* *	5	\$14,900		
Panel/Paver: Cer/Brk	20%		2032	* *	5	\$134,300		
Quarry Tile	5%		2036	* *	5	\$22,400		
Quarry The			20.30					

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

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

Asset #: 4376

Architecture		Current F	Repair	Futur	e Replacement	Ma	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Interior Walls								
Concrete Masonry Unit	15%			LIFE	* *	5	\$18,600	
Folding Partition	5%			2045	* *	5	\$38,800	
Glass: Single Pane	5%			LIFE	* *	5	\$11,600	
Gypsum Board	75%			LIFE	* *	5	\$139,600	
Ceilings								
AcousTileConcealSpLn	5%			2036	* *	5	\$18,700	
AcousTileSusp.Lay-In	5%	Now	\$11,800	2036	* *	5	\$7,500	
	Location Water Pen	: Corridor etration, E	nents, Extent : Mod r Near Room 226 Extent : Severe, Ared r Near Room 226					
AcousTileSusp.Lay-In	75%			2036	* *	5	\$223,800	
		etration, E : Room M	xtent : Moderate, A 402	rea Affe	cted : 5%			
Exposed Struc: Steel	10%			LIFE	* *			
Gypsum Board	5%			LIFE	* *	5	\$18,700	

ectrical	Current Repair	Future Repla	Future Replacement		Maintenance			
tem Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estim FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit		
ler 600 Volts								
Service Equipment								
Fuel Cell(s)	5%	2032	* *	1-5	\$24,300			
	Other Observation, Extent : Mode	rate, Area Affected : 1	00%					
	Location: 4th Floor							
	Explanation: 6 Kw, For Compi	ıter Support System						
Molded Case Bkrs	45%	2043	* *	5	\$2,400			
	Other Observation, Extent: Mode	rate, Area Affected : I	00%		. ,			
	Location : Electrical Room							
	Explanation : Main Service Swit	ch Rated @ 1600 Am	eres For E	mergenc	y Distribution.			
No Component	50%	<del>-</del>			-			
r	Other Observation, Extent : Light,	Area Affected : 0%						
	Location:	33						
	Explanation : Fed From Other B	Building						
Transformers	1							
Dry Type	100%	2036	* *	5	\$800			
J J1	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location : Electrical Room							
	Explanation : 1-500 Kva, 1-150	Kva						
Switchgear / Switchboard	-							
Molded Case Bkrs	100%	2043	* *	5	\$5,400			
Raceway								
racerray								

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

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

Asset #: 4376

Electrical	Current Repair	Future Replacen	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost   Year Estimated FY	Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts		<u>'</u>				•
Panelboards						
Fused Disc Sw	5%	2039	* *	5	\$200	
Molded Case Bkrs	95%	2039	* *	5	\$5,100	
Wiring						
Thermoplastic	100%	2043	* *	1		
Motor Controllers				_		
Locally Mounted	10%	2036	* *	5	\$100	
Motor Control Center	90%	2036	* *	5	\$5,000	
Ground						
Grounding Devices	1000/	LIDE	* *	5	\$2,000	
Generic	100%	LIFE		5	\$3,000	
Stand-by Power Transfer Switches						
Automatic	100%	2036	* *	1	\$62,800	
Generators	10070	2030			ψ02,000	
Diesel	100%	2032	* *	1	\$79,000	
Bieser	Other Observation, Extent : Mode		ó	•	Ψ77,000	
	Location : Generator Room	, 33				
	Explanation: Generator Rated	@ 350 Kw				
Batteries	*					
Nickel Cadmium	100%	2018 \$	1,500	5	\$45,500	
Fuel Storage						
Day Tank	50%	2039	* *	5	\$18,500	
	Other Observation, Extent: Mode	erate, Area Affected : 100%	ó			
	Location : Generator Room					
	Explanation : 60 Gallons Capac	city				
Main Tank	50%	2051	* *	5	\$2,900	
	Other Observation, Extent: Mode	erate, Area Affected : 100%	ó			
	Location : Underground					
	Explanation : 1000 Gallons Cap	pacity				
Lighting			-			
Interior Lighting	201	0000			<b>*</b> = 1	
Fluorescent	2%	2028	* *	10	\$3,700	
	Other Observation, Extent: Mode	erate, Area Affected : 100%	)			
	Location : Lobby					
	Explanation : Compact Fluores				*	
Fluorescent	98%	2028	* *	10	\$179,200	
	Other Observation, Extent: Mode		)			
	Location: Throughout The Buil					
D 1.1.1	Explanation: Using T-8 Lamps					
Egress Lighting	500/	2020	* *	1		
Emergency, Service	50%	2028	**	1		
Exit, Service	50%	2028	-r r	1		
Exterior Lighting	100%	2028	* *	10	\$600	
HID Lightning Protection	100%	2028		10	\$600	

**Lightning Protection** 

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

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

Asset #: 4376

Electrical	Current Repair	Future Replac	Future Replacement		Maintenance		
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year Estima FY	ted Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
ightning Protection							
Arresters/Cabling							
Generic	100%	2051	* *	5	\$1,900		
Alarm							
Security System							
No Component	70%						
Generic	30%	2028	* *	1	\$22,900		
	Other Observation, Extent : M.	Ioderate, Area Affected : 10	0%				
	Location: Hallways						
	Explanation : CCTV Surveil	lance System					
Fire/Smoke Detection							
No Component	70%						
Generic	30%	2028	* *	1-3	\$37,700		
	Other Observation, Extent: Moderate, Area Affected: 100%						
	Location : Hallways						
	Explanation : Manual Pull S	Station, Strobe Lights And A	larm Bell	s			

Mechanical	Current Repair		e Replacement	M		
System Component Type	% of Fail Date Estima Total (Years)	ted Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
HTHW/HW	100%	2033	* *	1		
	Other Observation, Extent: L	ight, Area Affected	! : 100%			
	Location : Mech Room					
	Explanation : Hot Water Pr	ovided From Build	ing P			
Conversion Equipment						
HTHW/HW Exchanger	100%	2032	* *	2	\$12,200	
	Other Observation, Extent : L	ight, Area Affected	! : 100%			
	Location : Mech Room					
	Explanation: 4 Units					
Distribution						
Hot Wtr Piping/Pump	100%	2039	* *	4	\$9,800	
Terminal Devices						
Air Handler	80%	2028	* *	1	\$98,600	
Convector/Radiator	20%	2028	* *	1	\$12,900	
Air Conditioning						
Energy Source						
District C.W.	90%	2033	* *	1		
	Other Observation, Extent : L	ight, Area Affected	! : 80%			
	Location: Mech Room					
	Explanation : Chilled Water	Provided From Bi	uilding P			
Electricity	10%	2039	* *	1		

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

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

Asset #: 4376

Mechanical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning Conversion Equipment Reciprocating Compr/Chiller	10% R-22 Refri	igerant, Exi	tent : Light, Area A	2028 ffected :	**	1	\$9,300	
		: 2nd Floo	or Mech Equip Roo	m - For	The Theatre Only			
No Component	90%							
Distribution Chilled Wtr Pipe/Pump	100%			2033	* *	4	\$14,700	
Terminal Devices Air Handler/Cool/Ht	100%			2028	* *	1	\$123,300	
Heat Rejection Water Cool Tower No Component	10% 90%			2024	\$5,600	2	\$20,100	
Ventilation Distribution	1000/				ate ate	2.5	<b>0111 200</b>	
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$111,200	
Exhaust Fans Interior Roof	95% 5%			2028 2023	* * \$7,700	2 2	\$5,800 \$300	
Plumbing	3%			2023	\$7,700		\$300	
H/C Water Piping Brass/Copper	100%			2043	* *	1		
Water Heater Electric	100%			2021	\$30,200	4	\$1,700	
HW Heat Exchanger Low Temp			\$12,100 evere, Area Affected cal Room	2033 d: 20%	* *	4	\$19,700	
Sanitary Piping Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		
Fixtures Generic	100%							
Vertical Transport								
Elevators Hydraulic		eervation, E 1 : (2) 1-4	Extent : Light, Area (2) 1-3	LIFE Affected	* * !: 100%			
		tion : 4 Uni						
Fire Suppression Standpipe				20.42	ىدىن	1.5	ф100 #00	
Generic	100%			2043	* *	1-5	\$100,500	
Sprinkler No Component Generic	60% 40%			2043	* *	1-2	\$22.200	
Generic	40%			2043		1-2	\$22,300	

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR

Address : 2000 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230L

Area Sq Ft : 122,364 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,3,5,7,8

Block : 8760 Lot : 60 BIN : 3348024

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$213,800	\$543,300
Interior Architecture		\$669,300
Electrical	\$643,200	\$4,670,600
Mechanical		\$1,166,000
Total	\$857,000	\$7,049,300
Importance Code A	\$213,800	\$543,300
Importance Code B	\$643,200	\$6,456,600
Importance Code C		\$49,400
Total	\$857,000	\$7,049,300

Total	\$150,600	\$94,800	\$936,900	\$54,700
Importance Code C				
Importance Code B	\$90,600	\$92,900	\$936,500	\$53,100
Importance Code A	\$60,000	\$1,800	\$400	\$1,500
Total	\$150,600	\$94,800	\$936,900	\$54,700
Elevators/Escalators	\$15,800	\$15,800	\$15,800	\$15,800
Mechanical	\$27,600	\$37,400	\$31,100	\$18,800
Electrical	\$35,500	\$17,700	\$14,400	\$13,100
Interior Architecture	\$11,600	\$23,900	\$875,100	\$7,000
Exterior Architecture	\$60,000		\$400	
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR

Asset #: 2116

Architecture	Current Repair	Future Replacement	Maintenance			
System Component Type	% of Fail Date Estimated ( Total (Years)	Cost   Year   Estimated Cost   FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Exterior						
Exterior Walls Masonry: Brick	80% Recent Repair Evident, Extent : Lig	LIFE ** ght, Area Affected : 25%	5	\$121,900		
Window Wall	Location: Throughout  20%  Recent Repair Evident, Extent: Light Location: Throughout	2043 ** ght, Area Affected : 25%	5	\$114,300		
Windows						
Aluminum	95% Now \$32,4 Caulking Deteriorated, Extent: Ma Location: Throughout Water Penetration, Extent: Moder Location: 8th Floor	oderate, Area Affected : 25%	5	\$2,000		
Metal Louvers	5%	2032 * *	10	\$1,300		
Parapets						
Masonry: Brick	70% Recent Repair Evident, Extent : Lig Location : Throughout	LIFE ** ght, Area Affected : 25%	5	\$3,200		
Metal Panel	5%  Recent Installation, Extent: Light,  Location: Coping	2049 ** Area Affected : 100%	5	\$900		
Metal Rail	25%	2036 **	5-10	\$20,700		
Roof Cast in Place Concrete	10% Now \$27,6 Cracking/Crumbling, Extent: Mod Location: Terrace Over Concou Vegetation Growth, Extent: Severe	lerate, Area Affected : 25% rse				
	Location: Over Concourse  Water Penetration, Extent: Moder Location: Over Concourse					
Copper/Terne	35%	2051 **	10	\$119,900		
Modified Bitumen	45% 2031 ** 10 \$61,700  Recent Replace Evident, Extent: Light, Area Affected: 100%  Location: Throughout					
Sloped Glazing	10% Now \$156,6 Caulking Deteriorated, Extent: Mo Location: Over Reception Area Water Penetration, Extent: Moder Location: Over Information Area	oderate, Area Affected : 25% rate, Area Affected : 25%	5	\$182,700		
nterior						
Floors		2015	_			
Carpet	35%	2019 \$811,200	3	\$97,600		
Cast in Place Concrete	15%	LIFE **	5	\$61,000		
Ceramic Tile	5%	2032 **	5	\$9,300		
Panel/Paver: Cer/Brk	15%	2037	5	\$62,800 \$27,000		
Vinyl Tile	30%	2023 \$463,200	3	\$27,900		

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

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

Asset #: 2116

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Interior Walls								
Cast in Place Concrete	5%			LIFE	* *			
Concrete Masonry Unit	15%			LIFE	* *	5	\$7,100	
Glass: Single Pane	10%			LIFE	* *	5	\$8,800	
Gypsum Board	70%			LIFE	* *	5	\$49,400	
Ceilings								
AcousTileSusp.Lay-In	25%			2028	* *	5	\$47,900	
Exposed Concrete	35%			LIFE	* *	5	\$10,500	
-	Water Per	netration, E	xtent : Light, Area	Affected	: 5%			
	Location	ı : Corridoi	Under Ramp And	L130				
Gypsum Board	40%			LIFE	* *	5	\$95,800	
	Water Per	netration, E	xtent : Light, Area	Affected	: 5%			
	Location	ı : Near Rej	ference Desk On Fi	rst Floor	r			

Electrical	Current Repair	Future Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Co Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Over 600 Volts					
Service Equipment					
Not Accessible	100%				
Transformers					
Dry Type	100%	2021 \$134,200	3	\$700	
	Other Observation, Extent : Moderat	te, Area Affected : 100%			
	Location: Electrical Room				
	Explanation: 2-2000 Kva, 4160/4 Science Building.	80/277 Volts Serving Buildin	gs T5 And	d Arts And	
Feeders					
Busway	100%	2021 \$15,100	1		
Raceway					
Tray	100%	2021 \$40,000	1		
Under 600 Volts					
Service Equipment					
Air Circuit Breaker	20%	2023 \$4,100	5	\$100	
	Other Observation, Extent : Moderat	te, Area Affected : 100%			
	Location: Electrical Room				
	Explanation: 1-4000 Amps Main	Disconnect Switch			
Air Circuit Breaker	60%	2023 \$12,200	5	\$400	
	Other Observation, Extent : Moderat				
	Location: Electrical Room				
	Explanation: 2-3000 Amps Mains Science Building	Service Swicthes Serving T5	Building 1	And Arts And	
Fused Disc Sw	20%	2023 \$4,100	5	\$100	
	Other Observation, Extent : Moderat	te, Area Affected : 100%			
	Location: Electrical Room				
	Explanation: 1-3000 Amps Main	Disconnect Switch Serving M	ac Buildii	ıg.	

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

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

Asset #: 2116

Electrical	Current	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Transformers							
Dry Type	100%		2021	\$15,400	5	\$500	
	Other Observation, I		Area Affe	ected : 100%			
	Location : Electric						
	Explanation: 1-75	0 Kva					
Switchgear / Switchboard	4000			<b></b>	_	<b>* * 0 0</b>	
Fused Disc Sw	100%		2023	\$79,200	5	\$500	
Raceway	400-			404.400			
Conduit	100%		2023	\$81,100	1		
Panelboards	100/		2022	<b>₽</b> 400	~	<b>#</b> 200	
Fused Disc Sw	10%		2022	\$5,100	5	\$300	
Molded Case Bkrs	90%		2022	\$46,000	5	\$2,900	
Wiring	0.007		2022	Φ71 000			
Thermoplastic	90%		2023	\$71,800 * *	1		
Thermoplastic	10%		2033	* *	1		
Motor Controllers	200/		2021	Ф20, 400	-	Φ200	
Locally Mounted	20%		2021	\$38,400	5	\$200	
Motor Control Center	80%		2021	\$37,800	5	\$2,700	
Ground							
Grounding Devices	1,000/		LIDD	* *	_	¢1 000	
Generic	100%		LIFE	-11-	5	\$1,800	
Stand-by Power Transfer Switches							
Automatic	100%		2021	\$8,700	1	\$37,700	
Generators	100%		2021	\$6,700	1	\$37,700	
Diesel	100%		2019	\$71,500	1	\$47,400	
Diesei	Other Observation, 1	Extent : Moderate d			1	φ47,400	
	Location : General		1164 11556	ciea . 10070			
	Explanation : General		Kw.				
Batteries	Ехрининон : Осно	raioi Raica @ 203	1111				
Nickel Cadmium	100%		2017	\$1,500	5	\$27,300	
Fuel Storage	10070		2017	Ψ1,500		Ψ27,300	
Day Tank	50%		2022	\$4,400	5	\$11,500	
2 a) 1 ann	Other Observation, I	Extent : Moderate. A			2	Ψ11,200	
	Location : Generat		33 -				
	Explanation : 25 G						
Main Tank	50%	ry	2026	\$7,300	5	\$1,800	
Main Lank	Other Observation, 1	Extent : Moderate			5	Ψ1,000	
	Location: Undergr		,,,				
	Explanation: 600						
Lighting	2.17.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1.1	zamens capacity					

Lighting

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

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

Asset #: 2116

Electrical	Current Repair	Future	Replacement	Ma	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting						
Interior Lighting						
Fluorescent	3%	2018	\$120,400	10	\$3,400	
	Other Observation, Extent: Mode	erate, Area Affec	ted : 100%			
	Location : Lobby					
	Explanation: Compact Fluores	cent Fixtures				
Fluorescent	97%	2023	\$3,893,400	10	\$110,500	
	Other Observation, Extent: Mode		ted : 100%			
	Location : Throughout The Buil	ding				
	Explanation: Using T-8 Lamps					
Egress Lighting						
Emergency, Service	50%	2023	\$29,800	1		
Exit, Service	50%	2023	\$8,700	1		
Exterior Lighting						
HID	100%	2018	\$451,300	10	\$400	
ightning Protection						
Arresters/Cabling						
Generic	100%	2026	\$102,200	5	\$1,400	
Alarm						
Security System	0.00					
No Component	90%				<b></b>	
Generic	10%	2023	\$36,200	1	\$4,600	
	Other Observation, Extent : Mode	erate, Area Affec	ted : 100%			
	Location : Outside					
	Explanation: CCTV Surveilland	ce Camera				
Fire/Smoke Detection	400/					
No Component	40%	2021	* *	1.0	Φ4 <b>5 2</b> 00	
Generic	60%	2031		1-3	\$45,200	
	Other Observation, Extent: Mode		tea : 100%			
	Location: Hallways, Mechanica					
	Explanation: Strobe Lights, Ma	nual Pull Station	ns			

Mechanical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
HTHW/HW	100%	2033	* *	1		
	Other Observation, Extent : Light, Area	Affected	: 100%			
	Location : Mech Room					
	Explanation : Hot Water Provided Fro	m Buildi	ing P			
Conversion Equipment						
HTHW/HW Exchanger	100%	2026	\$32,900	2	\$7,600	
Distribution						
Hot Wtr Piping/Pump	100%	2031	* *	4	\$6,100	

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

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

Asset #: 2116

Mechanical	Current Repai	r Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Esti Total (Years)	mated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Terminal Devices						
Air Handler	80%	2023	\$523,300	1	\$61,500	
Convector/Radiator	20%	2028	* *	1	\$8,000	
Air Conditioning						
Energy Source	1000/	2022	* *	1		
District C.W.	100%	2033		1		
	Other Observation, Extent Location: Mech Room	: Ligni, Area Ajjeciea	: 100%			
	Explanation: Chilled We	utar Providad From Ri	uildina P			
Distribution	Explanation . Chilled We	uer i roviaea i rom Di	mumg 1			
Chilled Wtr Pipe/Pump	100%	2033	* *	4	\$9,200	
Terminal Devices				•	<i>*&gt;,</i> <b>-</b> 30	
Air Handler/Cool/Ht	100%	2023	\$515,300	1	\$76,800	
Ventilation						
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$69,300	
Exhaust Fans						
Interior	95%	2023	\$127,400	2	\$3,600	
Roof	5%	2023	\$4,800	2	\$200	
Plumbing						
H/C Water Piping	1000/	2022	* *	1		
Brass/Copper	100%	2033	-11-	1		
HW Heat Exchanger Low Temp	100%	2033	* *	4	\$18,400	
Sanitary Piping	100%	2033		4	\$10,400	
Cast Iron	100%	LIFE	* *	1		
Storm Drain Piping	100/0	LII'L		1		
Cast Iron	100%	LIFE	* *	1		
Fixtures	100/0	LII L		1		
Generic	100%					
Vertical Transport	10070					
Elevators						
Geared Traction	100%	LIFE	* *			
	Other Observation, Extent		: 100%			
	Location: 1-8					
	Explanation: Two Units					
Fire Suppression						
Standpipe						
Generic	100%	2033	* *	1-5	\$62,600	
Sprinkler						
No Component	85%				<b>.</b>	
Generic	15%	2033	* *	1-2	\$5,200	

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)

Address : 2085 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230T

Area Sq Ft : 19,200 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 08-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 8760 Lot : 60 BIN : 3852579

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$95,500	\$112,400
Interior Architecture		\$164,800
Electrical	\$129,100	\$620,400
Mechanical	\$248,500	\$99,800
Total	\$473,000	\$997,400
Importance Code A	\$95,500	\$112,400
Importance Code B	\$377,500	\$884,900
Total	\$473,000	\$997,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture			\$400	
Interior Architecture	\$13,100	\$15,900	\$53,000	\$4,600
Electrical	\$600	\$16,900	\$400	\$400
Mechanical	\$24,100	\$36,400	\$3,600	\$4,100
Total	\$37,800	\$69,300	\$57,500	\$9,100
Importance Code A	\$22,900	\$1,000	\$1,400	\$900
Importance Code B	\$14,900	\$68,300	\$56,100	\$8,100
Importance Code C				
Total	\$37.800	\$69,300	\$57,500	\$9,100



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

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

Asset #: 2109

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
terior								
Exterior Walls								
Metal Panel	100%			2043	* *	5-10	\$154,600	
Windows								
Aluminum	100%			2039	* *	5	\$900	
Roof								
Single Ply Membrane	100%	Now	\$53,300	2028	* *			1
		r/Impact D 1 : North Sid	amage, Extent : Se de	vere, Are	ea Affected : 20%			
		netration, E. n : Through	xtent : Moderate, A out	rea Affe	cted : 20%			
erior								
Floors								
Carpet	15%	0-2	\$10,600	2019	\$53,000	3	\$6,400	
		Discoloring, 1 : Through	Extent : Moderate out	, Area A	ffected : 20%			
Cast in Place Concrete	10%			LIFE	* *	5	\$6,200	
Mosaic Tile	5%			2028	* *	5	\$3,500	
Vinyl Tile	70%			2023	\$164,800	3	\$9,900	
Interior Walls								
Gypsum Board	100%			LIFE	* *	5	\$14,500	
Ceilings								
AcousTileSusp.Lay-In	100%			2028	* *	5	\$28,400	
		netration, E. n : Through	xtent : Moderate, A out	rea Affe	cted : 15%			

Electrical	Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2023	\$1,400	5	\$100	
	Other Observation, Extent : Moderate	, Area Affe	cted : 100%			
	Location : Electrical Room					
	Explanation: 2- Main Service Switch	hes No Rai	ings Available			
Switchgear / Switchboard						
Fused Disc Sw	100%	2023	\$31,600	5	\$100	
Raceway						
Conduit	100%	2023	\$30,600	1		
Panelboards						
Molded Case Bkrs	80%	2022	\$11,700	5	\$400	
Molded Case Bkrs	20%	2031	* *	5	\$100	
Wiring						
Thermoplastic	80%	2023	\$21,700	1		
Thermoplastic	20%	2033	* *	1		

Ground

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

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

Asset #: 2109

Electrical	Current Repair	Futu	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estim Total (Years)	nated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ground						
Grounding Devices						
Not Accessible	100%					
Lighting						
Interior Lighting						
Fluorescent	100%	2023	\$620,400	10	\$17,600	
	Other Observation, Extent:		ected : 100%			
	Location: Throughout The	=				
	Explanation: Using T-8 L	amps				
Egress Lighting						
Emergency, Battery	50%	2018	\$12,600	10	\$2,300	
Exit, Service	50%	2018	\$1,300	1		
Exterior Lighting						
HID	100%	2018	\$70,800	10	\$100	
Alarm						
Security System						
No Component	90%					
Generic	10%	2031	* *	1	\$700	
	Other Observation, Extent:	Moderate, Area Affe	ected : 100%			
	Location : Storage Area					
	Explanation : CCTV Surve	illance Camera				
Fire/Smoke Detection						
No Component	70%					
Generic	30%	2018	\$58,300	1-3	\$3,600	
	Other Observation, Extent:	Moderate, Area Affe	ected : 100%			
	Location: Hallways					
	Explanation : Manual Pull	Station And Alarm	Bells			

Mechanical	Curren	t Repair	Future	e Replacement	M	aintenance	
System Component Type	% of Fail Dat Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Natural Gas	100%		2033	* *	1		
Conversion Equipment							
Furnace	100% 2-4	\$22,900	2033	* *	1	\$8,500	
	Corroded, Extent:	Moderate, Area Affe	cted : 30%	%			
	Location: Throug	ghout					
	Not Energy Efficier	nt, Extent : Moderate	, Area Aff	fected : 30%			
	Location : Throug	ghout					
	Other Observation,	Extent : Light, Area	Affected .	: 100%			
	Location : In The	Ceiling					
	Explanation : 3 U	Inits - With 2 Gas Fir	ed Heate	rs In Each Unit			
Air Conditioning	<u> </u>						
Energy Source							
Electricity	100%		2031	* *	1		

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

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

Asset #: 2109

Mechanical		Current Repair	Futur	re Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning							
Conversion Equipment Reciprocating Compr/Chiller	70%		2028	* *	1	\$6,200	
r	R-22 Refrig	gerant, Extent : Light, Area A	ffected :	70%			
		: Various Locations					
Window/Wall Unit	30%		2018	\$11,600	1		
Terminal Devices							
Fan Coil - Cool/Heat	70%		2018	\$248,500	1	\$4,300	
No Component	30%						
Heat Rejection							
Remote Air Cond	70%		2028	* *	2	\$9,400	
No Component	30%						
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$10,700	
Exhaust Fans							
Interior	100%		2018	\$20,700	2	\$600	
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2023	\$56,000	1		
Water Heater							
Not Accessible	100%						
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						
Fire Suppression							
Sprinkler							
No Component	80%						
Generic	20%		2023	\$43,800	1-2	\$1,100	

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2

Address : 2065 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 2302T
Program / Asset # : CUN0003,2T0 / 2110 Yr Built/Renovated : 1967 / 2005

Area Sq Ft : 36,000 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 08-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 8760 Lot : 60 BIN : 3852580

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$117,000	\$419,100
Interior Architecture		\$173,000
Electrical		\$1,355,000
Mechanical	\$747,400	\$329,300
Total	\$864,300	\$2,276,500
Importance Code A	\$159,900	\$419,100
Importance Code B	\$704,400	\$1,857,300
Total	\$864,300	\$2,276,500

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$11,000		\$2,000	
Interior Architecture	\$196,500	\$24,100	\$1,300	\$14,700
Electrical	\$2,800	\$6,900	\$3,200	\$2,400
Mechanical	\$9,500	\$13,200	\$12,600	\$5,000
Total	\$219,800	\$44,200	\$19,200	\$22,100
Importance Code A	\$11,000	\$1,900	\$3,800	\$1,800
Importance Code B	\$198,800	\$42,400	\$15,300	\$20,300
Importance Code C	\$10,000			
Total	\$219.800	\$44,200	\$19.200	\$22,100



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

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

Asset #: 2110

Architecture	Current Repair	Future Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
Exterior					
Exterior Walls					
Metal Panel	100% Now \$45 Corrosion/Rusting, Extent: Mod Location: Throughout Deformed/Dented, Extent: Mode Location: Throughout	-	5	\$60,400	
Windows					
Aluminum	95%	2039 * *	5	\$4,100	
Steel		,000 2048 **	5	\$1,300	
Steel	Corrosion/Rusting, Extent: Mod Location: Connecting Corrido Deteriorated Finish, Extent: Mo Location: Connecting Corrido Thermally Inefficient, Extent: M Location: Connecting Corrido	erate, Area Affected : 25% r To T1 derate, Area Affected : 50% r To T1 oderate, Area Affected : 50%	3	ψ1,300	
Roof					
Single Ply Membrane	100% Now \$71 Water Penetration, Extent : Mod Location : Throughout	,800 2023 \$358,800 erate, Area Affected : 20%			
Interior					
Floors					
Carpet	25% 0-2 \$162 Loose/Miss Fasteners, Extent : M Location : Classrooms Worn/Eroded, Extent : Moderate Location : Classrooms Wrinkling, Extent : Moderate, An Location : Classrooms	, Area Affected : 50%	3	\$19,500	
Cast in Place Concrete	5%	LIFE **	5	\$5,700	
Mosaic Tile	5%	2028 **	5	\$6,500	
Vinyl Tile	40%	2023 \$173,000	3	\$10,400	
Vinyl Tile		,600 2033 **	3	\$1,000	
		t : Moderate, Area Affected : 25% r To T1 oderate, Area Affected : 25% r To T1 Moderate, Area Affected : 25%		4-7,000	
Vinyl Tile	20%	2031 **	3	\$3,900	
	Recent Replace Evident, Extent : Location : Rooms 248, 252 And	Light, Area Affected : 100%	J	ψ5,700	

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

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

Asset #: 2110

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Interior Walls								
Concrete Masonry Unit	40%			LIFE	* *	5	\$7,900	
Gypsum Board	20%			LIFE	* *	5	\$5,900	
	Recent Rep	place Evide	ent, Extent : Light, 1	Area Affe	ected : 100%			
	Location	: Rooms 2	48, 252 And Vario	us Others	5			
Metal Panel	35%			LIFE	* *			
Metal Panel	5%	Now	\$10,000	LIFE	* *			
			tent : Moderate, A ng Corridor To TI	00	eted : 25%			
Ceilings								
AcousTileSusp.Lay-In	80%			2028	* *	5	\$41,700	
AcousTileSusp.Lay-In	20%			2040	* *	5	\$10,400	
	•		nt, Extent : Light, 1 48, 252 And Vario					

Electrical	Current Re	pair Futı	ure Replacement	M	aintenance	
System Component Type	% of Fail Date I Total (Years)	Estimated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2023	\$2,500	5	\$200	
	Other Observation, Ext	ent : Moderate, Area A <u>f</u>	fected : 100%			
	Location : Electrical	Room				
	Explanation : One 16	00 Amps Main Disconne	ect Switch			
Switchgear / Switchboard						
Fused Disc Sw	100%	2023	\$31,600	5	\$200	
Raceway						
Conduit	90%	2023	\$27,600	1		
Conduit	10%	2043	* *	1		
Panelboards						
Fused Disc Sw	5%	2022	\$1,100	5		
Molded Case Bkrs	75%	2022	\$16,400	5	\$700	
Molded Case Bkrs	20%	2039	* *	5	\$200	
Wiring						
Thermoplastic	90%	2023	\$24,400	1		
Thermoplastic	10%	2043	**	1		
Motor Controllers						
Locally Mounted	100%	2021	\$59,000	5	\$200	
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.

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

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

#### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2

Asset #: 2110

Electrical	Current Repair	Future	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimate Total (Years)	d Cost   Year   FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting						
Interior Lighting						
Fluorescent	100%	2023	\$1,163,200	10	\$33,000	
	Other Observation, Extent: Mo	derate, Area Affec	ted : 100%			
	Location: Throughout The Bu	ilding				
	Explanation: Using T-8 Lamp	os .				
Egress Lighting	·					
Emergency, Battery	50%	2028	* *	10	\$4,300	
Exit, LED	10%	2051	* *	1		
Exit, Service	40%	2028	* *	1		
Exterior Lighting						
HID	100%	2023	\$132,800	10	\$100	
Alarm						
Security System						
No Component	70%					
Generic	30%	2031	* *	1	\$4,000	
	Other Observation, Extent : Mo	derate, Area Affec	ted : 100%			
	Location : New Wing					
	Explanation : CCTV Surveilla	nce Camera				
Fire/Smoke Detection						
Generic	100%	2028	* *	1-3	\$22,200	
	Other Observation, Extent : Mo Location : Throughout The Bu		ted : 100%			
	Explanation : Manual Pull Sta	ution, Alarm Bells,	Strobe Lights An	d Smoke	Detectors	

Mechanical	Current R	epair	Future	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Natural Gas	100% Now	\$1,400	2033	* *	1		
	Corroded, Extent : Me	oderate, Area Affe	cted : 5%				
	Location : Incoming	Service					
Conversion Equipment							
Furnace	100% 0-2	\$43,000	2033	* *	1	\$16,000	
	Corroded, Extent : Mo	oderate, Area Affe	cted : 50%	%			
	Location : Through	out					
	Other Observation, E.	ctent : Light, Area	Affected	: 100%			
	Location : Various I	ocations In The C	eiling				
	Explanation: 8 Old	Units - Each Unit	Has 2 Ga	as Fired Heaters			
Air Conditioning							
Energy Source							
Electricity	100%		2031	* *	1		
Conversion Equipment							
Reciprocating	100%		2023	\$119,300	1	\$16,700	
Compr/Chiller							
Terminal Devices							
Fan Coil - Cool/Heat	100%		2018	\$665,500	1	\$11,600	

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

Estimates are rounded to the nearest hundred dollars.

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

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

Asset #: 2110

Mechanical		Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	, , , ,	ail Date Estimated Cost Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning							
Heat Rejection							
Remote Air Cond	100%		2023	\$210,000	2	\$25,100	
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$20,100	
Exhaust Fans							
Interior	100%		2018	\$38,900	2	\$1,100	
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2033	* *	1		
Water Heater							
Gas Fired	100%		2018	\$8,200	2	\$500	
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						
Fire Suppression							
Sprinkler							
No Component	85%						
Generic	15%		2033	* *	1-2	\$1,500	

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T3

Address : 2055 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 2303T
Program / Asset # : CUN0003.3T0 / 2111 Yr Built/Renovated : 1970 / 2000

Area Sq Ft : 10,200 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 08-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 8760 Lot : 60 BIN : 3852581

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$140,400	
Interior Architecture		\$85,800
Electrical	\$37,600	\$315,500
Mechanical	\$43,800	
Total	\$221,800	\$401,300
Importance Code A	\$140,400	
Importance Code B	\$81,400	\$401,300
Total	\$221,800	\$401,300

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$5,600			
Interior Architecture	\$1,300	\$8,300	\$28,700	\$1,300
Electrical	\$300	\$31,300	\$200	\$200
Mechanical	\$2,700	\$54,700	\$1,600	\$1,400
Total	\$9,800	\$94,200	\$30,500	\$2,900
Importance Code A	\$7,900	\$12,300	\$500	\$500
Importance Code B	\$1,900	\$81,900	\$30,000	\$2,400
Importance Code C				
Total	\$9,800	\$94,200	\$30,500	\$2,900



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

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

Asset #: 2111

Architecture		Current l	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Concrete Masonry Unit	10%			LIFE	* *	5	\$600	
Metal Panel	90%		\$5,600	2043	**	5	\$14,800	
		0.	xtent : Moderate, A	Area Affe	cted : 10%			
		ı : At Base	16 1	A CC	. 1 100/			
	-		xtent : Moderate, A	rea Affec	cted: 10%			
W. 1	Locatioi	ı : At Corne	ers					
Windows Steel	1000/	N	\$44,600	2048	* *	_	¢£ 500	
Steel	100%		\$44,600 Extent : Moderate,			5	\$5,500	
		ieu Finish, 1 : Through		лгеи луу	естей . 30/0			
		_	eked, Extent : Mode	rate. Are	ea Affected : 10%			
		ı : North Fe			, a 11, j c c c c a 1 1 0 7 0			
			, Extent : Moderate	, Area A	ffected : 100%			
	-	ı : Through		,	<i>,</i>			
Roof								
Spray-on Foam	100%	Now	\$95,800	2033	* *	5	\$17,900	
	Punct/Tea	ır/Impact D	amage, Extent : Mo	oderate,	Area Affected : 25	%		
	Location	ı : Through	out					
			xtent : Moderate, A	rea Affe	cted : 10%			
			Classrooms					
			: Moderate, Area	Affected	: 50%			
	Location	ı : Through	out					
terior								
Floors	1.50/			2010	<b>#27.600</b>	2	Ф2 200	
Carpet Cast in Place Concrete	15% 10%			2019 LIFE	\$27,600	3 5	\$3,300	
Mosaic Tile	10% 5%			2028	* *	5 5	\$3,200 \$1,800	
	5% 70%			2028		3	\$1,800	
Vinyl Tile Interior Walls	70%			2023	\$85,800	3	\$3,200	
Concrete Masonry Unit	25%			LIFE	* *	5	\$1,600	
Gypsum Board	60%			LIFE	* *	5	\$5,800	
Metal Panel	15%			LIFE	* *	3	Ψ5,300	
Ceilings	15/0			<u> </u>				
AcousTileSusp.Lay-In	100%			2028	* *	5	\$14,700	
		netration, E	xtent : Light, Area	Affected	: 25%	-	, ,,,,,,,,	
	Location	ı : Various	Classrooms					

Electrical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	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.

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

Asset #: 2111

Electrical	Current Re	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date 1 Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2023	\$1,400	5		
	Other Observation, Ex		Area Affe	cted : 100%			
	Location : Electrical						
	Explanation : Main S	Service Disconnec	t Switch	Rated @ 600 Amp	eres		
Switchgear / Switchboard							
Fused Disc Sw	100%		2023	\$31,600	5		
Raceway							
Conduit	90%		2023	\$27,600	1		
Conduit	10%		2033	**	1		
Panelboards							
Fused Disc Sw	5%		2022	\$700	5		
Molded Case Bkrs	85%		2022	\$12,400	5	\$200	
Molded Case Bkrs	10%		2031	* *	5		
Wiring							
Thermoplastic	90%		2023	\$24,400	1		
Thermoplastic	10%		2033	* *	1		
Motor Controllers							
Locally Mounted	100%		2021	\$29,500	5	\$100	
Ground							
Grounding Devices							
Generic	100%		LIFE	* *	5	\$200	
Lighting							
Interior Lighting							
Fluorescent	99%		2023	\$315,500	10	\$9,000	
	Other Observation, Ex		Area Affe	cted : 100%			
	Location: Throughout	_					
	Explanation: Using	T-8 Lamps					
HID	1%		2023	\$1,300	10		
Egress Lighting							
Emergency, Battery	30%		2023	\$3,900	10	\$700	
Exit, Service	70%		2023	\$1,000	1		
Exterior Lighting							
HID	100%		2018	\$37,600	10		
Alarm							
Fire/Smoke Detection							
No Component	70%						
Generic	30%		2018	\$31,000	1-3	\$1,900	
	Other Observation, Ex	tent : Moderate, A	Area Affe	cted : 100%			
	Location: Hallways						
	Explanation : Alarm	Bells And Manua	l Pull Sta	ation			

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

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.

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

Asset #: 2111

Mechanical	Current	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source	1000/		2022	* *	1		
Natural Gas	100%		2033	-11-	1		
Conversion Equipment Furnace	100% 0-2	\$2,400	2018	\$11,800	1	\$4,400	
rumace	Damaged, Extent : N				1	\$4,400	
	Location : Mech R		cieu . 23	70			
	Other Observation,		Affected	. 100%			
	Location : In Mech	_	Пусстей	. 100/0			
	Explanation: 6 Ur						
Air Conditioning	Emplementon . O OI						
Energy Source							
Electricity	100%		2031	* *	1		
Conversion Equipment							
Reciprocating	40%		2018	\$13,100	1	\$1,800	
Compr/Chiller							
-	R-22 Refrigerant, Ex	ctent : Light, Area A	ffected :	40%			
	Location : Backyar	d					
Window/Wall Unit	20%		2018	\$4,000	1		
No Component	40%						
Terminal Devices							
Fan Coil - Cool/Heat	40%		2018	\$43,800	1	\$1,300	
No Component	60%						
Heat Rejection							
Remote Air Cond	40%		2018	\$13,800	2	\$2,800	
No Component	60%						
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$5,500	
Exhaust Fans	400-1				-		
Interior	100%		2018	\$10,600	2	\$300	
Plumbing							
H/C Water Piping	1000/		2022	<b>#20.000</b>	1		
Brass/Copper	100%		2023	\$28,800	1		
Water Heater	1000/		2021	<b>#2.200</b>	2	¢100	
Gas Fired	100%		2021	\$2,200	2	\$100	
Sanitary Piping	1000/		TIPP	* *	1		
Cast Iron	100%		LIFE	* *	1		
Fixtures	1000/						
Generic	100%						

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4

Address : 2111 ORIENTAL BLVD.

Area Sq Ft : 53,718 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 08-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1,2

Block : 8760 Lot : 60 BIN : 3852582

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$665,600	\$193,400
Interior Architecture	\$604,000	\$465,000
Electrical	\$306,800	\$1,820,300
Mechanical	\$283,700	\$747,600
Total	\$1,860,000	\$3,226,300
Importance Code A	\$729,700	\$193,400
Importance Code B	\$1,130,400	\$2,987,000
Importance Code C		\$45,900
Total	\$1,860,000	\$3,226,300

Total	\$320,400	\$33,900	\$11,000	\$29,500
Importance Code C				
Importance Code B	\$294,500	\$31,100	\$8,100	\$26,900
Importance Code A	\$25,900	\$2,800	\$2,800	\$2,700
Total	\$320,400	\$33,900	\$11,000	\$29,500
Mechanical	\$3,900	\$27,500	\$9,800	\$11,300
Electrical	\$1,600	\$1,600	\$1,000	\$1,000
Interior Architecture	\$291,700	\$4,800		\$17,200
Exterior Architecture	\$23,300		\$200	
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

#### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4

Asset #: 2112

Architecture	Current Repair		Future	Replacement	Maintenance			
System Component Type		nil Date F Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls Concrete Masonry Unit	Diagonal Cra Location : S	Stair(s)	\$23,300 at : Moderate, A			5	\$3,600	
	Int Mortar M Location : 1		Extent : Modera ude	te, Area A	ffected : 25%			
Metal Panel		_	\$36,600 ent : Moderate, A t	2043 Area Affec	* * eted : 20%	5	\$97,600	
Windows								
Aluminum	5%			2039	* *	5	\$400	
Steel		Now	\$338,900	2048	* *	5	\$41,500	
			tent : Moderate,	Area Affe	ected : 50%			
	Location: T	_						
			xtent : Moderate	e, Area Afj	fected : 100%			
	Location:	_						
	_		Extent : Modera	ite, Area A	Affected : 50%			
	Location : 'I	Throughou	t					
Roof Spray-on Foam	100%	Now	\$290,100	2033	* *	5	\$54,300	
	Location : T Water Penetr Location : 0	Throughou cation, Exte Over Roon l, Extent:	t ent : Moderate, 1 as 4210 And 421 Moderate, Area	Area Affec I		%		
terior								
Floors Carpet		Now	\$285,900	2025	\$285,900	3	\$34,400	
		-	_	vere, Area	a Affected : 100%			
	Location:			1 . 150				
	Location : T		lerate, Area Affe t	ciea : 157	<b>0</b>			
G C DI G		mougnou	ı	LICE	* *		ΦΩ 400	
Cast in Place Concrete	5%			LIFE	* *	5	\$8,400	
Mosaic Tile	5%			2028		5	\$9,600 \$22,900	
Vinyl Tile Interior Walls	60%			2023	\$380,900	3	\$22,900	
Concrete Masonry Unit	25%			LIFE	* *	5	\$10,200	
Gypsum Board	75%			LIFE	* *	5	\$45,900	
Ceilings	7570			DII D			Ψ13,700	
AcousTileSusp.Lay-In	Cracking/Cri Location : T	Throughou				5	\$38,200	
	Staining/Disc Location : T	Throughou	xtent : Moderate t	e, Area Afj	fected : 50%			
		ation, Exte						

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

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

Asset #: 2112

Electrical		Current Repair Future Replacement		e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Service Equipment	400				<b></b>	_	4.00	
Fused Disc Sw	100%			2023	\$4,700	5	\$200	
		servation, E 1 : Electrica	Extent : Moderate, A	Area Affe	ectea : 100%			
			u Koom vailable Ratings					
Switchgear / Switchboard	Елрини	11011 . 110 11	vanabie Kanngs					
Fused Disc Sw	100%			2023	\$31,600	5	\$200	
Raceway					· · · · · · · · · · · · · · · · · · ·			
Conduit	90%			2023	\$27,600	1		
Conduit	10%			2033	* *	1		
Panelboards								_
Fused Disc Sw	10%			2022	\$2,900	5	\$100	
Molded Case Bkrs	80%			2022	\$23,400	5	\$1,100	
Molded Case Bkrs	10%			2031	* *	5	\$100	
Wiring	0.007			2022	¢24.400	1		
Thermoplastic Thermoplastic	90% 10%			2023 2033	\$24,400	1 1		
Ground	1070			2033		1		
Grounding Devices Not Accessible	100%							
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$1,735,700	10	\$49,300	
			Extent : Moderate, A	Area Affe	ected : 100%			
		_	out The Building					
Egress Lighting	Ехріапа	tion : Using	g T-8 Lamps					
Emergency, Battery	50%			2023	\$35,400	10	\$6,500	
Exit, Service	50%			2023	\$3,700	1	Ψ0,500	
Exterior Lighting					+-,			
HID	100%			2018	\$198,100	10	\$200	
Alarm								
Security System								
No Component	80%							
Generic	20%			2031	* *	1	\$4,000	
			Extent : Moderate, F	Area Affe	ected : 100%			
		i : Hallway	s V Surveillance Cam					
Fire/Smoke Detection	Елріапа	uon . CCI	surveillance Cam	ши				
No Component	80%							
Generic	20%			2018	\$108,700	1-3	\$6,600	
		servation, E	Extent : Moderate, A			- +	+ 2,200	
		ı : Hallway		==				
	Explana	tion : Manı	ual Pull Station And	l Alarm	Bells			

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

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

Asset #: 2112

Mechanical	Current Repair		Futur	Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
Natural Gas	100%			2033	* *	1		
Conversion Equipment	400			• • • •	<b>.</b>		<b>**</b> * * * * * * * * * * * * * * * * * *	
Furnace	100%		7	2018	\$64,100	1	\$26,600	
			Extent : Light, Area	Ађестеа	: 100%			
		n : In The C	_	aa Finad	II o at ona			
Air Conditioning	Explana	mon: 4 Un	its - Each Has 4 G	as Firea	Heaters			
Energy Source								
Electricity	100%			2031	* *	1		
Conversion Equipment	100/0			2031		1		
Reciprocating	70%	0-2	\$124,600	2033	* *	1	\$15,700	
Compr/Chiller			. ,				,	
•	Corroded	Extent : Se	evere, Area Affecte	d: 30%				
	Location	ı : Through	out					
	Not Energ	gy Efficient,	Extent: Moderate	, Area Aj	ffected : 50%			
	Location	ı : Through	out					
	R-22 Refr	igerant, Ex	tent : Light, Area A	Affected :	70%			
	Location	ı : Through	out					
Window/Wall Unit	15%			2018	\$16,200	1		
No Component	15%							
Terminal Devices								
Fan Coil - Cool/Heat	70%			2023	\$590,900	1	\$12,100	
No Component	30%							
Heat Rejection								
Remote Air Cond	50%			2028	* *	2	\$18,700	
Remote Air Cond	20%			2018	\$53,300	2	\$7,500	
No Component	30%							
Ventilation								
Distribution	1000/			LIDE	* *	2.5	¢20,000	
Ductwork/Diffusers	100%			LIFE	· · · ·	2-5	\$30,000	
Exhaust Fans	1.000/			2019	¢41 700	2	¢1 600	
Roof	100%			2018	\$41,700	2	\$1,600	
Plumbing H/C Water Piping								
Brass/Copper	100%			2023	\$156,700	1		
Water Heater	100/0			2023	Ψ130,700	1		
Gas Fired	100%			2022	\$12,200	2	\$800	
Sanitary Piping	100/0			2022	Ψ12,200		ΨΟΟΟ	
Cast Iron	100%			LIFE	* *	1		
Fixtures	100/0							
Generic	100%							
	10070							

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5

Address : 2100 ORIENTAL BLVD.

 Borough
 : BROOKLYN
 Agency's Number
 : 2305T

 Program / Asset #
 : CUN0003.5T0 / 2113
 Yr Built/Renovated
 : 1970 / 2000

Area Sq Ft : 17,852 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 08-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 8760 Lot : 60 BIN : 3852583

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$311,400	\$37,000
Interior Architecture	\$194,200	\$173,500
Electrical	\$65,800	\$576,800
Mechanical	\$114,700	\$52,100
Total	\$686,100	\$839,400
Importance Code A	\$311,400	\$37,000
Importance Code B	\$374,800	\$802,400
Total	\$686,100	\$839,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$27,700			
Interior Architecture	\$11,700			\$2,600
Electrical	\$300	\$33,500	\$100	\$100
Mechanical	\$24,700	\$60,000	\$2,800	\$3,100
Total	\$64,400	\$93,500	\$2,900	\$5,900
Importance Code A	\$49,000	\$900	\$900	\$900
Importance Code B	\$13,500	\$92,600	\$2,000	\$5,000
Importance Code C	\$1,900			
Total	\$64,400	\$93,500	\$2,900	\$5,900



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

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

Asset #: 2113

Architecture	Current R	Future R	eplacement	M	aintenance			
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year Es	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Exterior								
Exterior Walls								
Metal Panel	100% Now Corrosion/Rusting, Ex Location: At Eaves Deformed/Dented, Ex Location: South Fa	tent : Moderate, A			5	\$37,000		
Windows	Location : South I at							
Steel	100% Now Corrosion/Rusting, Ex Location: Througho Deteriorated Finish, H	nut			5	\$13,800		
	Location : Througho Thermally Inefficient, Location : Througho	ut Extent : Moderate						
	Caulking Deteriorated Location : Througho		te, Area Aff	ected : 50%				
Roof								
Metal, Corrugated	75% Now Corrosion/Rusting, Ex Location: Througho		2043 a Affected :	50%	1			
	Water Penetration, Ex Location : Througho	nut		d : 20%				
	Worn/Eroded, Extent Location: Througho		ected : 50%					
	Other Observation, Ex Location : Througho		Area Affecte	d : 100%				
	Explanation: This R	oof Is Covered W	ith Spray-on	Roofing				
Spray-on Foam	25% Now	\$42,900	2033	* *	5	\$8,000		
	Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 35%  Location : Throughout							
	Water Penetration, Ex Location: Througho		Area Affecte	d : 20%				
	Worn/Eroded, Extent . Location: Througho		eted : 50%					
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Throughout							
	Explanation: This C	Component Is Spra	y-on Roofin	g Over Corruge	ated Meta	ıl Panel		
nterior								
Floors	100/		TIPE	* *	~	<b>05.400</b>		
Cast in Place Concrete	10%	<b>67.00</b> 0	LIFE	**	5	\$5,400		
Mosaic Tile	5% Now Broken/Missing Eleme		2028 erate, Area		5	\$1,500		
	Location : North En	trnace						

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

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

Asset #: 2113

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Interior Walls								
Concrete Masonry Unit	25%			LIFE	* *	5	\$3,100	
Gypsum Board	50%			LIFE	* *	5	\$9,300	
Gypsum Board	15%	Now	\$1,900	LIFE	* *	5	\$2,800	
	Cracking/	Crumbling,	Extent: Moderate	, Area Aj	ffected : 10%			
	Location	: Corrido	rs					
Metal Panel	10%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	100%	4+	\$194,200	2043	* *	5	\$12,300	
	Broken/M	issing Elem	ents, Extent : Mod	erate, Ar	rea Affected : 25%			
	Location	: Through	out					
	Staining/L	oiscoloring,	Extent : Moderate	, Area Ą	ffected : 50%			
	Location	: Through	out					
	Water Per	etration, E	xtent : Moderate, A	rea Affe	cted : 20%			
	Location	: Through	out					

Electrical	Current F	Repair I	Future	Replacement	Ma	aintenance	
System Component Type	% of Fail Date Total (Years)		ear FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%	2	.023	\$1,400	5	\$100	
		Extent : Moderate, Area	a Affe	cted : 100%			
	Location : Electrica						
	Explanation: Main	Service Switch Rated	@ 12	00 Amperes			
Switchgear / Switchboard							
Fused Disc Sw	100%	2	.023	\$31,600	5	\$100	
Raceway							
Conduit	100%	2	.023	\$30,600	1		
Panelboards							
Molded Case Bkrs	100%	2	022	\$14,600	5	\$500	
Wiring							
Thermoplastic	100%	2	.023	\$27,100	1		
Motor Controllers							
Locally Mounted	100%	2	.021	\$29,500	5	\$100	
Ground							
Grounding Devices							
Generic	100%	L	IFE	* *	5	\$300	
Lighting							
Interior Lighting							
Fluorescent	100%	2	.023	\$576,800	10	\$16,400	
		Extent : Moderate, Ared	a Affe	cted : 100%			
	Location: Through	out The Building					
	Explanation: Using	g T-8 Lamps					

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

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

### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5

Asset #: 2113

Electrical	Cu	rrent Repair	Futur	e Replacement	M	aintenance	
System Component Type		Date Estimated Cost ears)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting							
Egress Lighting							
Emergency, Battery	50%		2018	\$11,800	10	\$2,200	
Exit, Service	50%		2018	\$1,200	1		
Exterior Lighting							
HID	100%		2018	\$65,800	10	\$100	
Alarm							
Fire/Smoke Detection							
No Component	90%						
Generic	10%		2018	\$18,100	1-3	\$1,100	
	Other Observa	tion, Extent : Moderate, A	Area Affe	ected : 100%			
	Location : Co	orridors					
	Explanation:	Alarm Bells And Manua	l Pull Sto	ation			

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
Natural Gas	100%	ı		2033	* *	1		
Conversion Equipment								
Furnace	100%	0-2	\$21,300	2033	* *	1	\$7,900	
	Corroded	, Extent : Se	evere, Area Affecte	d: 30%				
	Locatio	n : Various	Areas					
	Not Energ	gy Efficient,	Extent: Severe, A	rea Affec	ted : 70%			
	Locatio	n : Through	out					
			Extent : Light, Area					
	Location	n : 2 In Med	ch Room And 3 In T	he Ceilii	ngs			
	Explana	tion : 5 Old	l Package Units					
Air Conditioning								
Energy Source								
Electricity	100%	1		2031	* *	1		
Conversion Equipment								
Int Pkg Unit - Cooling	25%			2017	\$56,100	2	\$300	
Reciprocating	35%			2018	\$20,700	1	\$2,900	
Compr/Chiller								
Window/Wall Unit	15%			2018	\$5,400	1		
No Component	25%	1						
Distribution								
Chilled Wtr Pipe/Pump	35%			2023	\$22,400	4	\$300	
No Component	65%	·						
Terminal Devices								
Direct Expansion	35%			2018	\$14,200	1		
No Component	65%							
Heat Rejection								
Remote Air Cond	75%			2018	\$58,600	2	\$9,300	
No Component	25%							
Ventilation								

#### Ventilation

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

Estimates are rounded to the nearest hundred dollars.

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

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

Asset #: 2113

Mechanical	Curre	nt Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Da Total (Year	ate Estimated Cost (*s)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ventilation							
Distribution							
Ductwork/Diffusers	100% Now	\$3,000	LIFE	* *	2-5	\$10,000	
	Insul. Deteriorati	ng, Extent : Moderate	, Area Af	fected : 10%			
	Location : In Th	e Ceiling					
Exhaust Fans							
Interior	50%		2018	\$9,600	2	\$300	
Roof	50%		2018	\$6,900	2	\$300	
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2023	\$52,100	1		
Water Heater							
Gas Fired	100%		2021	\$4,100	2	\$300	
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6

Address : 2105 ORIENTAL BLVD.

Area Sq Ft : 12,070 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 08-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 8760 Lot : 60 BIN : 3852584

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$166,100	
Interior Architecture		\$137,800
Electrical	\$81,100	\$373,400
Total	\$247,200	\$511,200
Importance Code A	\$166,100	
Importance Code B	\$81,100	\$511,200
Total	\$247,200	\$511,200

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$7,300			
Interior Architecture	\$14,400	\$1,100		\$2,900
Electrical	\$400	\$300	\$200	\$200
Mechanical	\$800	\$36,400	\$1,700	\$1,000
Total	\$22,900	\$37,800	\$1,900	\$4,200
Importance Code A	\$7,900	\$14,500	\$600	\$600
Importance Code B	\$15,000	\$23,300	\$1,300	\$3,600
Importance Code C				
Total	\$22,900	\$37,800	\$1,900	\$4,200



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

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

Asset #: 2114

rchitecture		Current F	Repair	Futu	re Replacement	М	aintenance			
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
terior										
Exterior Walls										
Metal Panel	100%	Now	\$7,300	2033	* *	5	\$19,500			
		Corrosion/Rusting, Extent : Moderate, Area Affected : 15%  Location : At Base								
			xtent : Light, Area	Affaatad	. 100/					
	-	: Through	_	престеи	. 1070					
Windows										
Steel	100%	Now	\$52,700	2048	* *	5	\$6,500			
		ed Finish, : Through	Extent : Moderate, out	Area Af	fected : 50%					
	Thermally.	Thermally Inefficient, Extent : Moderate, Area Affected : 100%								
	Location	Location: Throughout								
	_		ed, Extent : Modera	te, Area	Affected : 50%					
	Location	: Through	out							
Roof										
Spray-on Foam	100%	Now	\$113,400	2033	**	5	\$21,200			
		Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25% Location : Throughout								
	Water Penetration, Extent: Moderate, Area Affected: 10%									
	Location: Various Classrooms									
	Worn/Eroded, Extent : Moderate, Area Affected : 50%									
		: Through		33						
terior										
Floors	<b>5</b> 0/			2020	* *	5	\$2.200			
Mosaic Tile Vinyl Tile	5% 50%			2028 2023	\$72,500	5 3	\$2,200 \$4,400			
Vinyl Tile Vinyl Tile	45%			2023	\$65,300	3	\$3,900			
Interior Walls	73/0			2023	Ψ05,500		Ψ3,700			
Concrete Masonry Unit	15%			LIFE	* *	5	\$1,100			
Gypsum Board	65%			LIFE	* *	5	\$7,400			
Metal Panel	20%			LIFE	* *					
Ceilings										
AcousTileSusp.Lay-In	90%	Now	\$12,400	2028	* *	5	\$7,800			
			xtent : Light, Area Classrooms	Affected	: 50%					
AcousTileSusp.Lay-In	10%			2040	* *	5	\$1,700			
1100a511105a5p.Day III		olace Evide	ent, Extent : Light, .		ected : 100%	3	Ψ1,700			
		: Room 61		· JJ						

Electrical	Curre	nt Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts Switchgear / Switchboard Fused Disc Sw	100%		2023	\$31,600	5	\$100	

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

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

Asset #: 2114

Electrical	Cur	rent Repair	Futur	e Replacement	M	aintenance			
System Component Type		Date Estimated Cost ears)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Under 600 Volts									
Raceway									
Conduit	95%		2023	\$29,100	1				
Conduit	5%		2033	* *	1				
Panelboards									
Fused Disc Sw	5%		2022	\$700	5				
Molded Case Bkrs	90%		2022	\$13,100	5	\$300			
Molded Case Bkrs	5%		2031	* *	5				
Wiring									
Thermoplastic	95%		2023	\$25,700	1				
Thermoplastic	5%		2033	* *	1				
Lighting Interior Lighting									
Fluorescent	99%		2023	\$373,400	10	\$10,600			
	Other Observation, Extent: Moderate, Area Affected: 100%								
		roughout The Building							
	Explanation:	Using T-8 Lamps							
HID	1%		2023	\$1,500	10				
Egress Lighting									
Emergency, Service	50%		2023	\$2,800	1				
Exit, Service	50%		2023	\$800	1				
Exterior Lighting									
HID	100%		2018	\$44,500	10				
Alarm									
Fire/Smoke Detection									
No Component	70%								
Generic	30%		2018	\$36,600	1-3	\$2,200			
	Other Observation, Extent: Moderate, Area Affected: 100%								
	Location : Ha	•							
	Explanation :	Manual Pull Station And	d Alarm .	Bells					

Mechanical	Current Repair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
Natural Gas	100%	2033	* *	1		
Conversion Equipment						
Furnace	100%	2018	\$13,900	1	\$5,800	
	Other Observation, Extent : Light	, Area Affected :	100%			
	Location : In The Ceiling					
	Explanation: 3 Units					
Air Conditioning						
Energy Source						
Electricity	100%	2031	* *	1		

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

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

Asset #: 2114

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning								
Conversion Equipment								
Reciprocating Compr/Chiller	20%			2023	\$7,700	1	\$1,100	
	R-22 Refr	igerant, Ext	ent : Light, Area A	ffected :	20%			
	Location	ı : Outside (	Of The Building					
Window/Wall Unit	80%			2018	\$18,700	1		
Distribution								
Chilled Wtr Pipe/Pump	20%			2033	* *	4	\$200	
No Component	80%							
Terminal Devices								
Direct Expansion	20%			2023	\$7,100	1		
No Component	80%							
Heat Rejection								
Remote Air Cond	20%			2028	* *	2	\$1,600	
No Component	80%							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$6,500	
Exhaust Fans								
Interior	80%			2023	\$10,100	2	\$300	
Roof	20%			2023	\$1,800	2	\$100	
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$34,000	1		
Water Heater								
Gas Fired	100%			2018	\$2,700	2	\$200	
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Fixtures								
Generic	100%							

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T7

Address : 2131 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 2307T

Program / Asset # : CUN0003.7T0 / 2115 Yr Built/Renovated : 1972 / 2000

Area Sq Ft : 27,072 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 08-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 8760 Lot : 60 BIN : 3852585

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$46,000	\$122,700
Interior Architecture	\$15,100	\$136,200
Electrical	\$99,800	\$874,700
Mechanical	\$227,200	\$79,000
Total	\$388,200	\$1,212,600
Importance Code A	\$46,000	\$122,700
Importance Code B	\$342,100	\$1,089,900
Total	\$388,200	\$1,212,600

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$15,700		\$500	
Interior Architecture	\$174,100	\$200		\$8,400
Electrical	\$500	\$27,700	\$200	\$200
Mechanical	\$43,700	\$32,900	\$3,400	\$5,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$237,900	\$64,800	\$8,000	\$18,200
Importance Code A	\$48,000	\$1,400	\$1,800	\$1,300
Importance Code B	\$189,900	\$63,400	\$6,200	\$16,900
Importance Code C				
Total	\$237.900	\$64.800	\$8,000	\$18,200



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

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

Asset #: 2115

Architecture	Current R	Current Repair		Replacement	Maintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior							
Exterior Walls							
Metal Panel	100%		2043	* *	5-10	\$168,700	
Windows	1000/		2020	* *	~	<b>#1.000</b>	
Aluminum	100%		2039		5	\$1,000	
Roof Built-Up (BUR)	98% Now Drains Inad/Misposn, Location: Througho	ut	·				
	Ponding, Extent: Mod Location: At Drains Water Penetration, Ex	tent : Moderate, A					
	Location: Througho	ut		di di		<b>**</b> 400	
Skylight, Metal/Glass	2%		2033	* *	10	\$2,400	
nterior Floors							
Carpet	35% 0-2	\$159,100	2025	\$159,100	3	\$19,100	
	Worn/Eroded, Extent . Location : Classroon Wrinkling, Extent : Ma Location : Classroon	ns oderate, Area Affe					
Cast in Place Concrete	10%		LIFE	* *	5	\$8,000	
Mosaic Tile	5%		2036	* *	5	\$4,600	
Vinyl Tile	45%		2023	\$136,200	3	\$8,200	
Vinyl Tile	5%		2018	\$15,100	3	\$700	
	Other Observation, Ex Location : Sections A Explanation : 9x9 Ti	At Corridors	Area Affe	cted : 100%			
Interior Walls							
Concrete Masonry Unit	50%		LIFE	* *	5	\$8,600	
Gypsum Board	50%		LIFE	* *	5	\$12,900	
Ceilings AcousTileSusp.Lay-In	10% Now Cracking/Crumbling, Location: Througho		2028 , Area Af	* * fected : 20%	5	\$1,800	
	Staining/Discoloring, Location: Througho			fected : 25%			
<b>Exposed Concrete</b>	80%		LIFE	* *	5	\$4,600	
Gypsum Board	10% Now Cracking/Crumbling, Location: Througho		LIFE , Area Af	* * fected : 30%	5	\$4,600	

Electrical	С	Current F	Repair	Futur	e Replacement	Ma	aintenance	
System Component Type		ail Date Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	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.

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

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

Asset #: 2115

Electrical	Current	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2023	\$2,500	5	\$100	
	Other Observation,		Area Affe	cted : 100%			
	Location : Electric	cal Room					
	Explanation : Mai	n Service Switch Ra	ted @ 60	0 Amperes			
Raceway							
Conduit	90%		2023	\$27,600	1		
Conduit	10%		2033	* *	1		
Panelboards							
Molded Case Bkrs	90%		2022	\$19,700	5	\$600	
Molded Case Bkrs	10%		2031	* *	5	\$100	
Wiring							
Thermoplastic	90%		2023	\$24,400	1		
Thermoplastic	10%		2033	* *	1		
Ground							
Grounding Devices							
Not Accessible	100%						
Lighting							
Interior Lighting	1000/		2022	Φ0 <b>7.4.7</b> 00	10	Φ24.000	
Fluorescent	100%	T	2023	\$874,700	10	\$24,800	
	Other Observation,		Area Affe	cted : 100%			
	Location: Through	_					
	Explanation: Usir	ig T-8 Lamps					
Egress Lighting	<b>500</b> /		2022	¢17,000	10	Ф2 200	
Emergency, Battery	50%		2023	\$17,800	10	\$3,300	
Exit, Service	50%		2023	\$1,900	1		
Exterior Lighting	1000/		2010	<b>#</b> 00.000	4.0	<b>4100</b>	
HID	100%		2018	\$99,800	10	\$100	
Alarm							
Fire/Smoke Detection	000/						
No Component	90%		2010	φ <b>απ</b> 400	1.2	Φ1 <b>7</b> 00	
Generic	10%	F W 1	2018	\$27,400	1-3	\$1,700	
	Other Observation, Location : Hallwa		Area Affe	cted : 100%			
	Explanation : Alar	m Bells And Manua	l Pull Sta	ation			

Mechanical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Natural Gas	100%		2033	* *	1		

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

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

Asset #: 2115

Mechanical	Current	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Conversion Equipment							
Furnace	100% Now	\$32,300	2033	* *	1	\$12,000	
	Damaged, Extent : S						
		on Peeling Off, Roof					
	Malfunctioning, Exte	ent : Severe, Area Ą	ffected:	/5%			
	Location: Roof	F	A CC . 1	1000/			
	Other Observation, I	Extent : Light, Area	Affected	: 100%			
	Location: Roof	D 1 111					
A: G 1::	Explanation: 7 Rts	u Package Units					
Air Conditioning							
Energy Source Electricity	100%		2031	* *	1		
	100%		2031		1		
Conversion Equipment Ext Pkg Unit -	100%		2018	\$174,300	2	\$1,700	
Heating/Cooling	10070		2016	\$174,500	2	\$1,700	
Treating/Cooling	Other Observation, I	Frtent · Light Area	Affected	. 100%			
	Location : Roof	exiem : Eigm, mea	rijjeereu	. 10070			
	v	d Roof Top Package	e Units				
Heat Rejection	· T · · · · · · · · · · · · · · · · ·						
Air Condenser Unit	100%		2018	\$52,800	2	\$18,900	
Ventilation				•		•	
Distribution							
Ductwork/Diffusers	100% Now	\$11,400	LIFE	* *	2-5	\$15,100	
	Insul. Deteriorating,						
	Location: Ductwo	rk On Roof Is Damo	aged And	Corroded			
Exhaust Fans							
Roof	100%		2018	\$21,000	2	\$800	
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2023	\$79,000	1		
Water Heater	1000/		2010	Φ.C. <b>2</b> 000	2	<b>\$400</b>	
Gas Fired	100%		2018	\$6,200	2	\$400	
Sanitary Piping	1000/		LIEE	* *	1		
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	1000/		LIDE	* *	1		
Cast Iron	100%		LIFE		1		
Fixtures Generic	100%						
	100%						
Vertical Transport Elevators							
Elevators Hydraulic	100%		LIFE	* *			
пушаши	100% Other Observation, I	Frient · Liaht Area					
	Location: 1-2	incin . Ligin, men	пурстеи	. 100/0			
	Explanation: 1 Un	nit					
	<i>Елрианинон</i> . 1 Оп	et t					

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8

Address : 2101 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 2308T
Program / Asset # : CUN0003.8T0 / 2095 Yr Built/Renovated : 1972 / 2008

Area Sq Ft : 18,187 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 08-Jun-2012 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 8760 Lot : 60 BIN : 3852586

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$243,200	
Interior Architecture		\$129,900
Electrical	\$122,300	\$587,600
Mechanical		\$117,100
Total	\$365,500	\$834,700
Importance Code A	\$243,200	
Importance Code B	\$122,300	\$834,700
Total	\$365,500	\$834,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture		\$1,800	\$4,500	\$23,400
Interior Architecture	\$50,700	\$1,900		\$3,900
Electrical	\$500	\$500	\$300	\$300
Mechanical	\$20,600	\$700	\$2,800	\$700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$75,800	\$8,900	\$11,600	\$32,200
Importance Code A	\$20,200	\$2,500	\$5,600	\$24,100
Importance Code B	\$55,500	\$6,300	\$6,000	\$8,200
Importance Code C				
Total	\$75.800	\$8.900	\$11,600	\$32,200



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

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

Asset #: 2095

Architecture	Current Repair		Future Replacement			Maintenance		
System Component Type	% of Fail Date E Total (Years)	stimated Cost Ye	ar Estimated Y	Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Exterior								
Exterior Walls Concrete Masonry Unit	93% Now Diagonal Cracks, Exten Location: North Faca Jnt Mortar Miss/Erod, E	de, South Facade	fected : 10%	**	5	\$11,200		
	Location: North Faca Misaligned/Bulging, Ext Location: South Faca	ent : Moderate, Area	Affected: 10%					
	Rusting Masonry Supt, I Location: South Facal Vertical Cracks, Extent Location: North Facal	Extent : Moderate, Ar de · Moderate, Area Affa		5%				
Pre-Cast Concrete	2%	LII	E	* *	5	\$1,300		
Window Wall	5%	20	33	* *	5	\$3,600		
Windows Steel	100% Now  Deteriorated Finish, Ext  Location: Throughout			* *	5	\$12,100		
	Thermally Inefficient, Ex Location: Throughout Caulking Deteriorated, L Location: Throughout	Extent : Moderate, A.						
Parapets Metal Rail	100%  Recent Installation, Exte	-		* *	5-10	\$38,600		
Roof	Bocarron : Trirongroun							
Modified Bitumen Skylight, Metal/Glass	95% 5%	20 20		* *	10 10	\$25,700 \$4,500		
Interior	370	20	<del>1</del> )		10	Ψ+,500		
Floors								
	150/ 0.2	¢40.700 20						
Carpet	15% 0-2 Worn/Eroded, Extent: N Location: Corridors Wrinkling, Extent: Mod Location: Corridors	Moderate, Area Affect	ted : 100%	3,700	3	\$5,900		
Carpet	Worn/Eroded, Extent : M Location : Corridors Wrinkling, Extent : Mod Location : Corridors	Aoderate, Area Affected	eed : 100%	**				
	Worn/Eroded, Extent: M Location: Corridors Wrinkling, Extent: Mod	Moderate, Area Affect	red : 100% · 25% FE		5 5	\$5,900 \$5,700 \$5,900		
Carpet  Cast in Place Concrete	Worn/Eroded, Extent: M Location: Corridors Wrinkling, Extent: Mod Location: Corridors	Moderate, Area Affected LII	red : 100% · 25% FE 36	**	5	\$5,700		
Carpet  Cast in Place Concrete Quarry Tile Vinyl Tile Interior Walls	Worn/Eroded, Extent: N Location: Corridors Wrinkling, Extent: Mod Location: Corridors  10% 15% 60%	Moderate, Area Affected  LII 20 20	red: 100% - 25% FE 36 23 \$129	* * * * 9,900	5 5 3	\$5,700 \$5,900 \$7,800		
Carpet  Cast in Place Concrete Quarry Tile Vinyl Tile Interior Walls Concrete Masonry Unit	Worn/Eroded, Extent: N Location: Corridors Wrinkling, Extent: Mod Location: Corridors  10% 15% 60%	Moderate, Area Affected LII 20 20 LII	red: 100% - 25%	** ** 9,900 **	5 5 3	\$5,700 \$5,900 \$7,800 \$3,400		
Carpet  Cast in Place Concrete Quarry Tile Vinyl Tile Interior Walls Concrete Masonry Unit Gypsum Board	Worn/Eroded, Extent: N Location: Corridors Wrinkling, Extent: Mod Location: Corridors  10% 15% 60%	Moderate, Area Affected  LII 20 20	red: 100% - 25%	* * * * 9,900	5 5 3	\$5,700 \$5,900 \$7,800		
Cast in Place Concrete Quarry Tile Vinyl Tile Interior Walls Concrete Masonry Unit Gypsum Board Ceilings	Worn/Eroded, Extent: N Location: Corridors Wrinkling, Extent: Mod Location: Corridors  10% 15% 60%  50% 50%	Moderate, Area Affected LII 20 20 LII	FE 36 \$129 FE	** ** 9,900 ** **	5 5 3 5 5	\$5,700 \$5,900 \$7,800 \$3,400 \$5,200		
Carpet  Cast in Place Concrete Quarry Tile Vinyl Tile Interior Walls Concrete Masonry Unit Gypsum Board	Worn/Eroded, Extent: N Location: Corridors Wrinkling, Extent: Mod Location: Corridors  10% 15% 60%	Moderate, Area Affected LII 20 20 LII	FE 36 \$129 FE FE FE	** ** 9,900 **	5 5 3	\$5,700 \$5,900 \$7,800 \$3,400		

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

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

# CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8

Asset #: 2095

Electrical	Curre	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail D Total (Yea	Pate Estimated Cost rs)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2023	\$1,400	5	\$100	
		on, Extent : Moderate, A	Area Affe	cted : 100%			
	Location : Elec						
	Explanation : M	Aain Service Disconnec	ct Switch .	Rated @ 1200 Am	veres		_
Switchgear / Switchboard							
Fused Disc Sw	100%		2023	\$31,600	5	\$100	
Raceway							
Conduit	100%		2023	\$30,600	1		
Panelboards	_	_	_	_	_	_	_
Molded Case Bkrs	100%		2022	\$14,600	5	\$500	
Wiring							
Thermoplastic	100%		2023	\$27,100	1		
Ground	_	_	_	_	_	_	_
Grounding Devices							
Not Accessible	100%						
Lighting							
Interior Lighting	400		00==	<b>↑ ~</b> ○ <b>~</b> · · · ·	4.0	<b>4.</b>	
Fluorescent	100%	T	2023	\$587,600	10	\$16,700	
		on, Extent : Moderate, A	Area Affe	ctea : 100%			
		oughout The Building					
T	Explanation : U	Jsing T-8 Lamps					
Egress Lighting	E00/		2022	<b>#13</b> 000	1.0	<b>#2.222</b>	
Emergency, Battery	50%		2023	\$12,000	10	\$2,200	
Exit, Service	50%		2023	\$1,300	1		
Exterior Lighting	1000/		0010	ф <i>с</i> <b>л</b> 400	1.0	<b>6400</b>	
HID	100%		2018	\$67,100	10	\$100	
Alarm							
Fire/Smoke Detection	700/						
No Component	70%		0010	A== = 0.5	1 0	<b>42</b>	
Generic	30%	T	2018	\$55,200	1-3	\$3,400	
	Other Observation, Extent: Moderate, Area Affected: 100%						
	Location : Hall	-					
	Explanation : M	Ianual Pull Station And	d Alarm 1	Bells			

Mechanical	Currer	t Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Electricity	25%		2033	* *	1		
Natural Gas	75%		2033	* *	1		

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

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

# CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8

Asset #: 2095

Mechanical	Current Repair	Future R	eplacement	Maintenance		
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year Es	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Conversion Equipment						
Furnace	75%	2023	\$16,300	1	\$6,700	
	Other Observation, Extent : Lig	ght, Area Affected : 75	5%			
	Location: Roof	20 51 101				
	Explanation: 1 Rtu - There A					
Radiant Heater		19,600 2033	* *	2	\$1,700	
	Damaged, Extent : Severe, Are	a Affected : 25%				
	Location: Various Areas		-0.4			
	Other Observation, Extent : Lig	ght, Area Affected : 25	5%			
	Location: Throughout					
<del></del>	Explanation: 12 Units					
Air Conditioning						
Energy Source	1000/	2021	* *	1		
Electricity	100%	2031	4- 4-	1		
Conversion Equipment	1000/	2022	¢117 100	2	¢1 100	
Ext Pkg Unit - Heating/Cooling	100%	2023	\$117,100	2	\$1,100	
Heating/Cooming	R-22 Refrigerant, Extent : Ligh	t Area Affected : 100	0/2			
	Location: Roof	і, Агей Ајјесіей . 100	70			
	Other Observation, Extent : Lig	aht Area Affected : 10	00%			
	Location: Roof	m, mea nyjeciea . Te	7070			
	Explanation: 1 Rtu Package	Unit - Heating & Coo	lino			
Ventilation	Explanation: 1 Tau 1 delage	om many a coo	8			
Distribution						
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$10,100	
Exhaust Fans					, ,, ,,	
Roof	100%	2023	\$14,100	2	\$600	
Plumbing			. ,		,	
H/C Water Piping						
Brass/Copper	100%	2033	* *	1		
Water Heater						
Not Accessible	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 Observation, Extent : Lig	ght, Area Affected : 10	00%			
	Location: 1-2					
	Explanation: 1 Unit					

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE VEHICLE STORAGE - Z

Address : 1530 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : N/A
Program / Asset # : CUN0003.060 / 13607 Yr Built/Renovated : 1992 /

Area Sq Ft : 4,065 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 06-Jun-2012 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 8760 Lot : 250 BIN : 3349320

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Electrical		\$41,100
Total		\$41,100
Importance Code B		\$41,100
Total		\$41,100

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$2,100			
Interior Architecture				
Electrical	\$300	\$700	\$200	\$300
Mechanical	\$200	\$7,000	\$200	\$500
Total	\$2,600	\$7,800	\$400	\$800
Importance Code A	\$2,100	\$400		\$400
Importance Code B	\$500	\$7,400	\$400	\$400
Total	\$2,600	\$7,800	\$400	\$800



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

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

# CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE VEHICLE STORAGE - Z

Asset #: 13607

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Metal Panel	80%	Now	\$2,100	2043	* *	5	\$1,900	
	Deformed	Dented, Ex	tent : Moderate, A	rea Affe	cted : 10%			
	Location	: South Fa	cade, North Facad	le				
Metal Coiling Doors	20%			2036	* *	5	\$800	
Windows								
Aluminum	50%			2039	* *	5	\$100	
Metal Louvers	50%			2032	* *	10	\$500	
Roof								
Metal Panel	100%			2036	* *	10	\$21,500	
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	* *	5	\$13,100	
	Cracking/0	Crumbling,	Extent : Light, Are	a Affect	ed : 10%			
	Location	: Through	out					
Ceilings								
Exposed Struc: Steel	35%			LIFE	* *			
Metal Panel	65%			LIFE	* *	5	\$4,900	

Electrical	Current Repair	Future I	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year E FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Transformers						
Dry Type	100%	2028	* *	5		
	Other Observation, Extent : Moder	ate, Area Affecte	ed : 100%			
	Location: Electrical Room					
	Explanation : 45 Kva, 480/208/12	20 Volts				
Raceway						
Conduit	100%	2033	* *	1		
Panelboards						
Fused Disc Sw	10%	2031	* *	5		
Molded Case Bkrs	90%	2031	* *	5	\$100	
Wiring						
Thermoplastic	100%	2033	* *	1		
Motor Controllers						
Locally Mounted	100%	2028	* *	5		
Lighting						
Interior Lighting						
Fluorescent	10%	2023	\$2,000	10	\$400	
	Other Observation, Extent : Moder	ate, Area Affecte	ed : 100%			
	Location : Cafeteria Room					
	Explanation: T-8 Lamps					
HID	90%	2023	\$28,100	10	\$100	

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

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

# CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE VEHICLE STORAGE - Z

Electrical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type		Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting								
Egress Lighting								
Emergency, Battery	50%			2028	* *	10	\$500	
Exit, Service	50%			2028	* *	1		
Exterior Lighting								
HID	100%			2023	\$15,000	10		
Alarm								
Fire/Smoke Detection								
Generic	100%			2023	\$41,100	1-3	\$2,600	
	Other Obser	rvation, E	xtent : Moderate, A	rea Affe	ected : 100%			
	Location:	Open Spe	ace Electrical Secti	on				
	Explanatio	on : Bells,	Manual Pull Statio	on				

Mechanical	Current Repa	air Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Est Total (Years)	timated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
Natural Gas	100%	2043	* *	1		
Conversion Equipment						
Radiant Heater	100%	2028	* *	2	\$1,900	
	Other Observation, Exten	t : Light, Area Affected	: 100%			
	Location: Various Loca	utions				
	Explanation: 6 Units					
Ventilation						
Exhaust Fans						
Wall Unit	100%	2018	\$5,900	2	\$100	
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2043	* *	1		
Water Heater						
Electric	100%	2018	\$600	4		
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Backflow Preventer						
Generic	100%	2028	* *	1	\$300	
Fire Suppression						
Sprinkler						
Generic	100%	2043	* *	1-2	\$1,100	

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C

Address : 1950 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230C

Area Sq Ft : 33,130 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Jun-2012 Landmark Status : NONE

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

Block : 8760 Lot : 60 BIN : 3347724

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$270,400	\$131,900
Interior Architecture		\$220,600
Electrical	\$129,400	\$615,800
Mechanical	\$395,200	\$351,900
Total	\$795,000	\$1,320,200
Importance Code A	\$270,400	\$131,900
Importance Code B	\$524,600	\$1,188,300
Total	\$795,000	\$1,320,200

Total	\$121,100	\$66,900	\$180,400	\$11,700
Importance Code C				
Importance Code B	\$22,300	\$57,600	\$180,400	\$11,700
Importance Code A	\$98,700	\$9,400		
Total	\$121,100	\$66,900	\$180,400	\$11,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$13,500	\$43,400	\$7,800	\$4,400
Electrical	\$1,500	\$1,600	\$900	\$1,100
Interior Architecture	\$3,400	\$8,600	\$167,700	\$2,200
Exterior Architecture	\$98,700	\$9,400		
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

#### **CITY UNIVERSITY OF NEW YORK - 042**

#### KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C

Asset #: 2122

chitecture	Current Repair Future Replacement					Maintenance		
stem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year E FY	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit	
erior								
Exterior Walls Masonry: Brick	80% Now Horizontal Cracks, I Location: North F Jnt Mortar Miss/Ero Location: North F	acade d, Extent : Modera			5	\$39,400		
Metal Panel Window Wall	5% 15% Now Caulking Deteriorate Location: Through Water Penetration, E	\$34,700 ed, Extent : Moderd nout Extent : Moderate, A			5-10	\$16,900 \$13,900		
	Location : Through	nout						
Windows Aluminum	95% Now Caulking Deteriorate Location: Through Water Penetration, I Location: Offices	nout			5	\$900		
Metal Louvers	5%		2032	* *	10	\$600		
Parapets Masonry: Brick	Location : West Fa Horizontal Cracks, I Location : West Fa	Diagonal Cracks, Extent: Moderate, Area Affected: 5%  Location: West Facade  Horizontal Cracks, Extent: Moderate, Area Affected: 10%  Location: West Facade  Jnt Mortar Miss/Erod, Extent: Moderate, Area Affected: 25%						
Metal Panel	5%		2043	* *	5	\$800		
Metal Rail	10%		2028	* *	5-10	\$7,200		
Roof IRMA/Protected Membrane	10% Now  Paver Block Ballast,  Location: Lower T  Vegetation Growth, 1	Terrace						
	Location : Lower T Water Penetration, E Location : Offices	Terrace						
Single Ply Membrane	85% Now Miss/Damaged Flash Location: Through	_	2023 erate, Area	\$92,400 Affected : 10%				
Skylight, Metal/Glass	5% Now Miss/Damaged Flast Location : Above L Water Penetration, I Location : Lobby	obby						

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

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

Asset #: 2122

Architecture		Current Re	pair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date I (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Floors								
Carpet	25%			2019	\$153,300	3	\$18,400	
Cast in Place Concrete	20%			LIFE	* *	5	\$21,500	
Ceramic Tile	5%			2032	* *	5	\$2,500	
Panel/Paver: Cer/Brk	15%			2039	* *	5	\$16,600	
Vinyl Tile	35%			2023	\$142,900	3	\$8,600	
Interior Walls								
Concrete Masonry Unit	20%			LIFE	* *	5	\$3,800	
Gypsum Board	70%			LIFE	* *	5	\$19,800	
Masonry: Brick	10%			LIFE	* *			
Ceilings								
AcousTileConcealSpLn	20%			2021	\$77,700	5	\$12,300	
AcousTileSusp.Lay-In	35%			2028	* *	5	\$17,200	
Exposed Concrete	25%			LIFE	* *	5	\$1,900	
Gypsum Board	20%			LIFE	* *	5	\$12,300	
	Water Pen	etration, Ext	ent : Light, Area	Affected	: 10%			
	Location	: Lobby Thr	oughout					

Electrical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Transformers						
Dry Type	100%	2021	\$15,400	5	\$100	
	Other Observation, Extent: M	oderate, Area Affe	cted : 100%			
	Location: Mechanical Room					
	Explanation: 75 Kva					
Raceway						
Conduit	90%	2023	\$46,200	1		
Conduit	10%	2033	* *	1		
Panelboards						
Fused Disc Sw	10%	2022	\$7,300	5	\$100	
Molded Case Bkrs	80%	2022	\$58,400	5	\$700	
Molded Case Bkrs	10%	2031	* *	5	\$100	
Wiring						
Thermoplastic	90%	2023	\$58,500	1		
Thermoplastic	10%	2033	* *	1		
Motor Controllers						
Motor Control Center	100%	2021	\$1,400	5	\$900	
Lighting						

Lighting

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

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

Electrical	Current Repair	Futu	re Replacement	M	aintenance		
System Component Type	% of Fail Date Estin Total (Years)	nated Cost   Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Lighting							
Interior Lighting							
Fluorescent	2%	2018	\$7,200	10	\$600		
	Other Observation, Extent:		ected : 100%				
	Location : Lobby And Ha	•					
	Explanation: Compact Fi	uorescent Fixtures					
Fluorescent	98%	2023	\$352,200	10	\$29,800		
	Other Observation, Extent:		ected : 100%				
	Location : Throughout Th	Ü					
	Explanation: Using T-8 I	amps					
Egress Lighting							
Emergency, Service	50%	2023	\$8,000	1			
Exit, Service	50%	2023	\$4,400	1			
Exterior Lighting							
HID	100%	2018	\$122,200	10	\$100		
Alarm							
Security System							
No Component	70%						
Generic	30%	2023	\$29,400	1	\$3,700		
	Other Observation, Extent :	Moderate, Area Affe	ected : 100%				
	Location : Hallways						
	Explanation: CCTV Surv	eillance Camera Syst	tem				
Fire/Smoke Detection							
No Component	70%						
Generic	30%	2023	\$100,500	1-3	\$6,300		
	Other Observation, Extent: Moderate, Area Affected: 100%						
	Location: Hallways And	Mechanical Room					
	Explanation: Manual Pul	ll Station, Strobe Ligi	hts And Smoke Det	ector			

Mechanical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
HTHW/HW	100%	2033	* *	1		
	Other Observation, Extent : Light, Area	Affected	: 100%			
	Location: Penthouse Mech Room					
	Explanation : Hot Water Provided Fr	om Build	ing P			
Distribution						
Hot Wtr Piping/Pump	100%	2031	* *	4	\$1,600	

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

Asset # : 2122

Mechanical	Current R	epair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Terminal Devices							
Air Handler	60%		2018	\$104,700	1	\$12,300	
Fan Coil Unit/Heat	40% Now	\$58,100	2023	\$193,800	1	\$3,900	
	On Extended Life, Ext		Affected :	40%			
	Location : Various I			• • • •			
	Other Observation, E.		a Affected	: 20%			
	Location : Various I						
	Explanation: Rustee	d And Leaking					
Air Conditioning							
Energy Source	1000/		2022	* *	1		
District C.W.	100%	utout Light Anga	2033		1		
	Other Observation, E. Location: Penthous	_	Ајјестеа :	100%			
			<i>r</i> n .	1.1. D			
Di di di	Explanation : Chille	a water Proviaea	From Bui	laing P			
Distribution Chilled Wtr Pipe/Pump	100% Now	\$7,900	2023	\$158,100	4	\$1,600	
Chined wir Pipe/Pullip	Corroded, Extent : Me				4	\$1,000	
	Location: Penthous		ciea . 10%	)			
Terminal Devices	Location . Tentious	e					
Air Handler/Cool/Ht	80%		2018	\$109,900	1	\$16,400	
Fan Coil - Cool/Heat	20%		2018	\$109,500	1	\$2,100	
Ventilation	2070		2016	\$122,300	1	\$2,100	
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$18,500	
Exhaust Fans	10070		EII E			Ψ10,500	
Interior	95%		2018	\$34,000	2	\$1,000	
Roof	5%		2023	\$1,300	2	\$100	
Plumbing	370		2023	Ψ1,300		Ψ100	
H/C Water Piping							
Brass/Copper	100%		2033	* *	1		
HW Heat Exchanger							
Low Temp	100%		2033	* *	4	\$4,900	
	Other Observation, E.	xtent : Light, Area		100%		+ 1,2 0 0	
	Location : Penthous		55				
	Explanation: Unit S	hared With Buildi	ng F				
Sanitary Piping	<del>-</del>						
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 : Light, Area	Affected :	100%			
	Location: 1-3, Ph						
	Explanation: 1 Unit						

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

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

### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C

Mechanical	Curre	ent Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail D Total (Yea	ate Estimated Cost rs)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Fire Suppression							
Standpipe							
Generic	100%		2033	* *	1-5	\$16,700	
Sprinkler							
No Component	80%						
Generic	20%		2033	* *	1-2	\$1,900	

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D

Address : 1950 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230D

Area Sq Ft : 35,362 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Jun-2012 Landmark Status : NONE

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

Block : 8760 Lot : 60 BIN : 3347724

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$270,400	\$131,900
Interior Architecture		\$204,200
Electrical	\$141,900	\$751,000
Mechanical	\$653,600	\$271,900
Total	\$1,065,900	\$1,359,000
Importance Code A	\$270,400	\$131,900
Importance Code B	\$795,600	\$1,227,100
Total	\$1,065,900	\$1,359,000

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$98,700	\$9,400		-
Interior Architecture	\$4,300	\$14,800	\$135,800	\$3,100
Electrical	\$2,700	\$3,300	\$2,100	\$2,300
Mechanical	\$32,100	\$9,900	\$7,300	\$4,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$141,800	\$41,300	\$149,200	\$13,900
Importance Code A	\$98,700	\$9,400		
Importance Code B	\$43,100	\$31,900	\$149,200	\$13,900
Importance Code C				



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

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

### CITY UNIVERSITY OF NEW YORK - 042

#### KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D

Asset #: 2123

rchitecture	Current Repair	Future Replacement	M	aintenance	
ystem Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
kterior Exterior Walls					
Masonry: Brick	80% Now \$232,300  Horizontal Cracks, Extent: Moderate, Location: North Facade	LIFE ** Area Affected : 10%	5	\$39,400	
	Jnt Mortar Miss/Erod, Extent : Modera Location : North Facade	ate, Area Affected : 20%			
Metal Panel	5%	2043 **	3-10	\$16,900	
Window Wall	15% Now \$34,700 Caulking Deteriorated, Extent: Modern Location: North Facade		5	\$13,900	
	Water Penetration, Extent : Light, Area Location : North Facade	a Affected : 30%			
Windows	Leanon . I to m I deduc				
Aluminum	95% Now \$15,200 Caulking Deteriorated, Extent : Modern Location : Throughout	••	5	\$900	
	Water Penetration, Extent : Moderate, Location : Offices	Area Affected : 10%			
Metal Louvers	5%	2032 **	10	\$600	
Parapets Masonry: Brick	85% Now \$38,000 Diagonal Cracks, Extent: Moderate, A Location: North Facade	LIFE ** rea Affected : 5%	5	\$3,400	
	Horizontal Cracks, Extent: Moderate, Location: North Facade	Area Affected : 10%			
Metal Panel	5%	2043 **	5	\$800	
Metal Rail	10%	2028 **	5-10	\$7,200	
Roof	100/ N	2022 622.200			
IRMA/Protected Membrane	10% Now \$6,400	2023 \$32,200			
Tromorane	Paver Block Ballast, Extent : Moderate Location : Lower Terrace	e, Area Affected : 100%			
	Vegetation Growth, Extent : Moderate, Location : Lower Terrace	Area Affected : 25%			
	Water Penetration, Extent : Moderate, Location : First Floor	Area Affected : 5%			
Single Ply Membrane	85% Now \$18,500 Ponding, Extent : Moderate, Area Affect Location : Over Third Floor	2023 \$92,400 cted: 15%			
	Water Penetration, Extent : Light, Area Location : Over Third Floor	a Affected : 10%			
Skylight, Metal/Glass	5% Now \$23,900 Miss/Damaged Flashings, Extent : Mod Location : Over Lobby	2043 ** derate, Area Affected : 10%			
	Water Penetration, Extent : Moderate, Location : Over Main Lobby	Area Affected : 10%			

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

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

Asset #: 2123

Architecture		Current Repair	F	Futur	e Replacement	Ma	aintenance	
System Component Type	% of Total	Fail Date Estin (Years)		ear FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Floors								
Carpet	20%		20	019	\$122,600	3	\$14,800	
Cast in Place Concrete	10%		L	IFE	* *	5	\$10,800	
Ceramic Tile	5%		20	032	* *	5	\$2,500	
Panel/Paver: Cer/Brk	15%		20	039	* *	5	\$16,600	
Vinyl Tile	50%		20	023	\$204,200	3	\$12,300	
Interior Walls								
Concrete Masonry Unit	20%		L	IFE	* *	5	\$3,800	
Gypsum Board	70%		L	IFE	* *	5	\$19,800	
Masonry: Brick	10%		L	IFE	* *			
Ceilings								
AcousTileConcealSpLn	20%		20	028	* *	5	\$12,300	
AcousTileSusp.Lay-In	35%		20	028	* *	5	\$17,200	
Exposed Concrete	25%		L	IFE	* *	5	\$1,900	
Gypsum Board	20%		L	IFE	* *	5	\$12,300	

ectrical	Current Repair	Futur	e Replacement	M	aintenance	
stem Component Type	% of Fail Date Estimated Total (Years)	ated Cost   Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2023	\$8,100	5	\$200	
	Other Observation, Extent: 1	Moderate, Area Affe	cted : 100%			
	Location : Electrical Room					
	Explanation : Main Service	Disconnect Switch	Rated @ 2500 Am	peres		
Transformers						
Dry Type	100%	2021	\$15,400	5	\$100	
	Other Observation, Extent: 1	Moderate, Area Affe	cted : 100%			
	Location: Mechanical Roo	m				
	Explanation: 75 Kva					
Switchgear / Switchboard						
Fused Disc Sw	100%	2023	\$95,500	5	\$200	
Raceway						
Conduit	95%	2023	\$48,800	1		
Conduit	5%	2033	* *	1		
Panelboards						•
Fused Disc Sw	5%	2022	\$3,700	5		
Molded Case Bkrs	90%	2022	\$65,700	5	\$800	
Molded Case Bkrs	5%	2031	* *	5		
Wiring						
Thermoplastic	95%	2023	\$61,700	1		
Thermoplastic	5%	2033	* *	1		
Motor Controllers						
Motor Control Center	100%	2021	\$1,400	5	\$1,000	

Ground

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

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

Asset #: 2123

Electrical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost   Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$500	
tand-by Power						
Transfer Switches						
Automatic	100%	2021	\$21,500	1	\$10,900	
Lighting						
Interior Lighting						
Fluorescent	3%	2018	\$11,500	10	\$1,000	
	Other Observation, Extent: M Location: Lobby And Hallw Explanation: Compact Fluc	rays	cted : 100%			
Fluorescent	97%	2023	\$372,100	10	\$31,500	
	Other Observation, Extent : M Location : Throughout The Explanation : Using T-8 Lan	Building	ected : 100%			
Egress Lighting	<del>_</del>					
Emergency, Service	50%	2023	\$8,500	1		
Exit, Service	50%	2023	\$4,700	1		
Exterior Lighting						
HID	100%	2018	\$130,400	10	\$100	
Marm						
Security System						
No Component	70%					
Generic	30%	2023	\$31,300	1	\$4,000	
	Other Observation, Extent : M Location : Hallways	Ioderate, Area Affe	ected : 100%			
	Explanation : CCTV Surveil	lance Camera Syst	em			
Fire/Smoke Detection						
No Component	70%					
Generic	30%	2023	\$107,300	1-3	\$6,700	
	Other Observation, Extent : M		cted : 100%			
	Location: Hallways And Mo					
	Explanation: Manual Pull S	Station, Strobe Ligh	its, Smoke Detector	rs		

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				
HTHW/HW	100%	2033 **	1	
	Other Observation, Extent : Light, Area	Affected: 100%		
	Location: Penthouse Mech Room			
	Explanation : Hot Water Provided Fro	om Building P		

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

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

Asset # : 2123

Mechanical	Current Repair		Futur	e Replacement	Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$17,300	2031	* *	4	\$1,700	
			ght, Area Affected	: 20%				
	Location	: Mech Ro	oom					
Terminal Devices				•0.40	<b>***</b> *********************************		<b></b>	
Air Handler	60%			2018	\$111,700	1	\$13,100	
Fan Coil Unit/Heat	40%	1.7.6 5	<b>a</b> .	2018	\$206,800	1	\$4,600	
		ed Life, Ex : Various	tent : Severe, Area Locations	Affected	: 40%			
Air Conditioning								
Energy Source								
District C.W.	100%			2033	* *	1		
	Other Obs	ervation, E	Extent : Light, Area	Affected	: 100%			
			om In Penthouse					
	Explanat	ion : Chille	ed Water Provided	From Bi	iilding P			
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$8,400	2023	\$168,800	4	\$1,700	
			ght, Area Affected	: 20%				
	Location	: Mech Ro	oom					
Terminal Devices								
Air Handler/Cool/Ht	70%			2018	\$102,700	1	\$15,300	
Fan Coil - Cool/Heat	30%			2018	\$196,100	1	\$3,400	
Ventilation								
Distribution	1000/			LIEE	* *	2.5	¢10.700	
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$19,700	
Exhaust Fans	0.50/			2010	¢27,200	2	¢1 000	
Interior	95%			2018	\$36,300	2	\$1,000	
Roof	5%			2023	\$1,400	2	\$100	
Plumbing								
H/C Water Piping Brass/Copper	100%			2023	\$103,100	1		
HW Heat Exchanger	100/0			2023	Ψ105,100	1		
Low Temp	100%			2033	* *	4	\$5,200	
Low Tellip		ervation F	Extent : Light, Area			+	φ3,200	
		: Penthou	_	11,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	. 100/0			
			se Shared With Buildi	ng E				
Sanitary Piping				-0 -				
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping	20070							
Cast Iron	100%			LIFE	* *	1		
Fixtures	20070							
Generic	100%							
Vertical Transport	100/0							

Vertical Transport

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

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

Mechanical	Current Repair	Future Rep	lacement	Ma	aintenance	
System Component Type	% of Fail Date Estimat Total (Years)	red Cost Year Estin	nated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Vertical Transport						
Elevators Hydraulic	100%	LIFE	* *			
11) diddile	Other Observation, Extent : Li Location : 1-3, Ph Explanation : 1 Unit		%			
Fire Suppression						
Standpipe	1000/	2022	* *	1.5	¢17.000	
Generic	100%	2033	* *	1-5	\$17,800	
Sprinkler	900/					
No Component	80%	2022	* *	1.2	\$2,000	
Generic	20%	2033	* *	1-2	\$2,000	

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E

Address : 1950 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230E

Area Sq Ft : 35,362 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Jun-2012 Landmark Status : NONE

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

Block : 8760 Lot : 60 BIN : 3347724

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$116,200	\$131,900
Interior Architecture		\$204,200
Electrical	\$130,400	\$672,900
Mechanical	\$570,900	\$173,500
Total	\$817,500	\$1,182,400
Importance Code A	\$116,200	\$131,900
Importance Code B	\$701,300	\$1,050,600
Total	\$817,500	\$1,182,400

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$128,600	\$8,000		
Interior Architecture	\$6,400	\$11,100	\$167,700	\$3,100
Electrical	\$1,400	\$800	\$700	\$900
Mechanical	\$31,700	\$9,900	\$7,300	\$4,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$172,000	\$33,800	\$179,700	\$12,600
Importance Code A	\$128,600	\$8,000		
Importance Code B	\$41,300	\$25,800	\$179,700	\$12,600
Importance Code C	\$2,100			



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

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

Architecture	Current Repair	Future F	Replacement	M	aintenance			
ystem Component Type	% of Fail Date Estim Total (Years)	nated Cost Year E FY	Stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
xterior								
Exterior Walls	0004	144 C 200 X X X X X X X X X X X X X X X X X X	de de	_	<b>#20.400</b>			
Masonry: Brick		\$116,200 LIFE	**	5	\$39,400			
	Horizontal Cracks, Extent : Location : South Facade	моаегате, Агеа Ајјесте	ea: 10%					
	Int Mortar Miss/Erod, Exter	rt : Moderate Area Aff	acted · 15%					
	Location : South Facade	ii . Moderdie, Ared Ajje	естей . 1570					
Matal Danal	5% Now	\$17,300 2053	* *		\$4,600	1		
Metal Panel	5% NOW Broken/Missing Elements, E			5	\$4,600	1		
	Location: South Facade C		естей . 30/0					
	Deformed/Dented, Extent : S		50%					
	Location : South Facade C							
Window Wall	15% Now	\$34,700 2043	* *	5	\$13,900			
	Caulking Deteriorated, Exte	' '	fected : 15%	5	Ψ13,700			
	Location : South Facade							
	Water Penetration, Extent:	Light, Area Affected : 1	10%					
	Location : South Facade							
Windows								
Aluminum	95% Now	\$15,200 2031	* *	5	\$900			
	Caulking Deteriorated, Exte Location : Throughout	nt : Moderate, Area Afj	fected : 25%					
	Water Penetration, Extent:	Moderate, Area Affecte	ed : 10%					
	Location : Offices							
Metal Louvers	5%	2032	* *	10	\$600			
Parapets								
Masonry: Brick	85% Now	\$19,000 LIFE	* *	5	\$3,400			
	Diagonal Cracks, Extent : Moderate, Area Affected : 10%							
	Location : East Facade							
	Horizontal Cracks, Extent : Location : East Facade, So		ed : 10%					
Metal Panel	5%	2043	* *	5	\$800			
Metal Rail	10%	2028	* *	5-10	\$7,200			

Asset #: 2124

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Roof								
IRMA/Protected Membrane	10%			2028	* *	10	\$3,300	
	Paver Blo	ock Ballast,	Extent : Moderate,	Area Af	fected : 100%			
	Location	n : Lower T	errace					
	Vegetatio	n Growth, E	Extent : Moderate, 1	Area Affe	ected : 20%			
	Location	n : Lower T	errace					
	Water Per	netration, E	xtent : Moderate, A	rea Affe	cted : 5%			
	Location	n : Offices						
Single Ply Membrane	85%	Now	\$18,500	2023	\$92,400			
<i>5</i>	Miss/Dan	aged Flash	ings, Extent : Mod	erate, Ar	rea Affected : 25%			
	Location	n : Over Th	ird Floor					
Skylight, Metal/Glass	5%	Now	\$23,900	2043	* *			
, , , , , , , , , , , , , , , , , , ,	Miss/Dan		ings, Extent : Mod		rea Affected : 20%			
		n : Over Ma						
	Water Per	netration, E	xtent : Light, Area	Affected	: 10%			
	Location	n : Main Lo	unge					
nterior								
Floors								
Carpet	25%			2019	\$153,300	3	\$18,400	
Cast in Place Concrete	5%			LIFE	* *	5	\$5,400	
Ceramic Tile	5%			2032	* *	5	\$2,500	
Panel/Paver: Cer/Brk	15%			2039	* *	5	\$16,600	
Vinyl Tile	50%			2023	\$204,200	3	\$12,300	
Interior Walls						_	<b>**</b> 400	
Ceramic Tile	5%			2032	* *	5	\$2,400	
Concrete Masonry Unit	30%		<b>#1.000</b>	LIFE	* *	5	\$5,700	
Gypsum Board	5%		\$1,000	LIFE	**	5	\$1,400	
	_	_	Extent : Moderate	-	-			
			kylight At Corner C		_			
			xtent : Light, Area kylight At Corner C					
Gypsum Board	50%			LIFE	* *	5	\$14,100	
Masonry: Brick	10%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	45%			2028	* *	5	\$22,100	
Exposed Concrete	30%			LIFE	* *	5	\$2,300	
Gypsum Board	25%			LIFE	* *	5	\$15,400	

Electrical	Cu	urrent Repair	Futur	e Replacement	М	aintenance	
System Component Type		l Date Estimated Cost Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Raceway							
Conduit	100%		2023	\$51,300	1		

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

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

Asset #: 2124

Electrical	Current Re	pair	Futur	e Replacement	Ma	aintenance	
System Component Type	% of Fail Date E Total (Years)	stimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Panelboards							
Fused Disc Sw	10%		2022	\$7,300	5	\$100	
Molded Case Bkrs	90%		2022	\$65,700	5	\$800	
Wiring							
Thermoplastic	100%		2023	\$65,000	1		
Motor Controllers							
Motor Control Center	100%		2021	\$1,400	5	\$1,000	
Lighting							
Interior Lighting							
Fluorescent	100%		2023	\$383,600	10	\$32,400	
	Other Observation, Extent : Moderate, Area Affected : 100%						
	Location: Throughou						
	Explanation: Using T	-8 Lamps					
Egress Lighting							
Emergency, Service	50%		2023	\$8,500	1		
Exit, Service	50%		2023	\$4,700	1		
Exterior Lighting							
HID	100%		2018	\$130,400	10	\$100	
Alarm							
Security System							
No Component	90%						
Generic	10%		2023	\$10,400	1	\$1,300	
	Other Observation, Exte	ent : Moderate, A	rea Affe	cted : 100%			
	Location: Outside						
	Explanation: CCTV S	urveillance Came	ra Syst	em			
Fire/Smoke Detection	<u> </u>				·		
No Component	70%						
Generic	30%		2023	\$107,300	1-3	\$6,700	
	Other Observation, Exte	ent : Moderate, A	rea Affe	cted : 100%			
	Location : Hallways A	nd Mechanical R	oom				
	Explanation: Strobe 1	Lights, Manual Pu	ll Statio	on And Smoke Dete	ectors		

Mechanical	Current Repa	ir	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Est Total (Years)	imated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
HTHW/HW	100%		2033	* *	1		
	Other Observation, Extend	t : Light, Area A	Affected	: 100%			
	Location : Penthouse Me	ech Room					
	Explanation : Hot Water	r Provided Fron	n Buildi	ing P			
Distribution							
Hot Wtr Piping/Pump	100% Now	\$17,300	2022	\$173,500	4	\$1,700	
1 0 1	Corroded, Extent : Moder	ate, Area Affec	ted : 20	%			
	Location : Mech Room						

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

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

Asset #: 2124

Mechanical	Current Repai	r Future	Future Replacement		Maintenance		
System Component Type	% of Fail Date Esti Total (Years)	mated Cost Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Heating							
Terminal Devices							
Air Handler	60%	2018	\$111,700	1	\$13,100		
Fan Coil Unit/Heat	40% 0-2	\$124,100 2028	* *	1	\$4,100		
	On Extended Life, Extent: Location: Various Locat		40%				
Air Canditioning	Location . various Locat	ions					
Air Conditioning Energy Source							
District C.W.	100%	2033	* *	1			
District C.W.	Other Observation, Extent		100%	•			
	Location : Penthouse Me						
	Explanation : Chilled Wo	iter Provided From Bui	lding P				
Distribution							
Chilled Wtr Pipe/Pump	100% Now	\$8,400 2033	* *	4	\$1,700		
	Corroded, Extent: Modera	ate, Area Affected : 20%	ó				
	Location : Mech Room						
Terminal Devices							
Air Handler/Cool/Ht	70%	2018	\$102,700	1	\$15,300		
Fan Coil - Cool/Heat	30%	2018	\$196,100	1	\$3,400		
Ventilation							
Distribution Ductwork/Diffusers	100%	LIFE	* *	2-5	\$19,700		
Exhaust Fans	100%	LIFE		2-3	\$19,700		
Interior	95%	2018	\$36,300	2	\$1,000		
Roof	5%	2023	\$1,400	2	\$1,000		
Plumbing	370	2023	Ψ1,100		Ψ100		
H/C Water Piping							
Brass/Copper	100%	2033	* *	1			
HW Heat Exchanger							
Low Temp	100%	2033	* *	4	\$5,200		
	Other Observation, Extent	: Light, Area Affected :	100%				
	Location: Penthouse						
	Explanation: Unit Share	d With Building D					
Sanitary Piping	400-						
Cast Iron	100%	LIFE	* *	1			
Storm Drain Piping	1000/	THE	ታ ታ	1			
Cast Iron	100%	LIFE	* *	1			
Fixtures Generic	100%						
	100%						
Vertical Transport Elevators							
Hydraulic	100%	LIFE	* *				
11) 4144110	Other Observation, Extent		100%				
	Location: 1-3	J . JJ					
	Explanation: 1 Unit						
Fire Suppression							
Standpipe							
Generic	100%	2033	* *	1-5	\$17,800		

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

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

### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E

Mechanical	Current	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Fire Suppression							
Sprinkler							
No Component	80%						
Generic	20%		2033	* *	1-2	\$2,000	

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F

Address : 1950 ORIENTAL BLVD.

Borough : BROOKLYN Agency's Number : 230F

Area Sq Ft : 33,130 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 05-Jun-2012 Landmark Status : NONE

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

Block : 8760 Lot : 60 BIN : 3347724

CAPITAL	FY 2017 - 2020	FY 2021 - 2026		
Exterior Architecture	\$232,300	\$131,900		
Interior Architecture		\$204,200		
Electrical	\$122,200	\$634,600		
Mechanical	\$358,400	\$320,700		
Total	\$712,900	\$1,291,300		
Importance Code A	\$232,300	\$131,900		
Importance Code B	\$480,600	\$1,159,400		
Total	\$712,900	\$1,291,300		

Importance Code B Importance Code C	\$27,700 \$1,200	\$58,400	\$181,400	\$12,800
Importance Code A	\$100,400	\$5,000	ф101 400	Ф1 <b>2</b> 000
Total	\$129,300	\$63,400	\$181,400	\$12,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$12,100	\$44,400	\$8,800	\$4,600
Electrical	\$1,500	\$1,500	\$900	\$1,100
Interior Architecture	\$11,300	\$8,600	\$167,700	\$3,100
Exterior Architecture	\$100,400	\$5,000		
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

### CITY UNIVERSITY OF NEW YORK - 042

#### KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F

Asset #: 2125

Architecture	Current Repair	Future Replace	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year Estima FY	ted Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior Exterior Walls Masonry: Brick	80% Now \$232,3 Horizontal Cracks, Extent : Modera Location : South Facade		* *	5	\$39,400	
	Jnt Mortar Miss/Erod, Extent : Mod Location : South Facade	derate, Area Affected :	15%			
Metal Panel Window Wall	5% 15% Now \$17,4 Caulking Deteriorated, Extent: Mo Location: South Facade Water Penetration, Extent: Light, A	oderate, Area Affected	* * * * : 20%	5-10 5	\$16,900 \$13,900	
Windows						
Aluminum	95% Now \$15,2 Caulking Deteriorated, Extent: Mo Location: Throughout Water Penetration, Extent: Modera Location: Offices	oderate, Area Affected		5	\$900	
Metal Louvers	5%	2032	* *	10	\$600	
Parapets Masonry: Brick	85% Now \$19,0 Diagonal Cracks, Extent : Moderat Location : South Facade Horizontal Cracks, Extent : Moderat Location : South Facade	te, Area Affected : 5%	* *	5	\$3,400	
Metal Panel	5%	2043	* *	5	\$800	
Metal Rail	10%	2036	* *	5-10	\$7,200	
Roof IRMA/Protected Membrane	10% Now \$6,4	00 2023	\$32,200			
	Paver Block Ballast, Extent : Mode Location : Throughout					
	Vegetation Growth, Extent: Moder Location: Lower Terrace Water Penetration, Extent: Modera Location: Offices					
Single Ply Membrane	ane 85% Now \$18,500 2023 \$92,400  Miss/Damaged Flashings, Extent: Moderate, Area Affected: 10%  Location: Upper Roof					
	Ponding, Extent : Moderate, Area A Location : Over Third Floor	Affected : 20%				
Skylight, Metal/Glass	5% Now \$23,9 Miss/Damaged Flashings, Extent: Location: Over Lobby Water Penetration, Extent: Modera Location: Over Lobby	Moderate, Area Affect				

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

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

Asset #: 2125

Architecture		Current Re	pair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date E (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Floors								
Carpet	25%			2019	\$153,300	3	\$18,400	
Cast in Place Concrete	5%			LIFE	* *	5	\$5,400	
Ceramic Tile	5%			2032	* *	5	\$2,500	
Panel/Paver: Cer/Brk	15%			2039	* *	5	\$16,600	
Vinyl Tile	50%			2023	\$204,200	3	\$12,300	
Interior Walls								
Ceramic Tile	5%			2032	* *	5	\$2,400	
Concrete Masonry Unit	20%			LIFE	* *	5	\$3,800	
Gypsum Board	65%			LIFE	* *	5	\$18,400	
Masonry: Brick	10%			LIFE	* *			
Ceilings								
AcousTileConcealSpLn	15%	Now	\$5,800	2028	* *	5	\$4,600	
_	Broken/Mi	issing Elemen	ts, Extent : Light	t, Area A	ffected : 20%			
	Location	: Throughou	t					
AcousTileSusp.Lay-In	35%			2028	* *	5	\$17,200	
Exposed Concrete	30%			LIFE	* *	5	\$2,300	
<sub>F</sub>		etration. Exte	ent : Light, Area		: 5%		7-,	
			Below Machine I					
Gypsum Board	20%			LIFE	* *	5	\$12,300	

Electrical	Current Repa	ir Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Esti Total (Years)	imated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Raceway						
Conduit	100%	2023	\$51,300	1		
Panelboards						
Fused Disc Sw	20%	2022	\$14,600	5	\$200	
Molded Case Bkrs	80%	2022	\$58,400	5	\$700	
Wiring						
Thermoplastic	100%	2023	\$65,000	1		
Motor Controllers						
Motor Control Center	100%	2028	* *	5	\$900	
Lighting Interior Lighting						
Fluorescent	100%	2023	\$359,400	10	\$30,400	
	Other Observation, Extent Location: Throughout T Explanation: Using T-8	he Building	ected : 100%			
Egress Lighting						
Emergency, Service	50%	2023	\$8,000	1		
Exit, Service	50%	2023	\$4,400	1		
Exterior Lighting						
HID	100%	2018	\$122,200	10	\$100	

Alarm

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

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

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

Asset #: 2125

Electrical	Current Repair	Futur	e Replacement	М	aintenance		
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Jarm							
Security System							
No Component	70%						
Generic	30%	2023	\$29,400	1	\$3,700		
	Other Observation, Extent : Me	oderate, Area Affe	cted : 100%				
	Location : Outside						
	Explanation: CCTV Surveille	ance Camera Syst	em				
Fire/Smoke Detection							
No Component	70%						
Generic	30%	2023	\$100,500	1-3	\$6,300		
	Other Observation, Extent : Me	Other Observation, Extent: Moderate, Area Affected: 100%					
	Location : Hallways						
	Explanation : Alarm Bells An	d Manual Pull St	ations				

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
HTHW/HW	100%			2033	* *	1		
			xtent : Light, Area	Affected	: 100%			
	Location	ı : Penthou:	se Mech Room					
	Explana	tion : Hot V	Vater Provided Fro	m Buildi	ing P			
Distribution								
Hot Wtr Piping/Pump	100%			2022	\$162,500	4	\$2,400	
Terminal Devices								
Air Handler	60%			2018	\$104,700	1	\$12,300	
Fan Coil Unit/Heat	40%	Now	\$116,300	2028	* *	1	\$3,900	
			tent : Severe, Area	Affected	! : 40%			
	Location	ı : Various .	Locations					
	Other Obs	servation, E	xtent : Severe, Are	a Affecte	d: 20%			
	Location	: Various	Locations					
	Explana	tion : Ruste	d And Leaking					
Air Conditioning								
Energy Source								
District C.W.	100%			2033	* *	1		
	Other Obs	servation, E	xtent : Light, Area	Affected	: 100%			
	Location	i : Penthous	se Mech Room					
	Explana	tion : Chille	ed Water Provided	From Bi	uilding P			
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$7,900	2023	\$158,100	4	\$1,600	
	Corroded,	Extent : M	oderate, Area Affe	cted : 10	%			
	Location	i : Penthous	se					
Terminal Devices								
Air Handler/Cool/Ht	100%			2018	\$137,400	1	\$20,500	
Ventilation					. , , , , , , , , , , , , , , , , , , ,		. , ,	
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$18,500	
Note: All component repairs \$ estim	ates are in c	urrent dollar	s and are not escalar	ed for poi	tential future inflatio	n.	· · · · · · · · · · · · · · · · · · ·	

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

Estimates are rounded to the nearest hundred dollars.

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

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

Mechanical	Current Repair	Futur	e Replacement	M		
System Component Type	% of Fail Date Estimate Total (Years)	d Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ventilation						
Exhaust Fans						
Interior	95%	2018	\$34,000	2	\$1,000	
Roof	5%	2023	\$1,300	2	\$100	
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2033	* *	1		
HW Heat Exchanger						
Low Temp	100%	2043	* *	4	\$3,300	
	Other Observation, Extent : Lig	ht, Area Affected	: 100%			
	Location: Penthouse					
	Explanation : Unit Shared Wit	th Building C				
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 : Lig	ht, Area Affected	: 100%			
	Location: 1-3					
	Explanation: 1 Unit					
Fire Suppression						
Standpipe						
Generic	100%	2033	* *	1-5	\$16,700	
Sprinkler					•	
No Component	80%					
Generic	20%	2033	* *	1-2	\$1,900	

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Address : 29-10 THOMSON AVENUE @SKILLMAN AVE.

Borough : QUEENS Agency's Number : N/A

Area Sq Ft : 892,106 Project Type : CITY UNIVERSITY OF NEW YORK

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

Areas Surveyed : Basement, Roof, Floors 1,2,3,4,7,9

Block : 273 Lot : 1 BIN : 4003516

CAPITAL	FY 2017 - 2020	FY 2021 - 2026		
Exterior Architecture	\$761,900	\$3,175,300		
Interior Architecture	\$1,081,700	\$2,545,100		
Electrical	\$4,133,500	\$635,800		
Mechanical	\$7,625,600	\$27,719,700		
Total	\$13,602,700	\$34,076,000		
Importance Code A	\$5,003,100	\$3,175,300		
Importance Code B	\$8,429,200	\$30,397,200		
Importance Code C	\$170,500	\$503,500		
Total	\$13,602,700	\$34,076,000		

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture				\$29,200
Interior Architecture	\$75,100			\$75,100
Electrical	\$143,900	\$97,000	\$104,900	\$106,500
Mechanical	\$105,200	\$218,800	\$254,900	\$241,700
Elevators/Escalators	\$124,300	\$124,300	\$124,300	\$124,300
Total	\$448,500	\$440,100	\$484,100	\$576,900
Importance Code A		\$88,300	\$90,300	\$117,500
Importance Code B	\$448,500	\$351,700	\$393,900	\$459,300
Total	\$448,500	\$440,100	\$484,100	\$576,900



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

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

Asset #: 4434

Architecture		Current F	Repair	Futur	re Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior								
Exterior Walls								
Cast Stone/Terra Cotta	77%			LIFE	* *	5	\$2,875,900	
Concrete Masonry Unit	5%			LIFE	* *	5	\$14,900	
Masonry: Brick	10%			LIFE	* *	5	\$47,800	
Metal Panel	3%			2050	* *	5-10	\$98,600	
Metal Sect. OHD	3%	Now	\$87,500	2029	* *	5	\$22,400	
	Other Obs	ervation, E	xtent : Moderate, A	Area Affe	ected : 10%			
	Location	i : Service A	Area					
	Explana	tion : Broke	en / Missing Eleme	nts				
Stucco Cement	2%			2041	* *	5	\$23,900	
Windows							, - ,	
Aluminum	20%			2040	* *	5	\$4,500	
Aluminum	5%			2046	* *	5	\$1,100	
Aluminum	10%			2046	* *	5	\$2,300	
Glass Block	3%			LIFE	* *	5	\$400	
Metal Louvers	2%			2033	* *	10	\$2,800	
Steel	5%	Now	\$57,700	2049	* *	5	\$7,100	
	Location Corrosion Location Thermally	a: Service A /Rusting, E a: Service A Inefficient, a: Service A	xtent : Moderate, A Area Extent : Moderate Area	Area Affe e, Area A	ected : 50%			
Wood	Location	ation, Exter a : Through				5	\$62,200	
	Location	: Through						
	Dry Rot/Decay, Extent : Moderate, Area Affected : 20% Location : Throughout							
	Thermally Inefficient, Extent : Moderate, Area Affected : 100%  Location : Throughout							
	Split/Crac	ked, Extent	: Moderate, Area	Affected	: 50%			
	Location	: Through	out					
Parapets	=0					_	<b>4</b>	
Cast in Place Concrete	50%			LIFE	* *	5	\$76,300	
Masonry: Brick	30%			LIFE	* *	5	\$4,400	
Metal Panel	10%			2050	* *	5	\$5,700	
Metal Rail	10%			2041	* *	5-10	\$26,700	

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

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

Architecture		Current R	Repair	Futur	e Replacement	M	aintenance	
System Component Type		Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Roof								
Built-Up (BUR)	10%	Now	\$107,600	2034	* *			
			lerate, Area Affecte	ed : 20%				
			iding Dock					
			ings, Extent : Mod	erate, Ar	ea Affected : 25%			
			iding Dock					
			: Moderate, Area	Affected .	: 25%			
	Location :	Over Loa	iding Dock					
Modified Bitumen	47%			2032	* *	10	\$113,100	
Modified Bitumen	40%			2029	* *	10	\$96,200	
Skylight, Metal/Glass	3%			2050	* *	10	\$24,100	
Interior								
Floors								
Carpet	5%			2023	\$832,300	3	\$133,500	
Cast in Place Concrete	40%			LIFE	* *	5	\$1,168,300	
			xtent : Moderate, A	rea Affe	cted : 10%			
	Location :	Basemen	t					
Terrazzo	10%			LIFE	* *	5	\$104,300	
Vinyl Tile	20%			2029	* *	3	\$133,500	
Vinyl Tile	5%			2032	* *	3	\$33,400	
Wood	20%	Now	\$430,100	2039	* *	5	\$250,400	
	Broken/Mis	sing Elem	ents, Extent : Mod	erate, Ar	ea Affected : 10%			
	Location :	9th Floor	r					
	Split/Cracke	ed, Extent	: Moderate, Area	Affected	: 25%			
	Location :	9th Floor	r					
Interior Walls								
Cast in Place Concrete	20%			LIFE	* *			
Ceramic Tile	5%			2033	* *	5	\$70,900	
Concrete Masonry Unit	45%			LIFE	* *	5	\$255,300	
Gypsum Board	20%			LIFE	* *	5	\$170,200	
Gypsum Board	5%			LIFE	* *	5	\$42,500	
Masonry: Brick		Now	\$135,000	LIFE	* *			
			ent : Moderate, Ar	ea Affect	ted : 10%			
	Location:	Service A	rea					

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

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

Asset #: 4434

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
AcousTileSusp.Lay-In	23%			2037	* *	5	\$307,100	
AcousTileSusp.Lay-In	5%			2041	* *	5	\$66,800	
<b>Exposed Concrete</b>	55%			LIFE	* *	5	\$114,700	
Exposed Struc: Steel	2%	Now	\$109,900	LIFE	* *			
		/Rusting, E : Service A	xtent : Moderate, A Area	Area Affe	cted : 15%			
		iscoloring, : Service A	Extent : Moderate Area	e, Area Ą	ffected : 25%			
Gypsum Board	10%			LIFE	* *	5	\$166,900	
Metal Panel	5%	Now	\$217,700	LIFE	* *	5	\$83,500	
	Corrosion/Rusting, Extent : Moderate, Area Affected : 20% Location : Service Area							
		etration, E : Service A	xtent : Moderate, A Area	Area Affe	cted : 25%			

ectrical	Current Re	pair Fı	Future Replacement Maintenance			aintenance		
stem Component Type	% of Fail Date F Total (Years)	Estimated Cost Ye	ar Estim Y	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
der 600 Volts								
Service Equipment								
Fused Disc Sw	100%	20			5	\$3,800		
	Other Observation, Ext	ent : Moderate, Area .	Affected : 1	00%				
	Location: Electrical I	Room						
	Explanation: 2-4000	Amperes Main Servi	ce Disconn	ect Switche.	s			
Transformers								
Dry Type	100%	20	22	\$15,400	5	\$3,300		
	Other Observation, Extent: Light, Area Affected: 100%							
	Location : Electrical I	Room						
	Explanation: 2-600 I	Kva , 480/277v						
Switchgear / Switchboard								
Fused Disc Sw	95%	20	24		5	\$3,600		
Molded Case Bkrs	5%	20:	24		5	\$1,200		
Raceway								
Conduit	90%	20:	34	* *	1			
Conduit	10%	20-	44	* *	1			
Panelboards								
Fused Disc Sw	20%	20	32	* *	5	\$4,100		
Molded Case Bkrs	70%	20	32	* *	5	\$16,400		
Molded Case Bkrs	10%	20	40	* *	5	\$2,300		
Wiring								
Thermoplastic	90%	20	34	* *	1			
Thermoplastic	10%	20	44	* *	1			
Motor Controllers								
Locally Mounted	70%	20	22		5	\$4,200		
Locally Mounted	30%	20:	29	* *	5	\$1,800		

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

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

Asset #: 4434

Electrical	Current Repair	Futur	e Replacement	М	aintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Ground		•				•		
Grounding Devices								
Not Accessible	100%							
	Other Observation, Extent : Light, Area	ı Affected	: 0%					
	Location:							
	Explanation: Covered With Insulation	n						
Stand-by Power								
Transfer Switches	1000/	2020	* *	1	¢274.500			
Automatic	100%	2029	sh sh	1	\$274,500			
Generators	1000/	2027	* *	1	¢245 500			
Diesel	100% Other Observation, Extent: Moderate,	2027		1	\$345,500			
	Location: Roof	Area Ajje	ciea . 100%					
	Explanation: 200 Kw, 208/120 Cater	nillar Car	190t					
Batteries	Explanation : 200 Kw, 200/120 Cater	piliar Ger	isei					
Lead/Acid	100%	2017	\$1,500	5	\$33,000			
Fuel Storage	10070	2017	\$1,500		\$33,000			
Day Tank	50%	2032	* *	5	\$82,800			
Day Tank	Other Observation, Extent: Moderate,		cted · 100%	3	Ψ02,000			
	Location: Roof	irea rijje	cica : 10070					
	Explanation : No Available Nameplat	e Ratino (	Capacity					
Main Tank	50%	2027	**	5	\$13,100			
Waiii Tank	Other Observation, Extent: Moderate,		cted · 100%	3	φ13,100			
	Location: Basement	irea rijje	cica : 10070					
	Explanation: 2000 Gallons Capacity							
ighting	Englishment i 2000 Cantens Capacity							
Interior Lighting								
Fluorescent	98%	2029	* *	10	\$801,800			
	T-8 Lamps, Extent : Moderate, Area Afj		00%		, ,			
	Location: Throughout The Building							
Fluorescent	2%	2024	\$193,500	10	\$16,400			
Tuorescent	Other Observation, Extent : Moderate,			10	Ψ10,100			
	Location: Throughout The Building							
	Explanation: Compact Fluorescent L	ight Fixtu	res					
Egress Lighting	1	0						
Exit, LED	50%	2052	* *	1				
Exit, Battery	50%	2024	\$400,900	10	\$30,100			
Exterior Lighting		<u> </u>			, , , ,			
HID	100%	2019	\$3,290,300	10	\$2,700			
	Other Observation, Extent: Moderate,				. ,			
	Location: Roof							
	Explanation : Signage Lighting							
Alarm								

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

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

Asset #: 4434

Electrical	Current Repair	Future Repl	acement	М	aintenance	
System Component Type	% of Fail Date Estima Total (Years)	ted Cost   Year Estim FY	ated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Alarm						
Security System						
No Component	70%					
Generic	30%	2029	* *	1	\$100,000	
	Other Observation, Extent : N	Aoderate, Area Affected : A	100%			
	Location : Hallways					
	Explanation: CCTV Surv	veillance Cameras				
Fire/Smoke Detection						
No Component	50%					
Generic	50%	2029	* *	1-3	\$283,200	
	Other Observation, Extent : N	Moderate, Area Affected : 1	100%			
	Location : Hallways And M	echanical Spaces				
	Explanation: Strobe Lights	, Manual Pull Station And	Smoke Det	ectors		

Mechanical		Current R	epair	Futur	e Replacement	М	aintenance	
System Component Type		Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Energy Source								
Fuel Oil No 6	100%	2-4	\$429,200	2034	* *	5	\$138,200	
			ent : Moderate, Ar	ea Affec	ted : 40%			
	Location :	Tanks In	Vault					
Conversion Equipment								
Steam Boiler	100%	0-2	\$4,241,200	2044	* *	1	\$795,100	
	Leak Evider	nt, Extent :	Moderate, Area A	ffected :	20%			
	Location: Two Units, 1 Is Out Of Service Due To Leaks							
	Other Observation, Extent: Light, Area Affected: 100%							
	Location:	Basement						
	Explanation	on : 2 Unit	s. They Are Sched	uled To	Be Replaced This S	Summer		
Distribution								
Hot Wtr Piping/Pump	40%	Now	\$35,000	2023	\$1,750,600	4	\$17,600	
	Corroded, Extent : Severe, Area Affected : 25%							
	Location: Vacuum Pump, Sub Basement							
	Leak Evider	nt, Extent :	Moderate, Area A	ffected :	10%			
	Location:	Boiler Ro	om					
Steam Piping/Pump	60%			2024	\$3,649,800	4	\$26,400	
Terminal Devices								
Air Handler	60%			2024	\$2,818,500	1	\$331,000	
Convector/Radiator	35%			2022	\$2,880,200	1	\$100,800	
Fan Coil Unit/Heat	5%			2024	\$652,300	1	\$14,400	
Air Conditioning					•		· · · · · · · · · · · · · · · · · · ·	
Energy Source								
Electricity	100%			2032	* *	1		

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

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

Asset #: 4434

Mechanical		Current	Repair	Future	Future Replacement Maintenance		aintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Air Conditioning	•			•	•			•	
Conversion Equipment Int Pkg Unit - Heating/Cooling	10%			2018	\$1,735,400	2	\$5,500		
Heating/Cooming	-	-	tent : Light, Area A quipment Rooms - 2			s			
Reciprocating Compr/Chiller	20%			2019	\$591,400	1	\$82,800		
Complicanic	-	igerant, Ex 1 : Mech Ro	tent : Light, Area A oom	Affected : 2	0%				
No Component	70%								
Distribution Chilled Wtr Pipe/Pump No Component	20% 80%			2024	\$255,500	4	\$8,800		
Terminal Devices	0070								
Air Handler/Cool/Ht	15%			2024	\$166,500	1	\$82,800		
Fan Coil - Cool/Heat	5%			2024	\$247,400	1	\$14,400		
No Component	80%								
Heat Rejection									
Water Cool Tower	Location	ent, Extent 1 : Corrode Equipment,	\$75,000 : Severe, Area Affe d And Leaking Exte Extent : Severe, A	ensively, R	oof	2	\$71,800		
Water Cool Tower	10%	0-2 Extent : M	\$7,500 Ioderate, Area Affe	2018 ected : 10%	\$75,000	2	\$71,800		
No Component	80%								
entilation Tentilation									
Distribution									
Ductwork/Diffusers	30%			LIFE	* *	2-5	\$149,200		
No Component	70%								
Exhaust Fans				•040	<b>**</b> **********************************	_	40.500		
Interior	30%			2019	\$288,900	2	\$8,200		
No Component	70%								
lumbing									
H/C Water Piping Brass/Copper	40%			2034	* *	1			
Galv Iron/Steel	60%			2022	\$1,561,200	1			
HW Heat Exchanger	0070			2022	Ψ1,501,200	1			
Low Temp	50%			2024	\$135,100	4	\$44,100		
No Component	50%			2027	Ψ133,100	•	ψ ι τ, 100		
Sanitary Piping	2070								
Cast Iron	100% Blockage		\$37,800 Extent : Moderate,	LIFE Area Affec	* * rted : 5%	1			
	Location	: Various	Locations						

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

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

Mechanical	Current Repair	Futur	Replacement	ement Maintenance						
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority				
Plumbing										
Storm Drain Piping										
Cast Iron	100%	LIFE	* *	1						
Sump Pump(s)										
Rigid Piping	100%	2019	\$10,800	4	\$1,600					
Fixtures										
Generic	100%									
Vertical Transport										
Elevators										
Geared Traction	80%	LIFE	* *							
	Other Observation, Extent : Light, Area Affected : 80%									
	Location: B-9									
	Explanation: 11 Units									
Hydraulic	20%	LIFE	* *							
	Other Observation, Extent: Light, Area Affected: 20%									
	Location: B-2									
	Explanation: 3 Units									
Fire Suppression										
Standpipe										
Generic	100%	2024	\$3,109,100	1-5	\$449,800					
Sprinkler										
Generic	100%	2024	\$10,172,400	1-2	\$249,900					
Fire Pump										
Not Accessible	100%									
Chemical System										
No Component	98%									
Generic	2%	2019	\$500	1-3	\$1,000					
	Other Observation, Extent : Light, Area Affected : 2%									
	Location: 2nd Floor Kitchen									
	Explanation: For The Stove									

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Address : 31-40 THOMSON AVENUE

Borough : QUEENS Agency's Number : N/A
Program / Asset # : CUN0004.020 / 2823 Yr Built/Renovated : 1991 /

Area Sq Ft : 367,000 Project Type : CITY UNIVERSITY OF NEW YORK

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

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

Block : 279 Lot : 1 BIN : 4003535

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$3,023,000	\$131,000
Interior Architecture	\$414,400	\$3,639,900
Electrical	\$359,500	\$1,599,200
Mechanical	\$172,600	\$3,886,900
Total	\$3,969,500	\$9,256,900
Importance Code A	\$3,023,000	\$197,500
Importance Code B	\$946,600	\$8,777,800
Importance Code C		\$281,600
Total	\$3,969,500	\$9,256,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$14,800		\$10,700	
Interior Architecture	\$27,100	\$75,100		\$705,600
Electrical	\$66,300	\$39,900	\$46,000	\$43,300
Mechanical	\$178,100	\$144,000	\$239,700	\$139,100
Elevators/Escalators	\$24,700	\$24,700	\$24,700	\$24,700
Total	\$310,900	\$283,600	\$321,000	\$912,800
Importance Code A	\$46,200	\$33,600	\$42,800	\$33,600
Importance Code B	\$264,800	\$232,500	\$278,200	\$879,200
Importance Code C		\$17,500		
Total	\$310,900	\$283,600	\$321,000	\$912,800



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

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

Asset #: 2823

Architectu	ire		Current R	epair	Futur	e Replacement	M	aintenance	
System Compone Type		% of Total	Fail Date (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior		•							
Exterior \									
Cem	ent-Fiber Panel	65%		\$213,100	2029	* *			
				Extent : Moderate	, Area A <u>f</u>	fected : 2%			
		Location							
				tent : Moderate, A		cted : 15%			
		Location	ı : Stairs, E3	65, E507,Through	iout				
Glas	s Block	10%			LIFE	* *	5	\$14,800	
	onry: Brick	15%			LIFE	* *	5	\$35,500	
	Cast Concrete	5%			LIFE	* *	5	\$38,500	
	co Cement	5%			2037	* *	5	\$29,600	
Windows							_		
Alun	ninum	95%		\$194,300	2040	**	5	\$11,900	
				t, Extent : Modera	ite, Area	Affected: 25%			
			i : Througho		A CC .	1 250/			
		_	erabie, Extei 1 : Througho	ıt : Moderate, Are 	а Ађесте	a : 25%			
3.6			i . Inrougno	ш	2022	de de	10	Φ= 000	
-	al Louvers	5%			2033	* *	10	\$7,800	
Parapets	' DI C	<b>500</b> /			LIEE	* *	~	Φ <b>.7.</b> 000	
	in Place Concrete	50%			LIFE	* *	5	\$57,000	
Meta	al Panel	47%	samuation Es	tant Madanata	2044		5	\$20,100	
		Other Observation, Extent : Moderate, Area Affected : 100% Location : Exterior Parapets							
				arapeis Iaterial Is Actuall	v Comont	Fiber Panel			
Mate	al Panel	3%		in in the state of	2044	**	5	\$1,300	
Roof	ar r anci	370			2044			Ψ1,500	
	rglass Panel	5%			2033	* *	1		
	IA/Protected	95%	Now	\$2,615,600	2034	* *	1		
	nbrane	2070	11011	<b>42</b> ,012,000	200.				
		Insul Miss	s/Displaced,	Extent : Moderate	e, Area A	ffected : 25%			
		Location	ı : Over Coo	ling Tower Area					
		Miss/Dam	aged Flashi	ngs, Extent : Mod	erate, Ar	ea Affected : 5%			
		Location	ı : Near Mer	#6					
		Water Per	netration, Ex	tent : Moderate, A	Area Affe	cted : 10%			
		Location	ı : Room E50	07, Corridor Near	Rooms I	E238 And E271, No	ear 5th F	loor Elevator	
		Worn/Ero	ded, Extent .	Moderate, Area	Affected :	25%			
		Location	ı : Througho	ut					
Interior									
Floors		400:			2020	φ <i>ε</i> <b>πε ο</b> οο	2	ф100 <b>3</b> 00	
Carp		10%			2020	\$675,200	3	\$108,300	
	in Place Concrete	15%			LIFE	* *	5	\$177,700	
	mic Tile	5%			2033	**	5	\$27,100	
-	yl Tile	65%	NI.	<b>\$22.4</b> 000	2024	\$2,923,300	3	\$132,000	
Viny	yl Tile	5%	Now	\$224,900	2034	* *	3	\$10,200	
				Extent : Moderat Near Room 240	e, Area A	ујестеа : 25%			
					footo 1 . 1	050/			
		Loose Uni	us, Extent : l	Moderate, Area Aj	reciea : 2	2370			
			. Corridor	Near Room 240	,				

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

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

Asset #: 2823

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Interior Walls								
Cast in Place Concrete	5%			LIFE	* *			
Ceramic Tile	5%			2033	* *	5	\$35,000	
Concrete Masonry Unit	15%			LIFE	* *	5	\$42,000	
Glass: Single Pane	3%			LIFE	* *	5	\$15,800	
Gypsum Board	57%			LIFE	* *	5	\$239,600	
Plaster	15%			LIFE	* *	5	\$31,500	
Ceilings								
AcousTileSusp.Lay-In	70%			2029	* *	5	\$379,100	
-	Water Penetration, Extent: Moderate, Area Affected: 10%							
	Location	ı : Corridor	Near Room E271,	Room E	238, Near 5th Floo	or Elevat	or	
<b>Exposed Concrete</b>	15%			LIFE	* *	5	\$12,700	
Exposed Struc: Steel	5%			LIFE	* *			
Gypsum Board	10%			LIFE	* *	5	\$67,700	

Current Repair	Future Replacement	М	laintenance	
% of Fail Date Estimated Co Total (Years)	St Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
100%	2034 **	5	\$1,600	
Other Observation, Extent : Moderat	e, Area Affected : 100%			
Location: Electrical Room				
Explanation: 4-2500 Amperes Ma	in Disconnect Switches			
100%	2029 **	5	\$1,300	
Other Observation, Extent : Moderat	e, Area Affected : 100%			
Location: Electrical Room				
Explanation : 4-750 Kva, 480/277/2	208 Volts			
100%	2034 **	5	\$1,600	
100%	2034 **	1		
15%	2032 **	5	\$1,300	
85%	2032 **	5	\$8,200	
			•	
100%	2034 **	1		
100%	2029 **	5	\$2,500	
			•	
100%				
100%	2029 **	1	\$112,900	
	% of Fail Date Estimated Co Total (Years)  100%  Other Observation, Extent: Moderat Location: Electrical Room Explanation: 4- 2500 Amperes Ma  100%  Other Observation, Extent: Moderat Location: Electrical Room Explanation: 4-750 Kva, 480/277/2  100%  15% 85%  100%  100%	100%   2034   **   100%   2034   **   Other Observation, Extent: Moderate, Area Affected: 100%   Location: Electrical Room   Explanation: 4-2500 Amperes Main Disconnect Switches	100%   2034   ** 5	100%   2034   ** 5   \$1,600

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

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

Asset #: 2823

Electrical	Current Repair	Future	Replacement	Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
tand-by Power						
Generators	100-1				<b></b>	
Diesel	100%	2027	**	1	\$142,100	
	Other Observation, Extent : Moderate, Location : Generator Room	Area Affec	ted : 100%			
		Patad @ 1	50 V			
Batteries	Explanation : Emergency Generator I	taiea @ 4.	30 KW			
Nickel Cadmium	100%	2017	\$1,500	5	\$81,800	
Fuel Storage	100/0	2017	\$1,500		ψ01,000	
Day Tank	50%	2032	* *	5	\$33,600	
Buy Tunk	Other Observation, Extent : Moderate, A		ted : 100%	3	Ψ33,000	
	Location: Generator Room	33				
	Explanation: 460 Gallons Capacity					
Main Tank	50%	2039	* *	5	\$5,300	
1124411 244111	Other Observation, Extent: Moderate, A		rted : 100%		φε,εσσ	
	Location: Generator Room	33				
	Explanation : No Available Nameplate	e Rating C	Capacity			
ighting			-			
Interior Lighting						
Fluorescent	96%	2029	* *	10	\$318,600	
	Other Observation, Extent: Moderate, A	Area Affec	rted : 100%			
	Location : Throughout The Building					
	Explanation: T-8 Lamps					
Fluorescent	3%	2024	\$117,800	10	\$10,000	
	Other Observation, Extent: Moderate, 1	Area Affec	rted : 100%			
	Location : Throughout The Building					
	Explanation : Compact Fluorescent L	ight Fixtui	res			
HID	1%	2024	\$28,200	10	\$100	
Egress Lighting						
Emergency, Service	50%	2024	\$86,900	1		
Exit, LED	30%	2052	* *	1		
Exit, Service	10%	2024	\$9,500	1		
Exit, Battery	10%	2024	\$32,500	10	\$2,400	
Exterior Lighting	1000	2024	φ4 <b>2 7 2</b> 5 2 2	10	<b>4.400</b>	
HID	100%	2024	\$1,353,600	10	\$1,100	
Alarm						
Security System	700/					
No Component Generic	70% 30%	2029	* *	1	\$41.100	
Generic	Other Observation, Extent : Moderate, A			1	\$41,100	
	Location: Hallways	<i>нгеи Ајјес</i>	iea . 10070			
	Explanation: C C T V Surveillance C	ameras				
Fire/Smoke Detection	Explanation . C C 1 v Surveillance C	ancius .				
No Component	50%					
Generic	50%	2029	* *	1-3	\$116,500	
Generic	Other Observation, Extent : Moderate, A		rted : 100%	1 3	φ110,500	
	Location : Hallways And Mechanical					
	Explanation: Strobe Lights, Manual I		n Smoka Dataata	A 1	Rolls And Horns	

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

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

Asset #: 2823

Mechanical	Current	Current Repair Future			M	Maintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Electricity	10%		2044	* *	1		
Natural Gas	5%		2044	* *	1		
Interruptible Gas/Dual Fuel	85%		2044	* *	1		
Conversion Equipment							
Furnace	5% Other Observation, I Location: Roof			**	1	\$9,000	
**	Explanation: 1 Roc	of 10p Package Un		<b>4.55 7.00</b>		ф11 <b>2</b> 00	
Heat Pump	10% Other Observation, E Location: Roof Explanation: 2 Roo			\$66,500 : 10%	2	\$11,200	
Steam Boiler	85%		2037	* *	1	\$304,600	
Steam Boiler	Other Observation, E Location: Boiler R Explanation: 2 Un	coom		: 100%	1	\$30 I,000	
Distribution							
Hot Wtr Piping/Pump	20%		2032	* *	4	\$3,600	
Steam Piping/Pump	65%		2034	* *	4	\$17,400	
No Component	15%						
Terminal Devices							
Air Handler	65%		2024	\$1,238,500	1	\$145,500	
Convector/Radiator	15%		2037	* *	1	\$17,500	
Fan Coil Unit/Heat	5%		2024	\$264,600	1	\$5,800	
No Component	15%						
ir Conditioning							
Energy Source	1000/		20.40	de de			
Electricity	100%		2040	* *	1		
Conversion Equipment	0.50/		2027	* *	1	Ф222 000	
Centrifugal, Elec Chille			2027		1	\$332,900	
	Other Observation, I	_	Ађестеа	: 85%			
	Location : A C Roo		D122				
	Explanation: 2 Un	its, Using Refrigera					
Heat Pump	10% R-22 Refrigerant, Ex Location: 2 Units,		2022 ffected :	\$1,300	2	\$2,200	
Ext Pkg Unit - Heating/Cooling	5%		2029	* *	2	\$1,100	
	R-22 Refrigerant, Ex Location : Roof Other Observation, I						
	Location : Roof  Explanation : 1 Roo	of Mounted Air Hai	ıdler Wii	h Gas Fired Furna	ice		

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

Asset #: 2823

Mechanical		Current	Repair	Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Air Conditioning									
Distribution	0.50/			2024	* *	4	ф <b>22.7</b> 00		
Chilled Wtr Pipe/Pump	85%			2034	* *	4	\$22,700		
No Component	15%								
Terminal Devices Air Handler/Cool/Ht	85%			2024	¢1 275 000	1	\$100.200		
No Component	85% 15%			2024	\$1,275,900	1	\$190,200		
Heat Rejection	1370								
Remote Air Cond	5%			2029	* *	2	\$12,600		
Water Cool Tower	85%		\$43,100	2022	\$862,200	2	\$247,600		
Water Coor Tower		, Extent : M	loderate, Area Affe			-	Ψ217,000		
	Leak Evid		: Moderate, Area A	Affected :	5%				
No Component	10%								
Ventilation	10,0								
Distribution									
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$201,800		
Exhaust Fans									
Interior	85%			2029	* *	2	\$9,400		
Roof	15%			2024	\$42,100	2	\$1,700		
Plumbing									
H/C Water Piping									
Brass/Copper	100%			2044	* *	1			
Water Heater	1000/			2010	<b>402.200</b>	•	Φ# 200		
Gas Fired	100%			2019	\$82,200	2	\$5,300		
Sanitary Piping	1.000/			LIEE	* *	1			
Cast Iron	100%			LIFE	4. 4.	1			
Storm Drain Piping	1,000/			LIEE	* *	1			
Cast Iron	100%			LIFE		1			
Sump Pump(s) Rigid Piping	100%			2019	\$10,800	4	\$1,600		
Pool Filter/Treatment	10070			2019	\$10,800		\$1,000		
Sand	100%			2029	* *	4	\$134,400		
Sewage Ejector(s)	10070			2027			Ψ154,400		
Electric	100%			2019	\$10,800	4	\$1,600		
Fixtures					+,		+-,		
Generic	100%								
Vertical Transport									
Elevators									
Geared Traction	50%			LIFE	* *				
	Other Obs Location		Extent : Light, Area	Affected	: 50%				
	Explana	tion : 2 Un	its						
Hydraulic	50%			LIFE	* *				
	Other Obs		Extent : Light, Area (1) 1-3		: 50%				
	Explana	tion : 3 Un	its						

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

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

# CITY UNIVERSITY OF NEW YORK - 042 LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset #: 2823

Mechanical	Current F	Repair Futu	Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost   Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Fire Suppression Standpipe						
Generic	100%	2044	* *	1-5	\$189,200	
Sprinkler						
Generic	100%	2034	* *	1-2	\$101,400	
Fire Pump						
Generic	100%	2027	* *	1	\$67,600	

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Address : 31-10 THOMSON AVE.

Borough : QUEENS Agency's Number : 24001
Program / Asset # : CUN0004.010 / 2096 Yr Built/Renovated : 1920 / 1971

Area Sq Ft : 261,099 Project Type : CITY UNIVERSITY OF NEW YORK

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

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

Block : 278 Lot : 1 BIN : 4003534

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$1,182,400	\$2,046,400
Interior Architecture	\$978,800	\$2,317,400
Electrical	\$910,900	\$6,350,400
Mechanical	\$2,639,100	\$2,339,500
Total	\$5,711,200	\$13,053,700
Importance Code A	\$1,182,400	\$3,065,700
Importance Code B	\$4,528,800	\$9,838,500
Importance Code C		\$149,500
Total	\$5,711,200	\$13,053,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture			\$21,100	_
Interior Architecture	\$37,300	\$73,100	\$24,100	\$252,200
Electrical	\$39,100	\$28,000	\$28,200	\$25,500
Mechanical	\$76,800	\$88,200	\$174,500	\$84,700
Elevators/Escalators	\$15,800	\$15,800	\$15,800	\$15,800
Total	\$169,000	\$205,000	\$263,600	\$378,100
Importance Code A	\$18,500	\$21,700	\$40,100	\$21,700
Importance Code B	\$150,500	\$158,400	\$223,500	\$356,500
I C. J. C		Φ24.000		
Importance Code C		\$24,900		



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

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

Asset #: 2096

Architecture	Current Re	epair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date 1 Total (Years)	Estimated Cost	Year l FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior							
Exterior Walls							
Masonry: Brick	95% Now Cracking/Crumbling, I Location : Penthouse		LIFE , Area Affe	* * ected : 15%	5	\$151,900	
	Efflorescence, Extent: Location: Penthouse		Affected : 1	15%			
	Jnt Mortar Miss/Erod, Location : Throughor		e, Area Af	fected : 50%			
	Water Penetration, Ext Location : North Fac		Area Affect	ed : 10%			
Window Wall	5%		2044	* *	5	\$30,000	
Windows							
Aluminum	97% Now Caulking Deteriorated, Location : Throughor		2032 ite, Area Aj	* * ffected : 25%	5	\$8,300	
Metal Louvers	3%		2033	* *	10	\$3,200	
Parapets							
Masonry: Brick	85% Now Jnt Mortar Miss/Erod, Location : Throughor		LIFE e, Area Af	* * fected : 25%	5	\$8,000	
	Vegetation Growth, Ex Location : Throughor		Area Affec	ted : 10%			
	Water Penetration, Ext Location : Throughou		Area Affect	ed : 10%			
Metal Panel	5%		2044	* *	5	\$1,800	
Metal Rail	5%		2029	* *	5-10	\$8,500	
Pre-Cast Concrete	5%		LIFE	* *	5	\$3,000	

Asset #: 2096

Architecture		Current I	Repair	Futur	e Replacement	M		
System	% of	Fail Date	<b>Estimated Cost</b>	Year	<b>Estimated Cost</b>	Cycle	<b>Estimated Cost</b>	Priority
Component	Total	(Years)		FY	Estimated Cost	(Yrs)	25000000	11101103
Туре								
Exterior Roof								
IRMA/Protected	30%	Now	\$211,500	2024	\$705,200			
Membrane			<del>+,-</del> • •		+,			
	Insul Miss	/Displaced	, Extent : Moderate	e, Area Ą	ffected : 20%			
		Location : Over Third Floor Water Penetration, Extent : Moderate, Area Affected : 10%						
		i : Over Th		1.00	250/			
		ded, Extent 1 : Over Th	: Moderate, Area .	Affected .	: 25%			
G: 1 DI M 1				2024	Φ40 <b>7</b> 000			
Single Ply Membrane	50%		\$148,800	2024	\$495,900			
		agea r iash 1 : Over 4th	ings, Extent : Mod Floor	eraie, Ar	ea Affectea : 10%			
			ttent : Moderate, A	rea Affec	eted : 15%			
	-	-	mnasium, 4th Floo		104.1570			
		-	xtent : Light, Area		: 10%			
	Location	i : Gymnas	ium, Room M400, (	Over Lob	by			
Sloped Glazing	15%	Now	\$103,500	LIFE	* *	5	\$603,800	
-	Broken/M	issing Elen	nents, Extent : Mod	erate, Ar	ea Affected : 10%			
			dy Lounges					
			xtent : Moderate, A					
		ı : Area Ne	ar Little Theater, S					
Traffic Topping	5%			2024	\$89,600	10	\$25,200	
nterior								
Floors	504			2020	\$240,200	2	\$29.500	
Carpet Cast in Place Concrete	5% 10%			LIFE	\$240,200	3 5	\$38,500 \$84,300	
Ceramic Tile	10%			2033	* *	5	\$38,500	
Terrazzo	5%			LIFE	* *	5	\$15,100	
Vinyl Tile	60%			2024	\$1,919,800	3	\$86,700	
Vinyl Tile	5%	Now	\$160,000	2034	**	3	\$7,200	
•	Cracking/	Crumbling,	Extent : Moderate	, Area Aj	ffected : 25%		. ,	
	Location	ı : Basemer	ıt Corridor					
	Worn/Ero	ded, Extent	: Moderate, Area	Affected .	: 25%			
	Location	ı : Basemer	ıt Corridor					
Wood	5%			2052	* *	5	\$36,100	
Interior Walls								
Cast in Place Concrete	5%			LIFE	* *			
			xtent : Moderate, A	Area Affe	cted : 10%			
		ı : Foundat	ion					
Ceramic Tile	10%			2033	* *	5	\$49,800	
Concrete Masonry Unit	5%			LIFE	* *	5	\$10,000	
Gypsum Board	50%			LIFE	* *	5	\$149,500	
Masonry: Brick Plaster	20%			LIFE	* *	-	¢15 000	
	10%			LIFE	* *	5	\$15,000	

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

Asset #: 2096

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
AcousTileConcealSpLn	10%			2029	* *	5	\$48,200	
AcousTileSusp.Lay-In	25%	Now	\$761,000	2044	* *	5	\$48,200	
	Cracking/	Crumbling,	Extent: Moderate	, Area A	ffected : 15%			
	Location	: Through	out, Basement Cort	ridor				
	Worn/Ero	ded, Extent	: Moderate, Area	Affected	: 25%			
	Location	: Through	out, Basement Cort	ridor				
AcousTileSusp.Lay-In	30%			2029	* *	5	\$115,600	
AcousTileSusp.Lay-In	5%			2037	* *	5	\$19,300	
Exposed Concrete	15%			LIFE	* *	5	\$9,000	
Exposed Struc: Steel	5%			LIFE	* *		. ,	
Gypsum Board	10%			LIFE	* *	5	\$48,200	
71	Water Per	etration, E	xtent : Moderate, A	Area Affe	cted : 10%		,	
	Location	: Study Lo	unges					

Electrical	Current Repair		Future Replacement		Maintenance				
System Component Type	% of Fail Date 1 Total (Years)	Estimated Cost Yes		Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Under 600 Volts									
Service Equipment									
Fused Disc Sw	100%	202	24	\$82,100	5	\$1,100			
	Other Observation, Ex	tent : Moderate, Area A	Affect	ted : 100%					
	Location : Electrical Room								
	Explanation : 2- 4000 Disconnect Switch	O Amperes Main Disco	nneci	t Switches And 1-2	2000 Am	peres Main			
Switchgear / Switchboard									
Fused Disc Sw	100%	202	24	\$477,300	5	\$1,100			
Raceway									
Conduit	80%	202	24	\$451,600	1				
Conduit	20%	203	34	* *	1				
Panelboards									
Fused Disc Sw	10%	202	23	\$46,700	5	\$600			
Fused Disc Sw	5%	203	32	* *	5	\$300			
Molded Case Bkrs	65%	202	23	\$303,600	5	\$4,500			
Molded Case Bkrs	20%	203	32	* *	5	\$1,400			
Wiring						·			
Thermoplastic	80%	202	24	\$609,200	1				
Thermoplastic	20%	203	34	* *	1				
Motor Controllers									
Locally Mounted	70%	202	22	\$157,400	5	\$1,200			
Locally Mounted	15%	202	29	**	5	\$300			
Motor Control Center	15%	202		\$211,600	5	\$1,100			
Ground		<u>-</u> <u>-</u>		. , , , , , , , , , , , , , , , , , , ,		. ,			
Grounding Devices									
Generic	100%	LIF	ŦΕ	* *	5	\$3,800			
Stand-by Power						. ,			

Stand-by Power

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

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

Asset #: 2096

Electrical	Current Repair	Future	Future Replacement		Maintenance				
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year 1 FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Stand-by Power									
Transfer Switches	100.		<b>**</b> ******		400.400				
Automatic	100%	2022	\$21,500	1	\$80,300				
Generators	1000/	2020	Φ110 c00		Φ101 100				
Diesel	100%	2020	\$118,600	1	\$101,100				
	Other Observation, Extent : Moderate, Area Affected : 100% Location : Generator Room								
	Explanation : Emergency Ge	manatan Batad @ 75	. <b>V</b>						
Batteries	Explanation . Emergency Ge	neraioi Kaiea @ 75	O KW						
Lead/Acid	100%	2017	\$1,500	5	\$9,700				
Fuel Storage	10070	2017	φ1,500		Ψ2,700				
Main Tank	100%	2027	* *	5	\$7,600				
Train Tain	Other Observation, Extent : M		ted : 100%	J	Ψ7,000				
	Location : Generator Room								
	Explanation: 550 Gallons C	apacity							
Lighting	•	•							
Interior Lighting									
Fluorescent	94%	2024	\$2,625,100	10	\$222,000				
	T-8 Lamps, Extent: Moderate,	**	0%						
	Location : Throughout The B	uilding							
Fluorescent	5%	2024	\$139,600	10	\$11,800				
	Other Observation, Extent : M	oderate, Area Affect	ted : 100%						
	Location: Throughout The Building								
	Explanation: Compact Fluor	rescent Light Fixtur	es						
HID	1%	2024	\$20,100	10	\$100				
Egress Lighting									
Emergency, Service	40%	2024	\$49,500	1					
Emergency, Battery	10%	2024	\$33,900	10	\$6,200				
Exit, LED	20%	2052	* *	1					
Exit, Service	30%	2024	\$20,300	1					
Exterior Lighting									
HID	100%	2024	\$963,000	10	\$800				
Lightning Protection									
Arresters/Cabling	1000/	2025	* *	~	<b>#2.20</b> 2				
Generic	100%	2027		5	\$3,200				
	Other Observation, Extent : M Location : Stacks	oaerate, Area Affect	tea : 100%						
		. In The Stanks Only							
Marm	Explanation: Lightning Rod.	s in The Stacks Only	/						
Alarm Security System									
No Component	70%								
Generic	30%	2029	* *	1	\$29,300				
Generic	Other Observation, Extent : M			1	ΨΔ9,500				
	Location: Hallways	, 11. 00 11,, 001							
	Explanation: C C T V Surve	·11 C							

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

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

Asset #: 2096

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 \$792,300	1-3 \$48,300	
	Other Observation, Extent: Moderate,	Area Affected : 100%		
	Location: Hallways And Mechanical	Rooms		
	Explanation: Alarm Bells And Manua	al Pull Station, Smoke Dete	ectors	

Mechanical	Current Repair	Futur	e Replacement	М	aintenance				
System Component Type	% of Fail Date Estimat Total (Years)	ted Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
leating									
Energy Source									
Electricity	20%	2034	* *	1					
Fuel Oil No 4	65%	2034	* *	5	\$51,800				
Natural Gas	15%	2034	* *	1					
Conversion Equipment									
Furnace	15%	2024	\$46,100	1	\$19,100				
	Other Observation, Extent: Light, Area Affected: 15%								
	Location : Roof	Location : Roof Explanation : 1 Roof Mounted Air Handler With Gas Fired Furnace							
	Explanation: 1 Roof Mounte	ed Air Handler Wit	h Gas Fired Furna	ісе					
Heat Pump	20%	2022	\$95,600	2	\$15,900				
	Other Observation, Extent : Li Location : Roof	ght, Area Affected	: 20%						
	Explanation : 5 Roof Top Pa	ckage Units							
Steam Boiler	65%	2022	\$795,500	1	\$165,700				
	Boiler Used For Hot Water, E. Location : Boiler Room	xtent : Light, Area							
	Other Observation, Extent : Light, Area Affected : 65% Location : Boiler Room								
	Explanation: 3 Old Units, A	nd No Hw Htr So I	Boilers Have To Ri	un All Su	mmer				
Distribution									
Hot Wtr Piping/Pump	25%	2032	* *	4	\$3,200				
Steam Piping/Pump		35,100 2034	* *	4	\$5,100				
	Malfunctioning, Extent : Seven		10%						
	Location: Pneumatic Controls Not In Service								
	Other Observation, Extent : M	oderate, Area Affe	cted : 100%						
	Location : Throughout								
	Explanation: No Temp Zone	Control System							
No Component	35%								
Terminal Devices									
Air Handler	40%	2019	\$542,200	1	\$63,700				
Convector/Radiator	20%	2029	* *	1	\$16,600				
Fan Coil Unit/Heat	5%	2024	\$188,200	1	\$4,200				
No Component	35%								

Air Conditioning

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

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

Asset #: 2096

Mechanical		Current F	lepair	Futur	Future Replacement		Maintenance	
System Component Type		ail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning								
Energy Source								
Electricity	100%			2032	* *	1		
Conversion Equipment								
Centrifugal, Elec Chiller		Now	\$54,200	2020	\$542,200	1	\$200,600	
	-		nt : Moderate, Are		ed : 30%			
		-	nits Is Out Of Serv					
			xtent : Light, Area	Affected	: 80%			
	Location:							
	Explanatio	on : 2 Uni	ts Using R11, 1uni	t Using I	R22			
Reciprocating	20%			2024	\$170,700	1	\$23,900	
Compr/Chiller								
	R-22 Refrige	erant, Ext	ent : Light, Area A	ffected :	20%			
	Location:	Roof						
Distribution								
Chilled Wtr Pipe/Pump	80%			2034	* *	4	\$15,200	
No Component	20%							
Terminal Devices								
Air Handler/Cool/Ht	80%			2019	\$854,300	1	\$127,400	
No Component	20%							
Heat Rejection								
Air Condenser Unit	20%			2024	\$100,400	2	\$35,900	
Water Cool Tower		Now	\$28,900	2018	\$577,300	2	\$165,800	
	Corroded, E	Extent : Se	vere, Area Affecte	d: 20%				
	Location :	Roof						
	Leak Eviden	t, Extent	: Severe, Area Affe	cted : 5%	6			
	Location:	Roof						
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$143,600	
Exhaust Fans	·							
Interior	75%			2024	\$208,400	2	\$5,900	
Roof	25%			2024	\$50,000	2	\$2,000	
Plumbing								
H/C Water Piping								
Brass/Copper	80%			2034	* *	1		
Galv Iron/Steel	20%			2029	* *	1		
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Rigid Piping	100%			2019	\$10,800	4	\$1,600	
Sewage Ejector(s)								
Under Construction	100%							
Fixtures								
Generic	100%							
Vertical Transport			-					

#### Vertical Transport

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

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

### CITY UNIVERSITY OF NEW YORK - 042 LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset #: 2096

Mechanical	Current Repair	Futur	e Replacement	Maintenance		
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Vertical Transport						
Elevators						
Geared Traction	50%	LIFE	* *			
	Other Observation, Extent:	Light, Area Affected	: 50%			
	Location: B-4					
	Explanation: 2 Units					
Hydraulic	50%	LIFE	* *			
•	Other Observation, Extent :	Light, Area Affected	: 50%			
	Location: B-1					
	Explanation: 2 Units					
Fire Suppression						
Standpipe						
Generic	100%	2034	* *	1-5	\$129,800	
Sprinkler						
No Component	80%					
Generic	20%	2024	\$587,100	1-2	\$14,400	
Chemical System						
No Component	98%					
Generic	2%	2019	\$500	1-3	\$1,000	

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG

Address : 222-11 56TH AVENUE

Borough : QUEENS Agency's Number : 11-27011
Program / Asset # : CUN0006.110 / 2085 Yr Built/Renovated : 1978 / 2010

Area Sq Ft : 72,026 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 18-Apr-2013 Landmark Status : NONE

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

Block : 7490 Lot : 2 BIN : 4862628

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$324,800	\$289,500
Interior Architecture	\$378,900	\$269,600
Electrical	\$443,400	\$721,200
Mechanical		\$264,900
Total	\$1,147,100	\$1,545,300
Importance Code A	\$324,800	\$327,900
Importance Code B	\$822,200	\$1,217,400
Total	\$1,147,100	\$1,545,300

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$13,100		\$12,600	\$32,700
Interior Architecture	\$16,300	\$5,900	\$5,300	\$16,300
Electrical	\$7,600	\$8,100	\$17,600	\$7,000
Mechanical	\$39,100	\$12,000	\$28,500	\$10,700
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$85,900	\$35,800	\$73,800	\$76,600
Importance Code A	\$15,400	\$2,600	\$16,400	\$35,300
Importance Code B	\$70,500	\$33,200	\$57,400	\$41,300
Importance Code C				
Total	\$85,900	\$35,800	\$73,800	\$76,600



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

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

Asset #: 2085

rchitecture		Current I	Repair	Futur	e Replacement	M	aintenance		
stem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
erior									
Exterior Walls									
Cast in Place Concrete	2%			LIFE	* *	5	\$13,400		
Masonry: Brick	70%			LIFE	* *	5	\$93,900		
Masonry: Brick	5%		\$39,500	LIFE	* *	5	\$6,700		
Masonly. Brien	Horizonta Location Jnt Morta	Horizontal Cracks, Extent : Moderate, Area Affected : 10% Location : Bulkheads int Mortar Miss/Erod, Extent : Moderate, Area Affected : 25% Location : Bulkheads							
Metal Panel	5%			2044	* *	5-10	\$46,100		
Metal Panel	3%			2050	* *	5-10	\$27,700		
Stucco Cement	5%			2037	* *	5	\$16,800		
Window Wall	5%	Now	\$63,000	2044	* *	5	\$12,600		
	Location Water Pen	n : Offices ( netration, E	d, Extent : Modera On Fifth Floor xtent : Moderate, A On Fifth Floor						
Window Wall	5%		<del>-</del>	2050	* *	5	\$25,100		
Windows	270			2000			Ψ25,100		
Aluminum	Location Water Pen	Deteriorate 1 : Through	xtent : Moderate, A			5	\$11,300		
Metal Louvers	5%			2033	* *	10	\$7,400		
Parapets							1 - ,		
Masonry: Brick	85%			LIFE	* *	5	\$2,800		
Metal Rail	10%			2037	* *	5-10	\$5,900		
Pre-Cast Concrete	5%	Now	\$1,100	LIFE	* *	5	\$1,000		
	Location Caulking	1: Coping	l, Extent : Moderai d, Extent : Modera						
Roof									
Built-Up (BUR)	55%			2024	\$140,300	10	\$31,400		
Modified Bitumen	15%			2024	\$48,700	10	\$8,600		
Paver: Asphalt	Location Vegetation Location	naged Flash n : Terrace n Growth, I n : Terrace	\$37,400 ings, Extent : Mod Over 4th Floor Extent : Moderate, 2 Over 4th Floor xtent : Moderate, 1	Area Affe	ected : 10%				
			nd Fifth Floor Off						
Single Ply Membrane	5%			2032	* *	10	\$2,900		

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.

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

Asset #: 2085

Architecture		Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Interior									
Floors									
Carpet	25%			2023	\$324,700	3	\$52,100		
Carpet	5%			2025	\$64,900	3	\$7,800		
Cast in Place Concrete	5%			LIFE	* *	5	\$11,400		
Cast in Place Concrete	5%			LIFE	* *	5	\$11,400		
Ceramic Tile	5%			2033	* *	5	\$5,200		
Slate	5%			LIFE	* *	5	\$5,500		
Vinyl Tile	25%			2029	* *	3	\$13,000		
Vinyl Tile	25%			2024	\$216,300	3	\$9,800		
Interior Walls									
Concrete Masonry Unit	10%			LIFE	* *	5	\$4,000		
Glass: Single Pane	5%			LIFE	* *	5	\$3,700		
Gypsum Board	40%			LIFE	* *	5	\$23,900		
Gypsum Board	5%			LIFE	* *	5	\$3,000		
Masonry: Brick	25%			LIFE	* *				
Metal Panel	15%			LIFE	* *				
Ceilings									
AcousTileConcealSpLn	45%	Now	\$378,900	2044	* *	5	\$30,000		
	_	Crumbling, n : Through	Extent : Moderate out	, Area A	ffected : 25%				
		Discoloring, n : Through	, Extent : Moderate out	, Area A	ffected : 25%				
		Water Penetration, Extent: Moderate, Area Affected: 10%							
		Location: 4th Floor Offices							
	Worn/Eroded, Extent: Moderate, Area Affected: 25%								
		n : Through		33					
AcousTileSusp.Lay-In	5%			2029	* *	5	\$5,300		
Acous TileSusp.Lay-In	5% 5%			2029	* *	5	\$5,300 \$5,300		
Exposed Concrete	5%			LIFE	* *	5	\$800		
Gypsum Board	40%			LIFE	* *	5	\$53,300		
Oypsuin Board	+070			LIII		3	φυυ,500		

Electrical	Current Repair	Future Replaceme	ent I	<i>l</i> laintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Estimated FY	Cost Cycle (Yrs)		Priority
Under 600 Volts					
Service Equipment					
Fused Disc Sw	100%	2024 \$38	,400 5	\$300	
	Other Observation, Extent: Moderate	, Area Affected : 100%			
	Location : Electrical Room				
	Explanation : Main Service Disconn	ect Switches Rated @ 3	000 Amperes	And 600 Amperes	
Switchgear / Switchboard					
Fused Disc Sw	100%	2024 \$167	,000 5	\$300	
Raceway					
Conduit	90%	2024 \$101	,000 1		
Conduit	10%	2034	** 1		

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

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

Asset #: 2085

Electrical	Current Repair	Future Replacement	N	laintenance	
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Estimated Cost FY	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts					
Panelboards					
Fused Disc Sw	10%	2023 \$11,700		\$200	
Molded Case Bkrs	30%	2032 **	5	\$600	
Molded Case Bkrs	60%	2023 \$70,100	5	\$1,100	
Wiring					
Braided Cloth		,300 2049 **	1		
	Insulation Aged, Extent: Modera Location: Throughout The Buil				
Thermoplastic	20%	2034 **	1		
Thermoplastic	30%	2024 \$45,200	1		
Motor Controllers					
Locally Mounted	100%	2022 \$28,800	5	\$500	
Ground					
Grounding Devices					
Generic	100%	LIFE **	5	\$1,100	
Stand-by Power					
Transfer Switches					
Automatic	100%	2041 **	1	\$22,200	
Generators					
Diesel	100%	2039 **	1	\$27,900	
	Other Observation, Extent : Mod	erate, Area Affected : 100%			
	Location: Generator Room	n 10 100 T			
<del></del>	Explanation: Emergency Gene	rator Rated @ 100 Kw			
Batteries	1000/	2010 \$1.500	_	¢17,100	
Nickel Cadmium	100%	2019 \$1,500	5	\$16,100	
Fuel Storage	500/	2046 **	_	¢ < 500	
Day Tank	50%	2040	5	\$6,500	
	Other Observation, Extent : Mod Location : Generator Room	eraie, Area Ajjeciea : 100%			
		a aite			
M: 77 1	Explanation: 330 Gallons Cap			Ф1.000	
Main Tank	50%	2039	5	\$1,000	
	Other Observation, Extent: Mod	erate, Area Affectea : 100%			
	Location: Underground	din a Cana aitu			
T to take	Explanation : No Nameplate Ra	тіпд Сарасіту			
Lighting Interior Lighting					
Fluorescent	93%	2029 **	10	\$59,400	
Tuorescent	Other Observation, Extent : Mod		10	Ψ32,400	
	Location: Throughout The The	==			
	Explanation: T-8 Lamps				
Fluorescent	2%	2024 \$17,200	10	\$1,300	
Fluorescent	2% Other Observation, Extent : Mod		10	\$1,500	
	Location : Lobby	лие, птеи пујестей . 100/0			
	Explanation : Compact Fluores	cent Light Fixtures			
Incondescent			2	\$100	
Incandescent	5%	2019 \$43,000	2	\$100	

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

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

Asset #: 2085

Electrical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting						
Egress Lighting						
Emergency, Service	50%	2029	* *	1		
Exit, Service	50%	2029	* *	1		
Exterior Lighting						
HID	100%	2019	\$265,700	10	\$200	
Alarm						
Security System						
No Component	70%					
Generic	30%	2024	\$63,800	1	\$8,100	
	Other Observation, Extent :	Moderate, Area Affe	cted : 100%			
	Location : Outside					
	Explanation: CCTV Su	rveillance Camera				
Fire/Smoke Detection						
No Component	70%					
Generic	30%	2024	\$218,600	1-3	\$13,300	
	Other Observation, Extent :	Moderate, Area Affe	cted : 100%			
	Location: Hallways					
	Explanation : Manual Pul	l Station, Smoke Dete	ectors, Strobe Ligh	ts And H	orns	

Mechanical	Current Rep	oair	Future	Replacement	M	aintenance	
System Component Type	% of Fail Date E Total (Years)	stimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Electricity	25%		2044	* *	1		
HTHW/HW	75%		2034	* *	1		
	Other Observation, Exte	ent : Light, Area	Affected :	75%			
	Location : Throughout	•					
	Explanation : High Te	mp. Water Fron	ı Adjaceni	Building " Kenne	edy Hall	Gym"	
Conversion Equipment							
Heat Exchanger	75% Now	\$2,200	2027	* *	1	\$23,200	
	Corroded, Extent : Seve	re, Area Affecte	d: 20%				
	Location : Basement N	1ech Room					
Heat Pump	25% Now	\$100	2028	* *	2	\$4,300	
-	Insul. Deteriorating, Ex	tent : Moderate,	Area Affe	ected : 10%			
	Location: Lower Roof						
	Other Observation, Exte	ent : Light, Area	Affected :	25%			
	Location: Lower Roof						
	Explanation: 3 Roof T	Top Package Un	its				
Distribution	- · · · · · · · · · · · · · · · · · · ·	-					
Steam Piping/Pump	75% 0-2	\$17,800	2034	* *	4	\$2,600	
	Corroded, Extent: Mod	erate, Area Affe	cted : 5%				
	Location: Various Ar	eas					
No Component	25%						

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

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

Asset #: 2085

Mechanical	Current l	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Terminal Devices							
Air Handler	40%		2024	\$146,600	1	\$17,200	
Air Handler	10%		2032	* *	1	\$4,300	
Convector/Radiator	25%		2029	* *	1	\$5,600	
No Component	25%						
Air Conditioning							
Energy Source							
District C.W.	75% Other Observation, E Location: Various	-	2034 Affected	* * : 75%	1		
	Explanation: Chill	ed Water From " M	ledical A	rts Building"			
Electricity	25%		2040	* *	1		
Conversion Equipment							
Heat Pump	25%		2028	* *	2	\$1,100	
-	R-134a Refrigerant, Location: 3 Roof T	_		l : 25%			
No Component	75%						
Distribution							
Chilled Wtr Pipe/Pump	75% Other Observation, E Location : Entrance			**: 100%	4	\$3,900	
	Explanation : Supp	lied Form Medical	Arts Buil	lding			
No Component	25%						
Terminal Devices							
Air Handler/Cool/Ht	65%		2024	\$46,900	1	\$28,000	
Air Handler/Cool/Ht	10%		2032	* *	1	\$4,300	
No Component	25%						
Heat Rejection							
Air Condenser Unit	15%		2029	* *	2	\$7,300	
No Component	85%						
Ventilation							
Distribution	1000/		1 100	ala al-	2.5	<b>#20.00</b>	
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$38,800	
Exhaust Fans	050/		2024	Φ <b>71</b> 400	2	Φ2 000	
Interior	95%		2024	\$71,400 * *	2	\$2,000	
Roof	5%		2029	* *	2	\$100	
Plumbing							
H/C Water Piping Brass/Copper	100% Now Corroded, Extent : M Location : Various		2034 cted : 10	* *	1		
Water Heater							
Electric	100%		2023	\$10,500	4	\$400	
HW Heat Exchanger HTHW/HW	100%		2034	* *			
Sanitary Piping Cast Iron	100%		LIFE	* *	1		

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

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

Asset #: 2085

Mechanical	anical Current Repair Future Replacement		M			
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year Es	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Storm Drain Piping						
Cast Iron	100%	LIFE	* *	1		
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Exten	t : Light, Area Affected : 10	00%			
	Location: 1-5					
	Explanation: Two Units	s. One Undergoing Repair	•			
Fire Suppression						
Standpipe						
Generic	100%	2034	* *	1-5	\$35,100	
Sprinkler						
No Component	90%					
Generic	10%	2044	* *	1-2	\$2,000	

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Address : 222-03 56TH AVENUE

 Borough
 : QUEENS
 Agency's Number
 : T4-270T4

 Program / Asset #
 : CUN0006.4T0 / 2087
 Yr Built/Renovated
 : 1976 / 2006

Area Sq Ft : 20,804 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 18-Apr-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 7490 Lot : 2 BIN : 4439439

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$55,600	\$72,800
Interior Architecture	\$47,400	
Electrical	\$76,700	\$543,000
Total	\$179,700	\$615,900
Importance Code A	\$55,600	\$72,800
Importance Code B	\$124,100	\$543,000
Total	\$179,700	\$615,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$22,800			\$1,200
Interior Architecture	\$3,400	\$800		\$3,400
Electrical	\$400	\$700	\$500	\$400
Mechanical	\$1,100	\$4,300	\$2,700	\$4,300
Total	\$27,700	\$5,800	\$3,200	\$9,200
Importance Code A	\$23,700	\$1,100	\$900	\$2,300
Importance Code B	\$4,000	\$4,700	\$2,300	\$7,000
Importance Code C				
Total	\$27.700	\$5,800	\$3,200	\$9,200



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

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

# CITY UNIVERSITY OF NEW YORK - 042 QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset #: 2087

rchitecture		Current l	Repair	Futur	e Replacement	М	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
terior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	* *	5	\$6,100	
Concrete Masonry Unit			\$26,300	LIFE	* *	5	\$4,100	
			: Moderate, Area	Affected	: 10%			
		n : East Fac						
			xtent : Moderate, 1	Area Affe	cted : 10%			
	Location	n : Corridoi	r Near North Exit					
Concrete Masonry Unit	3%	Now	\$29,300	LIFE	* *	5	\$500	
		_	ients, Extent : Seve	re, Area	Affected : 25%			
	Location	n : Chimney	,					
	Jnt Morta	r Miss/Ero	d, Extent : Severe, .	Area Affe	ected : 50%			
	Location	n : Chimney	,					
Stucco Cement	65%			2037	* *	5	\$39,400	
Windows								
Aluminum	100%			2040	* *	5	\$2,400	
Parapets								
Metal Rail	75%			2037	* *	5-10	\$4,500	
Metal: Cage/Fence	25%			2037	* *	5-10	\$600	
Roof								
Asphalt Shingle	65%			2033	* *	10	\$4,000	
Modified Bitumen	35%			2024	\$72,800	10	\$12,800	
erior								
Floors								
Cast in Place Concrete	5%			LIFE	* *	5	\$3,300	
Ceramic Tile	5%			2033	* *	5	\$1,500	
Vinyl Tile	90%			2029	* *	3	\$13,600	
Interior Walls	400-					_	<b>*10.0</b> 0	
Concrete Masonry Unit	100%			LIFE	* *	5	\$13,200	
Ceilings	400=	3.7	Φ.4 <b>5</b> .400	2020	a. ·	-	φ4 <b>#</b> 0.00	
AcousTileSusp.Lay-In	100%		\$47,400	2029	**	5	\$15,000	
	_	_	Extent : Moderate	e, Area Aj	rjected : 29%			
		n : First Flo			cc . 1 200/			
			Extent : Moderate	e, Area Aj	ffected : 30%			
	Locatioi	n : First Flo	oor					

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				
Fused Disc Sw	100%	2024 \$4,700	5 \$100	
	Other Observation, Extent: Moderate, A	Area Affected : 100%		
	Location: Electrical Room			
	Explanation: Main Service Disconnec	ct Switch Rated @ 1200 Am	peres	

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

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

# CITY UNIVERSITY OF NEW YORK - 042 QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset #: 2087

Electrical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	80%			2024	\$76,400	5	\$100	
Fused Disc Sw	20%			2034	* *	5		
Raceway								
Conduit	80%			2024	\$41,100	1		
Conduit	20%			2034	* *	1		
Panelboards								
Fused Disc Sw	5%			2023	\$3,700	5		
Molded Case Bkrs	90%			2023	\$65,700	5	\$500	
Molded Case Bkrs	5%			2032	* *	5		
Wiring								
Thermoplastic	20%			2034	* *	1		
Thermoplastic	80%			2024	\$52,000	1		
Motor Controllers								
Locally Mounted	60%			2022	\$26,600	5	\$100	
Locally Mounted	40%			2029	* *	5	\$100	
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$300	
Lighting								
Interior Lighting								
Fluorescent	100%			2024	\$218,300	10	\$18,500	
			xtent : Moderate, A	Area Affe	ected : 100%			
		_	out The Building					
	Explana	tion : T-8 L	amps					
Egress Lighting								
Emergency, Service	50%			2024	\$4,800	1		
Exit, Service	50%			2024	\$2,700	1		
Exterior Lighting								
HID	100%			2019	\$76,700	10	\$100	
Alarm		·				_		
Fire/Smoke Detection								
No Component	70%							
Generic	30%			2024	\$63,100	1-3	\$3,900	
			xtent : Moderate, A	Area Affe	ected : 100%			
		: Hallway.						
	Explana	tion : Manu	al Pull Stations, A	larm Bel	ls, Smoke Detector	s And Sti	robe Lights	

Mechanical	Current R	epair Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Date Total (Years)	Estimated Cost   Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source						
Electricity	10%	2044	* *	1		
Natural Gas	90%	2044	* *	1		

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

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

# CITY UNIVERSITY OF NEW YORK - 042 QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset #: 2087

Mechanical	Current Repair		Future	Replacement	M		
System Component Type	% of Fail Date 1 Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Conversion Equipment							
Furnace	90%		2032	* *	1	\$9,000	
	Other Observation, Ex	tent : Light, Area	Affected .	: 90%			
	Location: 2 On Side	Of The Building,	2 On The	Roof			
	Explanation: 4 Gas	Fired Package Ur	iits				
Radiant Heater	10%		2024	\$8,700	2	\$900	
	Other Observation, Ex	tent : Light, Area	Affected .				
	Location: Throughou	_					
	Explanation : 20 Uni						
Air Conditioning	<u> </u>						
Energy Source							
Electricity	100%		2040	* *	1		
Conversion Equipment							
Ext Pkg Unit -	100%		2032	* *	2	\$1,200	
Heating/Cooling						. ,	
2 2	R-134a Refrigerant, E	xtent : Light, Area	Affected	: 100%			
	Location : 2 On Side	Of The Building,	2 On The	Roof			
Heat Rejection							
Air Condenser Unit	100%		2032	* *	2	\$14,000	
Ventilation						· · · · · · · · · · · · · · · · · · ·	
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$11,200	
Exhaust Fans						· · · · · · · · · · · · · · · · · · ·	
Interior	20%		2029	* *	2	\$100	
Roof	80%		2029	* *	2	\$500	
Plumbing						,	
H/C Water Piping							
Brass/Copper	100%		2044	* *	1		
Water Heater							
Gas Fired	100%		2022	\$4,600	2	\$300	
Sanitary Piping				+ 1,000		7233	
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	10070				*		
Cast Iron	100%		LIFE	* *	1		
Backflow Preventer	100/0		ин и		1		
Generic	100%		2029	* *	1	\$1,300	
Fixtures	100/0		2023		1	φ1,500	
Generic	100%						
Generic	10070						

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

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG

Address : 221-35 56TH AVENUE

Borough : QUEENS Agency's Number : 6-27006

Program / Asset # : CUN0006.060 / 2103 Yr Built/Renovated : 1970 / 2006

Area Sq Ft : 33,746 Project Type : CITY UNIVERSITY OF NEW YORK

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

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

Block : 7490 Lot : 2 BIN : 4862627

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$262,700	\$36,300
Interior Architecture	\$59,700	\$141,900
Electrical		\$124,500
Mechanical		\$399,300
Total	\$322,400	\$701,900
Importance Code A	\$262,700	\$36,300
Importance Code B	\$59,700	\$665,700
Total	\$322,400	\$701,900

Total	\$254,300	\$25,200	\$103,100	\$23,300
Importance Code C				
Importance Code B	\$189,600	\$23,600	\$86,200	\$21,700
Importance Code A	\$64,600	\$1,600	\$16,900	\$1,600
Total	\$254,300	\$25,200	\$103,100	\$23,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$38,600	\$10,500	\$36,100	\$10,500
Electrical	\$10,200	\$6,200	\$33,800	\$4,000
Interior Architecture	\$143,700	\$4,600	\$14,000	\$4,900
Exterior Architecture	\$57,800		\$15,200	
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

Asset #: 2103

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior								
Exterior Walls								
Cast in Place Concrete	10%			LIFE	* *	5	\$24,200	
Masonry: Brick	75%	Now	\$213,700	LIFE	* *	5	\$36,300	1
		Cracks, Ex : Corners	tent : Moderate, Ar	ea Affec	ted : 10%			
		l Cracks, E : North Fa	Extent : Moderate, A acade	Area Affe	cted : 10%			
	Rusting M	asonry Sup	ot, Extent : Severe, .	Area Affa	ected : 50%			
	_		ical Equipment Roc					
Metal Panel	10%	Now	\$6,800	2044	* *	5	\$9,100	
			xtent : Moderate, A	rea Affe	cted : 20%		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	
	Location	: Undersid	de Of Connecting B	ridge To	Oakland Building	,		
	Caulking I	Deteriorate	d, Extent : Modera	te, Area	Affected : 25%			
	Location	: North F	acade, West Facado	e				
	Water Pen	etration, E	xtent : Moderate, A	Area Affe	cted : 10%			
	Location	: North Fo	acade, West Facado	e				
Window Wall	5%			2044	* *	5	\$9,100	
Windows								
Aluminum	100%	Now	\$11,100	2040	* *	5	\$700	
	_		ed, Extent : Modera	te, Area	Affected : 25%			
		: West Fa						
			xtent : Moderate, A	Area Affe	cted : 10%			
	Location	: West Fac	cade					
Parapets	200/			LIDE	* *	-	<b>#1.000</b>	
Concrete Masonry Unit				LIFE	**	5	\$1,000	
Masonry: Brick	35%			LIFE	**	5	\$1,100	
Metal Rail	30%						0.1 < 0.00	
Due Coet Compute	<b>5</b> 0/			2037		5-10	\$16,600	
Pre-Cast Concrete	5%			LIFE	* *	5	\$16,600 \$1,000	
Roof		Now	\$12,000	LIFE	* *			
	5% Cracking/		\$12,000 Extent : Moderate	2034	* *			
Roof	5% Cracking/ Location	Crumbling, : Over Co	Extent : Moderate nnecting Bridge	LIFE 2034 , Area A	* *  * *  ffected : 25%			
Roof	5% Cracking/ Location Worn/Erod	Crumbling, : Over Co ded, Extent	Extent : Moderate	LIFE 2034 , Area A	* *  * *  ffected : 25%			
Roof	5% Cracking/ Location Worn/Erod	Crumbling, : Over Co ded, Extent	Extent : Moderate nnecting Bridge : Moderate, Area	LIFE 2034 , Area A	* *  * *  ffected : 25%			
Roof Built-Up (BUR)	5% Cracking/CLocation Worn/Eroc Location 5%	Crumbling, : Over Co ded, Extent : Over Co  Now	Extent : Moderate nnecting Bridge : Moderate, Area I nnecting Bridge	LIFE 2034 , Area A Affected LIFE	* *  ##  ##  ##  ##  ##			
Roof Built-Up (BUR)	5% Cracking/CLocation Worn/Eroc Location 5% Cracking/C	Crumbling, : Over Co ded, Extent : Over Co  Now Crumbling,	Extent: Moderate nnecting Bridge : Moderate, Area nnecting Bridge \$17,900	LIFE 2034 , Area A Affected LIFE , Area A	* *  ##  ##  ##  ##  ##			
Roof Built-Up (BUR)	5% Cracking/ Location Worn/Eroc Location 5% Cracking/ Location	Crumbling, : Over Co ded, Extent : Over Co Now Crumbling, : Concrete	Extent: Moderate nnecting Bridge : Moderate, Area nnecting Bridge \$17,900 Extent: Moderate	2034 Affected  LIFE , Area A itchen	* *  ##  ##  ##  ##  ##  ##  ##  ##  ##			
Roof Built-Up (BUR)	5% Cracking/C Location Worn/Eroc Location 5% Cracking/C Location Water Pen	Crumbling, : Over Co ded, Extent : Over Co Now Crumbling, : Concrete etration, E	Extent: Moderate nnecting Bridge : Moderate, Area n nnecting Bridge \$17,900 Extent: Moderate e Steps Over Old K	2034 , Area A Affected  LIFE , Area A itchen a Affecte	* *  ##  ##  ##  ##  ##  ##  ##  ##  ##			
Roof Built-Up (BUR)	5% Cracking/CLOcation Worn/Eroc Location 5% Cracking/CLOcation Water Pen Location	Crumbling, : Over Co ded, Extent : Over Co Now Crumbling, : Concrete etration, E	Extent: Moderate nnecting Bridge : Moderate, Area innecting Bridge \$17,900 Extent: Moderate e Steps Over Old K extent: Severe, Area	2034 , Area A Affected  LIFE , Area A itchen a Affecte	* *  ##  ##  ##  ##  ##  ##  ##  ##  ##			
Roof Built-Up (BUR)  Cast in Place Concrete	5% Cracking/C Location Worn/Eroc Location 5% Cracking/C Location Water Pen	Crumbling, : Over Co ded, Extent : Over Co Now Crumbling, : Concrete etration, E	Extent: Moderate nnecting Bridge : Moderate, Area innecting Bridge \$17,900 Extent: Moderate e Steps Over Old K extent: Severe, Area	LIFE  2034 , Area A  Affected  LIFE , Area A  itchen a Affecte itchen	* *  ##  ##  ##  ##  ##  ##  ##  ##  ##	5	\$1,000	

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.

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

Asset #: 2103

Architecture		Current l	Repair	Futur	e Replacement	M	aintenance	
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior								
Floors	200/	3.7	φ1 <b>21 7</b> 00	2026	Φ1 <b>21 7</b> 00	2	Φ1.4.c00	
Carpet	20%		\$121,700	2026	\$121,700	3	\$14,600	
	_	nscoioring 1 : Mezzani	, Extent : Moderate	, Area Ą	ffeciea : 50%			
			: Moderate, Area A	Affected	. 50%			
		ı : Mezzani		2,5,000000				
			loderate, Area Affe	cted : 50	0%			
	Location	ı : Mezzani	ne					
Cast in Place Concrete	5%			LIFE	* *	5	\$5,300	
Ceramic Tile	10%			2033	* *	5	\$4,900	
Quarry Tile	25%			2037	* *	5	\$18,300	
Vinyl Tile	35%			2024	\$141,900	3	\$6,400	
Vinyl Tile	5%			2019	\$20,300	3	\$900	
			Extent : Moderate, A	Area Affe	ected : 100%			
			djacent To Bridge					
Interior Walls	Explana	tion : 9x9 T	iles					
Concrete Masonry Unit	25%			LIFE	* *	5	\$4,700	
Gypsum Board	55%			LIFE	* *	5	\$15,400	
Masonry: Brick	10%			LIFE	* *		Ψ10,.00	
Plaster	10%			LIFE	* *	5	\$1,400	
Ceilings								
AcousTileSusp.Lay-In	55%			2029	* *	5	\$27,500	
AcousTileSusp.Lay-In	10%		\$39,400	2044	* *	5	\$2,500	
		O	nents, Extent : Mod		55			
			oom, Corridor Nea					
	_	_	, Extent : Moderate oom, Corridor Nea	-	-			
Emmand Comments			om, Corridor Nea		**	-	Φ400	
Exposed Concrete Gypsum Board	5% 10%			LIFE	**	5 5	\$400 \$6,200	
Plaster	20%		\$12,800	LIFE LIFE	* *	5 5	\$6,200	
r iasici			\$12,800 Extent : Moderate			J	\$0,200	
	O	0.	zzanine, Stair	, 11, 00, 11,	geerea : 1070			
			: Moderate, Area	Affected	: 10%			
		ı : Over Me		<i>33</i>				
	Staining/L	Discoloring	Extent : Moderate	, Area Ą	ffected : 10%			
	_	ı : Over Me						

Electrical	Current	Repair	Futui	re Replacement	М	aintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority

Under 600 Volts

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

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

Asset #: 2103

Electrical	Current Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Estin Total (Years)	nated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nder 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2024	\$2,500	5	\$100	
	Other Observation, Extent:		cted : 100%			
	Location : Electrical Room					
	Explanation : Main Servic	e Disconnect Switche	es Rated @ 2000 A	mperes A	And 1200 Amperes	
Switchgear / Switchboard						
Fused Disc Sw	100%	2024	\$31,600	5	\$100	
Raceway						
Conduit	90%	2024	\$27,600	1		
Conduit	10%	2044	* *	1		
Panelboards	40			_		
Fused Disc Sw	10%	2023	\$2,200	5	\$100	
Molded Case Bkrs	80%	2023	\$17,500	5	\$700	
Molded Case Bkrs	10%	2040	* *	5	\$100	
Wiring						
Braided Cloth	20% 2-4	\$5,400 2049	**	1		
	Insulation Aged, Extent: M		d : 100%			
	Location : Throughout The					
Thermoplastic	60%	2024	\$16,300	1		
Thermoplastic	20%	2044	* *	1		
Motor Controllers						
Locally Mounted	30%	2022	\$17,700	5	\$100	
Motor Control Center	70%	2022	\$10,200	5	\$600	
round						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$500	
and-by Power						
Transfer Switches						
Automatic	100%	2037	* *	1	\$10,400	
Generators						
Diesel	100%	2033	* *	1	\$13,100	
	Other Observation, Extent:		cted : 100%			
	Location : Outside The Bu	_				
	Explanation : Emergency	Generator Rated @ 1	00 Kw			
Batteries	1000/	2010	<b>44 500</b>	~	<b>#1.20</b> 2	
Lead/Acid	100%	2018	\$1,500	5	\$1,300	
Fuel Storage	1000/	20.52	<b></b>	~	<b>#1.000</b>	
Main Tank	100%	2052	**	5	\$1,000	
	Other Observation, Extent:		стеа : 100%			
	Location : Outside The Bu	-				
ighting	Explanation: 275 Gallons	Capacity				

Lighting

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

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

Asset #: 2103

Electrical	Current Repair	Future	Replacement	Ma	aintenance				
System Component Type	% of Fail Date Estimated C Total (Years)	ost Year F FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
ighting									
Interior Lighting									
Fluorescent	95%	2029	* *	10	\$28,400				
	Other Observation, Extent : Moder		ed : 100%						
	Location : Throughout The Buildi	ng							
	Explanation: T-8 Lamps								
Fluorescent	5%	2029	* *	10	\$1,500				
	Other Observation, Extent: Modera	Other Observation, Extent : Moderate, Area Affected : 100%							
	Location: Lobby								
	Explanation: Compact Fluoresce	nt Light Fixture	es						
Egress Lighting									
Emergency, Service	50%	2029	* *	1					
Exit, Service	10%	2024	\$500	1					
Exit, Service	40%	2029	* *	1					
Exterior Lighting									
HID	100%	2024	\$124,500	10	\$100				
larm									
Security System									
No Component	50%								
Generic	50%	2029	* *	1	\$6,300				
	Other Observation, Extent : Modera	ate, Area Affect	ed : 100%						
	Location: Hallways And Outside								
	Explanation: C C T V Surveillan	ce Camera							
Fire/Smoke Detection									
No Component	60%								
Generic	40%	2029	* *	1-3	\$8,600				
	Other Observation, Extent : Modero	ate, Area Affect	ed : 100%						
	Location : Hallways								
	Explanation : Smoke Detectors, S.	trobe Lights, M	anual Pull Statio	ns, Horn	S				

Mechanical	Current Repair	Futur	e Replacement	M	aintenance			
System Component Type	% of Fail Date Estimate Total (Years)	ed Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Heating								
Energy Source								
HTHW/HW	100%	2034	* *	1				
	Other Observation, Extent : Lig	ght, Area Affected	: 10%					
	Location: Throughout							
	Explanation : High Temp. Wo	iter From Adjacen	t Building " Kenne	edy Hall	Gym"			
Conversion Equipment								
Heat Exchanger	100% 0-2	\$6,800 2039	* *	1	\$14,500			
2	Corroded, Extent : Moderate, A	Area Affected : 109	%		,			
	Location : Mechanical Room	00						
	Other Observation, Extent : Lis	Other Observation, Extent : Light, Area Affected : 100%						
	Location : Basement	5, 11. ca 11,5 cc. ca	. 100/0					
		to.						
	Explanation: 2 Obsolete Uni	ts						

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

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

Asset #: 2103

Mechanical	echanical Cur		Repair	Future Replacement Maintenance				
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating								
Distribution	1.000/	0.2	Ø11 100	2024	* *	4	<b>#1.600</b>	
Steam Piping/Pump	100%	0-2	\$11,100	2034		4	\$1,600	
		Extent : M : Through	Ioderate, Area Affe out	стеа : 10%	<i>'</i> 0			
Terminal Devices								
Air Handler	80%			2024	\$137,400	1	\$16,100	
Convector/Radiator	20%			2029	* *	1	\$2,100	
Air Conditioning								
Energy Source								
Steam/HW System	100%			2034	* *	1		
Conversion Equipment								
Absorption	100%			2027	* *	1	\$35,300	
Chiller/Steam/HW					1000/			
			Extent : Light, Area	Affected .	: 100%			
		: Mechan		, paa				
D' + '1 - t'	Explana	tion : One	Unit - Refrigerant I	S R22				
Distribution  Chilled Wtr Bine / Proper	1000/	Now	\$7,900	2024	* *	4	¢1 600	
Chilled Wtr Pipe/Pump	100%		\$7,800 Ioderate, Area Affe	2034		4	\$1,600	
	Location		ойение, Агей Ајјев	ciea . 157	0			
Terminal Devices	Locuiton	. Rooj						
Air Handler/Cool/Ht	100%			2024	\$135,300	1	\$20,200	
Heat Rejection	10070			2024	\$133,300	1	\$20,200	
Water Cool Tower	100%	Now	\$4,600	2022	\$91,400	2	\$26,300	
water coor rower			هجر,000 evere, Area Affecte		Ψ21,400	2	Ψ20,300	
			ng Beams, Roof					
Ventilation		· · · · · · · · · · · · · · · · · · ·						
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$18,200	
Exhaust Fans							+,	
Interior	100%			2024	\$35,200	2	\$1,000	
Plumbing					•			
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		
Water Heater								
Gas Fired	100%			2022	\$7,400	2	\$500	
HW Heat Exchanger	<u> </u>							·
HTHW/HW	100%			2044	* *			
			Extent : Light, Area	Affected	: 100%			
		: Basemer						
	Explana	tion : 2 Un	its					
Sanitary Piping	400-							
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping	40-							
Cast Iron	100%			LIFE	* *	1		
Sewage Ejector(s)	400-			2010	<b>**</b> • • • • • • • • • • • • • • • • • •	_	<b>*</b>	
Electric	100%			2019	\$10,800	4	\$1,600	

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

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

Asset #: 2103

Mechanical	Current Repa	ir Futur	e Replacement	M	aintenance	
System Component Type	% of Fail Date Est Total (Years)	imated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing						
Fixtures						
Generic	100%					
Vertical Transport						
Elevators						
Hydraulic	100%	LIFE	* *			
	Other Observation, Extend	t : Light, Area Affected	: 100%			
	Location: B To 2					
	Explanation: One Unit					
Fire Suppression	·					
Standpipe						
Generic	100%	2034	* *	1-5	\$16,400	
Sprinkler				•		•
No Component	60%					
Generic	40%	2034	* *	1-2	\$3,700	
Chemical System						
No Component	98%					
Generic	2%	2019	\$500	1-3	\$1,000	

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

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG

Address : 222-25 56TH AVENUE

 Borough
 : QUEENS
 Agency's Number
 : 30-27030

 Program / Asset #
 : CUN0006.300 / 1570
 Yr Built/Renovated
 : 1970 /

Area Sq Ft : 148,066 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 18-Apr-2013 Landmark Status : NONE

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

Block : 7490 Lot : 2 BIN : 4439431

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$795,000	\$988,100
Interior Architecture	\$865,400	\$138,700
Electrical	\$664,700	\$3,258,600
Mechanical	\$48,800	\$1,863,800
Total	\$2,373,900	\$6,249,200
Importance Code A	\$795,000	\$1,029,100
Importance Code B	\$1,578,900	\$5,220,100
Total	\$2,373,900	\$6,249,200

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$38,800		\$24,600	
Interior Architecture	\$25,400	\$5,400		\$25,400
Electrical	\$18,400	\$26,800	\$34,800	\$15,300
Mechanical	\$31,200	\$31,100	\$101,400	\$27,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$117,800	\$67,300	\$164,800	\$72,300
Importance Code A	\$41,800	\$7,100	\$32,000	\$7,100
Importance Code B	\$76,000	\$60,200	\$132,700	\$65,200
Importance Code C				
Total	\$117.800	\$67,300	\$164.800	\$72,300



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

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

Asset #: 1570

Architecture		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	* *	5	\$65,700	
Concrete Masonry Unit	5%			LIFE	* *	5	\$8,200	
Masonry: Brick	30%	Now	\$232,400	LIFE	* *	5	\$78,900	
			xtent : Moderate, A	Area Affe	cted : 10%			
		: Penthous			1.CC . 1. 250/			
			l, Extent : Moderat	e, Area A	Affected: 25%			
		: Penthous						
Pre-Cast Concrete	55%		\$233,400	LIFE	**	5	\$470,000	
	_		d, Extent : Modera	te, Area	Affected : 10%			
			oms 206, 208, 209	A CC	. 1 50/			
		etration, E. : Room 20	xtent : Moderate, A	Area Affe	ctea : 5%			
Window Woll		. Koom 20		2044	* *		\$40,200	
Window Wall	5%			2044	* *	5	\$49,300	
Windows Aluminum	95%	Now	\$291,800	2032	* *	5	\$17,800	
Alummum						3	\$17,800	
	Caulking Deteriorated, Extent : Moderate, Area Affected : 50%  Location : Throughout							
		_	xtent : Moderate, A	rea Affe	cted : 10%			
		: Through						
Metal Louvers	5%			2033	* *	10	\$11,700	
Parapets							+,	
Cast in Place Concrete	5%	Now	\$5,000	LIFE	* *	5	\$4,200	
	Cracking/	Crumbling,	Extent : Moderate	, Area Aj	fected : 10%			
	Location: Cooling Tower Area							
	Exposed F	einforceme	ent, Extent : Moder	ate, Area	Affected : 10%			
	Location	: Cooling	Tower Area					
Masonry: Brick	25%			LIFE	* *	5	\$2,000	
Masonry: Brick Metal Rail	25% 35%			LIFE 2037	* *	5 5-10	\$2,000 \$51,000	
Metal Rail	35%	Now	\$2,800	2037	* *	5-10	\$51,000	
Metal Rail Pre-Cast Concrete	35% 30% 5%			2037 LIFE LIFE	* * * *	5-10 5	\$51,000 \$15,200	
Metal Rail Pre-Cast Concrete	35% 30% 5% <i>Int Mortal</i>		\$2,800	2037 LIFE LIFE	* * * *	5-10 5	\$51,000 \$15,200	
Metal Rail Pre-Cast Concrete	35% 30% 5% Jnt Morta Location	r Miss/Erod : Coping	\$2,800	2037 LIFE LIFE e, Area A	* * * * * * Affected : 25%	5-10 5	\$51,000 \$15,200	
Metal Rail Pre-Cast Concrete Pre-Cast Concrete	35% 30% 5% Jnt Morta Location Caulking I	r Miss/Erod : Coping	\$2,800 l, Extent : Moderat	2037 LIFE LIFE e, Area A	* * * * * * Affected : 25%	5-10 5	\$51,000 \$15,200	
Metal Rail Pre-Cast Concrete Pre-Cast Concrete  Roof	35% 30% 5% Jnt Morta Location Caulking I Location	r Miss/Erod : Coping Deteriorate	\$2,800 l, Extent : Moderat	2037 LIFE LIFE e, Area A	* *  * *  Affected : 25%  Affected : 25%	5-10 5	\$51,000 \$15,200	
Metal Rail Pre-Cast Concrete Pre-Cast Concrete  Roof Cast in Place Concrete	35% 30% 5% Jnt Mortal Location Caulking I Location	r Miss/Eroc : Coping Deteriorate : Coping	\$2,800 l, Extent : Moderat d, Extent : Modera	2037 LIFE LIFE te, Area A	**  **  Affected: 25%  Affected: 25%  **	5-10 5	\$51,000 \$15,200	
Metal Rail Pre-Cast Concrete Pre-Cast Concrete  Roof	35% 30% 5% Jnt Mortal Location Caulking I Location 20% 75%	r Miss/Erod : Coping Deteriorate : Coping Now	\$2,800 l, Extent : Moderan d, Extent : Modera \$37,400	2037 LIFE LIFE te, Area A te, Area LIFE 2024	* *  **  Affected: 25%  Affected: 25%  * *  \$373,500	5-10 5	\$51,000 \$15,200	
Metal Rail Pre-Cast Concrete Pre-Cast Concrete  Roof Cast in Place Concrete	35% 30% 5% Jnt Mortal Location Caulking I Location 20% 75% Miss/Dam	r Miss/Eroc : Coping Deteriorate : Coping Now aged Flash	\$2,800 l, Extent : Moderal d, Extent : Modera \$37,400 ings, Extent : Mod	2037 LIFE LIFE te, Area A te, Area LIFE 2024	* *  **  Affected: 25%  Affected: 25%  * *  \$373,500	5-10 5	\$51,000 \$15,200	
Metal Rail Pre-Cast Concrete Pre-Cast Concrete  Roof Cast in Place Concrete	35% 30% 5% Jnt Mortal Location Caulking I Location 20% 75% Miss/Dam	r Miss/Erod : Coping Deteriorate : Coping Now	\$2,800 l, Extent : Moderal d, Extent : Modera \$37,400 ings, Extent : Mod	2037 LIFE LIFE te, Area A te, Area LIFE 2024	* *  **  Affected: 25%  Affected: 25%  * *  \$373,500	5-10 5	\$51,000 \$15,200	

Interior

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

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

Asset #: 1570

Architecture	Current Repair		<b>Future Replacement</b>		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Floors								
Carpet	10%			2023	\$267,000	3	\$42,800	
Cast in Place Concrete	15%			LIFE	* *	5	\$70,300	
Ceramic Tile	5%			2033	* *	5	\$10,700	
Terrazzo	15%			LIFE	* *	5	\$25,100	
Vinyl Tile	55%			2029	* *	3	\$58,900	
Interior Walls								
Concrete Masonry Unit	35%			LIFE	* *	5	\$28,700	
Masonry: Brick	10%			LIFE	* *			
Plaster	55%			LIFE	* *	5	\$33,800	
Ceilings								
AcousTileConcealSpLn	50%	Now	\$865,400	2044	* *	5	\$68,500	
	_	Crumbling, 1 : Through	Extent : Moderate out	, Area Aj	ffected : 25%			
		Discoloring, : Through	Extent : Moderate out	, Area Ą	ffected : 25%			
	Worn/Eroc	ded, Extent	: Moderate, Area	Affected	: 50%			
	Location	: Through	out					
<b>Exposed Concrete</b>	40%			LIFE	* *	5	\$13,700	
Gypsum Board	10%			LIFE	* *	5	\$27,400	

ectrical	Current Repair	Future	Future Replacement		Maintenance	
stem Component Type	% of Fail Date Estimated Co Total (Years)	st Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2024	\$41,000	5	\$600	
	Other Observation, Extent : Moderat	te, Area Affe	cted : 100%			
	Location : Electrical Room					
	Explanation : Main Service Discon	nect Switch .	Rated @ 3000 Am	peres		
Transformers						
Dry Type	100%	2022	\$15,400	5	\$500	
	Other Observation, Extent : Moderat	te, Area Affe	cted : 100%			
	Location : Electrical Room					
	Explanation: 150 Kva,480v-208/12	20v				
Switchgear / Switchboard						
Fused Disc Sw	100%	2024	\$214,800	5	\$600	
Raceway						
Conduit	95%	2024	\$229,600	1		
Conduit	5%	2044	* *	1		
Panelboards						
Fused Disc Sw	15%	2023	\$32,800	5	\$500	
Molded Case Bkrs	20%	2032	* *	5	\$800	
Molded Case Bkrs	65%	2023	\$142,300	5	\$2,500	

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

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

Asset #: 1570

Electrical	Current Repair		Futur	e Replacement	M		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Wiring							
Thermoplastic	95%		2024	\$322,300	1		
Thermoplastic	5%		2044	* *	1		
Motor Controllers							
Locally Mounted	10%		2022	\$11,200	5	\$100	
Motor Control Center	70%		2022	\$493,800	5	\$2,800	
Motor Control Center	20%		2029	* *	5	\$800	
Ground							
Grounding Devices	1000/		LIEE	* *	_	¢2.200	
Generic	100%		LIFE		5	\$2,200	
Stand-by Power							
Transfer Switches Automatic	100%		2022	\$21,500	1	\$45,600	
Generators	100/0		2022	\$21,500	1	Ψ43,000	
Diesel	100%		2020	\$118,600	1	\$57,300	
Diesei	Other Observation, E.	xtent · Moderate A			1	Ψ57,500	
	Location : Generate		11 ca 11,5 c	cica . 10070			
	Explanation : Emerg		ated @	100 Kw			
Batteries		3					
Lead/Acid	100%		2018	\$1,500	5	\$5,500	
Fuel Storage				· · · · · · · · · · · · · · · · · · ·			
Day Tank	50%		2023	\$5,100	5	\$13,300	
,	Other Observation, E.	xtent : Moderate, A	Area Affe			, ,	
	Location: Generate	or Room					
	Explanation: 30 Ga	allons Capacity					
Main Tank	50%		2027	* *	5	\$2,100	
	Other Observation, E.	xtent : Moderate, A	Area Affe	cted : 100%			
	Location : Undergra	ound					
	Explanation: No Av	ailable Rating Cap	pacity				
Lighting							
Interior Lighting							
Fluorescent	100%		2024	\$1,552,400	10	\$131,300	
	Other Observation, E.		Area Affe	cted : 100%			
	Location : Through	_					
	Explanation : T-8 L	amps					
Egress Lighting	<b>7</b> 00/		2024	024 402			
Emergency, Service	50%		2024	\$34,400	1		
Exit, Service	50%		2019	\$18,900	1		
Exterior Lighting	1000/		2010	¢£46 100	10	¢500	
HID	100%		2019	\$546,100	10	\$500	
Alarm							
Security System	700/						
No Component	70%		2024	¢121 200	1	¢16 600	
Generic	30% Other Observation, E.	rtant : Madanata	2024	\$131,200	1	\$16,600	
	Location : Outside T		теи Ајје	ciea . 100%			
		_	amer~				
	Explanation : C C T	v Surveillance C	umera				

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

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

Asset #: 1570

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%	2029 **	1-3 \$28,200								
	Other Observation, Extent : Moderate, .	Area Affected : 100%									
	Location: Hallways										
	Explanation: Strobe Lights, Horns, Manual Pull Stations And Smoke Detectors										

Mechanical	Current	Current Repair			M		
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
eating							
Energy Source							
HTHW/HW	100%		2034	* *	1		
		Extent : Light, Area	Affected	: 100%			
	Location : Throug						
	Explanation : Hig	h Temp. Water From	Adjacer	it Building " Kenne	edy Hall	Gym"	
Conversion Equipment							
Heat Exchanger	100% Now	\$3,000	2027	* *	1	\$63,700	
		Severe, Area Affected	1:10%				
	Location : Baseme		1.00	1000/			
	Other Observation,	=	Affected	: 100%			
	Location : Baseme						
D' ( 'I - ('	Explanation: 2 Un	uts					
Distribution	1000/ Name	¢40,000	2024	* *	4	¢7 100	
Steam Piping/Pump	100% Now Corroded, Extent : S	\$48,800	2034	* *	4	\$7,100	
		severe, Area Ajjected ent Level And Risers	1.20%				
	Insul. Deteriorating		Area Aff	Sected . 15%			
	Location : Baseme		Агеи Ајј	естей . 1570			
Terminal Devices	Location : Baseme	iii & Risers					
Air Handler	50%		2024	\$376,800	1	\$44,300	
Convector/Radiator	25%		2022	\$330,000	1	\$11,600	
Fan Coil Unit/Heat	25%		2024	\$523,200	1	\$11,600	
ir Conditioning	2370		2021	Ψ323,200	-	Ψ11,000	
Energy Source							
District C.W.	70%		2034	* *	1		
	Other Observation,	Extent : Light, Area	Affected	: 70%			
	Location: Throug	_					
	Explanation: Chil	ller Water From " M	edical Ar	rts Building"			
Electricity	30%		2032	* *	1		
Conversion Equipment	/ *						
Reciprocating	30%		2024	\$142,300	1	\$19,900	
Compr/Chiller				, , ,		, ,	
1	R-22 Refrigerant, E.	xtent : Light, Area Ą	ffected :	30%			
	Location : Baseme	nt Chiller					
	Location . Dascine	m, Chiller					

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

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

Asset #: 1570

Mechanical		Current Repair	Futur	re Replacement	М	aintenance	
System Component Type	% of Total	Fail Date Estimated Cost (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning							
Distribution							
Chilled Wtr Pipe/Pump	100%		2034	* *	4	\$10,600	
		ervation, Extent : Light, Are					
		: Chilled Water Also Comes		•	-		
	Explanati	ion : Reciprocating Comp	Chillers	Used For Back Up	Only		
Terminal Devices	0.007		2024	Ф1 <b>42 5</b> 00	1	ф <b>7</b> 0,000	
Air Handler/Cool/Ht	80%		2024	\$142,500	1	\$70,800	
Fan Coil - Cool/Heat	20%		2024	\$64,600	1	\$9,200	
Heat Rejection	200/		2025	¢26 100	2	¢42.200	
Water Cool Tower	30%		2025	\$36,100	2	\$43,200	
No Component	70%						
Ventilation							
Distribution Distribution	1,000/		LIEE	* *	2.5	\$70,900	
Ductwork/Diffusers	100%		LIFE	-4· 4·	2-5	\$79,800	
Exhaust Fans Interior	85%		2024	¢121 200	2	\$2.700	
Roof	85% 15%		2024	\$131,300 * *	2 2	\$3,700 \$700	
Plumbing	13%		2032			\$700	
H/C Water Piping							
Brass/Copper	100%		2034	* *	1		
Water Heater	10070		2034		1		
Electric	100%		2019	\$21,700	4	\$800	
HW Heat Exchanger	10070		2017	Ψ21,700		Ψ000	
HTHW/HW	100%		2034	* *			
Sanitary Piping	10070		2034				
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	10070		LIIL		1		
Cast Iron	100%		LIFE	* *	1		
Sewage Ejector(s)	10070		LII L				
Electric	100%		2019	\$10,800	4	\$1,600	
Fixtures	10070		2017	Ψ10,000	•	Ψ1,000	
Generic	100%						
Vertical Transport							
Elevators							
Hydraulic	100%		LIFE	* *			
•	Other Obse	ervation, Extent : Light, Are	a Affected	! : 100%			
	Location	: B-4, Roof					
	Explanati	ion : 1 Unit					
Fire Suppression							
Standpipe							
Generic	100%		2034	* *	1-5	\$72,100	
Sprinkler							
No Component	95%						
Generic	5%		2024	\$81,600	1-2	\$2,000	
_							

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

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

Page: 400

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM

Address : 221-05 56TH AVENUE

Borough : QUEENS Agency's Number : 5-27005

Program / Asset # : CUN0006.050 / 2102 Yr Built/Renovated : 1967 / 2006

Area Sq Ft : 57,776 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 18-Apr-2013 Landmark Status : NONE

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

Block : 7490 Lot : 2 BIN : 4439435

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$872,800	\$689,600
Interior Architecture	\$289,100	\$35,100
Electrical	\$260,200	\$1,477,900
Mechanical		\$275,500
Total	\$1,422,100	\$2,478,100
Importance Code A	\$872,800	\$689,600
Importance Code B	\$549,300	\$1,788,600
Total	\$1,422,100	\$2,478,100

Total	\$115.200	\$33,100	\$119,100	\$36,700
Importance Code C		\$4,100		
Importance Code B	\$61,400	\$25,500	\$65,300	\$33,100
Importance Code A	\$53,800	\$3,500	\$53,800	\$3,500
Total	\$115,200	\$33,100	\$119,100	\$36,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Mechanical	\$16,900	\$13,200	\$48,600	\$25,300
Electrical	\$3,900	\$3,800	\$12,200	\$3,400
Interior Architecture	\$40,200	\$12,200	\$4,200	\$4,000
Exterior Architecture	\$50,200		\$50,100	
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020



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

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

Asset #: 2102

Architecture	Current I	Future	e Replacement	Maintenance			
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior							
Exterior Walls Cast in Place Concrete	10% Now Cracking/Crumbling, Location: South W		LIFE rea Affec	* * ted : 15%	5	\$108,700	
	Efflorescence, Extent Location: East Wa Exposed Reinforceme Location: South W	ll Below Terrace ent, Extent : Severe					
M D 1			LIEE	* *		Φ74.400	
Masonry: Brick	25% Now Cracking/Crumbling, Location: North Fo		LIFE , Area Af		5	\$54,400	
Metal Coiling Doors	5%		2037	* *	5	\$34,000	
Pre-Cast Concrete	50% Now	\$175,500	LIFE	* *	5	\$353,400	
	Cracking/Crumbling, Location: Columns		, Area Af	fected : 10%			
Window Wall	10%		2044	* *	5	\$81,600	
Windows							
Aluminum	75% Now Caulking Deteriorate Location: Through Water Penetration, E	out Extent : Moderate, A			5	\$400	
	Location : Through	out					
Aluminum	20%		2032	* *	5	\$200	
Metal Louvers	5%		2033	* *	10	\$300	
Parapets	1.007		LIDE	ale ale	~	Φ2 200	
Masonry: Brick Metal Rail	10%		LIFE	* *	5 5 10	\$2,300	
Pre-Cast Concrete	80% 10%		2037 LIFE	* *	5-10 5	\$336,600 \$14,700	
Roof	10%		LIFE		3	\$14,700	
Modified Bitumen	20%		2029	* *	10	\$15,900	
Panel/Paver: Cer/Brk	10% Now	\$26,400	2044	* *	10	Ψ13,700	
	Cracking/Crumbling, Location : Terrace Deflection Evident, E	, Extent : Moderate Over Mechanical I Extent : Moderate, A	r, Area Af Room Area Affeo				
	Location: Terrace Water Penetration, E Location: Mechani	Extent : Moderate, A	Area Affe	cted : 10%			
Single Ply Membrane	20% Now Drains Inad/Misposn Location: Over Loc		2034 e, Area Aj	* * ffected : 50%			
	Miss/Damaged Flash Location : Over Loc Water Penetration, E	nings, Extent : Mod bby Extent : Moderate, A					
~	Location : Over Loc	рву				<b>4 -</b> · · ·	
Single Ply Membrane Skylight, Plastic	43% 7%		2029 2037	**	10 1	\$34,200	

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

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

Asset #: 2102

Architecture	Current Repair		Futur	e Replacement	M					
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Interior										
Floors										
Cast in Place Concrete	10%			LIFE	* *	5	\$23,400			
Ceramic Tile	15%			2033	* *	5	\$16,100			
Terrazzo	10%			LIFE	* *	5	\$8,400			
Vinyl Tile	25%			2029	* *	3	\$13,400			
Vinyl Tile	5%	Now	\$44,500	2034	* *	3	\$2,000			
	Cracking/	Crumbling,	Extent: Moderate	, Area Aj	ffected : 25%					
	Location	: Locker R	Room Area In Baser	nent						
	Loose Uni	ts, Extent:	Moderate, Area Af	fected : 2	20%					
	Location	: Locker R	Room Area In Baser	nent						
Wood	30%			2052	* *	5	\$60,300			
Wood	5%	Now	\$172,500	2064	* *	5	\$5,000			
	Dry Rot/Decay, Extent: Moderate, Area Affected: 25%									
	Location	i : Room 30	)3							
	Misaligned/Bulging, Extent : Severe, Area Affected : 25% Location : Room 303									
			ent : Severe, Area A	ffected ·	25%					
		i : Room 30		уестей.	2570					
Interior Walls										
Cast in Place Concrete	5%			LIFE	* *					
2000 200 2 200 2 200 2	Water Per	etration. E	xtent : Moderate, A	rea Affe	cted : 20%					
		: Pool Wa		33						
Ceramic Tile	15%			2033	* *	5	\$8,300			
Concrete Masonry Unit	30%			LIFE	* *	5	\$6,600			
Masonry: Brick	10%			LIFE	* *	-	+ -,			
Plaster	15%			LIFE	* *	5	\$2,500			
SGFT/Glazed Masonry	25%			LIFE	* *	J	<i>42,500</i>			

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

Asset #: 2102

Architecture		Current Repair			Future Replacement		Maintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
AcousTileConcealSpLn	15%			2029	* *	5	\$8,400	
AcousTileConcealSpLn	10%	Now	\$35,500	2044	* *	5	\$2,800	
AcousTileSusp.Lay-In	Location Staining/D Location	: Gymnasi Discoloring, : Gymnasi etration, E	s, Extent : Moderat ium, Lobby Extent : Moderate ium, Lobby xtent : Moderate, A	, Area Ą	ffected : 25%	5	\$13,500	
Exposed Concrete	5%			LIFE	* *	5	\$400	
Exposed Struc: Steel	15%			LIFE	* *	3	Ψ+00	
Metal Panel	5%	Now	\$36,600	LIFE	* *	5	\$2,800	
	Bent/Warp Location Deteriorat Location Loose/Mis	: Basemen ed Finish, : Basemen	ts, Extent : Modera et Extent : Moderate, et s, Extent : Moderat	ite, Area Area Afj	fected : 50%		¥3,000	
Plaster	20%			LIFE	* *	5	\$5,600	

ectrical	0	Current Re	Current Repair		e Replacement	M	aintenance	
stem Component Type		ail Date E (Years)	stimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
der 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$20,300	5	\$200	
	Other Obser	vation, Exte	ent : Moderate, A	Area Affe	ected : 100%			
	Location:	Electrical I	Room					
	Explanatio	n : Main Se	rvice Disconnec	t Switch	Rated @ 2500 Am	peres		
Switchgear / Switchboard								
Fused Disc Sw	90%			2024	\$128,900	5	\$200	
Molded Case Bkrs	10%			2034	* *	5	\$200	
Raceway								
Conduit	90%			2024	\$108,900	1		
Conduit	10%			2034	* *	1		
Panelboards								
Fused Disc Sw	10%			2023	\$10,200	5	\$100	
Molded Case Bkrs	50%			2023	\$51,100	5	\$800	
Molded Case Bkrs	40%			2032	* *	5	\$600	
Wiring								
Braided Cloth	50%	2-4	\$84,900	2049	* *	1		
	Insulation Ag	ged, Extent	: Moderate, Are	a Affecte	ed : 100%			
	Location :	Throughou	t The Building					
Thermoplastic	30%			2024	\$50,900	1		
Thermoplastic	20%			2034	**	1		

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

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

Asset #: 2102

Electrical	Current Repair		Futur	e Replacement	M			
System Component Type		il Date Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Motor Controllers								
Locally Mounted	10%			2022	\$4,400	5		
Locally Mounted	20%			2029	* *	5	\$100	
Motor Control Center	20%			2022	\$57,100	5	\$300	
Motor Control Center	50%			2029	* *	5	\$800	
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$800	
Stand-by Power								
Transfer Switches								
Automatic	100%			2029	* *	1	\$17,800	
Lighting								
Interior Lighting								
Fluorescent	97%			2024	\$753,100	10	\$63,700	
			Extent : Moderate, A	Area Affe	cted : 100%			
			out The Building					
	Explanation	: T-8L	amps					
HID	2%			2024	\$11,200	10		
Incandescent	1%			2019	\$7,800	2		
Egress Lighting								
Emergency, Service	50%			2024	\$17,200	1		
Exit, Service	50%			2024	\$9,400	1		
Exterior Lighting								
HID	100%			2024	\$213,100	10	\$200	
Alarm								
Security System								
No Component	70%							
Generic	30%			2024	\$51,200	1	\$6,500	
			Extent : Moderate, A	Area Affe	cted : 100%			
			The Building					
	Explanation	: CCT	TV Surveillance C	ameras				
Fire/Smoke Detection								
No Component	70%							
Generic	30%			2019	\$175,300	1-3	\$10,700	
			Extent : Moderate, A	Area Affe	cted : 100%			
	Location : H							
	Explanation	: Strob	e Lights, Horns, Al	arm Bell	s And Manual Pul	Station		

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

Heating

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

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

Asset #: 2102

Mechanical	Current Repair	Future	e Replacement	M					
System Component Type	% of Fail Date Estimated Cos Total (Years)	t Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Heating Energy Source Interruptible Gas/Dual Fuel	100%	2034	**	1					
	Other Observation, Extent: Light, Are Location: Buried Tanks Explanation: Oil # 2 - Two Tanks 30								
Conversion Equipment Hot Water Boiler	100% Other Observation, Extent: Light, Are Location: Basement Boiler Room			1	\$35,400				
	Explanation : 3 Boilers. Providing H Campus	ligh Temp.	Water To Most Of	The Bui	dings On				
Distribution Hot Wtr Piping/Pump	100% Other Observation, Extent: Light, Are Location: Boiler Room Explanation: Distributes High Temp			4 In Campi	\$3,500				
Terminal Devices	Explanation . Distributes High Temp	o. water 10	mosi Buituings O	п сатр	A.S				
Air Handler	40%	2024	\$150,700	1	\$17,700				
Convector/Radiator	30%	2037	* *	1	\$6,900				
Fan Coil Unit/Heat	30%	2029	* *	1	\$6,900				
Air Conditioning									
Energy Source Electricity	100%	2040	* *	1					
Conversion Equipment Reciprocating Compr/Chiller	40%	2029	* *	1	\$13,300				
Compi/Cimici	R-22 Refrigerant, Extent : Light, Area Location : Side Yard	R-22 Refrigerant, Extent : Light, Area Affected : 100% Location : Side Yard							
	Other Observation, Extent : Light, Are Location : Side Yard	ea Affected	: 50%						
N. G	Explanation : One Unit								
No Component	60%								
Distribution Chilled Wtr Pipe/Pump	40%	2044	* *	4	\$1,400				
No Component	60%	2044		7	\$1,400				
Terminal Devices	0070								
Air Handler/Cool/Ht	40%	2024	\$47,500	1	\$17,700				
No Component	60%	_ • • • ·	÷ . , , , , , ,	-	÷27,730				
Heat Rejection									
Remote Air Cond	40%	2029	* *	2	\$19,900				
No Component	60%				•				
Ventilation									
Distribution									
Ductwork/Diffusers	100%	LIFE	* *	2-5	\$39,900				
Exhaust Fans									
Interior	100%	2024	\$77,300	2	\$2,200				

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

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

Asset #: 2102

Mechanical	Current R	Current Repair		e Replacement	Maintenance		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing							
H/C Water Piping							
Brass/Copper	50%		2034	* *	1		
Galv Iron/Steel	50%		2029	* *	1		
Water Heater							
Gas Fired	100%	7.1.4	2019	\$16,300	2	\$1,000	
	Other Observation, E.		Affected	: 100%			
	Location : Boiler Ro						
******	Explanation: 2 Tan	ks Of 400 Gals Eac	ch				
HW Heat Exchanger	1000/		2011	* *			
HTHW/HW	100%		2044	* *			
Sanitary Piping	1000/		LIDE	ماد ماد			
Cast Iron	100%		LIFE	* *	1		
Storm Drain Piping	1000/		LIEE	* *	1		
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)	1000/		2020	* *	4	¢2.500	
Rigid Piping	100%		2029	7 7	4	\$2,500	
Pool Filter/Treatment	1000/		2020	* *	4	¢17.700	
Diatomaceous Earth	100%		2028		4	\$17,700	
Sewage Ejector(s) Electric	100%		2024	\$10,800	4	\$1,600	
Fixtures	100%		2024	\$10,800	4	\$1,000	
Generic	100%						
	100%						
Vertical Transport Elevators							
Hydraulic	100%		LIFE	* *			
Trydraunc	Other Observation, E.	rtent · Light Area		. 100%			
	Location : B-2		ijjeerea	. 100/0			
	Explanation : One U	Init					
Fire Suppression	zapiananon . One e						
Standpipe							
Generic	100%		2034	* *	1-5	\$36,100	
Sprinkler	<u> </u>					, ,	
No Component	40%						
Generic	60%		2034	* *	1-2	\$12,000	

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

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY

Address : 222-05 56TH AVENUE

Borough : QUEENS Agency's Number : 3-27003

Program / Asset # : CUN0006.030 / 2100 Yr Built/Renovated : 1967 / 2006

Area Sq Ft : 107,884 Project Type : CITY UNIVERSITY OF NEW YORK

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

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

Block : 7490 Lot : 2 BIN : 4444187

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$222,400	\$675,300
Interior Architecture	\$578,000	
Electrical	\$509,200	\$3,918,500
Mechanical	\$435,300	\$951,000
Total	\$1,744,900	\$5,544,800
Importance Code A	\$222,400	\$675,300
Importance Code B	\$1,522,500	\$4,869,500
Total	\$1,744,900	\$5,544,800

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$43,700		\$600	
Interior Architecture	\$72,100	\$4,100	\$2,000	\$1,068,900
Electrical	\$36,800	\$17,000	\$11,600	\$11,100
Mechanical	\$45,100	\$47,800	\$66,800	\$71,500
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$207,600	\$78,700	\$90,900	\$1,161,400
Importance Code A	\$49,100	\$5,400	\$6,200	\$28,200
Importance Code B	\$150,400	\$73,300	\$84,700	\$1,133,200
Importance Code C	\$8,100			
Total	\$207,600	\$78,700	\$90,900	\$1,161,400



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

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

Asset #: 2100

Architecture	Current Repair		Future Replacement		Maintenance		
system Component Type	% of Fail Date Total (Years)	Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior							
Exterior Walls							
Concrete Masonry Unit	5% Now	\$49,700	LIFE	* *	5	\$3,900	
	Diagonal Cracks, E.		rea Affect	ed : 10%			
	Location : Cooling						
	Jnt Mortar Miss/Ero Location: Cooling		te, Area A	Affected: 25%			
Masonry: Brick	25% Now	\$91,100	LIFE	* *	5	\$30,900	
wasomy. Brick	Water Penetration, I			cted : 10%	5	Ψ20,200	
	Location : Founda		33				
Pre-Cast Concrete	70%		LIFE	* *	5	\$281,200	
Windows						, - ,	
Aluminum	95% Now	\$26,800	2040	* *	5	\$1,600	
	Caulking Deteriorat	ed, Extent : Modera	ite, Area	Affected : 25%			
	Location: Through	hout					
	Water Penetration, I	Extent : Moderate, A	Area Affe	cted : 10%			
	Location: Through	hout					
Metal Louvers	5%		2033	* *	10	\$1,100	
Parapets							
Concrete Masonry Unit	5% Now	\$1,500	LIFE	* *	5	\$300	
	Diagonal Cracks, E.		rea Affect	ed : 10%			
	Location: Cooling						
	Int Mortar Miss/Ero		te, Area A	Affected : 25%			
	Location : Cooling	Tower Area					
Metal Panel	5%		2044	* *	5	\$1,200	
Metal Rail	70%		2037	* *	5-10	\$76,600	
Pre-Cast Concrete	20% Now	\$8,500	LIFE	* *	5	\$7,600	
	Int Mortar Miss/Ero			Affected : 25%			
		Over Cooling Towe					
	Misaligned/Bulging,			ected : 20%			
	Location : Coping	Over Cooling Towe	er Wall				
Roof	4004	Φ <b>2</b> π 100	2024	de de			
Built-Up (BUR)	10% Now	\$35,100	2034	* *			
	Blisters, Extent : Mo						
		echanical Penthous		. 1 100/			
	Water Penetration, I		Area Affe	cted : 10%			
	Location: Mechan		A CC 4 - 1	500/			
	Worn/Eroded, Exten			30%			
		echanical Penthous		**		<b></b>	
Modified Bitumen	75%	<b>*</b> - 00 -	2024	\$335,200	10	\$58,900	
Paver: Asphalt	10% Now	\$6,900	2033	**			
	Water Penetration, I		Area Affe	cted : 10%			
<b></b>	Location: Over Re	00m Bt10					
Skylight, Plastic	5%		2037	* *	1		

Interior

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

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

Asset #: 2100

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
system Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Floors								
Carpet	50%			2020	\$1,021,800	3	\$163,900	
Ceramic Tile	5%			2033	* *	5	\$8,200	
Terrazzo	5%			LIFE	* *	5	\$6,400	
Vinyl Tile	30%			2029	* *	3	\$24,600	
Vinyl Tile	10%			2019	\$136,100	3	\$6,100	
			Extent : Moderate, A	Area Affe	ected : 100%			
		ı : Through						
	Explana	tion : 9x9 T	iles					
Interior Walls								
Glass: Single Pane	5%			LIFE	* *	5	\$3,900	
Gypsum Board	15%			LIFE	* *	5	\$9,300	
Masonry: Brick	25%			LIFE	* *			
Metal Panel	20%			LIFE	* *			
Plaster	5%		\$8,100	LIFE	* *	5	\$1,600	
	_	_	Extent: Moderate	, Area A	ffected : 10%			
		n : Room B-						
			xtent : Moderate, A	rea Affe	cted : 10%			
	Location	n : Room B-	5, Bl16					
Plaster	30%			LIFE	* *	5	\$9,300	
Ceilings								
AcousTileConcealSpLn	25% Cracking/		\$333,600 Extent : Moderate	2044 , <i>Area A</i>	* * ffected : 25%	5	\$26,400	
	_	ı : Corridoi						
	Staining/I	Discoloring,	Extent : Moderate	, Area A	ffected : 25%			
	Location	ı : Corridoi	rs					
			: Moderate, Area	Affected	: 25%			
	Location	ı : Corridoi	rs					
AcousTileSusp.Lay-In	20%			2037	* *	5	\$33,800	
Exposed Concrete	40%			LIFE	* *	5	\$10,600	
Gypsum Board	10%			LIFE	* *	5	\$21,100	
Plaster	5%	Now	\$108,300	LIFE	* *	5	\$5,300	
		issing Elem 1 : Room B-	ents, Extent : Seve 5	re, Area	Affected : 50%			
			Extent : Severe, A	rea Affec	cted : 50%			
	_	1 : Room B-		33 7 0				

Electrical	Current Repair	Future F	Replacement	М	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year E FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2024	\$20,300	5	\$500	
	Other Observation, Extent: Moderate,	Area Affecte	ed : 100%			
	Location: Electrical Room					
	Explanation: Main Service Switch R	ated @ 2500	) Amperes			

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

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

Asset #: 2100

Electrical	Current Repair		Future Replacement		Maintenance			
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts								
Switchgear / Switchboard						_		
Fused Disc Sw	100%			2024	\$79,200	5	\$500	
Raceway	1.000/			2024	ΦΩ1 1ΩΩ	1		
Conduit	100%			2024	\$81,100	1		
Panelboards Fused Disc Sw	8%			2023	\$4,100	5	\$200	
Fused Toggle Switch	2%	2-4	\$1,000	2023	\$4,100 * *	5 5	\$200	
rused Toggle Switch		quipment,	Extent : Moderate,			3		
	On Extende Location	-	tent : Moderate, Ai t	rea Affec	ted : 100%			
Molded Case Bkrs	90%			2023	\$46,000	5	\$2,600	
Wiring					,		. ,	
Braided Cloth		_	\$39,900 ent : Moderate, Are out The Building	2049 a Affecte	* * ed : 100%	1		
Thermoplastic	50%			2024	\$39,900	1		
Motor Controllers								
Locally Mounted	10%			2022	\$19,200	5	\$100	
Motor Control Center	70%			2022	\$33,100	5	\$2,100	
Motor Control Center	20%			2029	* *	5	\$600	
Ground								
Grounding Devices Generic	100% Other Obse Location Explanati	: Basemen		LIFE Area Affe	* * ected : 100%	5	\$1,600	
Stand-by Power	Ехріанан	on . Corre	жей					
Transfer Switches								
Automatic	100%			2022	\$8,700	1	\$33,200	
Generators Diesel	100% Other Obse	ervation, E	Extent : Moderate, A	2020 Area Affe	\$71,500 ected : 100%	1	\$41,800	
	Location	: Generate	or Room					
	Explanati	on : Emer	gency Generator R	Cated @	62 Kw			
Batteries								
Nickel Cadmium	100%			2017	\$1,500	5	\$24,000	
Fuel Storage	£00/			2022	<b>#2</b> 000	~	<b>#10.30</b> 0	
Day Tank	Location	: Generate	Extent : Moderate, A or Room allons Capacity	2023 Area Affe	\$3,900 ected : 100%	5	\$10,200	
Main Tank	Location	: Undergr		2027 Area Affe	* * ected : 100%	5	\$1,600	
Lighting	Explanati	on : 600 C	Gallons Capacity					

#### 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.

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

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

Asset #: 2100

Electrical	Current Repair		e Replacement	Maintenance			
System Component Type	% of Fail Date Estimated Cos Total (Years)	st Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Lighting							
Interior Lighting							
Fluorescent	100%	2024	\$3,538,800	10	\$100,500		
	Other Observation, Extent: Moderate	. 55	ected : 100%				
	Location: Throughout The Building	3					
	Explanation: T-8 Lamps						
Egress Lighting	<b>-</b> 0		<b></b>				
Emergency, Service	50%	2024	\$26,300	1			
Exit, Service	50%	2024	\$7,600	1			
Exterior Lighting							
HID	100%	2019	\$397,900	10	\$300		
Alarm							
Security System							
No Component	70%				<b>*1*</b> 100		
Generic	30%	2032	* *	1	\$12,100		
		Other Observation, Extent: Moderate, Area Affected: 100%					
	Location : Hallways And Outside	_					
	Explanation: C C T V Surveillance	Camera					
Fire/Smoke Detection	<b>5</b> 00/						
No Component	70%	2020	de de		<b>#30 #</b> 00		
Generic	30%	2029	* *	1-3	\$20,500		
	Other Observation, Extent : Moderate, Area Affected : 100%						
	Location: Hallways						
	Explanation : Strobe Lights, Manua Horns	l Pull Statio	ons, Smoke Detecto	ors, Alarr	n Bells And		

Mechanical	Current Penair	Futuro	Bonlacoment	M	aintenance	
System	Current Repair		Replacement			D
Component Type	% of Fail Date Estimated Co Total (Years)	st Year F FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating						
Energy Source						
HTHW/HW	100%	2034	* *	1		
	Other Observation, Extent : Light, A	rea Affected :	100%			
	Location : Throughout					
	Explanation : High Temp. Water Fr	rom Adjacent	Building " Kenne	dy Hall	Gym"	
Conversion Equipment	1 0 1					
Heat Exchanger	100%	2020	\$22,800	1	\$54,200	
č	Other Observation, Extent: Light, An	rea Affected :	100%			
	Location : Basement Equipment Ro	55				
	Explanation: 3 Units					
Distribution	2. promotion ( Comm					
Hot Wtr Piping/Pump	100% Now \$53,70	0 2032	* *	4	\$5,400	
Tiot via Tiping/Tamp	Corroded, Extent : Moderate, Area A			•	ψ3,100	
	Location: The Valves In Mech Equ	55		· Areas		
Terminal Devices	-4···	T				
Air Handler	80%	2024	\$461,400	1	\$54,200	
Convector/Radiator	20%	2029	**	1	\$7,100	
Air Conditioning	20/0	2023		1	φ1,100	

#### 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.

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

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

Asset #: 2100

Mechanical	Current Repair		Future Replacement		Maintenance		
System Component Type		Date Estimated Cost ars)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning							
Energy Source							
Electricity	10%		2032	* *	1		
Steam/HW System	90%		2034	* *	1		
Conversion Equipment	-0			de de		<b>***</b>	
Absorption	70%		2027	* *	1	\$83,000	
Chiller/Steam/HW	Other Oherman	in Entert Links Amer	A CC 4	1 . 700/			
	Location : Ba	ion, Extent : Light, Area	Ајјестеа	1: 70%			
			ant Wata	n In Lithium Promi	da Cuala		
G III II I		One Unit With Refriger		* *	ae Cycie		
Split Unit	15%	. F. G I is the Amount	2029				
		ıt, Extent : Light, Area A Inits On 1st Floor	ујестеа :	15%			
		nus On 1st Floor					
No Component	15%						
Distribution	700/		2024	* *		Φ. 7.00	
Chilled Wtr Pipe/Pump	70%		2034	* *	4	\$5,700	
No Component	30%						
Terminal Devices	5.50/		2024	¢212.400	1	¢27.200	
Air Handler/Cool/Ht	55%		2024	\$212,400 * *	1	\$37,300	
Fan Coil - Cooling Fan Coil - Cool/Heat	15% 15%		2029 2019		1 1	\$5,300 \$5,300	
No Component	15%		2019	\$258,200	1	\$5,300	
Heat Rejection	1370						
Air Condenser Unit	15%		2024	\$27,200	2	\$11,400	
Water Cool Tower	70%		2024	\$182,700	2	\$77,200	
No Component	15%		2022	\$102,700	2	\$77,200	
Ventilation	1370						
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$61,100	
Exhaust Fans						· /	
Interior	80%		2024	\$94,600	2	\$2,700	
Wall Unit	20%		2024	\$32,400	2	\$700	
Plumbing							
H/C Water Piping							
Brass/Copper	100% 0-	1 - 7	2034	* *	1		
		nt : Severe, Area Affecte	d: 10%				
	Location : Ba	sement					
Water Heater							
Electric	100%		2019	\$16,600	4	\$600	
HW Heat Exchanger	400		261:				
HTHW/HW	100% 0-	' '	2044	* *			
		ion, Extent : Severe, Are	ea Affecte	ea: 100%			
	Location: Ba						
Conitona Dinia	Explanation :	Obsolete Equipment					
Sanitary Piping Cast Iron	100%		LIEE	* *	1		
Cast Iron Storm Drain Pining	100%		LIFE		1		
Storm Drain Piping Cast Iron	100%		LIFE	* *	1		
Cast Holl	10070		LIIIE		1		

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

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

Asset #: 2100

Mechanical	Current Repair	Future Replacem	ent N	Maintenance	
System Component Type	% of Fail Date Estimated Total (Years)	1 Cost Year Estimated FY	Cost Cycle (Yrs)		riority
Plumbing					
Sewage Ejector(s)					
Electric	100%	2024 \$10	),800 4	\$1,600	
Backflow Preventer					
Not Accessible	100%				
Fixtures					
Generic	100%				
Vertical Transport					
Elevators					
Geared Traction	100%	LIFE	* *		
	Other Observation, Extent : Light Location : B-4	t, Area Affected : 100%			
	Explanation: Two Units				
Fire Suppression					
Standpipe					
Generic	100%	2044	* * 1-5	\$57,300	
Sprinkler					•
No Component	80%				
Generic	20%	2044	** 1-2	\$6,100	

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG

Address : 222-01 56TH AVENUE

Borough : QUEENS Agency's Number : 12-27012
Program / Asset # : CUN0006.120 / 2086 Yr Built/Renovated : 1978 / 2003

Area Sq Ft : 141,324 Project Type : CITY UNIVERSITY OF NEW YORK

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

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

Block : 7490 Lot : 2 BIN : 4439438

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$983,700	\$299,900
Interior Architecture	\$630,900	\$110,100
Electrical	\$671,500	\$1,781,300
Mechanical	\$252,000	\$1,682,600
Total	\$2,538,100	\$3,873,900
Importance Code A	\$983,700	\$320,500
Importance Code B	\$1,517,200	\$3,510,400
Importance Code C	\$37,200	\$43,000
Total	\$2,538,100	\$3,873,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$3,400		\$24,700	
Interior Architecture	\$24,300	\$5,100	\$20,900	\$313,600
Electrical	\$18,200	\$13,900	\$13,600	\$12,300
Mechanical	\$84,600	\$45,900	\$130,800	\$71,400
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$140,300	\$74,800	\$199,900	\$407,100
Importance Code A	\$10,100	\$6,800	\$31,700	\$35,200
Importance Code B	\$130,200	\$68,000	\$168,200	\$372,000
Importance Code C				



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

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

Asset #: 2086

rchitecture	Current Repair		Future Replacement		Maintenance		
ystem Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year Es	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
terior							
Exterior Walls	201			de de	_	<b>42.5.200</b>	
Cast in Place Concrete	2%	Φ <b>2</b> < 0. <b>7</b> 0.0	LIFE	**	5	\$26,300	
Masonry: Brick	93% Now	\$360,500	LIFE	**	5	\$244,700	
	Diagonal Cracks, Ex Location : South Fo						
	Expansion Int Failur						
	Location : South Fe		ie, 111eu 11jje	ciea . 1070			
Window Wall	5%		2044	* *	5	\$49,300	
Windows	370		2044			\$49,500	
Aluminum	95% Now	\$213,000	2032	* *	5	\$13,000	
	Caulking Deteriorate			ected : 25%	C	Ψ10,000	
	Location : Through						
	Water Penetration, E	xtent : Moderate, A	Area Affected	d: 10%			
	Location : Through	out					
Metal Louvers	5%		2033	* *	10	\$8,600	
Parapets							
Concrete Masonry Unit	15%		LIFE	* *	5	\$1,100	
Masonry: Brick	80% Now	\$57,900	LIFE	* *	5	\$5,100	
	Horizontal Cracks, E		Area Affected	d : 10%			
	Location: Through						
	Misaligned/Bulging,	Extent : Moderate,	Area Affect	ed : 10%			
	Location : Corners						
Pre-Cast Concrete	5% Now	\$3,400	LIFE	* *	5	\$2,000	
	Jnt Mortar Miss/Ero	d, Extent : Modera	te, Area Affe	cted : 50%			
	Location: Coping	J. Europe M. J.	A A CC	2-4-1-250/			
	Caulking Deteriorate Location: Coping	a, Extent : Moaerc	ue, Area Ajjo	eciea : 25%			
Roof	Locuiton . Coping						
Built-Up (BUR)	95% Now	\$352,400	2034	* *			
Built Op (BOR)	Blisters, Extent: Mod						
	Location: Through						
	Vegetation Growth, I		Area Affecte	d : 20%			
	Location : Over Fo						
	Water Penetration, E			d: 10%			
	Location: Various			00/			
	Worn/Eroded, Extend Location : Through		Ајјестеа : 50	170			
Sloped Glazing	5%		LIFE	* *	5	\$55,300	
erior							
Floors	1.00/		2020	<b>\$354,000</b>	2	¢40,000	
Carpet	10%		2020	\$254,900	3	\$40,900	
Cast in Place Concrete Ceramic Tile	15% 5%		LIFE 2033	* *	5 5	\$67,100 \$10,200	
Panel/Paver: Cer/Brk	5% 15%		2033	* *	5 5	\$10,200 \$69,000	
				* *			
Vinyl Tile	55%		2029	* *	3	\$56,200	

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

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

Asset #: 2086

Architecture		Current l	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
nterior								
Interior Walls								
Concrete Masonry Unit	55%			LIFE	* *	5	\$43,000	
Gypsum Board	25%			LIFE	* *	5	\$29,300	
Masonry: Brick	5%	Now	\$37,200	LIFE	* *			
	Diagonal	Cracks, Ex	tent : Moderate, Ai	rea Affect	ted : 10%			
	Location	: Lobby A	rea					
	Other Obs	ervation, E	Extent : Moderate, A	Area Affe	cted : 10%			
	Location	: Lobby A	rea					
	Explana	tion : Expa	nsion Joint Failure	?				
Plaster	15%			LIFE	* *	5	\$8,800	
Ceilings								
AcousTileConcealSpLn	25%	Now	\$413,000	2044	* *	5	\$32,700	
	Broken/M	issing Elen	ients, Extent : Mod	erate, Ar	ea Affected : 30%			
	Location	: Corrido	r(s)					
	Cracking/	Crumbling,	Extent : Moderate	e, Area Aj	ffected : 25%			
	Location	: Corrido	r(s)					
	Water Per	etration, E	Extent : Moderate, A	Area Affe	cted : 10%			
	Location	: Corrido	r(s)					
AcousTileSusp.Lay-In	20%			2029	* *	5	\$41,800	
Exposed Concrete	55%	Now	\$180,700	LIFE	* *	5	\$18,000	
1	Cracking/	Crumbling,	Extent : Light, Are	ea Affecte	ed : 5%		, ,	
	Location	: Rooms 4	34, 443 And Vario	us Others	S			
	Staining/Discoloring, Extent: Moderate, Area Affected: 10%							
	Location	: Rooms 4	934, 443, 444 And V	Various C	Others			
	Water Per	etration, E	Extent : Moderate, A	Area Affe	cted : 15%			
			134, 443, 444 And V					

Electrical	Current Repair	Futur	e Replacement	M	aintenance				
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Under 600 Volts									
Service Equipment									
Fused Disc Sw	50%	2044	* *	5	\$300				
	Other Observation, Extent: Moderate, A	Area Affe	cted : 100%						
	Location: Electrical Room 2								
	Explanation : Main Service Disconnec Amperes	t Switche	es Rated @ 2- 2000	) Ampere	es And 1-1200				
Fused Disc Sw	50%	2024	\$20,500	5	\$300				
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location: Electrical Room 1								
	Explanation : Main Service Disconnec	t Switche	es Rated @ 2- 300	0 Ampere	es .				
Transformers									
Dry Type	100%	2037	* *	5	\$500				
	Other Observation, Extent : Moderate, Area Affected : 100%								
	Location: Electrical Room 2								
	Explanation : One 750 Kva 480v-208/	120v							

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

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

Asset #: 2086

Electrical		Current I	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts				•	•			•
Switchgear / Switchboard								
Fused Disc Sw	50%			2024	\$107,400	5	\$300	
Fused Disc Sw	50%			2044	* *	5	\$300	
Raceway								
Conduit	10%			2044	* *	1		
Conduit	90%			2024	\$217,500	1		
Panelboards								
Fused Disc Sw	10%			2023	\$21,900	5	\$300	
Fused Disc Sw	5%			2040	* *	5	\$200	
Molded Case Bkrs	85%			2023	\$186,100	5	\$3,200	
Wiring	0.0				****			
Thermoplastic	90%			2024	\$305,300	1		
Thermoplastic	10%			2044	* *	1		
Motor Controllers	200/			2022	Φ22.500	-	Φ200	
Locally Mounted	20%			2022	\$22,500	5	\$200	
Motor Control Center	60%			2022	\$423,200 * *	5	\$2,300	
Motor Control Center	20%			2037	4. 4.	5	\$800	
Ground Grounding Devices								
Grounding Devices  Generic	100%			LIFE	* *	5	\$2,100	
Stand-by Power	10070			LIIL			Ψ2,100	
Transfer Switches								
Automatic	100%			2022	\$21,500	1	\$43,500	
Generators					1 7		, - ,	
Natural Gas	100%			2020	\$118,600	1	\$54,700	
	Other Obs	ervation, E	Extent : Moderate, A	Area Affe				
	Location	: Penthou	se					
	Explana	tion : Emer	gency Generator R	Rated @ 2	280 Kva			
Batteries								
Lead/Acid	100%			2017	\$1,500	5	\$5,200	
Lighting								
Interior Lighting								
Fluorescent	99%			2029	* *	10	\$124,000	
			Extent : Moderate, A	Area Affe	ected : 100%			
		_	out The Building					
	-	tion : T-8 L	amps					
HID	1%			2029	* *	10		
Egress Lighting	5001			2020	ale -1-	1		
Emergency, Service	50%			2029	* *	1		
Exit, Service	50%			2029	* *	1		
Exterior Lighting	1000/			2024	ØEQ1 QQQ	10	<b>\$400</b>	
HID	100%			2024	\$521,200	10	\$400	

Alarm

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

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

Asset # : 2086

Electrical	Current Repair	Future R	Replacement	M	aintenance	
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Es FY	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Alarm						
Fire/Smoke Detection						
No Component	70%					
Generic	30%	2019	\$428,800	1-3	\$26,100	
	Other Observation, Extent : Moderate,	Area Affected	d: 100%			
	Location : Hallways					
	Explanation: Manual Pull Station, A.	larm Bells An	nd Smoke Detec	tors		

Mechanical	Current Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Fail Date Estimate Total (Years)	d Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating						
Energy Source HTHW/HW	100% Other Observation, Extent : Lig Location : Throughout	2034 ht, Area Affected	**: 100%	1		
	Explanation : High Temp. Wa	ter From Adjacer	ıt Building " Kenne	edy Hall	Gym"	
Conversion Equipment Heat Exchanger	100% Other Observation, Extent: Lig Location: Basement Mech Ro Explanation: 2 Units		\$28,400 : 100%	1	\$67,500	
Distribution Hot Wtr Piping/Pump	100% Now \$3 Corroded, Extent : Moderate, A Location : At The Heat Excha			4 as	\$6,700	
Terminal Devices						
Air Handler	60%	2024	\$431,500	1	\$50,700	
Convector/Radiator	30%	2029	**	1	\$13,200	
Fan Coil Unit/Heat	10%	2024	\$199,700	1	\$4,400	
Air Conditioning Energy Source						
Electricity	10%	2032	* *	1		
Steam/HW System	90%	2034	* *	1		
Conversion Equipment Absorption Chiller/Steam/HW	90%	2027	* *	1	\$133,000	
	Repairs In Progress, Extent : Li Location : Basement	ght, Area Affecte	d : 100%			
	Other Observation, Extent : Lig Location : Basement	ht, Area Affected	: 100%			
	Explanation: Two Units. Wat	er Is The Refrige	rant In Cycle With	Lithium	Bromide	
Reciprocating Compr/Chiller	10%	2019	\$45,300	1	\$6,300	
	R-22 Refrigerant, Extent : Light Location : Basement, Chiller	, Area Affected :	10%			

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

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

Asset #: 2086

<u> </u>	urrent R	epair	Future	e Replacement	M	aintenance	
		<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
100%			2034	* *	4	\$10,100	
1000/			2024	\$500,000	1	¢04.500	
100%			2024	\$566,600	1	\$84,500	
10%			2019	\$26,600	2	\$9.500	
	Now	\$206.800					
Damaged, E.	tent : Se	vere, Area Affecte		<b>40.1.</b>	_	Ψ,,,,,,	
100%			LIFE	* *	2-5	\$76,200	
5%			2019	\$5,300	2	\$200	
80%			2034	* *	1		
	0-2	\$8,000		* *			
Corroded, Ex	tent : Mo	oderate, Area Affe		%	1		
100%			2022	\$20,700	4	\$1,200	
100%			2044	* *			
100%			LIFE	* *	1		
1000/			LIEE	* *			
100%			LIFE	. T.	1		
100%			2024	\$10.800	4	\$1,600	
	ation F	rtent · Light Area			4	\$1,000	
			Пуссиси	. 100/0			
			ress				
T							
100%							
100%			LIFE	* *			
	1) Sub B	smt - 4, (1) B-4	Affected	: 100%			
Explanation	ı: Two U	Inits					
Explanation	ı : Two U	<sup>I</sup> nits					
	% of Fa   Total   C	% of Fail Date Total (Years)  100%  100%  100%  100%  100%  100%  100%  80%  20% 0-2  Corroded, Extent: Mo Location: Throughout Thro	100%  100%  100%  100%  100%  100%  100%  100%  Severe, Area Affected Location: Baffles Completely Rotted  100%  95% 5%  80% 20% 0-2 \$8,000  Corroded, Extent: Moderate, Area Affected Location: Throughout  100%	Nof Total   Fail Date   Estimated Cost   Year   FY	Nom	No of Total   Fail Date   Estimated Cost   FY   Estimated Cost   Cycle (Yrs)	Notation

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

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

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## CITY UNIVERSITY OF NEW YORK - 042 QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG

Asset #: 2086

Mechanical	C	Current R	lepair	Futur	e Replacement	M	aintenance	
System Component Type		ail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Fire Suppression								
Sprinkler								
No Component	95%							
Generic	5%			2034	* *	1-2	\$1,900	
Fire Pump								
Generic	100%			2027	* *	1	\$25,500	

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

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Address : 221-15 56TH AVENUE

Borough : QUEENS Agency's Number : 1-27001

Program / Asset # : CUN0006.010 / 2099 Yr Built/Renovated : 1910 / 2006

Area Sq Ft : 23,520 Project Type : CITY UNIVERSITY OF NEW YORK

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

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

Block : 7490 Lot : 2 BIN : 4439433

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$71,100	
Interior Architecture		\$36,700
Electrical	\$51,000	\$212,800
Total	\$122,100	\$249,500
Importance Code A	\$71,100	
Importance Code B	\$51,000	\$249,500
Total	\$122,100	\$249,500

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$4,300		\$27,300	\$1,700
Interior Architecture	\$20,300	\$2,500		\$2,200
Electrical	\$3,100	\$2,500	\$11,300	\$3,200
Mechanical	\$17,900	\$7,600	\$12,400	\$8,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$49,500	\$16,500	\$55,000	\$19,800
Importance Code A	\$6,700	\$2,300	\$29,700	\$4,100
Importance Code B	\$42,800	\$12,600	\$25,200	\$15,700
Importance Code C		\$1,600		
Total	\$49,500	\$16,500	\$55,000	\$19,800



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

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

Asset #: 2099

chitecture	Current Repair		Future Replacement		Maintenance			
stem Component Type	% of Fail D Total (Year	ate Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit	
erior								
Exterior Walls					_			
Masonry: Fieldstone	70%		LIFE	* *	5	\$28,700		
Masonry: Fieldstone	10%		LIFE	* *	5	\$4,100		
Wood	20%		2029	**	5	\$54,700		
	Recent Repair Ev Location : Dorn	ident, Extent : Light, A ners	rea Affeo	cted : 25%				
Windows								
Aluminum	80%		2040	* *	5	\$3,500		
	Location: Thro	=				,		
		hese Windows Are Ma		-				
Wood	20%		2032	* *	5	\$8,700		
	Recent Repair Ev Location : First	ident, Extent : Light, A Floor	rea Affeo	cted : 25%				
Roof								
Slate	100% Now	\$71,100	LIFE	* *				
		Elements, Extent : Mod						
	Location : Thro Gut/DS Non Fund							
erior	Location : Thro Gut/DS Non Fund	ughout :/Miss, Extent : Moder						
Floors	Location : Thro Gut/DS Non Fund Location : Nort	ughout :/Miss, Extent : Moder	ate, Area	Affected : 25%				
Floors Carpet	Location : Thro Gut/DS Non Fund Location : Nort	ughout :/Miss, Extent : Moder	2023	* Affected : 25%	3	\$7,000		
Floors Carpet Cast in Place Concrete	Location : Thro Gut/DS Non Fund Location : Nort  10% 10%	ughout :/Miss, Extent : Moder	ate, Area 2023 LIFE	\$43,900 **	5	\$7,700		
Floors Carpet Cast in Place Concrete Ceramic Tile	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5%	ughout :/Miss, Extent : Moder	2023 LIFE 2033	\$43,900 **	5 5	\$7,700 \$1,800		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5% 15%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037	\$43,900 ** **	5 5 5	\$7,700 \$1,800 \$7,900		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate	Location: Thro Gut/DS Non Fund Location: North 10% 10% 5% 15% 10%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE	\$43,900 ** ** **	5 5 5 5	\$7,700 \$1,800 \$7,900 \$3,700		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile	Location: Thro Gut/DS Non Fund Location: Norts  10% 10% 5% 15% 10% 10% 10%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE 2029	\$43,900 ** ** ** **	5 5 5 5 3	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood	Location: Thro Gut/DS Non Fund Location: North 10% 10% 5% 15% 10%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE	\$43,900 ** ** **	5 5 5 5	\$7,700 \$1,800 \$7,900 \$3,700		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5% 15% 10% 10% 40%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE 2029 2052	\$43,900 ** ** ** **	5 5 5 5 3 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls Ceramic Tile	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5% 15% 10% 10% 40%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE 2029 2052	\$43,900 ** ** ** ** **	5 5 5 5 3 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls Ceramic Tile Gypsum Board	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5% 15% 10% 40%  5% 70%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE 2029 2052 2033 LIFE	\$43,900 ** ** ** ** ** **	5 5 5 5 3 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls Ceramic Tile Gypsum Board Masonry: Fieldstone	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5% 15% 10% 40%  5% 70% 20%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE 2029 2052 2033 LIFE LIFE	\$43,900 ** ** ** ** ** **	5 5 5 5 3 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400 \$3,200 \$26,600		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls Ceramic Tile Gypsum Board Masonry: Fieldstone Wood	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5% 15% 10% 40%  5% 70%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE 2029 2052 2033 LIFE	\$43,900 ** ** ** ** ** **	5 5 5 5 3 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls Ceramic Tile Gypsum Board Masonry: Fieldstone Wood Ceilings	Location: Thro Gut/DS Non Fund Location: Norts  10% 10% 5% 15% 10% 40%  5% 70% 20% 5%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE 2029 2052 2033 LIFE LIFE LIFE	\$43,900 ** ** ** ** ** **	5 5 5 5 3 5 5 5 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400 \$3,200 \$26,600 \$12,600		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls Ceramic Tile Gypsum Board Masonry: Fieldstone Wood Ceilings AcousTileSusp.Lay-In	Location: Thro Gut/DS Non Fund Location: Nort  10% 10% 5% 15% 10% 40%  5% 70% 20% 5%	ughout :/Miss, Extent : Moder	2023 LIFE 2033 2037 LIFE 2029 2052 2033 LIFE LIFE LIFE	\$43,900 ** ** ** ** ** ** **	5 5 5 5 3 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400 \$3,200 \$26,600		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls Ceramic Tile Gypsum Board Masonry: Fieldstone Wood Ceilings	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5% 15% 10% 40%  5% 70% 20% 5% 5% 15%	ughout Miss, Extent : Moder h And South Sides	2023 LIFE 2033 2037 LIFE 2029 2052 2033 LIFE LIFE LIFE 2037 LIFE	\$43,900 ** ** ** ** ** ** **	5 5 5 5 3 5 5 5 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400 \$3,200 \$26,600 \$12,600		
Floors Carpet Cast in Place Concrete Ceramic Tile Quarry Tile Slate Vinyl Tile Wood Interior Walls Ceramic Tile Gypsum Board Masonry: Fieldstone Wood Ceilings AcousTileSusp.Lay-In	Location: Thro Gut/DS Non Fund Location: North  10% 10% 5% 15% 10% 40%  5% 70% 20% 5% 5% 15%	ughout v/Miss, Extent : Moder h And South Sides	2023 LIFE 2033 2037 LIFE 2029 2052 2033 LIFE LIFE LIFE 2037 LIFE	\$43,900 ** ** ** ** ** ** **	5 5 5 5 3 5 5 5 5	\$7,700 \$1,800 \$7,900 \$3,700 \$1,800 \$26,400 \$3,200 \$26,600 \$12,600		

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

Under 600 Volts

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

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

Asset #: 2099

Electrical	Current Repair	Futur	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estir Total (Years)	mated Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	50%	2024	\$2,400	5	\$100	
	Other Observation, Extent .  Location : Electrical Root Explanation : Main Service	m		oros		
Fused Disc Sw	50%	2044	**	5	\$100	
rused Disc Sw	Other Observation, Extent . Location : Electrical Roo Explanation : Main Servic	· Moderate, Area Affe m	ected : 100%	3	\$100	
Switchgear / Switchboard			-			
Fused Disc Sw	100%	2024	\$95,500	5	\$100	
Raceway						
Conduit	80%	2044	* *	1		
Conduit	20%	2024	\$10,300	1		
Panelboards			·			
Fused Disc Sw	10%	2040	* *	5	\$100	
Molded Case Bkrs	80%	2040	* *	5	\$500	
Molded Case Bkrs	10%	2023	\$7,300	5	\$100	
Wiring			· · · · · · · · · · · · · · · · · · ·		· · · · · · · · · · · · · · · · · · ·	
Thermoplastic	80%	2044	* *	1		
Thermoplastic	20%	2024	\$13,000	1		
Motor Controllers			· · ·			
Locally Mounted	100%	2037	* *	5	\$200	
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$300	
Stand-by Power						
Transfer Switches						
Automatic	100%	2037	* *	1	\$7,200	
Lighting Interior Lighting						
Fluorescent	40%	2029	* *	10	\$8,600	
	Other Observation, Extent . Location : Offices Explanation : T-8 Lamps	· Moderate, Area Affe	cted : 100%		. ,	
Incandescent	40%	2029	* *	2	\$200	
Incandescent	20%	2019	\$51,000	2	\$100	
Egress Lighting	2070	2017	Ψ51,000		Ψ100	
Emergency, Service	50%	2029	* *	1		
Exit, LED	30%	2059	* *	1		
Exit, Service	20%	2029	* *	1		
Exterior Lighting HID	100%	2024	\$86,700	10	\$100	
пір	100%	2024	\$80,700	10	\$100	

Alarm

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2099

Electrical	Current Repair	<b>Future Replacement</b>	Mai	ntenance	
System Component Type	% of Fail Date Estimated Co Total (Years)	Year Estimated Cost FY	Cycle (Yrs)	Estimated Cost	Priority
Alarm					
Security System					
No Component	50%				
Generic	50%	2029 **	1	\$4,400	
	Other Observation, Extent : Modera	te, Area Affected : 100%			
	Location : Gallery				
	Explanation: C C T V Surveilland	ce Camera System			
Fire/Smoke Detection					
Generic	100%	2029 **	1-3	\$14,900	
	Other Observation, Extent : Modera	te, Area Affected : 100%			
	Location: Throughout The Buildin	18			
	Explanation: Strobe Lights, Manu	al Pull Station, Horns And Sm	oke Detecto	ors	

Mechanical	Current Repair		Future	e Replacement	Ma		
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
leating							
Energy Source Interruptible Gas/Dual Fuel	100%		2044	* *	1		
	Other Observation, E	_	Affected	: 100%			
	Location : Buried T	ank					
	Explanation: Numb	per 2 Oil - 2,000 Ga	allon Tan	k			
Conversion Equipment Steam Boiler	100% Other Observation, E	rtent · Light Area	2037	**	1	\$23,300	
	Location: Basemen Explanation: 2 Uni	t	Ајјестей	. 10070			
Distribution	1						
Hot Wtr Piping/Pump	50%		2040	* *	4	\$600	
Steam Piping/Pump	50%		2044	* *	4	\$600	
Terminal Devices							
Air Handler	50%		2029	* *	1	\$7,300	
Convector/Radiator	50%		2041	* *	1	\$3,800	
ir Conditioning Energy Source							
Electricity	100%		2040	* *	1		
Conversion Equipment Reciprocating Compr/Chiller	100%		2029	* *	1	\$10,900	
	R-22 Refrigerant, Ext Location : Basemen		ffected :	100%			
Distribution							
Chilled Wtr Pipe/Pump	100%		2044	* *	4	\$1,200	
Terminal Devices							
Air Handler/Cool/Ht	100%		2029	* *	1	\$14,500	
Heat Rejection							
Remote Air Cond  Note: All component repairs \$ estim	100%		2029	* *	2	\$16,400	

Estimates are rounded to the nearest hundred dollars.

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2099

Mechanical	Current	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Ventilation							
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2-5	\$13,100	
Exhaust Fans							
Interior	100%		2029	* *	2	\$700	
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2044	* *	1		
Water Heater							
Electric	50%		2022	\$1,800	4	\$100	
	Other Observation, I	Extent : Light, Area	Affected	: 50%			
	Location : Basemer	ıt					
	Explanation: 1 Un	it					
Gas Fired	50%		2022	\$2,700	2	\$200	
	Other Observation, I	Extent : Light, Area	Affected	: 50%			
	Location : Basemer	ıt					
	Explanation: 1 Un	it					
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Sump Pump(s)							
Submersible	100%		2017	\$6,500	4	\$2,500	
Backflow Preventer							
Generic	100%		2029	* *	1	\$1,400	
Fixtures							
Generic	100%						
Vertical Transport							
Elevators							
Hydraulic	100%		LIFE	* *			
	Other Observation, I	Extent : Light, Area	Affected	: 100%			
	Location: B, 1, 2						
	Explanation: One	Unit					
Fire Suppression							
Sprinkler							
Generic	100%		2044	* *	1-2	\$6,600	
Fire Pump							·
Generic	100%		2033	* *	1	\$4,400	
Chemical System							·
No Component	98%						
Generic	2%		2022	\$500	1-3	\$1,000	

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

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Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Address : 222-15 56TH AVENUE

 Borough
 : QUEENS
 Agency's Number
 : 4-27004

 Program / Asset #
 : CUN0006.040 / 2101
 Yr Built/Renovated
 : 1967 /

Area Sq Ft : 171,204 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 16-Apr-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,3,4,ph

Block : 7490 Lot : 2 BIN : 4439434

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$775,700	\$849,000
Interior Architecture	\$814,300	\$54,200
Electrical	\$328,000	\$4,034,400
Mechanical	\$56,400	\$1,911,000
Total	\$1,974,400	\$6,848,500
Importance Code A	\$775,700	\$890,000
Importance Code B	\$1,198,700	\$5,958,500
Total	\$1,974,400	\$6,848,500

<b>\$134,000</b> \$36,900 \$97,000	<b>\$71,900</b> \$8,200 \$63,800	\$144,700 \$58,300 \$86,400	
\$36,900	\$8,200	\$58,300	,
,	•	. ,	\$8,200
\$134,000	\$71,900	\$144,700	\$75,200
<b>\$124.000</b>	Φ51 000	¢144.700	φ <u>π</u> ε 200
\$4,900	\$4,900	\$4,900	\$4,900
\$56,400	\$35,200	\$73,500	\$31,500
\$24,500	\$25,600	\$16,500	\$17,000
\$45,600	\$6,200		\$21,700
\$2,500		\$49,800	
FY 2017	FY 2018	FY 2019	FY 2020
	\$2,500 \$45,600 \$24,500 \$56,400 \$4,900	\$2,500 \$45,600 \$24,500 \$56,400 \$4,900 \$4,900 \$4,900	\$2,500 \$49,800 \$45,600 \$6,200 \$24,500 \$25,600 \$16,500 \$56,400 \$35,200 \$73,500 \$4,900 \$4,900 \$4,900



 $<sup>\</sup>label{lem:maintenance} \textit{Maintenance} \ \textit{\$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2101

Architecture		Current Repair Future Replacement			M			
ystem Component Type	% of 1 Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior								
Exterior Walls								
Cement-Fiber Panel	2%		<b>*</b> 4 <b>*</b> 0 000	2029	* *	10	\$19,900	
Masonry: Brick	48%	Now	\$450,800	LIFE	**	5	\$153,000	
	Horizontai Location		xtent : Moderate, A	irea Affe	ctea : 10%			
			ses Extent : Light, Ared	a Affacta	d · 5%			
	Location			і Ајјесте	u . 570			
			Extent : Severe, Are	a Affecte	ed : 25%			
	Location							
	Weepholes	Not Funct	, Extent : Moderat	e, Area A	Affected : 10%			
	Location	: Penthous	se					
Pre-Cast Concrete	50%			LIFE	* *	5	\$517,900	
Windows								
Aluminum	95%	Now	\$66,800	2032	* *	5	\$4,100	
	_		d, Extent : Modera	te, Area	Affected : 50%			
	Location	_						
	Water Pene Location		xtent : Moderate, A out	Area Affe	cted : 10%			
Metal Louvers	5%	Now	\$2,500	2027	* *			
	Bent/Warpe	ed Elemen	ts, Extent : Modera	ıte, Area	Affected: 15%			
	Location	: Mechani	cal Penthouse On	East Side	?			
Parapets								
Masonry: Brick	10%			LIFE	* *	5	\$800	
Metal Rail	35%			2029	* *	5-10	\$49,200	
Pre-Cast Concrete	55%			LIFE	* *	5	\$26,900	
Roof Built-Up (BUR)	30%	Now	\$181,900	2034	* *			
Bunt-Op (BOK)			ings, Extent : Mod		rea Affected : 25%			
	Location	_	_	.,, 11,	carijjecica . 2370			
	Water Pene	etration, E	xtent : Moderate, A	rea Affe	cted : 10%			
	Location			33				
	Worn/Erod	ed, Extent	: Moderate, Area	Affected	: 25%			
	Location	: Penthous	ses					
Modified Bitumen	30%			2029	* *	10	\$40,700	
Single Ply Membrane	40%	Now	\$35,600	2024	\$178,200		•	
		_	ings, Extent : Mod	erate, Ar	ea Affected : 10%			
	Location							
			xtent : Moderate, A	rea Affe	cted : 10%			
	Location	: Penthous	se					

Interior

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2101

Architecture		Current I	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	* *	5	\$54,200	
Ceramic Tile	5%			2033	* *	5	\$12,400	
Terrazzo	15%			LIFE	* *	5	\$29,000	
Vinyl Tile	25%	Now	\$514,100	2034	* *	3	\$23,200	
	Cracking/	Crumbling,	Extent: Moderate	, Area Aj	ffected : 50%			
	Location	ı : Corridoi	rs					
	Worn/Ero	ded, Extent	: Moderate, Area	Affected	: 50%			
	Location	ı : Corridoi	rs					
Vinyl Tile	45%			2029	* *	3	\$55,700	
Interior Walls								
Concrete Masonry Unit	15%			LIFE	* *	5	\$14,200	
Masonry: Brick	10%			LIFE	* *			
Metal Panel	15%			LIFE	* *			
Plaster	35%			LIFE	* *	5	\$24,900	
SGFT/Glazed Masonry	25%			LIFE	* *			
Ceilings								
AcousTileConcealSpLn	15%	Now	\$300,200	2044	* *	5	\$23,700	
-	Broken/M	issing Elem	ents, Extent : Mod	erate, Ar	rea Affected : 25%			
	Location	ı : Corridoi	(s)					
	Cracking/	Crumbling,	Extent : Moderate	, Area Aj	ffected : 50%			
	Location	ı : First Flo	or Corridor And B	asement				
	Worn/Ero	ded, Extent	: Moderate, Area	Affected .	: 25%			
	Location	ı : Corridoi	rs					
AcousTileSusp.Lay-In	25%			2037	* *	5	\$63,300	
Exposed Concrete	50%			LIFE	* *	5	\$19,800	
Exposed Struc: Steel	10%			LIFE	* *		•	

ectrical	Current Repair	Futur	e Replacement	M	aintenance	
stem Component Type	% of Fail Date Estimated Total (Years)	ated Cost   Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
der 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2024	\$41,000	5	\$700	
	Other Observation, Extent : I	Moderate, Area Affe	cted : 100%			
	Location : Electrical Room					
	Explanation: 2- Main Serv	ice Disconnect Swit	ches Rated @ 2500	) Ampere	es Each	
Switchgear / Switchboard						
Fused Disc Sw	100%	2024	\$238,600	5	\$700	
Raceway						
Conduit	95%	2024	\$268,100	1		
Conduit	5%	2044	* *	1		
Panelboards						
Fused Disc Sw	15%	2023	\$37,200	5	\$600	
Molded Case Bkrs	85%	2023	\$210,900	5	\$3,800	

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2101

Electrical	Current Repair	Future	Replacement	Maintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Inder 600 Volts							
Wiring							
Braided Cloth	55% 2-4 \$209,400  Insulation Aged, Extent : Moderate, Ar  Location : Throughout The Building	2049 ea Affected	* * d : 100%	1			
Thermoplastic	40%	2024	\$152,300	1			
Thermoplastic	5%	2044	* *	1			
Motor Controllers							
Locally Mounted	40%	2022	\$45,000	5	\$500		
Motor Control Center	60%	2022	\$423,200	5	\$2,800		
Ground			•				
Grounding Devices							
Generic	100%	LIFE	* *	5	\$2,500		
tand-by Power							
Transfer Switches							
Automatic	100%	2037	* *	1	\$52,700		
Generators							
Diesel	100%	2020	\$118,600	1	\$66,300		
	Other Observation, Extent: Moderate, Location: Penthouse Generator Room Explanation: Emergency Generator	m					
Batteries							
Lead/Acid	100%	2017	\$1,500	5	\$6,300		
Fuel Storage							
Day Tank	50%	2023	\$5,900	5	\$15,300		
	Other Observation, Extent: Moderate,		cted : 100%				
	Location: Penthouse Generator Room	m					
	Explanation: 50 Gallons Capacity						
Main Tank	50%	2027	* *	5	\$2,400		
	Other Observation, Extent : Moderate,	Area Affe	cted : 100%				
	Location : Underground						
	Location : Underground						
	Explanation: 2000 Gallons Capacity	,					
ighting	_	,					
Interior Lighting	Explanation: 2000 Gallons Capacity						
	Explanation : 2000 Gallons Capacity 100%	2024	\$1,795,000	10	\$151,800		
Interior Lighting	Explanation : 2000 Gallons Capacity  100%  Other Observation, Extent : Moderate,	2024		10	\$151,800		
Interior Lighting	Explanation: 2000 Gallons Capacity  100%  Other Observation, Extent: Moderate, Location: Throughout The Building	2024		10	\$151,800		
Fluorescent	Explanation : 2000 Gallons Capacity  100%  Other Observation, Extent : Moderate,	2024		10	\$151,800		
Interior Lighting Fluorescent  Egress Lighting	Explanation: 2000 Gallons Capacity  100%  Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: T-8 Lamps	2024 Area Affeo	cted : 100%		\$151,800		
Interior Lighting Fluorescent  Egress Lighting Emergency, Service	Explanation: 2000 Gallons Capacity  100%  Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: T-8 Lamps	2024 Area Affed 2024	\$39,700	1	\$151,800		
Interior Lighting Fluorescent  Egress Lighting Emergency, Service Exit, Service	Explanation: 2000 Gallons Capacity  100%  Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: T-8 Lamps	2024 Area Affeo	cted : 100%		\$151,800		
Interior Lighting Fluorescent  Egress Lighting Emergency, Service	Explanation: 2000 Gallons Capacity  100%  Other Observation, Extent: Moderate, Location: Throughout The Building Explanation: T-8 Lamps	2024 Area Affed 2024	\$39,700	1	\$151,800 \$500		

Alarm

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2101

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	60%						
Generic	40%	2029 * *	1-3 \$43,500				
Other Observation, Extent: Moderate, Area Affected: 100%							
	Location: Hallways						
	Explanation: Strobe Lights, Manual Pull Stations, Smoke Detector And Horns						

Mechanical	Current Repair		Future Replacement		Maintenance			
System Component Type		ail Date (Years)	<b>Estimated Cost</b>	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
eating								
Energy Source HTHW/HW	100% Other Obser	vation, Ex	ctent : Light, Area	2034 Affected :	* *	1		
	Location:	Througho	out					
	Explanatio	on : High T	Temp. Water From	Adjaceni	Building " Kenne	edy Hall	Gym"	
Conversion Equipment Heat Exchanger	100% Corroded, E Location:		\$34,400 vere, Area Affected	2039 d: 30%	* *	1	\$73,600	
	Other Obser Location : Explanation	Basement		Affected :	100%			
Distribution								
Steam Piping/Pump	100% Corroded, E Location :		\$56,400 oderate, Area Affe Areas	2034 cted : 10%	* *	4	\$8,200	
Terminal Devices								
Air Handler	50%			2024	\$435,700	1	\$51,200	
Convector/Radiator	30%			2029	**	1	\$16,000	
Fan Coil Unit/Heat	20%			2024	\$483,900	1	\$10,700	
ir Conditioning Energy Source								
District C.W.	100%			2034	* *	1		
District C. W.	Other Obser Location :	Througho		Affected :		•		
Distribution	Explanatio	on : Chille	d Water From Me	aicai Arts	Builaing			
Chilled Wtr Pipe/Pump	100%	vation F	ctent : Light, Area	2034	**	4	\$12,200	
	Location:	Basement	_					
Terminal Devices	1	11						
Air Handler/Cool/Ht	100%			2024	\$686,400	1	\$102,300	
entilation entilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$92,300	

Estimates are rounded to the nearest hundred dollars.

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2101

Mechanical	Current Repair	Future	Future Replacement		Maintenance			
System Component Type	% of Fail Date Estima Total (Years)	ted Cost   Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Ventilation	•	•						
Exhaust Fans								
Interior	95%	2024	\$169,700	2	\$4,800			
Roof	5%	2019	\$6,400	2	\$300			
Plumbing								
H/C Water Piping								
Brass/Copper	100%	2034	* *	1				
Water Heater								
Electric	100%	2022	\$25,100	4	\$1,400			
	Other Observation, Extent : L	ight, Area Affected	: 100%					
	Location: Basement							
	Explanation : Undersized Fo	or Building Hot Wat	er Demand					
HW Heat Exchanger								
HTHW/HW	100%	2034	* *					
Sanitary Piping								
Cast Iron	100%	LIFE	* *	1				
Storm Drain Piping								
Cast Iron	100%	LIFE	* *	1				
Sump Pump(s)								
Rigid Piping	100%	2024	\$10,800	4	\$1,600			
Fixtures								
Generic	100%							
Vertical Transport								
Elevators								
Geared Traction	100%	LIFE	* *					
	Other Observation, Extent: L Location: Basement To 4th Explanation: One Unit		: 100%					
Fire Suppression	Explanation . One Out							
Standpipe								
Generic	100%	2034	* *	1-5	\$83,400			
Generic	House Tank: Metal, Extent : L		. 100%	1-3	\$65,400			
	Location: Penthouse, 3 Tanks Of 9,000 Gallons Capacity Each							
	Other Observation, Extent: Light, Area Affected: 100%							
	Location: Penthouse							
	Explanation: Gravity And Pressure Tanks Feed Science, Humanities And Library Buildings							
Sprinkler	zapananon : Gravny ima i							
No Component	95%							
Generic	5%	2024	\$94,300	1-2	\$2,300			
Chemical System	570	2024	Ψ/π,500	1-2	Ψ2,500			
No Component	98%							
Generic	2%	2017	\$500	1-3	\$1,100			
Generic	∠70	2017	\$200	1-3	\$1,100			

 $<sup>\</sup>label{lem:maintenance} \textit{Maintenance} \ \textit{\$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Page: 432

Print Date: 23-Oct-2015 CITY UNIVERSITY OF NEW YORK - FY 2016

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Address : 221-03 56TH AVENUE

Borough : QUEENS Agency's Number : 10-27010
Program / Asset # : CUN0006.100 / 2084 Yr Built/Renovated : 1976 / 2006

Area Sq Ft : 27,622 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 18-Apr-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2

Block : 7490 Lot : 2 BIN : 4845889

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$336,300	
Interior Architecture	\$129,200	\$189,100
Electrical	\$160,000	\$378,200
Mechanical	\$36,100	\$167,900
Total	\$661,500	\$735,200
Importance Code A	\$336,300	
Importance Code B	\$325,200	\$735,200
Total	\$661,500	\$735,200

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$13,100		\$15,500	
Interior Architecture	\$5,100	\$3,400	\$2,600	\$1,000
Electrical	\$4,900	\$4,200	\$27,500	\$2,700
Mechanical	\$55,600	\$4,200	\$11,000	\$10,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$82,600	\$15,800	\$60,500	\$17,600
Importance Code A	\$14,400	\$1,300	\$16,800	\$6,900
Importance Code B	\$68,200	\$14,500	\$43,700	\$10,800
Importance Code C				
Total	\$82.600	\$15.800	\$60.500	\$17,600



 $<sup>\</sup>label{lem:maintenance} \textit{Maintenance} \ \textit{\$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2084

rchitecture	Current Repair		Futur	Future Replacement		Maintenance	
ystem Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priorit
terior							
Exterior Walls	750/ 31	Φ0 <b>7.5</b> 00	LIDE	ماد ماد	_	ф <b>2</b> 0. <b>7</b> 00	
Masonry: Brick	75% Now	\$87,500	LIFE	**	5	\$29,700	
	=	xtent : Moderate, Ar	ea Affeci	ted: 10%			
	Location : Corner	S					
Metal Coiling Doors	25%		2029	* *	5	\$30,900	
Windows							
Aluminum	95% Now	\$8,600	2032	**	5	\$500	
		ted, Extent : Modera	te, Area	Affected : 50%			
	Location: Throug						
		Extent : Moderate, A	Area Affe	cted : 10%			
	Location : Throug	hout 					
Metal Louvers	5%		2033	* *	10	\$300	
Parapets							
Concrete Masonry Unit	25% Now	\$3,200	LIFE	* *	5	\$700	
		xtent : Moderate, Ar					
	Location : Interior	r Face Of Parapet O	ver Seco	nd Floor			
	Vertical Cracks, Ex	tent : Moderate, Are	a Affecte	d: 10%			
	Location : Interior	r Face Of Parapet O	ver Seco	nd Floor			
Masonry: Brick	70%		LIFE	* *	5	\$1,800	
Pre-Cast Concrete	5% Now	\$1,300	LIFE	* *	5	\$800	
	Cracking/Crumbling	g, Extent : Moderate	, Area Aj	ffected : 25%			
	Location: Coping						
	Jnt Mortar Miss/Ere	od, Extent : Moderat	e, Area A	Affected : 50%			
	Location: Coping						
	Caulking Deteriora	ted, Extent : Modera	te, Area	Affected : 50%			
	Location: Coping						
Roof							
Modified Bitumen	100% Now	\$248,800	2034	* *			
	Miss/Damaged Flas	hings, Extent : Mod	erate, Ar	ea Affected : 25%			
	Location: Throug	hout					
	Worn/Eroded, Exter	nt : Moderate, Area A	Affected .	: 25%			
	Location: Throug	hout					
terior							
Floors							
Carpet	5%		2023	\$24,900	3	\$4,000	
Cast in Place Concrete	35%		LIFE	* *	5	\$30,600	
Ceramic Tile	3%		2033	* *	5	\$1,200	
Vinyl Tile	57%		2024	\$189,100	3	\$8,500	
Interior Walls							
Concrete Masonry Unit	57%		LIFE	* *	5	\$8,700	
Gypsum Board	40%		LIFE	* *	5	\$9,200	
Wood	3%		LIFE	* *	5	\$4,600	

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2084

Architecture		Current I	Repair	Future Replacement Maintenance				
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Interior								
Ceilings								
AcousTileConcealSpLn	10%			2029	* *	5	\$5,100	
AcousTileSusp.Lay-In	40%	Now	\$129,200	2044	* *	5	\$8,200	
	Location Worn/Ero	e : First Fla ded, Extent	, Extent : Moderate por Corridor : Moderate, Area 1 por Corridor		v			
		t : First Fic	oor Corriaor		de de			
AcousTileSusp.Lay-In	20% Water Pen	etration, E	xtent : Moderate, A	2037 rea Affe	* * cted : 5%	5	\$8,200	
	Location	: Campus	Facilities Office					
Exposed Struc: Steel	25%			LIFE	* *			
Plaster	5%			LIFE	* *	5	\$1,300	

Electrical	Current Repair	Future	Replacement	Ma		
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year I	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts						
Service Equipment						
Fused Disc Sw	100%	2024	\$4,700	5	\$100	
	Other Observation, Extent : Mo Location : Electrical Room	oderate, Area Affect	ted : 100%			
	Explanation : Main Service S	witch Rated @ 120	0 Amperes			
Switchgear / Switchboard						
Fused Disc Sw	100%	2024	\$95,500	5	\$100	
Raceway						
Conduit	95%	2024	\$48,800	1		
Conduit	5%	2044	* *	1		
Panelboards						
Fused Disc Sw	10%	2023	\$7,300	5	\$100	
Fused Disc Sw	5%	2040	* *	5		
Molded Case Bkrs	75%	2023	\$54,700	5	\$500	
Molded Case Bkrs	10%	2040	* *	5	\$100	
Wiring						
Thermoplastic	85%	2024	\$55,200	1		
Thermoplastic	5%	2044	* *	1		
Thermoplastic	10%	2034	* *	1		
Motor Controllers						
Locally Mounted	50%	2029	* *	5	\$100	
Locally Mounted	50%	2022	\$22,100	5	\$100	
Ground						
Grounding Devices						
Generic	100%	LIFE	* *	5	\$400	
Stand-by Power						
Transfer Switches						
Automatic	100%	2022	\$21,500	1	\$8,500	

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2084

Electrical	Current Repair	Future R	eplacement	M		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year Es	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Stand-by Power						
Generators						
Diesel	100%	2020	\$76,200	1	\$10,700	
	Other Observation, Extent : Moderate	, Area Affecte	d : 100%			
	Location: Generator Room					
-	Explanation : Emergency Generator	Rated @ 250	Kva			
Batteries	1000/	2017	¢1.500	_	¢1.000	
Lead/Acid	100%	2017	\$1,500	5	\$1,000	
Fuel Storage	500/	2022	<b>\$000</b>	_	¢2.500	
Day Tank	50%	2023	\$900	5	\$2,500	
	Other Observation, Extent : Moderate Location : Generator Room	, Area Ajjecie	a: 100%			
	Explanation: 275 Gallons Capacity					
M . T. 1		2027	* *		ф.400	
Main Tank	50%	2027		5	\$400	
	Other Observation, Extent: Moderate Location: Underground	, Area Affecte	a: 100%			
	9					
Cialdina	Explanation: 8000 Gallons Capacity	у				
Lighting Interior Lighting						
Fluorescent	100%	2029	* *	10	\$24,500	
Tuorescent	T-8 Lamps, Extent : Moderate, Area A		á	10	Ψ24,300	
	Location: Throughout The Building	jjecica i 1007	v			
Egress Lighting						
Emergency, Service	50%	2024	\$6,400	1		
Exit, Service	50%	2024	\$3,500	1		
Exterior Lighting						
HID	100%	2024	\$101,900	10	\$100	
Alarm						
Security System						
No Component	70%					
Generic	30%	2029	* *	1	\$3,100	
		Other Observation, Extent : Moderate, Area Affected : 100%				
	Location : Hallways					
	Explanation: CCTV Surveillance	Camera				
Fire/Smoke Detection						
No Component	70%					
Generic	30%	2019	\$83,800	1-3	\$5,100	
	Other Observation, Extent : Moderate	, Area Affecte	d: 100%			
	Location : Hallways					
	Explanation: Manual Pull Station, A	Alarm Bells, A	nd Horns			

Mechanical	Current Repair			re Replacement	M		
System Component Type	% of Fail Da Total (Year	nte Estimated Cost s)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority

Heating

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> 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 (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority			
Heating											
Energy Source											
HTHW/HW	100%			2034	* *	1					
			Extent : Light, Area	Affected	: 100%						
		n : Through	оит Temp. Water Fron	. Adiaaa	at Duilding " Vonn	adv Hall	Carra!"				
Conversion Equipment	Ехріана	iiion . 11ign	Temp. Water From	і Айјисег	u Dunaing Kenna	eay man	Gym				
Heat Exchanger	100%			2020	\$5,600	1	\$13,200				
Trem Enerminger		Other Observation, Extent : Light, Area Affected : 100%									
		Location: Mechanical Room									
	Explana	tion: 2 Un	its								
Distribution											
Steam Piping/Pump	100%		\$18,200	2034	* *	4	\$1,300				
			evere, Area Affecte	d: 10%							
	Location	n : Various	Areas								
Terminal Devices	<b>50</b> 0/			2024	¢70.200	1	фр. <b>200</b>				
Air Handler	50%		Zutant Liaht Anaa	2024	\$70,300	1	\$8,300				
			Extent : Light, Area or Mech Room	Ајјестеа	: 30%						
		ıtion : Air H									
Convector/Radiator	25%			2029	* *	1	\$2,200				
Fan Coil Unit/Heat	25%			2024	\$97,600	1	\$2,200				
Air Conditioning					+21,000		+-,				
Energy Source											
Electricity	100%			2032	* *	1					
Conversion Equipment											
Reciprocating	30%	0-2	\$26,500	2034	* *	1	\$3,300				
Compr/Chiller					0.4						
			loderate, Area Affe	cted : 20	%						
		Location: Roof									
		Obsolete Equipment, Extent : Moderate, Area Affected : 30%  Location : 1 Unit, Roof									
			tent : Light, Area A	ffected ·	30%						
	Location		iem . Bigm, mean	ујсстса .	5070						
No Component	70%										
Distribution	7070										
Chilled Wtr Pipe/Pump	30%	ı		2024	\$11,500	4	\$400				
No Component	70%			•	,, <del>-</del> 00	•	+ - 30				
Terminal Devices											
Air Handler/Cool/Ht	30%			2024	\$10,000	1	\$5,000				
No Component	70%										

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2084

Mechanical		Current Repair		Future Replacement		Maintenance			
System Component Type		ail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Air Conditioning Heat Rejection	200/	0.2	¢4.700	2024	* *	2	¢4.500		
Air Condenser Unit	30% Corroded, E Location : I		\$4,700 evere, Area Affected	2034 d : 100%	* *	2	\$4,500		
	Other Obser Location : I Explanatio	Roof	xtent : Moderate, A	Area Affe	cted : 30%				
No Component	70%	m . 1 Obs	olele Onli						
Ventilation									
Distribution	1000/			LIDE	ale ale	2.5	φ1.4.000		
Ductwork/Diffusers Exhaust Fans	100%			LIFE	* *	2-5	\$14,900		
Exnaust Fans Interior	50%			2024	\$14,400	2	\$400		
Roof	50%			2024	\$10,400	2	\$400		
Plumbing	2070				Ψ10,.00		Ψ.00		
H/C Water Piping									
Brass/Copper	50%			2034	* *	1			
Galv Iron/Steel		Now	\$1,900	2029	* *	1			
	Corroded, E. Location :		oderate, Area Affe t	cted : 5%					
Water Heater Electric	100%			2019	\$4,000	4	\$200		
HW Heat Exchanger HTHW/HW			\$36,100 Extent : Severe, Are	2044 a Affected	* * d : 100%				
	Explanatio	n : Obsol	lete Equipment						
Sanitary Piping  Cast Iron	100%			LIFE	* *	1			
Storm Drain Piping Cast Iron	100%			LIFE	* *	1			
Sewage Ejector(s) Electric	100%			2029	* *	4	\$2,500		
Fixtures Generic	100%								
Vertical Transport									
Elevators Hydraulic	100%			LIFE	* *				
Trydraune	Other Obser Location :	B-1	xtent : Light, Area		: 100%				
Eiro Cunneagion	Explanatio	n : One U	Init						
Fire Suppression Sprinkler No Component	40%								
Generic	60%			2034	* *	1-2	\$4,500		

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG

Address : 221-25 56TH AVENUE

 Borough
 : QUEENS
 Agency's Number
 : 2-27002

 Program / Asset #
 : CUN0006.020 / 2647
 Yr Built/Renovated
 : 1963 / 1974

Area Sq Ft : 30,632 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 16-Apr-2013 Landmark Status : NONE

Areas Surveyed : Basement, Roof, Floors 1,2,ph

Block : 7490 Lot : 2 BIN : 4439432

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$832,800	\$155,900
Interior Architecture	\$299,100	\$92,000
Electrical	\$438,500	\$232,900
Mechanical		\$354,100
Total	\$1,570,400	\$834,800
Importance Code A	\$832,800	\$155,900
Importance Code B	\$737,500	\$678,900
Total	\$1,570,400	\$834,800

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$47,900		\$6,300	
Interior Architecture	\$800	\$2,700		\$2,600
Electrical	\$5,600	\$3,400	\$36,800	\$3,000
Mechanical	\$13,700	\$4,100	\$10,400	\$3,400
Total	\$68,000	\$10,200	\$53,500	\$9,000
Importance Code A	\$48,300		\$6,700	
Importance Code B	\$19,700	\$9,500	\$46,800	\$9,000
Importance Code C		\$600		
Total	\$68,000	\$10,200	\$53,500	\$9,000



Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2647

Current Repair		Futur	e Replacement	M	aintenance				
% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
		Φ <b>51 5</b> 00							
					5	\$8,800			
		ieni . Moderdie, Ar	еи Ајјес	ea . 570					
		l, Extent : Moderai	e, Area A	Affected : 25%					
Location: South Facade									
Misaligne	d/Bulging,	Extent : Moderate,	Area Aff	ected : 10%					
Location	: South Fo	ıcade							
15%			LIFE	* *	5	\$4,900			
55%				* *	5	\$45,300			
_			te, Area	Affected : 25%					
			Area Affe	cted : 10%					
	i : Through	out							
5%			2044	* *	5-10	\$15,100			
0.50/	Now	\$504,000	2040	* *	5	\$7.200			
		. ,			3	\$7,300			
			33						
Hardware	Missing, E	Extent : Moderate, A	Area Affe	cted : 50%					
Location	: Through	out							
5%			2033	* *	10	\$4,800			
50%	Now				5	\$1,400			
	_		erate, Ar	ea Affected : 10%					
			a Affacta	d · 10%					
			и пуресте	u . 1070					
			2044	* *	5	\$3,800			
				* *					
10%			2037	* *					
						. ,			
60%			2024	\$100,900	10	\$17,700			
10%			2024	\$9,700	10	\$3,000			
				tea : 35%					
	•			. 100%					
AND THIS HAD	иеа. Схіені	. wioaeraie. Area	лиестеа .	11/1/20					
	Total  5% 20% Diagonal Location Int Mortal Location 15% 55% Caulking Location Water Per Location Total  95% Deterioral Location Hardware Location 45% Broken/M Location Vertical C Location 35% 5% 10% 60% Adhesion Location	5% 20% Now Diagonal Cracks, Ex. Location : Corners Int Mortar Miss/Erod Location : South Form Misaligned/Bulging, Location : South Form 15% 55% Now Caulking Deteriorate Location : Through Water Penetration, E Location : Through 5%  95% Now Deteriorated Finish, Location : Through Hardware Missing, E Location : Through 5%  50% Now Broken/Missing Elem Location : Southeas Vertical Cracks, Exte Location : Southwes 35% 5% 10%  60% 10% Adhesion Failure, Ex Location : Temporo	5% 20% Now \$51,700 Diagonal Cracks, Extent: Moderate, An Location: Corners Jnt Mortar Miss/Erod, Extent: Moderate, Location: South Facade Misaligned/Bulging, Extent: Moderate, Location: South Facade  15% 55% Now \$187,100 Caulking Deteriorated, Extent: Moderate, Location: Throughout Water Penetration, Extent: Moderate, Location: Throughout 5%  95% Now \$594,000 Deteriorated Finish, Extent: Moderate, Location: Throughout Hardware Missing, Extent: Moderate, Location: Throughout  5%  50% Now \$15,700 Broken/Missing Elements, Extent: Moderate, Location: Southeast Corner Vertical Cracks, Extent: Moderate, Are Location: Southwest Corner  Vertical Cracks, Extent: Moderate, Are Location: Southwest Corner  35% 5% 10%  60% 10% Adhesion Failure, Extent: Moderate, Are Location: Temporary Roof Over Pent. Location: Temporary Roof Over Pent.	Soft   Fail Date   Estimated Cost   Total   (Years)   Fail Date   Estimated Cost   Total   (Years)   FY	% of Total   Total   Total   Total   Total   (Years)   Total   Total	Switch   Fail Date   Estimated Cost   FY   Estimated Cost   Cycle   Total   Switch   Cycle   FY   Switch   Cycle   Cyrs	Not   Total   Statimated Cost   Statimated Cos		

Interior

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2647

Architecture	Current Repair			Futur	Future Replacement		Maintenance		
ystem Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
terior									
Floors									
Cast in Place Concrete	20%			LIFE	* *	5	\$19,400		
Ceramic Tile	3%			2033	* *	5	\$1,300		
Slate	5%			LIFE	* *	5	\$2,400		
Vinyl Tile	15%			2029	* *	3	\$3,300		
Vinyl Tile	32%	Now	\$117,700	2034	* *	3	\$5,300		
		Failure, Ex ı : Through	tent : Moderate, A. out	rea Affec	ted : 50%				
	Cracking/Crumbling, Extent : Moderate, Area Affected : 50% Location : Throughout								
	Worn/Ero		: Moderate, Area	Affected	: 50%				
	Other Obs	_	xtent : Moderate, 1	Area Affe	ected : 100%				
		tion : 9x9 T							
Vinyl Tile	25%			2024	\$92,000	3	\$4,200		
Interior Walls									
Ceramic Tile	3%			2033	* *	5	\$1,300		
Concrete Masonry Unit	80%			LIFE	* *	5	\$13,600		
Gypsum Board	10%			LIFE	* *	5	\$2,500		
Metal Panel	2%			LIFE	* *				
SGFT/Glazed Masonry	5%			LIFE	* *				
Ceilings									
AcousTileConcealSpLn			\$107,400 ents, Extent : Ligh (s)	2044 t, Area A	* * ffected : 25%	5	\$8,500		
		Crumbling, 1 : Corridor	Extent : Moderate (s)	e, Area Aj	ffected : 30%				
Exposed Concrete	60%			LIFE	* *	5	\$4,200		
Metal Panel	-		\$73,900 ts, Extent : Moderd t Corridor	LIFE ate, Area	* * Affected : 25%	5	\$5,700		
		ted Finish, . 1 : Basemen	Extent : Moderate, t Corridor	Area Afj	fected : 50%				

Current Repair	Future Re	ture Replacement		Maintenance		
% of Fail Date Estimated C Total (Years)	Cost Year Esti FY	mated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
100%	2024	\$8,100	5	\$100		
Other Observation, Extent : Moder	ate, Area Affected	: 100%				
Location : Electrical Room						
Explanation : 2- Main Service Dis	sconnect Switches	Rated @ 2000	Ampere	es And 800		
	% of Fail Date Estimated Control (Years)  100% Other Observation, Extent: Moder Location: Electrical Room	% of Fail Date Estimated Cost Total (Years)  100%  2024  Other Observation, Extent: Moderate, Area Affected Location: Electrical Room	% of Total (Years)  100%  2024  Stimated Cost FY  100%  2024  Stimated Cost FY  100%  Cother Observation, Extent: Moderate, Area Affected: 100%  Location: Electrical Room	% of Total (Years) Estimated Cost FY Estimated Cost (Yrs)  100% 2024 \$8,100 5  Other Observation, Extent: Moderate, Area Affected: 100%  Location: Electrical Room	% of Total (Years) Estimated Cost FY Estimated Cost (Yrs)  100% 2024 \$8,100 5 \$100  Other Observation, Extent: Moderate, Area Affected: 100%	

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2647

Electrical	Current Repair	Future R	eplacement	M	aintenance		
System Component Type	% of Fail Date Estimated (Total (Years)	Cost Year Es	timated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
nder 600 Volts							
Switchgear / Switchboard							
Fused Disc Sw	25%	2024	\$23,900	5			
Molded Case Bkrs	75%	2024	\$71,600	5	\$600		
Raceway	1000	2024	<b>471.200</b>				
Conduit	100%	2024	\$51,300	1			
Panelboards	100/	2022	¢7.200	_	¢100		
Fused Disc Sw Molded Case Bkrs	10% 90%	2023 2023	\$7,300 \$65,700	5 5	\$100 \$700		
Wiring Wiring	90%	2023	\$03,700	3	\$700		
Braided Cloth	80% 2-4 \$52,0	000 2049	* *	1			
Dialaca Cloth	Insulation Aged, Extent: Moderate		100%	1			
	Location: Throughout The Build		100,0				
Thermoplastic	20%	2024	\$13,000	1			
Motor Controllers	2070	2024	Ψ13,000				
Locally Mounted	100%	2022	\$44,300	5	\$200		
round	100,0		ψ,εσσ		<b>4200</b>		
Grounding Devices							
Generic	100%	LIFE	* *	5	\$500		
and-by Power							
Transfer Switches							
Automatic	100%	2029	* *	1	\$9,400		
Generators			*				
Diesel	100%	2020	\$118,600	1	\$11,900		
	Other Observation, Extent : Model Location : Generator Room	rate, Area Affecteo	1: 100%				
	Explanation: Emergency General	aton Datad @ 55 F	Z.,,				
Batteries	Explanation . Emergency General	aior Kaiea @ 55 K	LW .				
Lead/Acid	100%	2017	\$1,500	5	\$1,100		
Fuel Storage	10070	2017	\$1,500		φ1,100		
Main Tank	100%	2027	* *	5	\$900		
TVIAIII TAIIX	Other Observation, Extent : Model		d: 100%	J	Ψ		
	Location : Outside	. 55					
	Explanation : 400 Gallons Capa	city					
ighting							
Interior Lighting							
Fluorescent	98%	2029	* *	10	\$26,600		
	Other Observation, Extent: Model		d: 100%				
	Location: Throughout The Build	ling					
	Explanation: T-8 Lamps		<u> </u>				
Incandescent	2%	2019	\$6,400	2			
Egress Lighting	500/	2022					
Emergency, Service	50%	2029	**	1			
Exit, Service	50%	2029	* *	1			
Exterior Lighting	1000/	2010	¢112.000	10	¢100		
HID larm	100%	2019	\$113,000	10	\$100		

Alarm

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2647

Electrical	Current Repair	Future	Future Replacement		Maintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority		
Alarm								
Fire/Smoke Detection								
No Component	50%							
Generic	50%	2019	\$154,900	1-3	\$9,400			
	Other Observation, Extent: Moderate, Area Affected: 100%							
	Location : Hallways							
	Explanation : Manual Pull Stations A	And Alarm I	Bells Only					

Mechanical		Current l	Repair	Futur	e Replacement	М	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
<b>l</b> eating								
Energy Source								
HTHW/HW	100%			2034	**	1		
			Extent : Light, Area	Affected	: 100%			
		n : Through		4 1:	. D. 11.11 11.17	1 77 11	<i>G</i> "	
Commission Equipment	Explana	tion : High	Temp. Water From	i Adjacer	it Building " Kenni	edy Hall	Gym"	
Conversion Equipment HTHW/HW Exchanger	100%	0-2	\$400	2027	* *	2	\$1,500	
HIHW/HW Exchanger			ъ400 Ioderate, Area Affe			2	\$1,500	
		ı : Basemer	. 55	cica . 57	,			
Distribution								
Steam Piping/Pump	100%	Now	\$10,100	2034	* *	4	\$1,500	
r & r	Corroded	, Extent : M	loderate, Area Affe	cted : 10	%		, ,	
	Location	ı: Various	Areas					
Terminal Devices								
Air Handler	50%			2024	\$77,900	1	\$9,200	
Convector/Radiator	30%			2029	* *	1	\$2,900	
Fan Coil Unit/Heat	20%			2024	\$86,600	1	\$1,900	
ir Conditioning								
Energy Source	1000/			2044	* *	1		
District C.W.	100%	compation I	Extent : Light, Area	2044		1		
		servation, E 1 : Through	_	Ајјестеи	. 100%			
		U	oui ed Water From Adj	acent Me	edical Arts Ruildin	σ		
Distribution	Вирини	iton : Cittle	ea water i romiliaj		accer in is building	8		
Chilled Wtr Pipe/Pump	100%			2034	* *	4	\$2,200	
1 1	Other Ob:	servation, E	Extent : Light, Area	Affected	: 100%		. ,	
	Location	n : Basemer	it Entrance					
	Explana	tion : Supp	lied From Medical	Arts Buil	lding			
Terminal Devices				_		_		
Air Handler/Cool/Ht	100%			2024	\$122,800	1	\$18,300	
Ventilation								
Distribution	1000/			LIEE	* *	2.5	¢1.6.500	
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$16,500	
Exhaust Fans	80%			2024	\$25,600	2	\$700	
Interior No Component	80% 20%			2024	\$25,600	2	\$700	
Note: All component repairs \$ estim		urrent dolla	rs and are not escalar	ed for no	tential future inflatio	n		

Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Mechanical		Current F	Repair	Futur	e Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		
Water Heater								
Electric	100%			2019	\$4,500	4	\$200	
HW Heat Exchanger HTHW/HW	100%			2024	\$66,700			
Sanitary Piping					1 7			
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Backflow Preventer								
Not Accessible	100%							
Fixtures								
Generic	100%							

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset Name : QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y1

Address : 226-11 56TH AVENUE

 Borough
 : QUEENS
 Agency's Number
 : Y1-270Y1

 Program / Asset #
 : CUN0006.Y10 / 2088
 Yr Built/Renovated
 : 1967 / 1995

Area Sq Ft : 10,540 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 24-Apr-2013 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 7490 Lot : 2 BIN : 4458074

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$112,100	\$38,600
Interior Architecture		\$50,700
Electrical	\$106,600	\$329,300
Mechanical		\$42,300
Total	\$218,700	\$460,900
Importance Code A	\$112,100	\$38,600
Importance Code B	\$106,600	\$422,300
Total	\$218,700	\$460,900

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$500		\$14,500	\$23,200
Interior Architecture	\$3,300	\$1,100	\$7,600	\$60,400
Electrical	\$600	\$700	\$34,800	\$600
Mechanical	\$1,800	\$3,300	\$6,700	\$3,300
Total	\$6,200	\$5,100	\$63,600	\$87,400
Importance Code A	\$1,000	\$500	\$15,000	\$23,700
Importance Code B	\$5,200	\$4,600	\$48,500	\$63,700
Importance Code C				
Total	\$6,200	\$5,100	\$63,600	\$87,400



Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2088

Architecture		Current F	Repair	Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	* *	5	\$2,300	
Masonry: Brick	10%			LIFE	* *	5	\$900	
Metal Panel	85%			2044	* *	5-10	\$53,100	
Windows								
Aluminum	100%			2032	* *	5	\$900	
Roof								
Roll Roofing	100%			2020	\$112,100	5	\$46,300	
nterior								
Floors								
Carpet	10%			2023	\$19,000	3	\$3,100	
Carpet	30%			2020	\$57,100	3	\$9,200	
Ceramic Tile	5%			2033	* *	5	\$800	
Vinyl Tile	15%			2029	* *	3	\$1,100	
Vinyl Tile	40%			2024	\$50,700	3	\$2,300	
Interior Walls								
Gypsum Board	20%			LIFE	* *	5	\$2,000	
Metal Panel	80%			LIFE	* *			
Ceilings								
AcousTileSusp.Lay-In	100%			2029	* *	5	\$15,200	
- ·	U	Discoloring, 1 : Through	Extent : Moderate out	, Area A	ffected : 10%			

Electrical	Cur	rent Repair	Futur	e Replacement	M	aintenance	
System Component Type		Date Estimated Cost ars)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%		2024	\$1,400	5		
	Other Observat	ion, Extent : Moderate, A	Area Affe	ected : 100%			
	Location : Ele	ectrical Room					
	Explanation:	Main Service Switch Ra	ted @ 40	00 Amperes			
Switchgear / Switchboard							
Fused Disc Sw	100%		2024	\$31,600	5		
Raceway							
Conduit	100%		2024	\$30,600	1		
Panelboards							
Fused Disc Sw	10%		2023	\$1,500	5		
Molded Case Bkrs	90%		2023	\$13,100	5	\$300	
Wiring							
Thermoplastic	100%		2024	\$27,100	1		
Ground							
Grounding Devices							
Not Accessible	100%						
Lighting							

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2088

Electrical	Current Repair	Future F	Future Replacement		Maintenance	
System Component Type	% of Fail Date Estimated C Total (Years)	Cost Year E FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Lighting						
Interior Lighting						
Fluorescent	100%	2024	\$329,300	10	\$9,300	
	Other Observation, Extent: Moder	ate, Area Affecte	ed : 100%			
	Location: Throughout The Buildi	ing				
	Explanation: T-8 Lamps					
Egress Lighting						
Emergency, Battery	50%	2024	\$6,700	10	\$1,200	
Exit, Service	50%	2024	\$700	1		
Exterior Lighting						
Fluorescent	100%	2019	\$33,000	10	\$1,000	
	Other Observation, Extent : Moder	ate, Area Affecte	ed : 100%			
	Location: Door Entrance					
	Explanation : Compact Fluoresce	ent Light Fixture	?S			
Alarm						
Fire/Smoke Detection						
Generic	100%	2019	\$106,600	1-3	\$6,500	
	Other Observation, Extent : Moder	ate, Area Affecte	ed : 100%			
	Location : Throughout The Buildi	ing				
	Explanation : Manual Pull Station	ns And Alarm Be	ells			

Mechanical	Curren	nt Repair	Futur	e Replacement	eplacement Maintenance		
System Component Type	% of Fail Date Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Natural Gas	100%		2034	* *	1		
Conversion Equipment							
Furnace	100%		2024	\$12,200	1	\$5,000	
	Other Observation,	, Extent : Light, Area	Affected	: 100%			
	Location: 2 Unit	s Built Into The Air I	Handlers				
	Explanation: 2 Ceiling Mounted Units						
Air Conditioning							
Energy Source							
Electricity	100%		2032	* *	1		
Conversion Equipment							
Reciprocating	100%		2024	\$33,800	1	\$4,700	
Compr/Chiller							
	R-22 Refrigerant, I	Extent : Light, Area A	ffected :	100%			
	Location: 2 Unit	s, Side Of The Buildir	ig				
Distribution							
Ductwork/Diffusers	100%		LIFE	* *	2	\$13,300	
Terminal Devices							
Air Handler/Cool/Ht	100%		2024	\$42,300	1	\$6,300	
	Other Observation,	, Extent : Light, Area	Affected	: 100%			
	Location: Ceiling	g Mounted					
	Explanation: 2 U	Inits With Built In Ga	s Furna	ces			

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Mechanical	Current Repair	Current Repair Future Replace		acement Maintenance		
System Component Type	% of Fail Date Estimated Total (Years)	Cost Year Es	stimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning						
Heat Rejection	1000/	2024	<b>440.000</b>	•	Φ= 100	
Air Condenser Unit	100%	2024	\$19,900	2	\$7,100	
	Other Observation, Extent: Light		00%			
	Location: Side Of The Building					
Ventilation	Explanation: R-22 Is Used As R	кејгідегапт				
Distribution						
Ductwork/Diffusers	10%	LIFE	* *	2-5	\$600	
No Component	90%	Dii D		23	φοσσ	
Exhaust Fans	2070					
Roof	10%	2024	\$800	2		
No Component	90%					
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2034	* *	1		
Water Heater						
Gas Fired	100%	2022	\$2,300	2	\$200	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Fixtures	100-1					
Generic	100%					
Fire Suppression						
Chemical System	95%					
No Component Generic	95% 5%	2019	¢1 200	1.2	\$2.500	
Generic	5% Other Observation, Extent : Light		\$1,300	1-3	\$2,500	
	Location : Kitchen	, лгеи лујестеи . Э	. / 0			
	Explanation : For Stove Only					
	Explanation . For Stove Only					

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y2

Address : 222-09 56TH AVENUE

Borough : QUEENS Agency's Number : Y2-270Y2
Program / Asset # : CUN0006.Y20 / 2089 Yr Built/Renovated : 1967 /

Area Sq Ft : 12,840 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 24-Apr-2013 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 7490 Lot : 2 BIN : 4439437

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$122,900	
Interior Architecture		\$138,800
Electrical	\$177,200	\$401,000
Total	\$300,200	\$539,800
Importance Code A	\$122,900	
Importance Code B	\$177,200	\$539,800
Total	\$300,200	\$539,800

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$37,800			\$25,400
Interior Architecture	\$7,700	\$2,600	\$9,500	\$100
Electrical	\$800	\$900	\$1,200	\$800
Mechanical	\$3,400	\$1,700	\$12,900	\$1,700
Total	\$49,800	\$5,200	\$23,500	\$28,000
Importance Code A	\$38,400	\$600	\$600	\$26,000
Importance Code B	\$11,300	\$4,600	\$22,900	\$2,000
Importance Code C				
Total	\$49,800	\$5,200	\$23,500	\$28,000



 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2089

Architecture		Current F	Repair	Futur	re Replacement	M	aintenance	
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
xterior								
Exterior Walls	1000/	NT.	¢10.100	2024	* *	_	¢24.200	
Metal Panel	100%	Now Rusting F	\$18,100 xtent : Moderate, A	2034		5	\$24,200	
		: Building		неи Аује	cteu . 1570			
		_	ctent : Light, Area A	Affected	: 10%			
	-	: East Fac	_	33				
	Deteriorate	ed Finish,	Extent : Moderate,	Area Af	fected : 25%			
	Location	: Through	out					
Windows								
Steel	100%	Now	\$19,700	2049	* *	5	\$2,400	
			Extent : Moderate,	Area Af	fected : 50%			
		: Through						
	-		Extent : Moderate	, Area A	ffected : 100%			
		: Through			ACC			
		rıp missin; : Through	g, Extent : Modera out	te, Area	Ађестеа : 100%			
Roof	Locuiton	. Through						
Roll Roofing	100%			2020	\$122,900	5	\$50,800	
terior								
Floors	<b>5</b> 0/			2022	* *	_	Ф000	
Ceramic Tile	5%			2033		5	\$900	
Vinyl Tile Vinyl Tile	90% 5%	Now	\$7,700	2024 2034	\$138,800 * *	3	\$6,300 \$300	
vinyi The							Ψ300	
	Broken/Missing Elements, Extent : Moderate, Area Affected : 100% Location : Electrical Room							
	Loose Unit	s, Extent:	Moderate, Area Aj	fected :	20%			
	Location	: Electrica	al Room					
Interior Walls								
Concrete Masonry Unit	35%			LIFE	* *	5	\$2,500	
Metal Panel	65%			LIFE	* *			
Ceilings	400-			2025		_	<b>*</b> • • • • • •	
AcousTileSusp.Lay-In	100%	. , .	F 36 1	2029	**	5	\$19,000	
	_	iscoloring, : Through	Extent : Moderate	, Area A	ffected : 10%			
	Locuiton	. inrough	Oui					

Electrical	Current Repair	nt Repair Future Replacement			Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Under 600 Volts							
Service Equipment							
Fused Disc Sw	100%	2024	\$1,400	5	\$100		
	Other Observation, Extent: Moderate, A	Area Affe	ected : 100%				
	Location: Electrical Room						
	Explanation : No Available Nameplate	Ratings	,				
Switchgear / Switchboard							
Fused Disc Sw	100%	2024	\$31,600	5	\$100		

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2089

Electrical	Current	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Inder 600 Volts							
Raceway							
Conduit	100%		2024	\$30,600	1		
Panelboards							
Fused Disc Sw	10%		2023	\$1,500	5		
Molded Case Bkrs	70%		2023	\$10,200	5	\$200	
Molded Case Bkrs	20%		2032	* *	5	\$100	
Wiring							
Thermoplastic	100%		2024	\$27,100	1		
Ground							
Grounding Devices							
Not Accessible	100%						
ighting							
Interior Lighting							
Fluorescent	100%		2024	\$401,000	10	\$11,400	
	Other Observation,		Area Affe	ected : 100%			
	Location: Throug	_					
	Explanation: T-8	Lamps					
Egress Lighting							
Emergency, Battery	50%		2024	\$8,200	10	\$1,500	
Exit, Service	50%		2024	\$900	1		
Exterior Lighting							
HID	100%		2019	\$47,400	10		
Alarm							
Security System							
No Component	80%						
Generic	20%		2024	\$7,600	1	\$1,000	
	Other Observation,		Area Affe	ected : 100%			
	Location : Outside						
	Explanation: C C	TV Surveillance C	amera				
Fire/Smoke Detection							
Generic	100%		2019	\$129,900	1-3	\$7,900	
	Other Observation,		Area Affe	ected : 100%			
	Location: Throug	_					
	Explanation: Mar	ual Pull Stations Ar	ıd Alarm	Bells			

Mechanical	Current Repair	Repair Future Replacement			Maintenance		
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
leating							
Energy Source							
Natural Gas	100%	2034	* *	1			
Conversion Equipment							
Furnace	100%	2024	\$14,800	1	\$6,100		
	Other Observation, Extent : Light, Area	Affected	: 100%				
	Location: In The Ceiling						
	Explanation: 2 Units Built Into Ceilin	g Handl	er Units				

#### 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.

 ${\it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Mechanical	Current Repair	Future	Replacement	M		
System Component Type	% of Fail Date Estimat Total (Years)	ed Cost Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Air Conditioning						
Energy Source						
Electricity	100%	2032	* *	1		
Conversion Equipment						
Reciprocating	50%	2029	* *	1	\$2,900	
Compr/Chiller	R-22 Refrigerant, Extent : Ligh	ot Area Affected :	500%			
	Location : Side Of The Buildi		00/0			
Window/Wall Unit	30%	2019	\$7,500	1		
No Component	20%		. , ,			
Terminal Devices						
Air Handler/Cool/Ht	100%	2029	* *	1	\$7,700	
	Other Observation, Extent : Li Location : Ceiling Air Handl Explanation : 2 Units					
Heat Rejection	1					
Air Condenser Unit	100% Other Observation, Extent: Mo Location: At Side Of Buildin, Explanation: R-22 Is Used A	g	* * cted : 100%	2	\$8,600	
Ventilation						
Distribution						
Ductwork/Diffusers	10%	LIFE	* *	2-5	\$700	
No Component	90%					
Exhaust Fans						
Roof	10%	2024	\$1,000	2		
No Component	90%					
Plumbing						
H/C Water Piping						
Brass/Copper	100%	2034	* *	1		
Water Heater						
Electric	100%	2019	\$1,900	4	\$100	
Sanitary Piping						
Cast Iron	100%	LIFE	* *	1		
Fixtures						
Generic	100%					

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset Name : OUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Z

Address : 220-09 56TH AVENUE

 Borough
 : QUEENS
 Agency's Number
 : Z-2700Z

 Program / Asset #
 : CUN0006.0Z0 / 2104
 Yr Built/Renovated
 : 1965 / 2002

Area Sq Ft : 8,660 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 24-Apr-2013 Landmark Status : NONE

Areas Surveyed : Roof, Floors 1

Block : 7490 Lot : 2 BIN : 4834375

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Exterior Architecture	\$153,100	
Interior Architecture	\$59,200	\$67,700
Electrical	\$87,600	\$270,600
Mechanical		\$53,900
Total	\$299,900	\$392,200
Importance Code A	\$153,100	
Importance Code B	\$146,800	\$392,200
Total	\$299,900	\$392,200

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Exterior Architecture	\$25,900			\$21,000
Interior Architecture	\$1,900	\$1,700	\$2,100	\$24,400
Electrical	\$600	\$600	\$800	\$600
Mechanical	\$600	\$800	\$4,700	\$800
Total	\$28,900	\$3,100	\$7,600	\$46,800
Importance Code A	\$26,300	\$400	\$400	\$21,500
Importance Code B	\$2,600	\$2,400	\$7,100	\$25,400
Importance Code C		\$300		
Total	\$28,900	\$3,100	\$7,600	\$46,800



 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2104

Architecture	Curren	Current Repair		Future Replacement		Maintenance	
System Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Exterior							
Exterior Walls	<b>5</b> 0/		LICE	* *	~	Φ4.000	
Cast in Place Concrete	5%	¢25 000	LIFE	* *	5 5	\$4,800	
Metal Panel	95% Now	\$25,900 Extent : Moderate, A	2034		3	\$34,500	
	Location : At Buil		теи Аујес	iea . 2070			
		aing Base Extent : Moderate, A	rea Affect	ted : 10%			
	Location : At Buil						
Windows							
Steel	100% Now	\$51,300	2049	* *	5	\$6,300	
	Air Infiltration, Ext	ent : Moderate, Ared	Affected	: 50%		. ,	
	Location: Throug	ghout					
	Corrosion/Rusting,	Extent : Moderate, A	Area Affec	rted : 25%			
	Location : Throug	ghout					
	-	ited, Extent : Moderd	ite, Area A	Affected : 25%			
	Location : Throug	ghout					
Roof							
Roll Roofing	100%		2020	\$101,800	5	\$42,100	
nterior							
Floors	1.50/		2020	¢22,400	2	¢2.000	
Carpet Ceramic Tile	15%		2020 2033	\$23,400	3	\$3,800 \$600	
	5% 10%		2033	* *	5 5	\$1,900	
Quarry Tile Vinyl Tile	65%		2024	\$67,700	3	\$3,100	
Wood	5%		2024	**	5	\$1,200	
Interior Walls	370		2037			Ψ1,200	
Ceramic Tile	5%		2033	* *	5	\$700	
Concrete Masonry Unit			LIFE	* *	5	\$800	
Gypsum Board	15%		LIFE	* *	5	\$1,200	
Metal Panel	10%		LIFE	* *		. ,	
Plaster	55%		LIFE	* *	5	\$2,300	
Ceilings							
AcousTileSusp.Lay-In	60% 0-2	\$59,200	2044	* *	5	\$3,700	
	_	g, Extent : Moderate	, Area Afj	fected : 25%			
	Location : Throug						
	_	ig, Extent : Moderate	e, Area Afj	fected : 20%			
	Location: Throug						
		nt : Moderate, Area .	Affected :	25%			
	Location : Throug	ghout					
AcousTileSusp.Lay-In	25%		2029	* *	5	\$3,100	
Exposed Struc: Steel	10%		LIFE	* *			
Gypsum Board	5%		LIFE	* *	5	\$800	

Electrical	Current Repair			Futur	e Replacement	М		
System Component Type		Date ears)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	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.

 ${\it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2104

Electrical	Currer	Current Repair		Future Replacement		aintenance	
System Component Type	% of Fail Da Total (Years	te Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Under 600 Volts							
Service Equipment					_		
Fused Disc Sw	100%	T 16 1 .	2024	\$1,400	5		
	Uther Observation Location : Electr	, Extent : Moderate, A	Area Affe	ected : 100%			
		icai Room iin Service Switch Ra	tod @ 10	00 Amnaras			
Switchgear / Switchboard	Ехрининон . те	un service swiich Ra	1eu @ 40	o Amperes			
Fused Disc Sw	100%		2024	\$31,600	5		
Raceway							
Conduit	100%		2024	\$30,600	1		
Panelboards							
Fused Disc Sw	10%		2040	* *	5		
Molded Case Bkrs	30%		2032	* *	5	\$100	
Molded Case Bkrs	60%		2023	\$8,800	5	\$100	
Wiring							
Thermoplastic	30%		2034	**	1		
Thermoplastic	70%		2024	\$19,000	1		
Grounding Davises							
Grounding Devices Not Accessible	100%						
Lighting	10070						
Interior Lighting							
Fluorescent	100%		2024	\$270,600	10	\$7,700	
	Other Observation	, Extent : Moderate, A	Area Affe	ected : 100%			
	Location: Throu	ghout The Building					
	Explanation: T-8	8 Lamps					
Egress Lighting							
Emergency, Battery	50%		2024	\$5,500	10	\$1,000	
Exit, Service	50%		2024	\$600	1		
Exterior Lighting	1000/		2024	\$21,000	10		
HID	100%		2024	\$31,900	10		
Alarm Security System							
No Component	80%						
Generic	20%		2024	\$5,100	1	\$700	
Generie		, Extent : Moderate, 1			•	Ψ700	
	Location: Outsic						
	Explanation: C	CTV Surveillance C	amera				
Fire/Smoke Detection							
Generic	100%		2019	\$87,600	1-3	\$5,300	
		, Extent : Moderate, A	Area Affe	ected : 100%			
		ghout The Building					
	Explanation : Ma	unual Pull Station An	d Alarm I	Bells Only			

Mechanical	Curren	Repair	Futu	re Replacement	M	aintenance	
System Component Type	% of Fail Dat Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	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.

 ${\it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset #: 2104

Mechanical	Current Repair		Futur	Future Replacement		Maintenance	
System Component Type	% of Fail l Total (Ye	Date Estimated Cost ars)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Heating							
Energy Source							
Natural Gas	100%		2034	* *	1		
Conversion Equipment							
Furnace	100%		2024	\$10,000	1	\$4,100	
		on, Extent : Light, Area	Affected	: 100%			
		e Of The Building		T			
A: G 1::	Explanation:	3 Units Built Into A C P	ackage U	)nit			
Air Conditioning							
Energy Source	1,000/		2022	* *	1		
Electricity	100%		2032		1		
Conversion Equipment	1,000/		2024	\$52,000	2	\$500	
Ext Pkg Unit - Heating/Cooling	100%		2024	\$53,900	2	\$300	
Heating/Cooling	R-22 Refrigeran	t, Extent : Light, Area A	ffected .	100%			
		kage Unit At Side Of Ti					
		on, Extent : Light, Area		_			
	Location : Side	· ·	Ајјестеи	. 100/0			
		3 Package Units With B	Built In G	as Furnaces			
Distribution	Explanation .	or ackage Onlis Will B	uni In O	as I writeces			
Ductwork/Diffusers	100%		LIFE	* *	2	\$10,900	
Ventilation	10070		LII E			Ψ10,700	
Distribution							
Ductwork/Diffusers	10%		LIFE	* *	2-5	\$500	
No Component	90%					72.55	
Exhaust Fans							
Roof	10%		2024	\$700	2		
No Component	90%						
Plumbing							
H/C Water Piping							
Brass/Copper	100%		2034	* *	1		
Water Heater							
Electric	100%		2019	\$1,300	4		
Sanitary Piping							
Cast Iron	100%		LIFE	* *	1		
Fixtures							
Generic	100%						
Fire Suppression							
Sprinkler							
Generic	100%		2034	* *	1-2	\$2,300	

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Address : NORTH SIDE (SHEEPSHEAD BAY)

Borough : BROOKLYN Agency's Number : N/A
Program / Asset # : CUN0003.010 / 13549 Yr Built/Renovated :

Linear Ft : 1,127 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 07-Jan-2013 Landmark Status : NONE

Areas Surveyed :

Block : 8760 Lot : 60 BIN :

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Bulkheads		\$1,053,700
Total		\$1,053,700
Importance Code B		\$1,053,700
Total		\$1,053,700

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Bulkheads	\$3,200	\$1,500		
Total	\$3,200	\$1,500		
Importance Code A		\$100		
Importance Code B	\$3,200	\$1,300		
Importance Code C				
Total	\$3,200	\$1,500		



Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

#### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

ulkheads Current Repair		Future Replacement		Maintenance			
System Component Type	% of Fail Date Estimated Cost Total (Years)	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority	
Structural							
Revetment							
Stone	5%	LIFE	* *	5	\$300		
No Component	95%						
Sheet Piles			* *				
Steel	55% Corrosion, Extent: Light, Area Affected Location: Above Mhw Elevation	LIFE : 10%	* *				
Not Accessible	45%						
Wales							
Steel	90%	LIFE	* *	5	\$23,900		
	Corrosion, Extent : Light, Area Affected Location : Throughout	: 35%					
Not Accessible	10%						
Pile Caps							
Concrete	95% Cracking, Extent : Light, Area Affected : Location : Isolated Throughout	LIFE 55%	* *	5	\$3,200		
	Other Observation, Extent : Light, Area	Affected	: 5%				
	Location : Isolated Throughout						
	Explanation : Efference						
Steel	3%	2028	* *	5	\$300		
No Component	2%						
Backfill Fill							
Not Accessible	100%						
Surface				_			
Concrete	50% Cracking, Extent : Light, Area Affected : Location : Isolated Along Walkway	2037 5%	**	5	\$6,400		
Topsoil	50%	2023	\$29,700	5	\$2,600		
Deck Elements							
Railing							
Steel	100%  Corrosion, Extent: Light, Area Affected  Location: Isolated Throughout	2022 : 10%	\$1,053,700				

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Address : EAST SIDE (JAMAICA BAY)

Borough : BROOKLYN Agency's Number : N/A
Program / Asset # : CUN0003.020 / 13550 Yr Built/Renovated :

Linear Ft : 1,895 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 07-Jan-2013 Landmark Status : NONE

Areas Surveyed :

Block : 8760 Lot : 60 BIN :

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Bulkheads	\$209,500	
Total	\$209,500	
Importance Code A	\$209,500	
Total	\$209,500	

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Bulkheads		\$1,100	\$9,700	
Total		\$1,100	\$9,700	
Importance Code A				
Importance Code B		\$1,100	\$9,700	
Importance Code C				
Total		\$1,100	\$9,700	



 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

#### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Bulkheads	ulkheads Current Repair		Futur	<b>Future Replacement</b>		Maintenance		
System Component Type	% of Total	Fail Date (Years)	<b>Estimated Cost</b>	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
structural								
Coping/Curb								
Concrete	85%			LIFE	* *	5	\$1,500	
			ght, Area Affected	: 5%				
			Throughout	50/				
		_	ht, Area Affected : Throughout	3%				
N. C		. Isolalea	1 птоиднош					
No Component	15%							
Revetment	9.50/			LIDD	* *	_	¢0.600	
Stone No Component	85% 15%			LIFE		5	\$9,600	
Sheet Piles	13%							
Steel	15%	4+	\$165,400	LIFE	* *			
Sicci			4105,400 Ioderate, Area Affe		0%			
		: Through						
Steel	2%	Now	\$44,100	LIFE	* *			
2001	- / -		'evere, Area Affecte					
			Sheeting 8+21 To		0+94 To 11+00			
No Component	83%							
Wales								
Timber	15%			LIFE	* *	4	\$4,300	
	Rotting/Sp	litting, Ext	ent : Light, Area A	ffected :	20%			
	Location	: Through	out					
No Component	85%							
Pile Caps								
Concrete	15%			LIFE	* *	5	\$900	
			ght, Area Affected	: 5%				
	Location	: Through	out					
No Component	85%							
ackfill								
Fill								
Not Accessible	100%							
Surface	<b>5</b> 0/			2022	مات مات	~	φ1 100	
Asphalt	5%			2033	* *	5	\$1,100	
Concrete	90%			2039 2033	**	5 5	\$19,500	
Concrete	5%			2033	* *	3	\$1,100	

 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Address : SOUTH SIDE (ALTLANTIC OCEAN)

Borough : BROOKLYN Agency's Number : N/A
Program / Asset # : CUN0003.030 / 13551 Yr Built/Renovated :

Linear Ft : 1,535 Project Type : CITY UNIVERSITY OF NEW YORK

Date of Survey : 07-Jan-2013 Landmark Status : NONE

Areas Surveyed :

Block : 8760 Lot : 60 BIN :

CAPITAL	FY 2017 - 2020	FY 2021 - 2026
Bulkheads	\$193,500	
Total	\$193,500	
Importance Code A	\$193,500	
Total	\$193,500	

EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Bulkheads	\$6,600	\$8,800		
Total	\$6,600	\$8,800		
Importance Code A				
Importance Code B	\$6,600	\$8,800		
Importance Code C				
Total	\$6,600	\$8,800		



 $<sup>{\</sup>it Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.}$ 

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

#### CITY UNIVERSITY OF NEW YORK - 042 KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Bulkheads	Current	Futur	e Replacement	M			
System Component Type	% of Fail Date Total (Years)	e Estimated Cost	Year FY	<b>Estimated Cost</b>	Cycle (Yrs)	<b>Estimated Cost</b>	Priority
Structural							
Gravity Wall							
Concrete	80% 4+	\$193,500	LIFE	* *	5	\$5,000	
	Cracking, Extent: L	-	10%				
	Location : Isolated						
	Spalling, Extent: Li	ght, Area Affected :	5%				
	Location : Isolated	l Throughout					
No Component	20%						
Revetment							
Stone	85%		LIFE	* *	5	\$7,800	
No Component	15%						
	Other Observation,	Extent : Light, Area	Affected	! : 100%			
	Location : Western	n End Of Asset					
	Explanation: No I	Revetment At Beach					
Backfill							
Fill							
Not Accessible	100%						
Surface							
Asphalt	35%		2033	* *	5	\$6,100	
Concrete	65%		2033	* *	5	\$11,400	
	Cracking, Extent: L	ight, Area Affected .	2%				
	Location : Isolated	l throughout					
Deck Elements							
Railing							
Concrete	90% 4+	\$6,600	2028	* *			
	Mechanical Damage, Extent: Light, Area Affected: 5%						
	Location : Isolated	d Throughout Also D	isconne	cted Chains Betwee	en Posts I	Isolated	
No Component	10%						

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.

#### **CITY UNIVERSITY OF NEW YORK - 042**

#### **Project: CITY UNIVERSITY OF NEW YORK**

CAPITAL	F	Y 2017 - 2020		FY 2021 - 2026
Miscellaneous Buildings		190,000		182,400
EXPENSE	FY 2017	FY 2018	FY 2019	FY 2020
Miscellaneous Buildings	32,700	9,300	12,600	9,100

ASSET#	NAME	SQFT	CAPITAL	EXPENSE
1844	BRONX COMMUNITY COLLEGE INFORMATION CENTER	250	0	7,500
1845	BRONX COMMUNITY COLLEGE GUARD HOUSE #1	60	0	1,800
1846	BRONX COMMUNITY COLLEGE GREENHOUSE	300	0	9,000
1847	BRONX COMMUNITY COLLEGE DROP-IN-CENTER	4,032	198,900	16,500
1858	QUEENSBOROUGH COMMUNITY COLLEGE TEMP VEHICLE STORAGE - TEMP 5	2,624	129,400	10,800
2640	KINGSBOROUGH COMMUNITY COLLEGE SECURITY POST - R	1,130	44,100	16,200
13608	BRONX COMMUNITY COLLEGE GUARD HOUSE #2	60	0	1,800

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

<sup>\*\*</sup> Replacement cost estimated to be beyond ten years is not included in this report.