

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **BOR. OF MANHATTAN COMM. COLLEGE BMCC AUDITORIUM**
Address : **199 CHAMBERS STREET @ WEST ST.**
Borough : **MANHATTAN** **Agency's Number** : **2-25002**
Program / Asset # : **CUN0005.020 / 2098** **Yr Built/Renovated** : **1982 / 2013**
Area Sq Ft : **23,337** **Project Type** : **CITY UNIVERSITY OF NEW YORK**
Date of Survey : **11-Apr-2013** **Landmark Status** : **NONE**
Areas Surveyed : **Roof, Floors 1**
Block : **16** **Lot** : **215** **BIN** : **1084587**

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$194,500	\$265,900
Electrical		\$137,500
Mechanical		\$146,800
Total	\$194,500	\$550,200
Priority A	\$194,500	\$265,900
Priority B		\$284,300
Total	\$194,500	\$550,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				\$10,100
Interior Architecture	\$9,100	\$24,500	\$700	
Electrical	\$1,700	\$2,400	\$1,700	\$2,000
Mechanical	\$4,200	\$2,700	\$5,200	\$5,500
Total	\$15,000	\$29,500	\$7,600	\$17,600
Priority A				\$10,100
Priority B	\$15,000	\$14,000	\$6,900	\$7,500
Priority C		\$15,400	\$700	
Total	\$15,000	\$29,500	\$7,600	\$17,600



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

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

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

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

Asset # : 2098

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$61,600	LIFE	**	5	\$21,500	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : East Facade</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : North Facade</i>								
Metal Panel	10%			2044	**	5-10	\$18,500	A
Window Wall	10%			2044	**	5	\$10,100	A
Windows								
Aluminum	100%			2040	**	5	\$8,400	A
Parapets								
Masonry: Brick	95%			LIFE	**	5	\$1,400	A
Pre-Cast Concrete	5%			LIFE	**	5	\$500	A
Roof								
IRMA/Protected Membrane	90%	Now	\$133,000	2024	\$265,900			A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Gravel/Stone Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Auditorium</i>								
Skylight, Plastic	10%			2037	**	1		A
Interior								
Floors								
Carpet	50%			2023	\$174,800	3	\$21,700	C
Ceramic Tile	5%			2033	**	5	\$1,400	C
Quarry Tile	30%			2037	**	5	\$13,000	C
Vinyl Tile	10%			2029	**	3	\$1,100	C
Wood	5%			2052	**	5	\$2,700	C
Interior Walls								
Gypsum Board	15%			LIFE	**	5	\$3,200	C
Gypsum Board	30%			LIFE	**	5	\$6,500	C
Masonry: Brick	15%			LIFE	**			C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Various</i>								
<i>Explanation : 12x12x4 Brick</i>								
Plaster	20%			LIFE	**	5	\$2,200	C
Wood	20%			LIFE	**	5	\$28,800	C
<i>Other Observation, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : Main Theater</i>								
<i>Explanation : Wood Laminate</i>								

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

Asset # : 2098

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	50%			2037	**	5	\$18,100	B
Gypsum Board	20%			LIFE	**	5	\$7,200	B
Metal Panel	20%	Now	\$9,100	LIFE	**	5	\$7,200	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Lobbies</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Lobbies</i>								
Plaster	10%			LIFE	**	5	\$1,800	B
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2034	**	5	\$600	B
Raceway								
Conduit	100%			2034	**	1		B
Panelboards								
Fused Disc Sw	5%			2032	**	5		B
Molded Case Bkrs	95%			2032	**	5	\$600	B
Wiring								
Thermoplastic	100%			2034	**	1		B
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$200	B
Lighting								
Interior Lighting								
Fluorescent	5%			2024	\$7,200	10	\$900	B
<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Fluorescent	20%			2024	\$28,900	10	\$3,500	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
HID	5%			2024	\$3,400	10		B
Incandescent	70%			2024	\$101,300	2	\$300	B
Egress Lighting								
Emergency, Service	30%			2024	\$800	1		B
Emergency, Battery	20%			2024	\$1,300	10	\$900	B
Exit, Service	50%			2024	\$1,300	1		B
Exterior Lighting								
HID	100%			2024	\$8,100	10	\$100	B
Alarm								
Security System								
No Component	65%							D
Generic	35%			2029	**	1	\$3,100	B

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

Asset # : 2098

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

Alarm

Fire/Smoke Detection

Generic	100%			2029	**	1-3	\$14,400	B
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Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

Heating

Distribution

Hot Wtr Piping/Pump	30%			2040	**	4	\$400	B
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Steam Piping/Pump	70%			2034	**	4	\$700	B
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Terminal Devices

Air Handler	70%			2024	\$69,100	1	\$8,400	B
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Fan Coil Unit/Heat	30%			2029	**	1	\$1,900	B
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Air Conditioning

Distribution

Chilled Wtr Pipe/Pump	100%			2034	**	4	\$1,000	B
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Terminal Devices

Air Handler/Cool/Ht	100%			2024	\$77,700	1	\$11,900	B
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Ventilation

Distribution

Ductwork/Diffusers	100%			LIFE	**	2-5	\$10,800	B
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Exhaust Fans

Roof	100%			2024	\$14,600	2	\$600	B
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Plumbing

H/C Water Piping

Brass/Copper	100%			2034	**	1		B
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Water Heater

Electric	100%			2022	\$2,800	4	\$100	B
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Sanitary Piping

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

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

Electric	100%			2024	\$10,500	4	\$2,500	B
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Fixtures

Generic	100%							B
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Fire Suppression

Standpipe

Generic	100%			2034	**	1-5	\$10,100	B
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Sprinkler

No Component	80%							D
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Generic	20%			2034	**	1-2	\$1,100	B
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Other Observation, Extent : Light, Area Affected : 40%

Location : Throughout

Explanation : Fire Pump Is In Main Building

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 / 2013
Area Sq Ft : 662,615 **Project Type** : CITY UNIVERSITY OF NEW YORK
Date of Survey : 11-Apr-2013 **Landmark Status** : NONE
Areas Surveyed : Roof, Floors 1,3,5,7,PH
Block : 16 **Lot** : 215 **BIN** : 1066406

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$3,516,900	\$2,692,900
Interior Architecture	\$2,007,500	\$1,524,500
Electrical	\$686,900	\$7,337,600
Mechanical	\$504,700	\$10,296,400
Total	\$6,716,000	\$21,851,400
Priority A	\$3,516,900	\$2,692,900
Priority B	\$2,967,600	\$18,216,200
Priority C	\$231,400	\$942,400
Total	\$6,716,000	\$21,851,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$11,000		\$17,500
Interior Architecture		\$107,800	\$22,900	
Electrical	\$69,000	\$92,000	\$98,800	\$73,500
Mechanical	\$185,200	\$191,700	\$393,100	\$219,600
Elevators/Escalators	\$83,000	\$83,000	\$83,000	\$83,000
Total	\$337,100	\$485,600	\$597,700	\$393,500
Priority A		\$11,000		\$17,500
Priority B	\$337,100	\$366,800	\$574,800	\$376,000
Priority C		\$107,800	\$22,900	
Total	\$337,100	\$485,600	\$597,700	\$393,500



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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)
Asset # : 2097

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$177,500	LIFE	**	5	\$332,000	A
<i>Cracking/Crumbling, Extent : Light, Area Affected : 15%</i>								
<i>Location : Columns At West And South Facades</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Columns</i>								
<i>Explanation : Current Temporary Supports Are Beginning To Show Rust And Bulging</i>								
Masonry: Brick	60%			LIFE	**	5	\$796,800	A
Metal Panel	15%			2044	**	5-10	\$1,369,600	A
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Harrison Street</i>								
Window Wall	20%			2044	**	5	\$996,100	A
Windows								
Aluminum	70%			2040	**	5	\$24,800	A
Aluminum	30%	Now	\$485,600	2049	**	5	\$5,300	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : Throughout All Operable Windows</i>								
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout All Operable Windows</i>								
Parapets								
Masonry: Brick	80%			LIFE	**	5	\$16,100	A
Metal Rail	5%			2037	**	5-10	\$18,100	A
Pre-Cast Concrete	15%			LIFE	**	5	\$18,900	A
Roof								
IRMA/Protected Membrane	20%			2034	**	10	\$70,000	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Over Gymnasium And Pool, 2013</i>								
IRMA/Protected Membrane	75%	Now	\$1,982,300	2034	**			A
<i>Broken Paver Blocks, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Throughout Walkways</i>								
<i>Gravel/Stone Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Ponding, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Over 7th Floor</i>								
Single Ply Membrane	5%			2029	**	10	\$17,500	A
Interior								

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

Asset # : 2097

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	10%			2023	\$1,159,700	3	\$143,800	C
	<i>Recent Repair Evident, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Various Locations Throughout</i>							
Cast in Place Concrete	15%	0-2	\$70,900	LIFE	**	5	\$314,500	C
	<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : First Floor Mechanical Rooms</i>							
Ceramic Tile	8%			2033	**	5	\$76,700	C
Quarry Tile	7%			2037	**	5	\$100,600	C
Sheet Vinyl/Rubber	10%			2029	**	5	\$143,800	C
Vinyl Tile	50%			2029	**	3	\$179,700	C
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$45,800	C
Concrete Masonry Unit	10%			LIFE	**	5	\$36,700	C
	<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Carpentry Shop, Electrical Room</i>							
Glass: Single Pane	3%			LIFE	**	5	\$20,600	C
Gypsum Board	65%			LIFE	**	5	\$357,300	C
	<i>Recent Repair Evident, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Various Locations Throughout</i>							
Masonry: Brick	15%			LIFE	**			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : 12 X 12 X 4 Brick</i>							
Wood	2%			LIFE	**	5	\$73,300	C

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CITY UNIVERSITY OF NEW YORK - 042
BOR. OF MANHATTAN COMM. COLLEGE CHAMBERS ST BLDG. (MAIN CAMPUS)
Asset # : 2097

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	25%	Now	\$751,700	2037	**	5	\$153,200	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Corridors, Outside Gymnasium</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Locations Throughout</i>								
AcousTileSusp.Lay-In	50%	Now	\$751,700	2029	**	5	\$245,100	B
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Classrooms</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Classrooms</i>								
<i>Water Penetration, Extent : Light, Area Affected : 15%</i>								
<i>Location : Various 7th Floor Rooms</i>								
Exposed Struc: Steel	7%			LIFE	**			B
Exposed Struc: Steel	3%	Now	\$117,400	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : First Floor Mechanical Spaces</i>								
<i>Other Observation, Extent : Severe, Area Affected : 25%</i>								
<i>Location : First Floor Mechanical Spaces</i>								
<i>Explanation : Fire Protection Missing / Crumbling</i>								
Gypsum Board	10%			LIFE	**	5	\$122,600	B
Metal Panel	5%	Now	\$155,200	LIFE	**	5	\$61,300	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : North Wing By Gymnasium And Pool</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations Throughout</i>								

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Air Circuit Breaker	100%			2024	\$124,100	5	\$3,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Four 4000 Amps Main Disconnect Switch</i>								

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

Asset # : 2097

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Transformers								
Dry Type	100%			2022	\$14,200	5	\$2,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical & Mechanical Room</i>								
<i>Explanation : One 150 Kva 480hv-208/120lv, One 50 Kva 480hv-208/120lv & Two 45 Kva 480hv-208/120lv</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$529,800	5	\$2,800	B
Raceway								
Conduit	100%			2024	\$705,300	1		B
Panelboards								
Fused Disc Sw	10%			2023	\$75,700	5	\$1,500	B
Molded Case Bkrs	80%			2032	**	5	\$14,000	B
Molded Case Bkrs	10%			2040	**	5	\$1,700	B
Wiring								
Thermoplastic	10%			2044	**	1		B
Thermoplastic	90%			2024	\$645,600	1		B
Motor Controllers								
Locally Mounted	20%			2022	\$23,300	5	\$900	B
Motor Control Center	60%			2022	\$911,600	5	\$10,800	B
Motor Control Center	20%	Now	\$303,900	2044	**	5	\$1,800	B
<i>Suspect Water Damage, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$9,700	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2022	\$23,400	1	\$203,900	B
Generators								
Diesel	100%			2020	\$116,400	1	\$256,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 750 Kva</i>								
Batteries								
Nickel Cadmium	100%			2016	\$600	5	\$147,700	B
Fuel Storage								
Day Tank								
	50%			2023	\$22,100	5	\$59,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 50 Gals</i>								
Main Tank								
	50%			2027	**	5	\$9,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 5000 Gals</i>								
Lighting								

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Asset # : 2097

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Interior Lighting								
Fluorescent	75%			2024	\$3,599,500	10	\$440,500	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
Fluorescent	2%			2032	**	10	\$11,700	B
		<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Swimming Pool</i>						
Fluorescent	20%			2029	**	10	\$117,500	B
		<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
HID	3%			2024	\$66,700	10	\$600	B
Egress Lighting								
Emergency, Service	55%			2024	\$48,500	1		B
Emergency, Service	5%			2032	**	1		B
Exit, Service	35%			2019	\$30,900	1		B
Exit, Service	5%			2032	**	1		B
Exterior Lighting								
HID	70%			2019	\$160,800	10	\$1,400	B
HID	30%			2029	**	10	\$600	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2029	**	1	\$74,200	B
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2029	**	1-3	\$163,300	B

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Utility Steam	100%			2034	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1st Floor Utility Room</i>						
		<i>Explanation : Steam Provided By Con Ed</i>						
Conversion Equipment								
Heat Exchanger	30%			2027	**	1	\$95,000	B
		<i>Other Observation, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Serves Perimeter Fan Coil Units</i>						
Pres. Reducing Valve/LP Steam	70%			2027	**	5	\$26,600	B

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

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

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

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

Asset # : 2097

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	30%			2032	**	4	\$14,200	B
Steam Piping/Pump	70%			2034	**	4	\$22,100	B
<i>Repairs In Progress, Extent : Light, Area Affected : 10%</i>								
<i>Location : 1st Floor M E R</i>								
Terminal Devices								
Air Handler	70%			2024	\$2,291,000	1	\$277,200	B
Convactor/Radiator	30%			2029	**	1	\$62,100	B
Air Conditioning								
Energy Source								
Campus Steam	90%			2034	**	1		B
Electricity	10%			2032	**	1		B
Conversion Equipment								
Absorption Chiller/Direct Fire	90%			2024	\$2,945,600	1	\$623,700	B
<i>Other Observation, Extent : Light, Area Affected : 90%</i>								
<i>Location : First Floor Mechanical Equipment Room</i>								
<i>Explanation : (2) Steam Turbine Driven Chillers Using R500 Refrigerant</i>								
Reciprocating Compr/Chiller	10%			2029	**	1	\$29,700	B
<i>R-134a Refrigerant, Extent : Light, Area Affected : 5%</i>								
<i>Location : Roof</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%			2044	**	4	\$47,300	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : First Floor Mechanical Equipment Room, Newly Installed Chilled And Condenser Water Pumps</i>								
Terminal Devices								
Air Handler/Cool/Ht	100%	0-2	\$257,800	2024	\$2,578,300	1	\$356,400	B
<i>Malfunctioning, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mechanical Equipment Room, Defective Climate Control System</i>								
Heat Rejection								
Water Cool Tower	90%	2-4	\$78,400	2022	\$1,568,100	2	\$464,100	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Roof</i>								
No Component	10%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$357,100	B
Exhaust Fans								
Interior	100%			2024	\$671,000	2	\$19,600	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse Mechanical Equipment Room</i>								
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		B

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

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

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

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

Asset # : 2097

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
HW Heat Exchanger								
Low Temp	100%			2034	* *	4	\$63,300	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%	Now	\$84,800	LIFE	* *	1		B
		<i>Cracked, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : Throughout</i>						
Pool Filter/Treatment								
Sand	100%			2037	* *	4		B
Sewage Ejector(s)								
Electric	100%	Now	\$3,100	2032	* *	4	\$1,600	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Various Locations</i>						
		<i>Explanation : 5 Duplex Units</i>						
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : (1) C-8, (1) C-7</i>						
		<i>Explanation : 2 Units</i>						
Escalators								
Under 20' Rise	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Multiple Levels</i>						
		<i>Explanation : 20 Units</i>						
Fire Suppression								
Standpipe								
Generic	100%			2034	* *	1-5	\$334,900	B
Sprinkler								
No Component	80%							D
Generic	20%			2034	* *	1-2	\$35,900	B
		<i>No Backflow Preventer, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
Fire Pump								
Generic	100%			2027	* *	1	\$119,600	B
Chemical System								
Generic	100%			2019	\$24,800	1-3	\$55,000	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$147,400	
Mechanical		\$58,800
Total	\$147,400	\$58,800
Priority A	\$147,400	
Priority B		\$58,800
Total	\$147,400	\$58,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$38,000			
Interior Architecture	\$75,000			\$2,100
Electrical	\$100	\$100	\$100	\$100
Mechanical	\$21,500	\$600	\$12,000	\$600
Total	\$134,600	\$700	\$12,100	\$2,800
Priority A	\$38,000			
Priority B	\$48,600	\$700	\$12,100	\$700
Priority C	\$48,100			\$2,100
Total	\$134,600	\$700	\$12,100	\$2,800



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE

Asset # : 2070

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	60%	Now	\$106,700	LIFE	**	5	\$7,500	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Low Wall Near Entrance</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 75%</i>								
<i>Location : Low Wall Near Entrance</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Low Wall Near Entrance</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
Masonry: Fieldstone	10%	Now	\$40,800	LIFE	**	5	\$900	A
<i>Diagonal Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Front Yard Retaining Wall</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Open Joints, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>								
<i>Location : South Side</i>								
<i>Explanation : Loose Units</i>								
Metal Panel	20%	Now	\$5,100	2045	**	5	\$4,700	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : West Facade</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
Stucco Cement	5%	0-2	\$5,100	2030	**	5	\$800	A
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Wood	5%	Now	\$9,300	2030	**	5	\$1,600	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE

Asset # : 2070

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Windows								
Aluminum	52%			2041	**	5	\$200	A
Steel	48%	Now	\$8,100	2050	**	5	\$1,000	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : West Facade</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : West Facade</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
Parapets								
Metal: Cage/Fence	20%	Now	\$1,000	2030	**	5	\$300	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
No Component	80%							D
Roof								
Asphalt Shingle	75%	Now	\$2,200	2028	**			A
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
Single Ply Membrane	25%	Now	\$7,100	2035	**			A
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Multipurpose Room</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Multipurpose Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Multipurpose Room</i>								
Interior								
Floors								
Carpet	20%			2021		3	\$4,400	C
Ceramic Tile	5%			2034	**	5	\$500	C
Terrazzo	5%	0-2	\$2,400	LIFE	**	5	\$400	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Stair Nosing</i>								
Vinyl Tile	55%	0-2	\$24,200	2035	**	3	\$2,300	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 33%</i>								
<i>Location : Throughout Basement, 2nd And 3rd Floor</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 33%</i>								
<i>Location : Throughout Basement, 2nd And 3rd Floor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout Basement, 1st, 2nd And 3rd Floor</i>								
Wood	15%			2040	**	5	\$3,100	C

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE

Asset # : 2070

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

Interior

Interior Walls

Concrete Masonry Unit	5%			LIFE	**	5	\$400	C
Gypsum Board	20%			LIFE	**	5-10	\$3,600	C
Plaster	75%	Now	\$17,900	LIFE	**	5	\$2,300	C

Patching Evident, Extent : Moderate, Area Affected : 20%

Location : Throughout 2nd And 3rd Floor

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

Location : 3rd Floor

Other Observation, Extent : Moderate, Area Affected : 30%

Location : Throughout

Explanation : Uneven Surface

Ceilings

Gypsum Board	25%			LIFE	**	5-10	\$9,600	B
Plaster	75%	Now	\$20,800	LIFE	**	5	\$5,200	B

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

Location : 3rd Floor

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2035	**	5		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Electrical Room

Explanation : One 400 Amps Main Disconnect Switch

Raceway

Conduit	30%			2045	**	1		B
Conduit	70%			2025	\$6,800	1		B

Panelboards

Molded Case Bkrs	50%			2033	**	5	\$100	B
Molded Case Bkrs	50%			2024	\$8,600	5	\$100	B

Wiring

Thermoplastic	50%			2025	\$4,900	1		B
Thermoplastic	50%			2035	**	1		B

Ground

Grounding Devices

Not Accessible	100%							D
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Lighting

Interior Lighting

Fluorescent	100%			2030	**	10	\$6,700	B
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T-8 Lamps, Extent : Light, Area Affected : 100%

Location : Throughout

Egress Lighting

Exit, Service	100%			2030	**	1		B
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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE

Asset # : 2070

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

Lighting

Exterior Lighting

HID

30%

2030

* *

10

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Exterior**Explanation : Controlled Via Photocell*

No Component

70%

D

Alarm

Security System

No Component

70%

D

Generic

30%

2025

\$6,500

1

\$900

B

Fire/Smoke Detection

No Component

70%

D

Generic, Analog

30%

2030

* *

B

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

Heating

Energy Source

Fuel Oil No 2

100%

2035

* *

5

\$2,300

B

Conversion Equipment

Hot Water Boiler

100%

0-2

\$15,600

2045

* *

1

\$3,200

B

*Corroded, Extent : Moderate, Area Affected : 20%**Location : Boiler, Basement**Obsolete Equipment, Extent : Severe, Area Affected : 100%**Location : Boiler, Basement**Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : One Unit*

Distribution

Hot Wtr Piping/Pump

100%

2024

\$34,700

4

\$500

B

Terminal Devices

Convactor/Radiator

90%

2023

\$58,800

1

\$2,100

B

Convactor/Radiator

5%

Now

\$3,300

2045

* *

1

\$100

B

*Abandoned in Place, Extent : Light, Area Affected : 100%**Location : Basement*

Fan Coil Unit/Heat

5%

2030

* *

1

\$100

B

Air Conditioning

Energy Source

Electricity

100%

2041

* *

1

B

Conversion Equipment

Window/Wall Unit

80%

2018

\$11,400

1

B

No Component

20%

D

Plumbing

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ALTSCHUL HOUSE

Asset # : 2070

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
H/C Water Piping								
Brass/Copper	40%			2035	* *	1		B
Galv Iron/Steel	60%	0-2	\$1,200	2023	\$12,400	1		B
	<i>Corroded, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Water Heater								
Electric	100%	Now	\$1,100	2025	\$1,100	4		B
	<i>Malfunctioning, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
<hr/>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
<hr/>								
Fixtures								
Generic	100%							B
<hr/>								

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,158,900	\$632,700
Interior Architecture	\$81,200	\$100,200
Electrical	\$36,400	\$1,667,000
Mechanical	\$57,900	\$4,060,200
Total	\$1,334,400	\$6,460,200
Priority A	\$1,158,900	\$632,700
Priority B	\$94,300	\$5,727,200
Priority C	\$81,200	\$100,200
Total	\$1,334,400	\$6,460,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$43,500		\$17,700	
Interior Architecture	\$177,500		\$33,100	\$1,600
Electrical	\$2,200	\$2,200	\$2,800	\$2,800
Mechanical	\$47,800	\$9,800	\$17,200	\$22,300
Total	\$271,100	\$12,000	\$70,900	\$26,700
Priority A	\$43,500		\$17,700	
Priority B	\$131,500	\$12,000	\$20,100	\$25,100
Priority C	\$96,100		\$33,100	\$1,600
Total	\$271,100	\$12,000	\$70,900	\$26,700



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

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

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

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

Asset # : 2080

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$379,000	LIFE	**	5	\$70,900	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Entry Bridge At North Side</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Entry Bridge At North Side</i>								
Masonry: Brick	85%	Now	\$344,600	LIFE	**	5	\$241,000	A
<i>Paint Peeling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : East And West Facades</i>								
<i>Painted Surfaces, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : East And West Facades</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Southwest Corner, 1st Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Lintels At North And East Facades</i>								
Masonry: Limestone	5%	Now	\$146,800	LIFE	**	5	\$10,600	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Cornice</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Cornice</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cornice</i>								
Stucco Cement	5%			2038	**	5	\$35,400	A
Windows								
Aluminum	100%	Now	\$5,700	2041	**	5	\$700	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Window Guards</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North And West Windows</i>								
Parapets								
Masonry: Brick	90%	Now	\$224,300	LIFE	**	5	\$20,500	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
<i>Spalling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
Masonry: Limestone	10%	Now	\$22,600	LIFE	**	5	\$2,900	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Coping</i>								

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

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

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

Asset # : 2080

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	95%	Now	\$64,200	2025	\$320,800			A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Gymnasium</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : 4th Floor</i>								
Roll Roofing	5%	Now	\$15,200	2027	**	5	\$3,200	A
<i>Seams Open/Split, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Stairs</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Bulkheads</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
Interior								
Floors								
Cast in Place Concrete	35%	Now	\$45,200	LIFE	**	5	\$100,200	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Women Restroom And Locker Room Corridors, Stair To Basement</i>								
Ceramic Tile	15%	Now	\$36,100	2034	**	5	\$9,800	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Women And Men Showers</i>								
Vinyl Tile	15%			2030	**	3	\$7,400	C
Vinyl Tile	10%	0-2	\$31,700	2035	**	3	\$4,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Pool Area</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Pool Area</i>								
Wood	25%			2053	**	5	\$61,400	C

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

Asset # : 2080

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	5%	Now	\$20,200	LIFE	**			C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Pool Wall</i>								
<i>Repairs in Progress, Extent : Light, Area Affected : 10%</i>								
<i>Location : Pool Wall</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Pool Wall</i>								
Ceramic Tile	10%	Now	\$17,600	2034	**	5	\$3,400	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Women And Men Showers</i>								
Concrete Masonry Unit	60%			LIFE	**	5	\$32,400	C
Masonry: Brick	5%			LIFE	**	10	\$1,000	C
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Bulkheads</i>								
Plaster	15%	Now	\$7,700	LIFE	**	5	\$3,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Third Floor Administrative Offices</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Side Administrative Offices And Windows</i>								
SGFT/Glazed Masonry	5%			LIFE	**	10	\$1,700	C
Ceilings								
AcousTileConcealSpLn	10%	Now	\$12,600	2030	**	5	\$3,400	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Locker Rooms</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Locker Rooms</i>								
AcousTileSusp.Lay-In	5%			2030	**	5	\$2,700	B
Exposed Concrete	5%	Now	\$8,400	LIFE	**	5	\$400	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Men Locker Room</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Men Locker Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Men Locker Room</i>								
Exposed Concrete	45%			LIFE	**	5-10	\$30,900	B
Exposed Struc: Steel	25%			LIFE	**	10	\$27,400	B
Plaster	10%			LIFE	**	5-10	\$9,400	B

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

Under 600 Volts

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

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

Asset # : 2080

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2035	**	5	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 800 Amperes</i>								
Transformers								
Dry Type	100%			2023	\$14,200	5	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2-75 Kva And 2-45 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	30%			2035	**	5	\$100	B
Molded Case Bkrs	70%			2025	\$63,600	5	\$1,300	B
Raceway								
Conduit	80%			2025	\$69,300	1		B
Conduit	20%			2035	**	1		B
Panelboards								
Fused Disc Sw	10%			2033	**	5	\$200	B
Molded Case Bkrs	20%			2033	**	5	\$400	B
Molded Case Bkrs	65%			2024	\$67,100	5	\$1,200	B
Molded Case Bkrs	5%			2041	**	5	\$100	B
Wiring								
Braided Cloth	40%	2-4	\$36,400	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	55%			2025	\$50,100	1		B
Thermoplastic	5%			2045	**	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$21,500	5	\$500	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$21,700	B
Lighting								
Interior Lighting								
Fluorescent	85%			2025	\$557,200	10	\$68,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	15%			2025	\$45,500	10	\$400	B

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

Asset # : 2080

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Egress Lighting Emergency, Service	20%			2025	\$2,400	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Gets Power From Adjacent Building Generator</i>							
Exit, Service	80%			2025	\$9,600	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Gets Power From Adjacent Building Generator</i>							
Exterior Lighting Incandescent	100%			2020	\$52,900	2	\$100	B
Alarm								
Fire/Smoke Detection Generic, Analog	100%			2025	\$693,200			B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Bells, Smoke Detectors And Manual Pull Station</i>							
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2035	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Supplied From Adjacent Building</i>							
Conversion Equipment Heat Exchanger	100%			2028	**	1	\$43,300	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 2 Units</i>							
Distribution Steam Piping/Pump	100%	0-2	\$57,900	2035	**	4	\$4,300	B
	<i>Corroded, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : Throughout</i>							
	<i>Leak Evident, Extent : Severe, Area Affected : 15%</i>							
	<i>Location : Leaking Steam Valve In Basement Mechanical Room</i>							
Terminal Devices Air Handler	40%			2020	\$178,800	1	\$21,600	B
Convector/Radiator	60%			2023	\$469,900	1	\$17,000	B
Air Conditioning								
Energy Source Electricity	100%			2033	**	1		B

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

Asset # : 2080

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Int Pkg Unit - Cooling	10%			2026	**	2	\$500	B
No Component	90%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$77,200	B
Exhaust Fans								
Interior	25%			2020	\$22,900	2	\$700	B
Wall Unit	75%			2020	\$94,100	2	\$2,000	B
Plumbing								
H/C Water Piping								
Brass/Copper	50%	Now	\$6,200	2035	**	1		B
		<i>Not Insulated, Extent : Moderate, Area Affected : 40%</i>						
		<i>Location : Basement</i>						
Galv Iron/Steel	50%			2030	**	1		B
Water Heater								
Electric	100%			2024	\$12,900	4	\$800	B
		<i>Recent Installation, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Basement Mechanical Room</i>						
		<i>Other Observation, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Basement Mechanical Room</i>						
		<i>Explanation : Four 250 Gallon Electric Water Heaters</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2020	\$10,500	4	\$2,500	B
Pool Filter/Treatment								
Diatomaceous Earth	100%			2023	\$3,021,600	4	\$21,700	B
Fixtures								
Generic	100%							B
Fire Suppression								
Standpipe								
Generic	100%			2025	\$295,900	1-5	\$45,700	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$191,700	\$127,400
Interior Architecture	\$53,500	
Mechanical		\$41,200
Total	\$245,200	\$168,600
Priority A	\$191,700	\$127,400
Priority B		\$41,200
Priority C	\$53,500	
Total	\$245,200	\$168,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$13,300			
Interior Architecture	\$66,100			\$1,000
Electrical			\$100	
Mechanical	\$8,700	\$1,000	\$1,500	\$1,000
Total	\$88,100	\$1,000	\$1,600	\$2,000
Priority A	\$13,300			
Priority B	\$58,200	\$1,000	\$1,600	\$1,000
Priority C	\$16,600			\$1,000
Total	\$88,100	\$1,000	\$1,600	\$2,000



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

Asset # : 2093

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	100%	Now	\$191,700	LIFE	**	5	\$54,500	A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Base, Around Windows, Exterior Stairs And Various Other Locations</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Various Locations</i>								
<i>Spalling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various Locations</i>								
<hr/>								
Windows								
Aluminum	100%	Now	\$13,300	2050	**	5	\$200	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<hr/>								
Roof								
Modified Bitumen	100%			2025	\$72,900	10	\$12,000	A
<hr/>								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$4,800	C
Ceramic Tile	5%			2034	**	5	\$600	C
Terrazzo	30%			LIFE	**	5	\$5,200	C
Vinyl Tile	55%	Now	\$53,500	2035	**	3	\$2,300	C
<i>Adhesion Failure, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Corridors, Classrooms</i>								
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Corridors, Classrooms</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Corridors, Classrooms</i>								
<hr/>								
Interior Walls								
Cast in Place Concrete	20%			LIFE	**	10	\$5,300	C
Concrete Masonry Unit	15%			LIFE	**	5	\$1,300	C
Plaster	65%	Now	\$5,700	LIFE	**	5	\$2,100	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Southwest Corner In Ground Floor Stair</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Southwest Corner In Ground Floor Stair And Windows</i>								

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

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

Asset # : 2093

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTile,Adhered	30%	Now	\$32,600	2045	**	5	\$1,700	B
<i>Adhesion Failure, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Classrooms</i>								
<i>On Extended Life, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
AcousTileConcealSpLn	10%	Now	\$9,500	2045	**	5	\$700	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Classroom(s)</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classroom(s)</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classroom(s)</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : On Extended Life</i>								
Plaster	60%			LIFE	**	5-10	\$11,600	B

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

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

Asset # : 2093

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Exterior Lighting HID	20%			2025	\$600	10		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Controlled Via Photocell</i>							
No Component	80%							D
Alarm								
Fire/Smoke Detection No Component	50%							D
Generic, Analog	50%			2030	**			B
Mechanical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2035	**	1		B
Distribution Steam Piping/Pump	100%	Now	\$5,300	2035	**	4	\$400	B
	<i>Leak Evident, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : 2nd Floor @ Air Handler</i>							
Terminal Devices Air Handler	100%			2020	\$41,200	1	\$4,500	B
Air Conditioning								
Energy Source Electricity	100%			2033	**	1		B
Conversion Equipment Window/Wall Unit	30%			2023	\$4,700	1		B
No Component	70%							D
Terminal Devices Air Handler/Cool/Ht	100%			2025	\$9,700	1	\$4,500	B
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,500	B
Exhaust Fans Interior	100%			2025	\$8,400	2	\$200	B
Plumbing								
H/C Water Piping Galv Iron/Steel	10%	0-2	\$100	2030	**	1		B
	<i>Corroded, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : Throughout</i>							
No Component	90%							D
Sanitary Piping Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping Cast Iron	100%			LIFE	**	1		B

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

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

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

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

Asset # : 2093

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Fixtures								
Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$203,200	\$38,500
Interior Architecture		\$229,500
Electrical		\$597,900
Mechanical	\$40,700	\$314,500
Total	\$243,900	\$1,180,300
Priority A	\$203,200	\$38,500
Priority B	\$40,700	\$912,300
Priority C		\$229,500
Total	\$243,900	\$1,180,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$103,200			
Interior Architecture	\$112,300			\$4,200
Electrical	\$22,600	\$900	\$1,200	\$1,100
Mechanical	\$28,700	\$900	\$23,300	\$1,600
Total	\$266,900	\$1,800	\$24,400	\$7,000
Priority A	\$103,200			
Priority B	\$92,500	\$1,800	\$24,400	\$2,700
Priority C	\$71,200			\$4,200
Total	\$266,900	\$1,800	\$24,400	\$7,000



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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL**

Asset # : 2062

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	* *	5	\$24,100	A
Masonry: Brick	80%	Now	\$22,000	LIFE	* *	5	\$38,500	A
			<i>Vertical Cracks, Extent : Light, Area Affected : 5%</i>					
			<i>Location : North Facade, East Corner</i>					
Masonry: Limestone	5%	Now	\$24,900	LIFE	* *	5	\$1,800	A
			<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Cornices</i>					
			<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>					
			<i>Location : Cornices</i>					
			<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : Cornices</i>					
Metal Coiling Doors	5%	Now	\$38,800	2030	* *	5	\$3,800	A
			<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : South Facade</i>					
			<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : South Facade</i>					
			<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : South Facade</i>					
Stucco Cement	5%	Now	\$13,200	2030	* *	5	\$3,000	A
			<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : South Facade</i>					
			<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : South Facade</i>					
Windows								
Aluminum	100%	Now	\$2,600	2041	* *	5	\$700	A
			<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : South Facade</i>					
Parapets								
Masonry: Brick	95%	Now	\$20,700	LIFE	* *	5	\$1,900	A
			<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Interior Face</i>					
			<i>Spalling, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : Interior Face</i>					
			<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : Interior Face</i>					
Masonry: Limestone	5%	Now	\$1,000	LIFE	* *	5	\$100	A
			<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>					
			<i>Location : Coping</i>					
			<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>					
			<i>Location : Coping</i>					

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL

Asset # : 2062

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	70%	Now	\$105,400	2035	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Bulkhead</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Paver: Asphalt	20%	0-2	\$58,900	2040	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Boiler Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Boiler Room</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Boiler Room</i>								
Roll Roofing	5%	Now	\$6,800	2027	**	5	\$1,400	A
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Bulkhead</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Bulkhead</i>								
Skylight, Metal/Glass	5%			2035	**	10	\$5,800	A
Interior								
Floors								
Cast in Place Concrete	30%			LIFE	**	5	\$55,500	C
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Boiler Room</i>								
Ceramic Tile	5%			2034	**	5	\$2,100	C
Terrazzo	5%			LIFE	**	5	\$3,300	C
Vinyl Tile	35%			2025		3	\$7,400	C
Vinyl Tile 9" X 9"	25%			2020	\$119,200	3	\$5,300	C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : Vinyl Tile 9 X 9</i>								
Interior Walls								
Cast in Place Concrete	15%			LIFE	**	10	\$15,100	C
Gypsum Board	5%			LIFE	**	5-10	\$3,400	C
Plaster	75%			LIFE	**	5-10	\$25,700	C
Plaster	5%	Now	\$4,600	LIFE	**	5	\$600	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Roof Stair</i>								
<i>Repairs in Progress, Extent : Light, Area Affected : 30%</i>								
<i>Location : Stair Below Roof Bulkhead</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Roof Stair</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL**

Asset # : 2062

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	15%			2030	**	5	\$8,100	B
AcousTileSusp.Lay-In	10%			2030	**	5	\$4,300	B
<i>Staining/Discoloring, Extent : Light, Area Affected : 10%</i>								
<i>Location : Third Floor And Various Locations</i>								
Exposed Concrete	25%			LIFE	**	5-10	\$13,500	B
Plaster	45%			LIFE	**	5-10	\$33,400	B
Plaster	5%	Now	\$8,100	LIFE	**	5	\$1,400	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Roof Stair</i>								
<i>Repairs in Progress, Extent : Light, Area Affected : 30%</i>								
<i>Location : Stair Below Roof Bulkhead</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Roof Stair</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2035	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 9- Electrical Services Switches Rated @ 2-4000 Amps, 2-3000 Amps, 2-2500 Amps, 1-800 Amps, 1-700 Amps And 1-600 Amps</i>								
Transformers								
Dry Type	100%			2030	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two Transformers: 75kva, 480-208/120v And 500 Kva, 480-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	20%			2035	**	5		B
Molded Case Bkrs	80%			2025	\$48,400	5	\$600	B
Raceway								
Conduit	90%			2025	\$33,000	1		B
Conduit	10%			2035	**	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$5,700	5	\$100	B
Molded Case Bkrs	50%			2024	\$28,700	5	\$400	B
Molded Case Bkrs	40%			2033	**	5	\$300	B
Wiring								
Braided Cloth	60%	2-4	\$21,100	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	30%			2025	\$10,600	1		B
Thermoplastic	10%			2035	**	1		B

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

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL**

Asset # : 2062

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$900	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Meter Room On Main Water Service Pipe</i>						
		<i>Explanation : New</i>						
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	* *	1	\$9,000	B
Lighting								
Interior Lighting								
Fluorescent	95%			2025	\$201,000	10	\$24,600	B
		<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
HID	5%			2025	\$4,900	10		B
Egress Lighting								
Emergency, Service	50%			2020	\$1,900	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exit, Service	50%			2020	\$1,900	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exterior Lighting								
HID	100%			2020	\$10,100	10	\$100	B
Alarm								
Fire/Smoke Detection								
Generic, Analog	100%			2025	\$286,700			B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Manual Pull Station, Smoke Detectors, Strobe Lights And Alarm Bells</i>						

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2025	\$61,800	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : This Building Was Previously The Power Plant</i>						
		<i>Explanation : Several Pieces Of Obsolete Equipment Need To Be Removed</i>						

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BLISS HALL**

Asset # : 2062

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment								
HTHW/HW Exchanger	100%			2040	**	2	\$1,700	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : This Building Has Two Heat Exchangers. One Feeds New Hall, And One Heat Exchanger Feeds Bliss Hall</i>							
<hr/>								
Distribution								
Steam Piping/Pump	100%			2051	**	4	\$1,400	B
<hr/>								
Terminal Devices								
Convactor/Radiator	100%			2023	\$252,700	1	\$9,100	B
<hr/>								
Air Conditioning								
Energy Source								
Electricity	100%			2041	**	1		B
<hr/>								
Conversion Equipment								
Window/Wall Unit	40%			2018	\$22,000	1		B
No Component	60%							D
<hr/>								
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$8,000	2030	**	1		B
	<i>Corroded, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
<hr/>								
HW Heat Exchanger								
HTHW/HW	100%			2035	**			B
<hr/>								
Sanitary Piping								
Cast Iron	70%	0-2	\$40,700	LIFE	**	1		B
	<i>Blockage /Clogged, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Cast Iron	30%			LIFE	**	1		B
<hr/>								
Storm Drain Piping								
Cast Iron	100%	0-2	\$18,700	LIFE	**	1		B
	<i>Blockage /Clogged, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Sump Pump(s)								
Rigid Piping	100%			2020	\$10,500	4	\$2,500	B
<hr/>								
Fixtures								
Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$136,600	
Interior Architecture	\$127,600	\$76,600
Electrical	\$61,200	\$122,400
Mechanical	\$54,100	\$167,400
Total	\$379,600	\$366,400
Priority A	\$136,600	
Priority B	\$115,300	\$289,800
Priority C	\$127,600	\$76,600
Total	\$379,600	\$366,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$41,900			
Interior Architecture	\$114,000			\$2,800
Electrical	\$800	\$500	\$800	\$600
Mechanical	\$20,600	\$1,300	\$14,100	\$1,300
Total	\$177,300	\$1,900	\$14,800	\$4,700
Priority A	\$41,900			
Priority B	\$71,700	\$1,900	\$14,800	\$1,900
Priority C	\$63,700			\$2,800
Total	\$177,300	\$1,900	\$14,800	\$4,700



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL

Asset # : 2073

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$31,200	LIFE	**	5	\$21,800	A
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 2%</i>								
<i>Location : Front Entrance, North Facade</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Brownstone	5%			LIFE	**	5	\$1,800	A
Masonry: Granite	5%	Now	\$40,800	LIFE	**	5	\$900	A
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Granite Steps, North Entry</i>								
<i>Other Observation, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Granite Steps, North Entry</i>								
<i>Explanation : Stair Treads Misaligned From Settlement And Heaving</i>								
Windows								
Wood	100%	Now	\$5,100	2024	\$25,700	5	\$4,800	A
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Light, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : Basement</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 60%</i>								
<i>Location : Throughout</i>								
Parapets								
Copper/Terne	10%			2045	**	5	\$1,000	A
Wood Cornice	90%	Now	\$44,600	2045	**	5	\$10,600	A
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout, Eaves</i>								
<i>Insect/Bird Damage, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Eaves</i>								
<i>Paint Peeling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Eaves</i>								
<i>Recent Repair Evident, Extent : Light, Area Affected : 50%</i>								
<i>Location : Northeast And West Elevations</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL

Asset # : 2073

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	70%	0-2	\$51,300	2035	**			A
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roll Roofing	5%	Now	\$3,300	2027	**	5	\$700	A
<i>Blisters, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkhead</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Bulkhead</i>								
Slate	25%	Now	\$1,400	LIFE	**			A
<i>Loose Units, Extent : Light, Area Affected : 10%</i>								
<i>Location : South Side</i>								
Interior								
Floors								
Cast in Place Concrete	12%			LIFE	**	5	\$12,800	C
Ceramic Tile	3%			2034	**	5	\$700	C
Panel/Paver: Cer/Brk	5%			2041	**	5	\$2,800	C
Vinyl Tile 9" X 9"	30%			2025	\$76,600	3	\$3,700	C
Vinyl Tile 9" X 9"	50%	Now	\$127,600	2035	**	3	\$4,600	C
<i>Adhesion Failure, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Corridors, Bathrooms, Classrooms</i>								
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Corridors, Various Other Locations</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Corridors, Various Other Locations</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL

Asset # : 2073

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	30%	Now	\$14,800	LIFE	**	5	\$2,800	C
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Stair, At Roof Bulkhead</i>								
Masonry: Brick	40%	Now	\$34,600	LIFE	**			C
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Basement, Stair</i>								
<i>Paint Peeling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Spalling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Masonry: Fieldstone	10%	Now	\$3,000	LIFE	**			C
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Explanation : Mortar Joints Eroded</i>								
Plaster	20%			LIFE	**	5-10	\$4,000	C
<i>Deteriorated Finish, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Misaligned/Bulging, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Paint Peeling, Extent : Light, Area Affected : 15%</i>								
<i>Location : Classrooms</i>								
Ceilings								
AcousTile,Adhered	10%	Now	\$21,500	2045	**	5	\$1,200	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
AcousTileConcealSpLn	10%			2030	**	5	\$3,100	B
Exposed Concrete	10%	Now	\$7,500	LIFE	**	5	\$400	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Plaster	70%	Now	\$21,300	LIFE	**	5	\$10,700	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Loose/Delam Surface, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Classrooms</i>								
<i>Paint Peeling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Classrooms</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Classrooms</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL

Asset # : 2073

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2035	* *	5	\$100	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : One 400 Amp Main Disconnect Switch</i>							
Switchgear / Switchboard								
Molded Case Bkrs	100%			2035	* *	5	\$400	B
Raceway								
Conduit	100%			2025	\$15,400	1		B
Panelboards								
Molded Case Bkrs	20%			2024	\$4,600	5	\$100	B
Molded Case Bkrs	80%			2033	* *	5	\$400	B
Wiring								
Thermoplastic	20%			2025	\$2,600	1		B
Thermoplastic	80%			2035	* *	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$500	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Connected To Wrong Pipe. Maintenance Engineer Confirmed That Pipe Will Be Replaced To Main Water Service</i>							
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	* *	1	\$5,200	B
Lighting								
Interior Lighting								
Fluorescent	100%	2-4	\$61,200	2025	\$122,400			B
	<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-8 Lamps</i>							
Egress Lighting								
Emergency, Service	50%			2030	* *	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Gets Power From Adjacent Building Generator</i>							
Exit, Service	50%			2030	* *	1		B
Exterior Lighting								
HID	100%			2020	\$5,900	10	\$100	B
Alarm								
Fire/Smoke Detection								
Generic, Analog	100%			2030	* *			B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE BUTLER HALL

Asset # : 2073

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2035	**	1		B
Conversion Equipment								
Heat Exchanger	100%			2038	**	1	\$8,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : New Unit</i>								
Distribution								
Steam Piping/Pump	100%	0-2	\$54,100	2035	**	4	\$800	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Steam Traps Faulty, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Terminal Devices								
Convactor/Radiator	90%			2023	\$131,600	1	\$4,800	B
Convactor/Radiator	10%	0-2	\$14,600	2045	**	1	\$500	B
<i>Leak Evident, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2033	**	1		B
Conversion Equipment								
Window/Wall Unit	40%			2018	\$12,700	1		B
No Component	60%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$4,600	2030	**	1		B
<i>Leak Evident, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Bathrooms</i>								
Water Heater								
Electric	100%			2024	\$2,400	4	\$100	B
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 70 Gallon Electric</i>								
HW Heat Exchanger								
HTHW/HW	100%			2025	\$35,700			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
<i>Obsolete Fixtures, Extent : Moderate, Area Affected : 75%</i>								
<i>Location : Throughout</i>								

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

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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

Priority

Total

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$26,600	\$5,200		
Interior Architecture	\$31,700	\$9,300	\$4,700	
Electrical	\$1,100	\$700	\$800	\$700
Mechanical	\$10,900	\$2,500	\$7,900	\$2,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$74,300	\$21,700	\$17,300	\$7,500
Priority A	\$26,600	\$5,200		
Priority B	\$18,100	\$16,500	\$12,600	\$7,500
Priority C	\$29,600		\$4,700	
Total	\$74,300	\$21,700	\$17,300	\$7,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE CHILD DEVELOPMENT CENTER
Asset # : 14555

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	100%			LIFE	**	5	\$32,500	A
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Exterior Masonry Is A Thin Brick System</i>								
Windows								
Aluminum	100%			2047	**	5	\$5,800	A
Parapets								
Masonry: Brick	45%			LIFE	**	5-10	\$12,200	A
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Exterior Masonry Is A Thin Brick System</i>								
Metal Cornice	10%			2060	**	10	\$1,300	A
Stucco Cement	45%			2042	**	5	\$4,600	A
Roof								
Modified Bitumen	100%			2033	**	10	\$21,500	A
Interior								
Floors								
Ceramic Tile	10%			2038	**	5	\$2,000	C
Vinyl Tile	90%			2033	**	3	\$6,600	C
Interior Walls								
Ceramic Tile	10%			2038	**	5	\$3,000	C
Gypsum Board	90%			LIFE	**	5-10	\$45,700	C
Ceilings								
AcousTileSusp.Lay-In	95%			2042	**	5	\$18,700	B
<i>Staining/Discoloring, Extent : Light, Area Affected : 2%</i>								
<i>Location : Lower Level Classroom. May Be Due To Hvac</i>								
Gypsum Board	5%			LIFE	**	5-10	\$3,400	B

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

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Estimates are rounded to the nearest hundred dollars.

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE CHILD DEVELOPMENT CENTER
Asset # : 14555

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

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

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Estimates are rounded to the nearest hundred dollars.

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE CHILD DEVELOPMENT CENTER
Asset # : 14555

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Energy Source								
Electricity	100%			2047	**	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling Split Unit	90%			2033	**	2	\$700	B
	10%			2033	**			B
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2	\$21,700	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2033	**	1	\$8,200	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$11,800	B
Exhaust Fans								
Roof	100%			2033	**	2	\$400	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2042	**	1		B
Water Heater								
Electric	100%			2024	\$2,000	4	\$100	B
				<i>Other Observation, Extent : Light, Area Affected : 100%</i>				
				<i>Location : Basement</i>				
				<i>Explanation : Two 80 Gallon Heaters</i>				
Sanitary Piping								
Not Accessible	100%							D
Backflow Preventer								
Generic	100%			2033	**	1	\$800	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
				<i>Other Observation, Extent : Light, Area Affected : 100%</i>				
				<i>Location : Basement To First Floor</i>				
				<i>Explanation : 1 Elevator</i>				
Fire Suppression								
Sprinkler								
No Component	80%							D
Generic	20%			2051	**	1-2	\$800	B
Chemical System								
Wet	5%			2024	\$1,400	1-3	\$2,900	B
No Component	95%							D

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Estimates are rounded to the nearest hundred dollars.

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$3,136,000	\$671,700
Interior Architecture	\$730,300	\$35,600
Electrical	\$263,100	\$1,072,000
Mechanical		\$1,060,200
Total	\$4,129,400	\$2,839,500
Priority A	\$3,136,000	\$671,700
Priority B	\$451,500	\$2,132,200
Priority C	\$541,800	\$35,600
Total	\$4,129,400	\$2,839,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$43,800		\$3,700	
Interior Architecture	\$43,400		\$2,000	\$21,000
Electrical	\$10,800	\$4,700	\$5,100	\$6,000
Mechanical	\$80,700	\$27,800	\$44,700	\$33,800
Elevators/Escalators	\$31,600	\$31,600	\$31,600	\$31,600
Total	\$210,300	\$64,100	\$87,200	\$92,300
Priority A	\$43,800		\$3,700	
Priority B	\$150,500	\$64,100	\$81,400	\$71,400
Priority C	\$16,000		\$2,000	\$21,000
Total	\$210,300	\$64,100	\$87,200	\$92,300



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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	15%	Now	\$90,300	LIFE	**	5	\$169,000	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair Towers, Various Facade Locations</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair Towers, Pedestrian Bridge And Various Other Locations</i>								
Masonry: Brick	60%	Now	\$386,600	LIFE	**	5	\$135,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout Including Penthouse</i>								
Masonry: Fieldstone	15%			LIFE	**	5	\$50,700	A
Metal Panel	5%			2035	**	5-10	\$77,500	A
Metal Coiling Doors	5%			2030	**	5	\$35,200	A
Windows								
Aluminum	95%	Now	\$2,349,300	2050	**	5	\$29,600	A
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Window Film Cracked And Worn Out</i>								
Steel	5%	Now	\$154,200	2050	**	5	\$19,500	A
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Bulkheads</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Bulkheads</i>								
Parapets								
Cast in Place Concrete	90%	Now	\$18,500	LIFE	**	5	\$31,600	A
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Rail	10%			2038	**	5-10	\$6,200	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair Tower</i>								

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Roof								
Modified Bitumen	95%	Now	\$155,600	2025	\$311,200			A
<i>Alligating, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Blisters, Extent : Severe, Area Affected : 33%</i>								
<i>Location : Throughout</i>								
<i>Ponding, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Single Ply Membrane	5%			2025	\$9,500	10	\$3,000	A
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$71,100	C
Ceramic Tile	5%			2034	**	5	\$8,100	C
Steel Grating	1%	Now	\$85,500	2055	**	1		C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Mechanical Penthouse</i>								
Terrazzo	10%	0-2	\$35,800	LIFE	**	5	\$12,700	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Stair Nosing</i>								
Vinyl Tile	64%	0-2	\$251,600	2030	**	3	\$39,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
<i>Uneven Surface, Extent : Severe, Area Affected : 75%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 80%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	10%			2030	**	3	\$6,100	C
Interior Walls								
Cast in Place Concrete	10%			LIFE	**	10	\$38,900	C
Ceramic Tile	5%			2034	**	5	\$7,800	C
Concrete Masonry Unit	3%			LIFE	**	5	\$3,700	C
Gypsum Board	22%			LIFE	**	5-10	\$58,100	C
Masonry: Brick	5%			LIFE	**	10	\$2,300	C
Mosaic Tile	5%	Now	\$56,800	LIFE	**			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Stairs</i>								
Plaster	50%	Now	\$11,800	LIFE	**	5	\$23,300	C
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Stair Bulkhead</i>								

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL**

Asset # : 2090

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTile,Adhered	10%	Now	\$14,700	2030	**	5	\$8,300	B
<i>Adhesion Failure, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 8th Floor</i>								
<i>Other Observation, Extent : Severe, Area Affected : 20%</i>								
<i>Location : 8th Floor</i>								
<i>Explanation : Water Infiltration</i>								
AcousTileConcealSpLn	10%	2-4	\$12,800	2038	**	5	\$10,400	B
<i>Worn/Eroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	20%	Now	\$127,500	2038	**	5	\$16,600	B
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout Corridors</i>								
<i>Staining/Discoloring, Extent : Severe, Area Affected : 80%</i>								
<i>Location : Throughout Corridors</i>								
Exposed Concrete	60%	Now	\$60,900	LIFE	**	5	\$15,600	B
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Stair Tower</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Stair Tower</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	60%			2035	**	5	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 4000 Amps, One 2000 Amps And 1600 Amps</i>								
Fused Disc Sw	40%			2035	**	5	\$200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amps And One 1200 Amps Main Disconnect Switches For Fire Pump</i>								
Transformers								
Dry Type	100%			2030	**	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 500 Kva 480v-208/120v - Work Being Performed On The 500 Kva Transformer</i>								
Switchgear / Switchboard								
Fused Disc Sw	20%			2025	\$24,200	5	\$100	B
Fused Disc Sw	80%			2045	**	5	\$400	B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	80%			2025	\$116,800	1		B
Conduit	20%			2045	* *	1		B
Panelboards								
Fused Disc Sw	5%			2041	* *	5	\$100	B
Fused Disc Sw	10%			2024	\$13,800	5	\$300	B
Molded Case Bkrs	75%			2024	\$103,200	5	\$2,200	B
Molded Case Bkrs	10%			2041	* *	5	\$300	B
Wiring								
Braided Cloth	80%	2-4	\$124,700	2050	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Insulation Aged</i>								
Thermoplastic	20%			2045	* *	1		B
Motor Controllers								
Locally Mounted	50%			2023	\$16,800	5	\$400	B
<i>Enclosure Damaged, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse And Basement Mechanical Rooms</i>								
Locally Mounted	50%			2038	* *	5	\$400	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$3,300	B
Stand-by Power								
Transfer Switches								
Automatic	75%			2038	* *	1	\$25,900	B
Automatic	25%			2023	\$5,900	1	\$8,700	B
Lighting								
Interior Lighting								
Fluorescent	80%			2025	\$651,400	10	\$79,700	B
<i>T-8 Lamps, Extent : Light, Area Affected : 80%</i>								
<i>Location : Throughout The Building</i>								
Fluorescent	17%	4+	\$138,400	2035	* *			B
<i>T-12 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Located In Stairs</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Located In Stairs</i>								
<i>Explanation : Rusted And Corroded</i>								
HID	3%			2025	\$11,300	10	\$100	B

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL**

Asset # : 2090

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Egress Lighting Emergency, Service	50%			2030	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exit, Service	10%			2030	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exit, Service	40%			2020	\$6,000	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exterior Lighting								
HID	15%			2025	\$5,800	10	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Controlled Via Photocell</i>								
Incandescent	5%	4+	\$4,200	2035	* *	2		B
<i>Obsolete Fixtures, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Located On Roof</i>								
No Component	80%							D
Alarm								
Security System								
No Component	70%							D
Generic	30%			2025	\$96,700	1	\$12,600	B
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%			2030	* *			B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2025	\$237,700	1		B
Conversion Equipment								
Heat Exchanger	100%			2028	* *	1	\$53,700	B
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$25,900	2033	* *	4	\$5,400	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Recent Repair Evident, Extent : Light, Area Affected : 1%</i>								
<i>Location : Basement, O S & Y Valve</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Convector/Radiator	20%			2030	* *	1	\$7,000	B
No Component	80%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Covered Under A C Terminal Devices</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2033	* *	1		B
Conversion Equipment								
Centrifugal, Elec Chiller	80%			2034	* *	1	\$94,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Chillers - 2 Units In Basement</i>								
<i>Explanation : Refrigerant Type R-11</i>								
Split Unit	20%			2030	* *			B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 2 Drycoolers</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%			2035	* *	4	\$5,400	B
Terminal Devices								
Fan Coil - Cool/Heat	100%			2025	\$793,000	1	\$35,100	B
Heat Rejection								
Water Cool Tower	90%			2026	* *	2	\$98,400	B
Water Cool Tower	10%			2023	\$29,600	2	\$10,900	B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : Roof</i>								
<i>Explanation : Drycoolers</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$19,200	B
No Component	80%							D
Exhaust Fans								
Interior	20%	4+	\$4,600	2025	\$22,800	2	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Explanation : 1 Fan Under Repair</i>								
Roof	20%			2025	\$16,400	2	\$700	B
No Component	60%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2038	* *	1		B
Water Heater								
Electric	100%			2024	\$16,000	4	\$900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Two 250 Gallon Electric Water Heaters</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COLSTON HALL

Asset # : 2090

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
HW Heat Exchanger								
Low Temp	100%			2035	* *	4	\$10,700	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-8</i>						
		<i>Explanation : Four Units</i>						
Fire Suppression								
Standpipe								
Generic	100%			2035	* *	1-5	\$54,800	B
Sprinkler								
No Component	90%							D
Generic	10%			2035	* *	1-2	\$3,000	B
Fire Pump								
Generic	100%			2028	* *	1	\$20,300	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$864,000	
Interior Architecture	\$36,500	\$288,600
Electrical		\$215,700
Mechanical	\$55,900	\$372,000
Total	\$956,400	\$876,300
Priority A	\$864,000	
Priority B	\$55,900	\$587,700
Priority C	\$36,500	\$288,600
Total	\$956,400	\$876,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$12,500		\$9,800	
Interior Architecture	\$110,900			\$5,000
Electrical	\$14,600	\$2,100	\$2,200	\$2,200
Mechanical	\$64,700	\$6,200	\$12,600	\$7,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$206,800	\$12,200	\$28,600	\$18,400
Priority A	\$12,500		\$9,800	
Priority B	\$125,300	\$12,200	\$18,800	\$13,400
Priority C	\$68,900			\$5,000
Total	\$206,800	\$12,200	\$28,600	\$18,400



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

Asset # : 2091

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$5,600	LIFE	**	5	\$26,100	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : West Facade Overhang</i>								
Masonry: Brick	25%	0-2	\$37,300	LIFE	**	5	\$13,000	A
<i>Repainting Failure, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Masonry: Fieldstone	25%	0-2	\$53,400	LIFE	**	5	\$9,800	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
Metal Panel	5%			2045	**	5-10	\$17,900	A
Stucco Cement	5%	Now	\$3,600	2030	**	5	\$3,300	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, West Facade Overhang</i>								
Window Wall	30%	0-2	\$713,300	2055	**	5	\$29,300	A
<i>Air Infiltration, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Various Locations</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Upper Level - Especially West Side</i>								
<i>Glazing Clouded, Extent : Light, Area Affected : 33%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Weather Strip Missing, Extent : Moderate, Area Affected : 33%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	100%			2033	**	5	\$1,500	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South And West Facades</i>								
Parapets								
Cast in Place Concrete	75%	2-4	\$3,000	LIFE	**	5	\$25,600	A
<i>Diagonal Cracks, Extent : Light, Area Affected : 5%</i>								
<i>Location : Printing Room</i>								
Metal Rail	25%			2038	**	5-10	\$14,900	A

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

Asset # : 2091

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	3%	Now	\$400	2025	\$7,500			A
	<i>Drains Clogged, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Canopy At South Side</i>							
	<i>Ponding, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Canopy At South Side</i>							
Modified Bitumen	47%			2030	**	10	\$27,100	A
Plaza Roof: Stone Panels	50%	Now	\$59,900	2035	**			A
	<i>Other Observation, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Mispositioned Drains, Severe Ponding On South Side, Some Cracked Pavers</i>							
Interior								
Floors								
Cast in Place Concrete	20%			LIFE	**	5	\$46,100	C
Ceramic Tile	2%			2034	**	5	\$1,100	C
Quarry Tile	5%			2030	**	5	\$4,000	C
Terrazzo	5%			LIFE	**	5	\$4,100	C
Vinyl Tile	43%	0-2	\$36,500	2025	\$182,500	3	\$8,500	C
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
Vinyl Tile	25%			2025	\$106,100	3	\$6,600	C
Interior Walls								
Cast in Place Concrete	5%			LIFE	**	10	\$6,300	C
Concrete Masonry Unit	5%			LIFE	**	5	\$2,000	C
Concrete Masonry Unit	5%			LIFE	**	5	\$2,000	C
Gypsum Board	42%			LIFE	**	5-10	\$35,900	C
Masonry: Brick	10%			LIFE	**	10	\$1,500	C
Mosaic Tile	3%			LIFE	**	10	\$900	C
Plaster	25%			LIFE	**	5-10	\$10,700	C
SGFT/Glazed Masonry	5%			LIFE	**	10	\$1,300	C

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

Asset # : 2091

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTile,Adhered	25%			2030	**	5	\$13,500	B
AcousTileSusp.Lay-In	40%			2030	**	5	\$21,500	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	15%	Now	\$24,600	LIFE	**	5	\$1,300	B
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 3%</i>								
<i>Location : South End Of Mechanical Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South End Of Mechanical Room</i>								
Exposed Concrete	5%			LIFE	**	5-10	\$3,400	B
Metal Panel	5%	0-2	\$8,500	LIFE	**	5	\$3,400	B
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 75%</i>								
<i>Location : Print Room</i>								
Plaster	10%			LIFE	**	5-10	\$9,300	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2045	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 1600 Amps Main Disconnect Switch</i>								
Fused Disc Sw	30%			2025	\$1,600	5		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2030	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 500 Kva And One 45 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	60%			2045	**	5	\$100	B
Molded Case Bkrs	40%			2025	\$24,200	5	\$400	B
Raceway								
Conduit	30%			2045	**	1		B
Conduit	70%			2025	\$25,700	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$5,700	5	\$100	B
Molded Case Bkrs	20%			2024	\$11,500	5	\$200	B
Molded Case Bkrs	70%			2041	**	5	\$700	B

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COMMUNITY HALL**

Asset # : 2091

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Wiring								
Braided Cloth	30%	2-4	\$10,600	2050	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Insulation Aged</i>								
Thermoplastic	50%			2045	**	1		B
Thermoplastic	20%			2025	\$7,000	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5	\$200	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$11,200	B
Lighting								
Interior Lighting								
Fluorescent	20%			2030	**	10	\$6,500	B
<i>T-5 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Fluorescent	40%			2030	**	10	\$12,900	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Fluorescent	40%			2025	\$105,500	10	\$12,900	B
<i>Compact Fluorescent Light, Extent : Light, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
Egress Lighting								
Emergency, Service	25%			2030	**	1		B
Emergency, Battery	25%			2025	\$3,000	10	\$2,100	B
Exit, Service	50%			2025	\$2,400	1		B
Exterior Lighting								
HID	20%			2030	**	10		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Controlled Via Photocell</i>								
Incandescent	10%	4+	\$1,600	2030	**	2		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Canopy</i>								
<i>Explanation : Downlights Under The Canopy</i>								
No Component	70%							D
Alarm								
Security System								
No Component	30%							D
Generic	70%			2025	\$73,100	1	\$9,500	B
Fire/Smoke Detection								
No Component	60%							D
Generic, Analog	40%			2030	**			B

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

Asset # : 2091

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2025	\$77,000	1		B
Conversion Equipment								
Heat Exchanger	100%			2038	**	1	\$17,400	B
Distribution								
Hot Wtr Piping/Pump	15%	4+	\$25,100	2050	**	4	\$300	B
			<i>Corroded, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Throughout</i>					
Hot Wtr Piping/Pump	5%			2033	**	4	\$100	B
Steam Piping/Pump	80%	4+	\$55,900	2035	**	4	\$1,400	B
			<i>Corroded, Extent : Moderate, Area Affected : 30%</i>					
			<i>Location : Throughout</i>					
Terminal Devices								
Air Handler	80%			2020	\$143,800	1	\$17,400	B
Fan Coil Unit/Heat	20%			2020	\$99,900	1	\$2,300	B
Air Conditioning								
Energy Source								
Electricity	100%			2033	**	1		B
Conversion Equipment								
Split Unit	5%			2033	**			B
Window/Wall Unit	15%			2020	\$10,300	1		B
No Component	80%							D
Terminal Devices								
Fan Coil - Cooling	100%			2020	\$51,400	1	\$11,400	B
Heat Rejection								
Air Condenser Unit	100%			2020	\$13,300	2	\$24,500	B
Ventilation								
Distribution								
Ductwork/Diffusers	80%			LIFE	**	2-5	\$24,900	B
No Component	20%							D
Exhaust Fans								
Interior	20%			2020	\$7,400	2	\$200	B
No Component	80%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$19,900	2030	**	1		B
			<i>Corroded, Extent : Moderate, Area Affected : 15%</i>					
			<i>Location : Throughout</i>					
Water Heater								
Electric	100%			2024	\$5,200	4	\$300	B
			<i>Recent Installation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Mechanical Room 175 Gallons</i>					
HW Heat Exchanger								
Low Temp	100%			2051	**	4	\$3,500	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE COMMUNITY HALL**

Asset # : 2091

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
<hr/>								
Fixtures								
Generic	100%							B
		<i>Obsolete Fixtures, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
<hr/>								
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-2</i>						
		<i>Explanation : One Unit</i>						
<hr/>								
Fire Suppression								
Standpipe								
Generic	100%			2035	* *	1-5	\$17,700	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$252,900	\$35,900
Interior Architecture	\$155,500	\$85,500
Electrical		\$195,900
Mechanical		\$852,500
Total	\$408,400	\$1,169,800
Priority A	\$252,900	\$35,900
Priority B	\$70,000	\$1,048,400
Priority C	\$85,500	\$85,500
Total	\$408,400	\$1,169,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$33,300			
Interior Architecture	\$44,200			\$300
Electrical	\$7,600	\$1,900	\$3,800	\$1,900
Mechanical	\$89,100	\$7,800	\$8,100	\$7,000
Total	\$174,200	\$9,800	\$11,800	\$9,100
Priority A	\$33,300			
Priority B	\$118,200	\$9,800	\$11,800	\$8,900
Priority C	\$22,700			\$300
Total	\$174,200	\$9,800	\$11,800	\$9,100



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ENERGY PLANT
Asset # : 2083

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$12,800	LIFE	**	5	\$12,000	A
<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : West Facade</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : West Facade</i>								
Masonry: Brick	75%	Now	\$20,500	LIFE	**	5	\$35,900	A
<i>Expansion Jnt Failure, Extent : Severe, Area Affected : 10%</i>								
<i>Location : At All Control Joints</i>								
Metal Coiling Doors	10%			2030	**	5	\$15,000	A
Window Wall	10%			2045	**	5	\$18,000	A
Windows								
Metal Louvers	100%			2034	**	10	\$7,800	A
Parapets								
Masonry: Brick	95%	Now	\$36,100	LIFE	**	5	\$6,600	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Flashing, Interior Face</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Corners</i>								
Metal Panel	5%			2045	**	5	\$1,300	A
Roof								
Modified Bitumen	100%	Now	\$216,800	2035	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Rusted Roof Hatch</i>								
<i>Recent Repair Evident, Extent : Light, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	95%			LIFE	**	5	\$171,100	C
<i>Recent Repair Evident, Extent : Light, Area Affected : 40%</i>								
<i>Location : Surface Coating Throughout Mezzanine</i>								
Vinyl Tile	5%			2025		3	\$1,000	C
Interior Walls								
Concrete Masonry Unit	85%			LIFE	**	5	\$30,100	C
Concrete Masonry Unit	5%	Now	\$4,700	LIFE	**	5	\$900	C
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Mezzanine</i>								
Glass: Single Pane	5%			LIFE	**	5	\$3,300	C
Metal Panel	5%			LIFE	**	10	\$1,000	C

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

Asset # : 2083

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

Interior

Ceilings

AcousTileSusp.Lay-In	10%	0-2	\$18,900	2038	**	5	\$2,100	B
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Broken/Missing Elements, Extent : Moderate, Area Affected : 25%

Location : Offices At Mezzanine

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

Location : Offices At Mezzanine

Exposed Struc: Steel	85%			LIFE	**	10	\$70,000	B
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Metal Panel	5%			LIFE	**	5	\$5,100	B
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Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	

Under 600 Volts

Service Equipment

Air Circuit Breaker	100%			2025	\$3,100	5	\$100	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Electrical Room

Explanation : Two 4000 Amperes And One 2500 Amp Circuit Breaker Mains

Transformers

Dry Type	100%			2023	\$29,700	5	\$100	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Electrical Room

Explanation : Two 112.5 Kva, One 30 Kva And One 15 Kva (For Fire Alarm System)

Switchgear / Switchboard

Fused Disc Sw	50%			2045	**	5	\$100	B
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Recent Replace Evident, Extent : Light, Area Affected : 100%

Location : Electric Room

Molded Case Bkrs	50%			2045	**	5	\$300	B
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Recent Replace Evident, Extent : Light, Area Affected : 100%

Location : Electric Room

Raceway

Conduit	100%			2045	**	1		B
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Panelboards

Molded Case Bkrs	100%			2041	**	5	\$700	B
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Wiring

Thermoplastic	20%			2035	**	1		B
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Thermoplastic	80%			2045	**	1		B
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Motor Controllers

Locally Mounted	20%			2023	\$1,200	5		B
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Motor Control Center	20%			2023	\$5,900	5	\$100	B
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On Extended Life, Extent : Moderate, Area Affected : 100%

Location : Refrigeration Plant And Boiler Room

Motor Control Center	60%			2038	**	5	\$400	B
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Recent Replace Evident, Extent : Light, Area Affected : 100%

Location : Refrigeration Plant And Boiler Room

Ground

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

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

Asset # : 2083

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$700	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Boiler Room Lower Level</i>						
		<i>Explanation : Recently Installed Ground Bus</i>						
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$7,800	B
Generators								
Diesel	50%			2034	**	1	\$4,900	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : 750 Kw</i>						
Diesel	50%			2034	**	1	\$4,900	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : 600 Kw</i>						
Batteries								
Nickel Cadmium	100%			2020			\$5,600	B
Fuel Storage								
Day Tank	50%			2033	**	5	\$2,600	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : Two 75 Gallons Capacity</i>						
Main Tank	50%			2040	**	5	\$400	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Underground</i>						
		<i>Explanation : (4) 25,000 Gallons Capacity</i>						
Lighting								
Interior Lighting								
Fluorescent	50%			2025	\$73,800	10	\$12,600	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Mezzanine</i>						
HID	50%			2025	\$47,700	10	\$400	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : Boiler Roommates</i>						
Egress Lighting								
Exit, Service	100%			2025	\$3,800	1		B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ENERGY PLANT
Asset # : 2083

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Exterior Lighting								
HID	20%			2025	\$1,700	10		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Exterior</i>							
	<i>Explanation : Controlled Via Photocell</i>							
Incandescent	5%	4+	\$700	2035	**	2		B
	<i>Obsolete Fixtures, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
No Component	75%							D
Lightning Protection								
Arresters/Cabling								
Generic	100%			2053	**	5	\$400	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : Equipment Platform</i>							
Alarm								
Security System								
No Component	80%							D
Generic	20%			2020	\$14,500	1	\$1,900	B
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%	4+	\$1,500	2025	\$74,300			B
	<i>Devices Missing, Extent : Severe, Area Affected : 5%</i>							
	<i>Location : Stair Leading From Basement</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Manual Pull Station, Alarm Bells Smoke Detector And Heat Detector</i>							

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Interruptible Gas/Dual Fuel	100%			2025	\$26,800	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Buried Tanks</i>							
	<i>Explanation : 4 Tanks Of 100,000 Gallons Total</i>							
Conversion Equipment								
Steam Boiler	100%			2023	\$796,300	1	\$27,200	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : 1st Floor</i>							
	<i>Explanation : 3 Units</i>							

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

Asset # : 2083

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Steam Piping/Pump	30%	0-2	\$32,800	2035	**	4	\$400	B
<i>Damaged, Extent : Moderate, Area Affected : 80%</i>								
<i>Location : 1st Floor</i>								
Steam Piping/Pump	70%			2035	**	4	\$900	B
<i>Recent Replace Evident, Extent : Light, Area Affected : 50%</i>								
<i>Location : Basement</i>								
Terminal Devices								
Air Handler	40%			2030	**	1	\$6,800	B
Air Handler	40%	Now	\$33,700	2025	\$56,200	1	\$6,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor</i>								
<i>Explanation : 2 Units Under Repair</i>								
Unit Heater-Stm/HW	10%	0-2	\$8,400	2025	\$16,800	4	\$300	B
<i>Damaged, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
Unit Heater-Stm/HW	10%			2030	**	4	\$300	B
Air Conditioning								
Energy Source								
Electricity	100%			2041	**	1		B
Conversion Equipment								
Window/Wall Unit	5%			2020	\$2,700	1		B
No Component	95%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Roof & 1st Floor</i>								
<i>Explanation : Cooling Towers & Chillers 90 Percent Life</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$24,300	B
Exhaust Fans								
Interior	40%			2025	\$11,500	2	\$300	B
Roof	60%			2025	\$12,400	2	\$500	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2038	**	1		B
Water Heater								
Electric	100%			2024	\$4,000	4	\$200	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mezzanine</i>								
<i>Explanation : 91 Gallons Also Serves Adjacent Buildings</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B

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

*** 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**

Asset # : 2083

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Sump Pump(s)								
Rigid Piping	100%			2025	\$10,500	4	\$2,500	B
Backflow Preventer								
Generic	100%			2033	* *	1	\$1,700	B
Fixtures								
Generic	100%							B
Fire Suppression								
Standpipe								
Generic	100%			2035	* *	1-5	\$13,900	B
Sprinkler								
Generic	100%			2051	* *	1-2	\$7,700	B
Fire Pump								
Generic	100%			2038	* *	1	\$5,100	B

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

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

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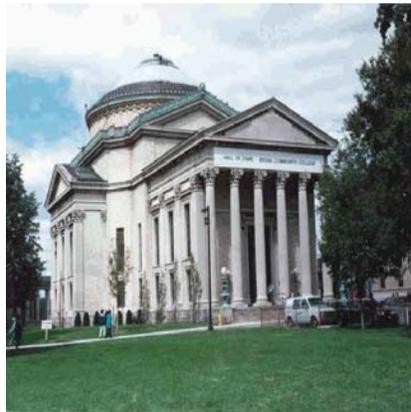
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$2,631,100	\$152,700
Interior Architecture	\$553,200	\$111,600
Electrical		\$171,900
Mechanical	\$123,300	\$845,600
Total	\$3,307,700	\$1,281,800
Priority A	\$2,631,100	\$152,700
Priority B	\$175,700	\$1,092,400
Priority C	\$500,900	\$36,700
Total	\$3,307,700	\$1,281,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$23,000			
Interior Architecture	\$193,000		\$4,200	\$500
Electrical	\$81,000	\$1,700	\$1,900	\$1,900
Mechanical	\$23,400	\$13,100	\$16,400	\$12,300
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$328,300	\$22,700	\$30,300	\$22,600
Priority A	\$23,000			
Priority B	\$184,400	\$22,700	\$26,100	\$22,000
Priority C	\$120,900		\$4,200	\$500
Total	\$328,300	\$22,700	\$30,300	\$22,600



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

Asset # : 1571

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	2%			LIFE	**	5	\$17,000	A
Masonry: Brick	66%	Now	\$171,500	LIFE	**	5	\$35,900	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Rotunda</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Areaway(s)</i>								
Masonry: Granite	10%	Now	\$13,700	LIFE	**	5	\$4,100	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Granite Treads At Main Entry</i>								
Masonry: Limestone	20%	Now	\$68,700	LIFE	**	5	\$8,200	A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Entrance Ceiling</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Entrance Ceiling Panels</i>								
Marble Panels	2%			LIFE	**	5	\$1,600	A
Windows								
Wood	100%	Now	\$913,500	2050	**	5	\$116,700	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Parapets								
Copper/Terne	25%			2045	**	5	\$5,600	A
Masonry: Limestone	75%			LIFE	**	5-10	\$42,100	A

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

Asset # : 1571

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Clay Tile	50%	Now	\$149,300	2035	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : At Dome</i>								
Copper/Terne	30%	Now	\$73,300	2040	**			A
<i>Seams Open/Split, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Dome</i>								
Single Ply Membrane	15%			2030	**	10	\$20,700	A
Skylight, Metal/Glass	5%	Now	\$1,217,000	2055	**			A
<i>Corrosion/Rusting, Extent : Severe, Area Affected : 100%</i>								
<i>Location : All Skylights</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Dome</i>								
<i>Miss/Damaged Flashings, Extent : Severe, Area Affected : 10%</i>								
<i>Location : At Dome</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Various At Uppermost Level</i>								

Interior

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

Asset # : 1571

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	10%			2024	\$110,300	3	\$12,500	C
Cast in Place Concrete	10%			LIFE	**	5	\$36,300	C
Glass Block	10%	Now	\$36,900	2040	**	1		C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Upper Levels Around Rotunda</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Upper Levels Around Rotunda</i>								
<i>Explanation : Broken/ Cracked</i>								
Mosaic Tile	25%			2030	**	5	\$51,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : In Rotunda</i>								
Panel/Paver: Cer/Brk	3%	Now	\$36,600	2033	**	5	\$2,800	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Mechanical Spaces</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement Mechanical Spaces</i>								
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement Mechanical Spaces</i>								
<i>Explanation : Recent Floor Drain Installation Has Impacted Brick Paver Floors</i>								
Marble Panels	10%			LIFE	**	5	\$12,500	C
Terrazzo	12%			LIFE	**	5	\$15,600	C
Vinyl Tile	5%			2025	\$36,700	3	\$2,100	C
Wood	15%	Now	\$427,400	2065	**	5	\$11,700	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Upper Levels Around The Rotunda</i>								
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Upper Levels Around The Rotunda</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 35%</i>								
<i>Location : Upper Levels Around The Rotunda</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 35%</i>								
<i>Location : Upper Levels Around The Rotunda</i>								

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

Asset # : 1571

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Glass: Single Pane	2%	Now	\$8,200	LIFE	**	5	\$800	C
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Upper Level Of Rotunda</i>								
<i>Explanation : Stain Glass Panes Vandalized</i>								
Masonry: Brick	10%	Now	\$21,300	LIFE	**			C
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Spalling, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Masonry: Limestone	20%			LIFE	**	10	\$4,200	C
Marble Panels	20%			LIFE	**	10	\$4,200	C
<i>Other Observation, Extent : Light, Area Affected : 30%</i>								
<i>Location : Rotunda</i>								
<i>Explanation : Includes Columns In Rotunda</i>								
Plaster	23%	Now	\$34,100	LIFE	**	5	\$3,600	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Upper Level Around Rotunda</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Basement And Upper Level Walls Around The Rotunda</i>								
<i>Paint Peeling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Plaster	20%			LIFE	**	5-10	\$8,900	C
Wood	5%			LIFE	**	5	\$21,000	C
Ceilings								
AcousTileConcealSpLn	2%	Now	\$300	2030	**	5	\$1,100	B
<i>Broken/Missing Elements, Extent : Light, Area Affected : 5%</i>								
<i>Location : Bathrooms</i>								
Exposed Concrete	20%	Now	\$28,600	LIFE	**	5	\$2,700	B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Basement</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
Exposed Struc: Steel	8%			LIFE	**	10	\$13,700	B
Masonry: Infill Arch	20%			LIFE	**	10	\$8,600	B
Plaster	40%	Now	\$52,300	LIFE	**	5	\$21,400	B
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Throughout</i>								
Wood	10%	Now	\$20,900	LIFE	**	5	\$74,900	B
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								

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

Asset # : 1571

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2045	**	5	\$200	B
<i>Water Present, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room Floor</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amp, One 600 Amp And 400 Amp Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2038	**	5	\$200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 300 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	70%			2045	**	5	\$200	B
Fused Disc Sw	30%			2025	\$19,900	5	\$100	B
Raceway								
Conduit	90%			2025	\$35,600	1		B
Conduit	10%			2045	**	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$5,700	5	\$100	B
Fused Toggle Switch	5%	2-4	\$2,800	2050	**	5		B
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>On Extended Life, Extent : Light, Area Affected : 100%</i>								
<i>Location : Hallway 2nd Floor</i>								
Molded Case Bkrs	20%			2024	\$11,300	5	\$300	B
Molded Case Bkrs	65%			2041	**	5	\$900	B
Wiring								
Braided Cloth	60%	2-4	\$26,300	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	30%			2025	\$13,100	1		B
Thermoplastic	10%			2045	**	1		B
Motor Controllers								
Locally Mounted	50%	2-4	\$30,300	2045	**	5	\$100	B
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Locally Mounted	50%			2038	**	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,600	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$16,800	B
Lighting								

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

Asset # : 1571

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting								
Fluorescent	55%			2030	* *	10	\$28,000	B
		<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Fluorescent	35%			2020	\$105,100	10	\$17,800	B
		<i>Compact Fluorescent Light, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
HID	10%			2020	\$21,100	10	\$200	B
Egress Lighting								
Emergency, Service	45%			2030	* *	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Emergency, Battery	5%			2020	\$1,000	10	\$700	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exit, LED	10%			2053	* *	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exit, Service	40%			2020	\$3,400	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exterior Lighting								
HID	100%			2025	\$20,800	10	\$200	B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%			2030	* *			B

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

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

Asset # : 1571

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Steam Piping/Pump	100%	Now	\$80,600	2035	* *	4	\$2,700	B
	<i>Corroded, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Steam Traps Faulty, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
Terminal Devices								
Air Handler	20%			2025	\$62,200	1	\$6,900	B
Convactor/Radiator	80%			2023	\$436,100	1	\$14,300	B
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		B
Conversion Equipment								
Split Unit	40%			2030	* *			B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Serving The Auditorium</i>							
No Component	60%							D
Distribution								
Ductwork/Diffusers	40%			LIFE	* *	2	\$36,100	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Auditorium</i>							
	<i>Explanation : Serving Auditorium</i>							
No Component	60%							D
Terminal Devices								
Fan Coil - Cool/Heat	40%			2025	\$174,800	1	\$7,200	B
No Component	60%							D
Heat Rejection								
Air Condenser Unit	40%			2025	\$18,400	2	\$15,500	B
No Component	60%							D
Ventilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$9,800	B
No Component	80%							D
Exhaust Fans								
Interior	20%			2025	\$12,800	2	\$300	B
No Component	80%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2023	\$172,400	1		B

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

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

Asset # : 1571

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Water Heater								
Electric	50%			2020	\$4,500	4	\$200	B
<i>Other Observation, Extent : Light, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Explanation : 50 Gallon</i>								
Electric	50%	Now	\$4,500	2025	\$4,500	4	\$200	B
<i>Broken, Extent : Severe, Area Affected : 100%</i>								
<i>Location : One Of The Hot Water Tanks In Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Explanation : 50 Gallon</i>								
HW Heat Exchanger								
HTHW/HW	100%			2045	**			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2020	\$11,500	4	\$2,500	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-3</i>								
<i>Explanation : Two Units - Not In Service</i>								
Fire Suppression								
Standpipe								
No Component	20%							D
Generic	80%			2035	**	1-5	\$22,400	B
<i>House Tank: Metal, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement, New Pressure Tank</i>								
Sprinkler								
No Component	20%							D
Generic	80%			2035	**	1-2	\$12,400	B
Fire Pump								
Generic	100%	Now	\$42,800	2040	**	1	\$9,300	B
<i>Leak Evident, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$138,700	\$58,900
Interior Architecture	\$156,200	\$311,400
Electrical		\$446,800
Mechanical		\$764,300
Total	\$294,900	\$1,581,500
Priority A	\$138,700	\$58,900
Priority B	\$156,200	\$1,211,100
Priority C		\$311,400
Total	\$294,900	\$1,581,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$120,300			
Interior Architecture	\$85,800		\$900	\$10,300
Electrical	\$30,300	\$1,400	\$1,700	\$1,900
Mechanical	\$52,800	\$4,000	\$4,300	\$4,400
Total	\$289,300	\$5,400	\$6,900	\$16,600
Priority A	\$120,300			
Priority B	\$90,600	\$5,400	\$6,000	\$6,200
Priority C	\$78,400		\$900	\$10,300
Total	\$289,300	\$5,400	\$6,900	\$16,600



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	52%	Now	\$100,700	LIFE	* *	5	\$35,200	A
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Foundation</i>								
Masonry: Brick	35%			LIFE	* *	5	\$47,400	A
Masonry: Fieldstone	3%	Now	\$33,300	LIFE	* *	5	\$1,500	A
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>								
<i>Location : East Facade Base</i>								
<i>Open Joints, Extent : Severe, Area Affected : 50%</i>								
<i>Location : East Facade Base</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Various Rooms In Basement</i>								
<i>Other Observation, Extent : Severe, Area Affected : 20%</i>								
<i>Location : East Facade Base</i>								
<i>Explanation : Cement Boards Are Aggravating Water Problem</i>								
Masonry: Granite	5%	Now	\$38,000	LIFE	* *	5	\$2,500	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Front Steps At Main Entrance</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Building Base</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Boiler Room, South Facade</i>								
Masonry: Limestone	5%			LIFE	* *	5	\$5,100	A
<i>Staining/Discoloring, Extent : Severe, Area Affected : 20%</i>								
<i>Location : East Elevation, 1st Floor</i>								
<i>Other Observation, Extent : Severe, Area Affected : 20%</i>								
<i>Location : East Elevation, 1st Floor</i>								
<i>Explanation : Rusted Metal Railing Staining Lower Limestone Banding</i>								
Windows								
Wood	100%	Now	\$20,900	2033	* *	5	\$13,100	A
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Parapets								
Copper/Terne	50%			2045	* *	5	\$7,900	A
Masonry: Limestone	50%			LIFE	* *	5-10	\$20,000	A
Roof								
Slate	100%	Now	\$21,900	LIFE	* *			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Interior

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	10%			2021	\$71,900	3	\$11,900	C
Cast in Place Concrete	5%			LIFE	**	5	\$13,000	C
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Electrical Room</i>								
Ceramic Tile	3%			2028	**	5	\$1,800	C
Terrazzo	2%			LIFE	**	5	\$1,900	C
Vinyl Tile	65%			2025	\$311,400	3	\$19,300	C
Vinyl Tile 9" X 9"	15%	Now	\$18,600	2035	**	3	\$3,300	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement Corridor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement Corridor</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Corridor</i>								
<i>Explanation : Vinyl Tile 9 X 9</i>								
Interior Walls								
Ceramic Tile	5%			2034	**	5	\$2,900	C
Plaster	80%			LIFE	**	5-10	\$38,700	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : 5th Floor (Attic) Corridor</i>								
Plaster	15%	Now	\$19,500	LIFE	**	5	\$2,600	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Rooms 107, 108, 109, 110, Southwest Stairwell</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Rooms 101,103, 107, 107b, 108, 110, Southwest Stairwell</i>								
Ceilings								
AcousTileConcealSpLn	25%	Now	\$114,000	2045	**	5	\$9,300	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
Plaster	65%			LIFE	**	5-10	\$66,400	B
Plaster	10%	Now	\$7,400	LIFE	**	5	\$3,700	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Rooms 101,107b, 110</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Rooms 101, 107b, 110</i>								

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

Under 600 Volts

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2045	* *	5	\$1,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 600 Amperes</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2045	* *	5	\$1,100	B
Raceway								
Conduit	100%			2025	\$48,500	1		B
Panelboards								
Molded Case Bkrs	80%			2024	\$64,200	5	\$900	B
Molded Case Bkrs	20%			2033	* *	5	\$200	B
Wiring								
Braided Cloth	60%	2-4	\$28,900	2050	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	40%			2035	* *	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5	\$300	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	* *	1	\$12,700	B
Lighting								
Interior Lighting								
Fluorescent	100%			2025	\$297,700	10	\$36,400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Exit, Service	100%			2025	\$5,500	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exterior Lighting								
HID	100%			2025	\$14,400	10	\$100	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2033	* *	1	\$1,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Outside On The Wall</i>								
<i>Explanation : Cameras</i>								

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

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

Alarm

Fire/Smoke Detection
Generic, Analog

100%	2030	**				B	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
<i>Location : Corridors</i>							
<i>Explanation : Alarm Bells, Manual Pull Station, Strobe Lights, Smoke Detectors</i>							

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

Heating

Energy Source
HTHW/HW

100%	2035	**	1			B	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
<i>Location : Throughout</i>							
<i>Explanation : Supplied From Adjacent Building</i>							

Conversion Equipment
Heat Exchanger

100%	2038	**	1		\$19,600	B	
<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
<i>Location : Basement</i>							
<i>Explanation : 2 New Units</i>							

Distribution

Hot Wtr Piping/Pump
Steam Piping/Pump

20%	2024		\$37,800	4	\$600	B		
40%	Now		\$31,500	2035	**	4	\$800	B
<i>Corroded, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Extensive Rusting Throughout</i>								
<i>Leak Evident, Extent : Severe, Area Affected : 10%</i>								
<i>Location : East Side Of The Building</i>								

Steam Piping/Pump

40%	2051	**	4		\$800	B	
<i>Recent Replace Evident, Extent : Light, Area Affected : 40%</i>							
<i>Location : Basement</i>							

Terminal Devices

Convactor/Radiator

100%	2023		\$355,600	1	\$12,800	B
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Air Conditioning

Energy Source
Electricity

100%	2033	**	1			B
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Conversion Equipment

Window/Wall Unit
No Component

50%	2020		\$38,700	1		B
50%						D

Ventilation

Distribution

Ductwork/Diffusers
No Component

20%	LIFE	**	2-5		\$7,000	B
80%						D

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GOULD RESIDENCE HALL

Asset # : 2794

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Exhaust Fans								
Interior	20%	Now	\$800	2025	\$8,300	2	\$200	B
	<i>Not in Service, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Rest Rooms</i>							
No Component	80%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%	0-2	\$5,600	2025	\$112,400	1		B
	<i>Corroded, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Water Main</i>							
Water Heater								
Electric	100%			2024	\$5,800	4	\$300	B
	<i>Recent Replace Evident, Extent : Light, Area Affected : 40%</i>							
	<i>Location : Basement</i>							
	<i>Other Observation, Extent : Light, Area Affected : 40%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : One 250 Gallon Electric Water Heater</i>							
HW Heat Exchanger								
Low Temp	100%	Now	\$1,200	2025	\$11,700	4	\$3,900	B
	<i>Not in Service, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Basement</i>							
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Submersible	100%			2016	\$6,300	4	\$2,500	B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	50%							D
Generic	50%			2025	\$219,800	1-2	\$5,600	B

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$474,300	\$158,400
Interior Architecture	\$37,200	\$239,500
Electrical		\$203,900
Mechanical		\$243,900
Total	\$511,500	\$845,700
Priority A	\$474,300	\$158,400
Priority B		\$447,800
Priority C	\$37,200	\$239,500
Total	\$511,500	\$845,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$63,900			
Interior Architecture	\$87,500			\$3,700
Electrical	\$30,200	\$700	\$700	\$900
Mechanical	\$33,100	\$3,400	\$10,700	\$2,700
Total	\$214,700	\$4,100	\$11,500	\$7,300
Priority A	\$63,900			
Priority B	\$110,000	\$4,100	\$11,500	\$3,600
Priority C	\$40,700			\$3,700
Total	\$214,700	\$4,100	\$11,500	\$7,300



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	65%	Now	\$176,500	LIFE	**	5	\$30,900	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Building Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Various Locations</i>								
<i>Loose Units, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Building Corners</i>								
Masonry: Brick	20%			LIFE	**	5	\$19,000	A
Masonry: Granite	5%			LIFE	**	5	\$3,600	A
Masonry: Limestone	5%	Now	\$5,500	LIFE	**	5	\$1,800	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North And West Facades</i>								
Stucco Cement	5%	Now	\$3,300	2030	**	5	\$3,000	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Lower Bulkhead</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Lower Bulkhead</i>								
Windows								
Aluminum	95%	0-2	\$9,900	2041	**	5	\$2,500	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Missing Insect Screens At Multiple Locations</i>								
Aluminum	5%	Now	\$1,000	2041	**	5	\$100	A
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Stairs</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Parapets								
Masonry: Brick	30%	Now	\$36,300	LIFE	**	5	\$3,300	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Northeast Corner Of Low Roof</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Low Roof</i>							
	<i>Spalling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Interior Face</i>							
Masonry: Brick	60%	Now	\$218,000	LIFE	**	5	\$6,600	A
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>							
	<i>Location : Upper Roof</i>							
	<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Upper Roof</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Upper Roof</i>							
	<i>Loose Units, Extent : Severe, Area Affected : 5%</i>							
	<i>Location : Upper Roof</i>							
	<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Upper Roof</i>							
	<i>Miss/Damaged Copings, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Upper Roof</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 20%</i>							
	<i>Location : Upper Roof</i>							
Masonry: Limestone	10%	Now	\$32,900	LIFE	**	5	\$1,400	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Decorative Cornice At Northwest Corner And Horizontal Bands</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Coping And Decorative Cornice</i>							
	<i>Loose Units, Extent : Moderate, Area Affected : 2%</i>							
	<i>Location : Upper And Lower Roof Coping Slabs</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Coping And At Decorative Cornice - Northwest Corner</i>							

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	40%	2-4	\$29,800	2025	\$49,700			A
	<i>Blisters, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Lower Roof</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Lower Roof</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Lower Roof</i>							
	<i>Explanation : Roof Location</i>							
Built-Up (BUR)	55%	Now	\$13,700	2025	\$68,300			A
	<i>Debris on Roof, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Near Parapets From Failing Mortar</i>							
	<i>Grvl/Blst Miss/Disp, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Upper Roof</i>							
	<i>Ponding, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various Locations</i>							
	<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Upper Roof</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 15%</i>							
	<i>Location : Various Locations</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Upper Roof</i>							
	<i>Explanation : Roof Location</i>							
Single Ply Membrane	5%			2035	**	10	\$1,400	A
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Low Roof Bulkhead</i>							
Interior								
Floors								
Cast in Place Concrete	15%			LIFE	**	5	\$21,500	C
Ceramic Tile	5%			2034	**	5	\$1,600	C
Terrazzo	10%			LIFE	**	5	\$5,100	C
Vinyl Tile 9" X 9"	70%	Now	\$24,000	2025	\$239,500	3	\$8,600	C
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various Locations</i>							
	<i>Worn/Eroded, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

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

Interior

Interior Walls

Concrete Masonry Unit	10%			LIFE	**	5	\$4,600	C
Marble Panels	5%			LIFE	**	10	\$1,200	C
Plaster	85%	Now	\$37,200	LIFE	**	5	\$14,700	C

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

Location : Various Locations

Loose/Delam Surface, Extent : Severe, Area Affected : 10%

Location : Stair Bulkheads, Music Practice Rooms

Staining/Discoloring, Extent : Severe, Area Affected : 5%

Location : Music Practice Rooms

Water Penetration, Extent : Severe, Area Affected : 10%

Location : Bulkheads, Music Practice Rooms, Various Other Locations

Ceilings

AcousTileSusp.Lay-In	62%	Now	\$31,200	2038	**	5	\$10,200	B
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Broken/Missing Elements, Extent : Moderate, Area Affected : 10%

Location : Throughout

Staining/Discoloring, Extent : Moderate, Area Affected : 20%

Location : Throughout

Exposed Concrete	25%	Now	\$12,500	LIFE	**	5	\$1,300	B
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Water Penetration, Extent : Severe, Area Affected : 10%

Location : Main Stairway Bulkhead

Plaster	10%	Now	\$2,000	LIFE	**	5	\$2,000	B
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Water Penetration, Extent : Severe, Area Affected : 10%

Location : Stairways, Music Practice Rooms

Plaster	3%			LIFE	**	5-10	\$1,700	B
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Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2045	**	5	\$100	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Electrical Room

Explanation : One 600 Amp Main Disconnect Switch

Switchgear / Switchboard

Fused Disc Sw	100%			2025		5	\$100	B
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Raceway

Conduit	90%			2025	\$33,000	1		B
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Conduit	10%			2045	**	1		B
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Panelboards

Fused Disc Sw	10%			2024	\$5,700	5	\$100	B
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Molded Case Bkrs	10%			2041	**	5	\$100	B
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Molded Case Bkrs	80%			2024	\$45,900	5	\$500	B
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Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL**

Asset # : 2646

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Wiring								
Braided Cloth	80%	2-4	\$28,200	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	20%			2045	**	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$6,700	B
Lighting								
Interior Lighting								
Fluorescent	100%			2030	**	10	\$20,100	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Egress Lighting								
Emergency, Service	50%			2025	\$1,500	1		B
Exit, LED	50%			2040	**	1		B
Exterior Lighting								
HID	30%			2025	\$2,300	10		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Controlled Via Photocell</i>								
No Component	70%							D
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%	4+	\$1,300	2025	\$64,500			B
<i>Devices Missing, Extent : Severe, Area Affected : 5%</i>								
<i>Location : 2nd Floor</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2025	\$47,900	1		B
Conversion Equipment								
Heat Exchanger	100%			2038	**	1	\$10,800	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE GUGGENHEIM HALL

Asset # : 2646

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Steam Piping/Pump	85%	Now	\$24,600	2035	**	4	\$900	B
	<i>Corroded, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Steam Traps Faulty, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Steam Piping/Pump	15%			2035	**	4	\$200	B
Terminal Devices								
Convactor/Radiator	100%			2023	\$196,000	1	\$7,100	B
	<i>Broken, Extent : Light, Area Affected : 5%</i>							
	<i>Location : 1 Broken On 3rd Floor</i>							
Air Conditioning								
Energy Source								
Electricity	100%			2041	**	1		B
Conversion Equipment								
Window/Wall Unit	20%			2018	\$8,500	1		B
No Component	80%							D
Ventilation								
Exhaust Fans								
Not Accessible	100%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$6,200	2030	**	1		B
	<i>Leak Evident, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Basement, Throughout</i>							
Water Heater								
Electric	100%			2024	\$3,200	4	\$200	B
HW Heat Exchanger								
HTHW/HW	100%			2045	**			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2025	\$10,500	4	\$2,500	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : Not Accessible</i>							
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
Generic	100%			2045	**	1-2	\$6,100	B
	<i>Other Observation, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Electric Closet</i>							
	<i>Explanation : Sprinkler Only For Closet</i>							

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

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

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

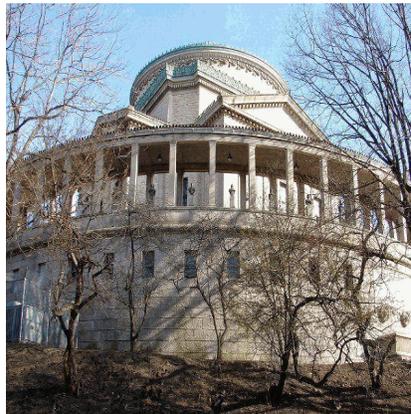
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$66,600	\$45,200
Interior Architecture	\$79,000	\$114,900
Electrical		\$38,400
Total	\$145,600	\$198,500
Priority A	\$66,600	\$45,200
Priority B	\$79,000	\$117,400
Priority C		\$35,900
Total	\$145,600	\$198,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$70,800			
Interior Architecture	\$79,200		\$1,000	
Electrical	\$3,500	\$500	\$500	\$500
Total	\$153,400	\$500	\$1,400	\$500
Priority A	\$70,800			
Priority B	\$38,200	\$500	\$500	\$500
Priority C	\$44,500		\$1,000	
Total	\$153,400	\$500	\$1,400	\$500



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

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

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

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

Asset # : 2075

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Granite	10%			LIFE	**	5	\$5,300	A
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : In Colonnade And Areaway</i>								
<i>Explanation : Polished Granite Blocks</i>								
Masonry: Granite	60%			LIFE	**	5	\$31,700	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : West Wall</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Lower Level Under Colonnade</i>								
<i>Explanation : Rusticated Granite Blocks</i>								
Masonry: Limestone	30%	Now	\$66,600	LIFE	**	5	\$7,900	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Base At 1st Floor Colonnade</i>								
<i>Loose Units, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Colonnade Scuppers/ Cornice</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Colonnade</i>								
Windows								
Wood	100%	Now	\$12,900	2050	**	5	\$1,600	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Areaway(s)</i>								
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Roof								
Clay Tile	30%	Now	\$29,400	2035	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout Colonnade Roof</i>								
Copper/Terne	10%	Now	\$10,000	2040	**			A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Colonnade Gutters</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout Colonnade Gutters</i>								
Panel/Paver: Cer/Brk	60%			2035	**	10	\$45,200	A
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Over Basement And Auditorium</i>								
<i>Explanation : Plaza Roof</i>								

Interior

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

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

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

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

Asset # : 2075

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	90%	Now	\$17,800	LIFE	**	5	\$35,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Electrical Room, Basement</i>								
Ceramic Tile	5%			2028	**	5	\$900	C
Terrazzo	5%			LIFE	**	5	\$1,400	C
Interior Walls								
Ceramic Tile	5%			2028	**	5	\$1,000	C
Masonry: Brick	20%			LIFE	**	10	\$1,200	C
Plaster	75%	Now	\$24,900	LIFE	**	5	\$4,500	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
Ceilings								
Exposed Struc: Steel	50%			LIFE	**	10	\$30,100	B
Masonry: Infill Arch	20%	Now	\$4,600	LIFE	**			B
<i>Broken/Missing Elements, Extent : Light, Area Affected : 5%</i>								
<i>Location : Arched Ceiling, 1st Floor Colonnade</i>								
Wood	30%			LIFE	**	5	\$158,000	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Not Accessible	100%							D
Wiring								
Thermoplastic	100%			2025	\$14,400	1		B
Lighting								
Exterior Lighting								
Fluorescent	100%	2-4	\$3,000	2020	\$10,000			B
<i>Damaged Fixtures, Extent : Light, Area Affected : 100%</i>								
<i>Location : Broken Bulbs And Missing Lenses Throughout Exterior</i>								
Alarm								
Security System								
Generic	100%			2025	\$38,400	1	\$4,600	B

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

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HALL OF FAME - AUD. & COLONNADE
Asset # : 2075

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		B
Conversion Equipment								
No Component	90%							D
No Component	10%							D
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B

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

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

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

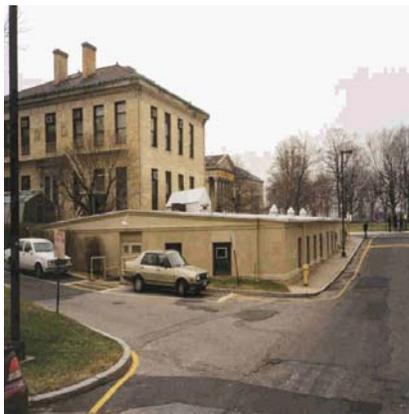
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$70,900
Interior Architecture	\$37,500	\$75,000
Mechanical		\$55,700
Total	\$37,500	\$201,500
Priority A		\$70,900
Priority B		\$55,700
Priority C	\$37,500	\$75,000
Total	\$37,500	\$201,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$46,300			
Interior Architecture	\$10,500			\$1,200
Electrical				\$100
Mechanical	\$9,700	\$700	\$1,000	\$500
Total	\$66,500	\$700	\$1,100	\$1,700
Priority A	\$46,300			
Priority B	\$14,000	\$700	\$1,100	\$600
Priority C	\$6,200			\$1,200
Total	\$66,500	\$700	\$1,100	\$1,700



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX

Asset # : 2067

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Limestone	90%	Now	\$23,700	LIFE	**	5	\$3,400	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Near Northeast And Southeast Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Perimeter Sealant At Base Of Walls, Throughout</i>								
Slate Panels	5%			LIFE	**	5	\$400	A
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Various Areas Of Horizontal Band</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Horizontal Banding</i>								
<i>Explanation : Painted Surface</i>								
Wood	5%	Now	\$12,700	2045	**	5	\$600	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Fascia Trims Below Roof Line</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Fascia, Both Entry Doors</i>								
<i>Split/Cracked, Extent : Light, Area Affected : 20%</i>								
<i>Location : Fascia Trims Below Roof Line</i>								
Windows								
Aluminum	100%	Now	\$9,700	2050	**	5	\$100	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 10%</i>								
<i>Location : North Side Windows</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Around Window Frames</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Around Window Frames</i>								
Roof								
Modified Bitumen	100%			2025	\$70,900	10	\$12,800	A
Interior								
Floors								
Vinyl Tile	100%	Now	\$37,500	2025	\$75,000	3	\$3,500	C
<i>Adhesion Failure, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Rooms 111 And 113</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Uneven Surface, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX

Asset # : 2067

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	15%			LIFE	**	10	\$3,300	C
Concrete Masonry Unit	50%			LIFE	**	5	\$3,600	C
Gypsum Board	20%	Now	\$100	LIFE	**	5	\$1,100	C
<i>Punct/Tear/Impact Damage, Extent : Light, Area Affected : 2%</i>								
<i>Location : Corridor Wall</i>								
Masonry: Brick	5%	Now	\$800	LIFE	**			C
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : West Side</i>								
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>								
<i>Location : West Side Party Wall</i>								
<i>Explanation : Deteriorated Finish</i>								
Plywood/Hardboard	10%			LIFE	**	10	\$100	C
Ceilings								
AcousTileSusp.Lay-In	2%	Now	\$1,400	2045	**	5	\$100	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 80%</i>								
<i>Location : Bathroom</i>								
Exposed Struc: Wood	5%			LIFE	**	10	\$700	B
<i>Paint Peeling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Plaster	93%	Now	\$2,200	LIFE	**	5	\$5,400	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room 113</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2025	\$9,700	1		B
Panelboards								
Fused Disc Sw	3%			2024	\$500	5		B
Molded Case Bkrs	77%			2024	\$13,300	5	\$100	B
Molded Case Bkrs	20%			2041	**	5		B
Wiring								
Thermoplastic	80%			2025	\$7,800	1		B
Thermoplastic	20%			2045	**	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5		B
Lighting								
Interior Lighting								
Fluorescent	100%			2030	**	10	\$5,700	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX

Asset # : 2067

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Egress Lighting Emergency, Service	50%			2030	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exit, Service	50%			2030	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exterior Lighting HID	100%			2025	\$2,200	10		B
Alarm								
Fire/Smoke Detection Generic, Analog	100%			2030	* *			B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source HTHW/HW	100%			2045	* *	1		B
Conversion Equipment Heat Exchanger	100%			2038	* *	1	\$3,100	B
Distribution Steam Piping/Pump	100%			2045	* *	4	\$500	B
Terminal Devices Convactor/Radiator	100%			2023	\$55,700	1	\$2,000	B
Air Conditioning								
Energy Source Electricity	100%			2041	* *	1		B
Conversion Equipment Window/Wall Unit	10%			2020	\$1,200	1		B
No Component	90%							D
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,500	B
Exhaust Fans Roof	100%			2020	\$4,700	2	\$200	B
Plumbing								
H/C Water Piping Galv Iron/Steel	100%			2023	\$17,600	1		B
Water Heater Not Accessible	100%							D
HW Heat Exchanger HTHW/HW	100%			2025	\$13,600			B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE HAVEMEYER LAB ANNEX

Asset # : 2067

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%			2016	\$6,300	4	\$2,500	B
Fixtures								
Generic	100%							B

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

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

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

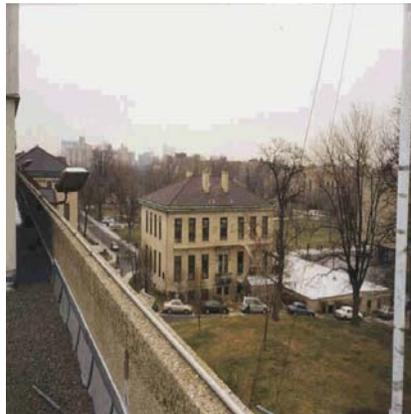
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$163,700	
Interior Architecture			\$125,600
Total		\$163,700	\$125,600
Priority A		\$163,700	
Priority C			\$125,600
Total		\$163,700	\$125,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$55,500			
Interior Architecture	\$65,600			\$2,900
Electrical	\$600	\$400	\$400	\$500
Mechanical	\$32,900	\$1,300	\$1,900	\$1,100
Total	\$154,700	\$1,700	\$2,300	\$4,400
Priority A	\$55,500			
Priority B	\$73,600	\$1,700	\$2,300	\$1,600
Priority C	\$25,600			\$2,900
Total	\$154,700	\$1,700	\$2,300	\$4,400



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

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

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

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

Asset # : 2066

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$37,600	LIFE	**	5	\$13,100	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Lintels Throughout</i>							
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Masonry: Limestone	15%	Now	\$26,700	LIFE	**	5	\$1,700	A
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Window Sills, Entrance Stair, Areaway</i>							
	<i>Loose Units, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Stair And Areaway On North Side</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : At Stair And Areaway On North Side</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Balcony</i>							
Windows								
Aluminum	100%			2041	**	5	\$600	A
Parapets								
Copper/Terne	10%	Now	\$4,900	2045	**	5	\$500	A
	<i>Bent/Warped Elements, Extent : Severe, Area Affected : 15%</i>							
	<i>Location : South Side Gutters</i>							
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : South Side Gutters</i>							
	<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : Various Locations</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Various Locations</i>							
Masonry: Limestone	90%	Now	\$54,200	LIFE	**	5	\$2,300	A
	<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Eaves And Cornice</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Eaves And Cornice</i>							

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

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

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

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

Asset # : 2066

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Clay Tile	90%	Now	\$72,000	2045	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Miss/Damaged Flashings, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Surrounding Skylight</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Skylight, Metal/Glass	10%	Now	\$23,600	2035	**			A
<i>Miss/Damaged Flashings, Extent : Severe, Area Affected : 100%</i>								
<i>Location : East Roof Face</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Skylight</i>								
Interior								
Floors								
Carpet	10%			2021	\$22,200	3	\$3,700	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 1st Floor</i>								
Mosaic Tile	5%			2030	**	5	\$2,300	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Bathroom</i>								
Vinyl Tile	85%			2025	\$125,600	3	\$7,800	C
<i>Worn/Eroded, Extent : Light, Area Affected : 80%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Gypsum Board	10%	Now	\$300	LIFE	**	5	\$1,100	C
<i>Other Observation, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Bathroom</i>								
<i>Explanation : Water Damage</i>								
Masonry: Brick	20%	Now	\$13,000	LIFE	**			C
<i>Efflorescence, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Attic</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Attic</i>								
Plaster	70%	Now	\$9,400	LIFE	**	5	\$3,700	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								

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

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

Asset # : 2066

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

Interior

Ceilings

Exposed Struc: Wood	20%	Now	\$21,800	LIFE	* *			B
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Dry Rot/Decay, Extent : Moderate, Area Affected : 10%

Location : Attic

Water Penetration, Extent : Severe, Area Affected : 10%

Location : Attic

Plaster	80%	Now	\$18,200	LIFE	* *	5	\$9,200	B
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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 Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2045	* *	5	\$100	B
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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		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Main Electrical Room

Explanation : 300 Kva 480v-208/120v

Switchgear / Switchboard

Fused Disc Sw	100%			2045	* *	5	\$100	B
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Raceway

Conduit	90%			2025	\$13,900	1		B
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Conduit	10%			2045	* *	1		B
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Panelboards

Fused Disc Sw	10%			2024	\$2,300	5		B
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Fused Disc Sw	5%			2041	* *	5		B
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Molded Case Bkrs	55%			2024	\$12,600	5	\$200	B
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Molded Case Bkrs	30%			2041	* *	5	\$100	B
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Wiring

Thermoplastic	80%			2025	\$10,500	1		B
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Thermoplastic	20%			2045	* *	1		B
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Motor Controllers

Locally Mounted	100%			2023	\$12,900	5	\$100	B
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Ground

Grounding Devices

Generic	100%			LIFE	* *	5	\$400	B
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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.

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

Asset # : 2066

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	* *	1	\$3,900	B
Lighting								
Interior Lighting								
Fluorescent	100%			2030	* *	10	\$11,200	B
		<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Egress Lighting								
Emergency, Service	50%			2030	* *	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exit, Service	50%			2030	* *	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exterior Lighting								
HID	100%			2030	* *	10		B
Alarm								
Fire/Smoke Detection								
No Component	60%							D
Generic, Analog	40%			2030	* *			B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2025	\$26,800	1		B
Distribution								
Steam Piping/Pump	100%	Now	\$8,100	2035	* *	4	\$600	B
		<i>Corroded, Extent : Severe, Area Affected : 20%</i>						
		<i>Location : Basement</i>						
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Adjacent Bldg</i>						
		<i>Explanation : Steam Supplied From Annex</i>						
Terminal Devices								
Convactor/Radiator	100%			2030	* *	1	\$4,000	B
Air Conditioning								
Energy Source								
Electricity	100%			2033	* *	1		B
Conversion Equipment								
Window/Wall Unit	20%			2023	\$4,800	1		B
No Component	80%							D
Ventilation								

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

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

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

Asset # : 2066

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$10,800	B
Exhaust Fans								
Interior	100%	Now	\$12,800	2035	* *	2	\$300	B
		<i>Malfunctioning, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Noisy/Vibrating, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2030	* *	1		B
HW Heat Exchanger								
HTHW/HW	100%			2025	\$26,800			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Submersible	100%			2016	\$6,300	4	\$2,500	B
Fixtures								
Generic	100%							B
Fire Suppression								
Standpipe								
Generic	100%			2035	* *	1-5	\$6,200	B
Sprinkler								
Generic	100%			2035	* *	1-2	\$3,400	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$38,500	
Interior Architecture	\$35,900	\$54,400
Electrical		\$106,900
Mechanical		\$423,200
Total	\$74,400	\$584,400
Priority A	\$38,500	
Priority B		\$530,000
Priority C	\$35,900	\$54,400
Total	\$74,400	\$584,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$64,400			
Interior Architecture	\$14,300		\$18,100	\$800
Electrical	\$24,300	\$700	\$900	\$1,000
Mechanical	\$24,400	\$2,900	\$16,100	\$2,100
Total	\$127,400	\$3,600	\$35,100	\$3,800
Priority A	\$64,400			
Priority B	\$55,500	\$3,600	\$29,300	\$3,100
Priority C	\$7,500		\$5,800	\$800
Total	\$127,400	\$3,600	\$35,100	\$3,800



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL

Asset # : 2074

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	**	5	\$51,800	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
Masonry: Granite	5%			LIFE	**	5	\$2,300	A
Masonry: Limestone	10%	Now	\$38,500	LIFE	**	5	\$2,300	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	100%			2041	**	5	\$1,200	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Broken/Missing Elements, Extent : Light, Area Affected : 2%</i>								
<i>Location : Missing Glazing At 1st Floor Window</i>								
Parapets								
Copper/Terne	25%	Now	\$8,500	2045	**	5	\$1,500	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Masonry: Limestone	75%			LIFE	**	5-10	\$23,300	A
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Roof								
Clay Tile	100%	Now	\$7,400	2035	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : South Side</i>								
Interior								
Floors								
Carpet	10%			2024		3	\$4,600	C
Ceramic Tile	5%	2-4	\$600	2028	**	5	\$800	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Bathrooms</i>								
Terrazzo	20%			LIFE	**	5	\$9,600	C
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Third Floor</i>								
Vinyl Tile	35%			2030	**	3	\$4,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room 23b</i>								
Vinyl Tile	20%			2025		3	\$3,100	C
Wood	10%			2053	**	5	\$5,800	C

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL**

Asset # : 2074

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	5%			LIFE	**	5	\$1,200	C
Gypsum Board	20%	Now	\$500	LIFE	**	5	\$3,500	C
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Bathroom</i>								
Masonry: Fieldstone	2%			LIFE	**	10	\$200	C
Plaster	73%	Now	\$35,900	LIFE	**	5	\$6,500	C
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Various Locations</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : West Stair</i>								
Ceilings								
AcousTileSusp.Lay-In	80%			2038	**	5	\$24,600	B
Plaster	20%			LIFE	**	5-10	\$10,600	B
<i>Paint Peeling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Classrooms</i>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2045	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amp And 800 Amp Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2038	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 500 Kva And One 30 Kva, 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	40%			2025	\$26,600	5		B
Fused Disc Sw	60%			2045	**	5	\$100	B
Raceway								
Conduit	90%			2025	\$36,200	1		B
Conduit	10%			2045	**	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$6,300	5	\$100	B
Molded Case Bkrs	70%			2024	\$44,100	5	\$400	B
Molded Case Bkrs	20%			2041	**	5	\$100	B

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL**

Asset # : 2074

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Wiring								
Braided Cloth	60%	2-4	\$23,200	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	30%			2025	\$11,600	1		B
Thermoplastic	10%			2045	**	1		B
Motor Controllers								
Locally Mounted	90%			2023	\$12,800	5	\$100	B
Locally Mounted	10%			2038	**	5		B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$600	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$6,600	B
Lighting								
Interior Lighting								
Fluorescent	85%			2030	**	10	\$16,000	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Incandescent	15%			2020	\$25,300	2	\$100	B
Egress Lighting								
Emergency, Service	50%			2020	\$1,600	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exit, Service	50%			2020	\$1,600	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Alarm								
Security System								
No Component	90%							D
Generic	10%			2035	**	1	\$800	B
Fire/Smoke Detection								
No Component	60%							D
Generic, Analog	40%			2030	**			B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2051	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL

Asset # : 2074

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
HTHW/HW Exchanger	100%			2038	**	2	\$1,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Unit Recently Replaced</i>								
<hr/>								
Distribution								
Hot Wtr Piping/Pump	50%	0-2	\$10,700	2033	**	4	\$500	B
<i>Corroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Hot Wtr Piping/Pump	50%	Now	\$10,700	2033	**	4	\$500	B
<i>Leak Evident, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<hr/>								
Terminal Devices								
Air Handler	5%			2025			\$600	B
Convactor/Radiator	85%			2023			\$5,600	B
Fan Coil Unit/Heat	10%			2025			\$700	B
<hr/>								
Air Conditioning								
Energy Source								
Electricity	100%			2033	**	1		B
<hr/>								
Conversion Equipment								
Split Unit	20%			2025				B
Window/Wall Unit	30%			2018		1		B
No Component	50%							D
<hr/>								
Distribution								
Ductwork/Diffusers	20%			LIFE	**	2	\$6,700	B
<i>Other Observation, Extent : Light, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Explanation : Serving Lunch Room</i>								
No Component	80%							D
<hr/>								
Terminal Devices								
Fan Coil - Cool/Heat	100%			2025		1	\$6,600	B
<hr/>								
Heat Rejection								
Air Condenser Unit	20%			2025		2	\$2,900	B
No Component	80%							D
<hr/>								
Ventilation								
Exhaust Fans								
Interior	100%			2025		2	\$600	B
<hr/>								
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2030	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<hr/>								
Water Heater								
Electric	100%			2023		4	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 120 Gallons</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LANGUAGE HALL**

Asset # : 2074

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
HW Heat Exchanger HTHW/HW	100%			2025	\$49,300			B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s) Rigid Piping	100%			2025	\$11,500	4	\$2,500	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : Single Unit</i>						
Fixtures								
Generic	100%							B
		<i>Obsolete Fixtures, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$122,300	
Interior Architecture	\$101,400	\$41,100
Electrical		\$122,600
Mechanical		\$47,500
Total	\$223,700	\$211,200
Priority A	\$122,300	
Priority B	\$55,800	\$170,100
Priority C	\$45,600	\$41,100
Total	\$223,700	\$211,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				\$1,200
Interior Architecture	\$45,000			\$500
Electrical	\$5,400	\$500	\$600	\$600
Mechanical	\$39,800	\$500	\$5,500	\$600
Total	\$90,200	\$1,000	\$6,100	\$2,200
Priority A				\$1,100
Priority B	\$45,200	\$1,000	\$6,100	\$1,200
Priority C	\$45,000			
Total	\$90,200	\$1,000	\$6,100	\$2,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW ANNEX

Asset # : 2079

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Stucco Cement	100%	Now	\$65,600	2030	**	5	\$10,000	A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Vertical Cracks, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Roof								
Built-Up (BUR)	65%	Now	\$56,700	2035	**			A
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Inaccessible</i>								
Single Ply Membrane	35%			2025	\$22,400	10	\$7,000	A
Interior								
Floors								
Ceramic Tile	5%	0-2	\$1,300	2034	**	5	\$400	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Bathrooms</i>								
Raised Access Floor	30%	Now	\$20,400	2028	**	5	\$8,200	C
<i>Uneven Substrate, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Vinyl Tile	35%	0-2	\$16,400	2025	\$41,100	3	\$1,900	C
<i>Worn/Eroded, Extent : Moderate, Area Affected : 75%</i>								
<i>Location : Throughout</i>								
Vinyl Tile 9" X 9"	30%	Now	\$45,600	2035	**	3	\$1,600	C
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Concrete Masonry Unit	70%			LIFE	**	5	\$7,800	C
Glass: Single Pane	5%			LIFE	**	5	\$1,000	C
Gypsum Board	10%			LIFE	**	5-10	\$2,400	C
Plywood/Hardboard	15%	Now	\$800	LIFE	**			C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Receiving Area</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW ANNEX

Asset # : 2079

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

Interior

Ceilings

AcousTileSusp.Lay-In	100%	0-2	\$55,800	2038	**	5	\$7,300	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								

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

Under 600 Volts

Service Equipment

Fused Disc Sw	75%			2035	**	5		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switches Rated @ 3- 400 Amperes Fed From Bliss Hall</i>								
Fused Disc Sw	25%			2035	**	5		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Ampere Switch From Utility</i>								

Transformers

Dry Type	100%			2030	**	5		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 112 Kva, 1-30 Kva</i>								

Switchgear / Switchboard

Fused Disc Sw	60%			2035	**	5		B
Molded Case Bkrs	40%			2035	**	5	\$100	B

Raceway

Conduit	100%			2035	**	1		B
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Panelboards

Molded Case Bkrs	100%			2033	**	5	\$300	B
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Wiring

Braided Cloth	30%	2-4	\$3,900	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	70%			2035	**	1		B

Ground

Grounding Devices

Generic	100%	2-4	\$900	LIFE	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Water Main</i>								
<i>Explanation : Corroded</i>								

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.

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW ANNEX**

Asset # : 2079

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	* *	1	\$3,100	B
Lighting								
Interior Lighting								
Fluorescent	100%			2025	\$72,900	10	\$8,900	B
		<i>Motion Sensors in Use, Extent : Light, Area Affected : 50%</i>						
		<i>Location : First Floor Office Area</i>						
		<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
Egress Lighting								
Exit, Service	100%			2025	\$1,300	1		B
Exterior Lighting								
HID	100%			2020	\$3,500	10		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Controlled Via Photocell</i>						
Alarm								
Security System								
No Component	50%							D
Generic	50%			2025	\$14,500	1	\$1,900	B
Fire/Smoke Detection								
No Component	50%							D
Generic, Analog	50%			2025	\$49,800			B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Smoke Detector And Strobe Lights</i>						
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Electricity	50%			2025		1		B
HTHW/HW	50%			2025	\$3,200	1		B
Conversion Equipment								
Radiant Heater	30%			2020	\$12,200	2	\$1,400	B
No Component	70%							D
		<i>Other Observation, Extent : Light, Area Affected : 0%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Supplied From Adjacent Building</i>						
Distribution								
Hot Wtr Piping/Pump	70%	2-4	\$2,900	2033	* *	4	\$300	B
		<i>Corroded, Extent : Light, Area Affected : 30%</i>						
		<i>Location : 1st Floor</i>						
No Component	30%							D

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE LOEW ANNEX

Asset # : 2079

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	70%	Now	\$2,100	2025	\$10,400	1	\$3,800	B
<i>Not in Service, Extent : Severe, Area Affected : 30%</i>								
<i>Location : 1st Floor</i>								
Fan Coil Unit/Heat	30%			2025	\$12,400	1	\$900	B
Air Conditioning								
Energy Source								
Electricity	100%			2033	**	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	40%	Now	\$14,200	2023	\$47,500	2	\$200	B
<i>Not in Service, Extent : Severe, Area Affected : 30%</i>								
<i>Location : 1st Floor</i>								
Ext Pkg Unit - Cooling	40%	Now	\$17,000	2035	**	2	\$200	B
<i>Unit Inoperable, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Roof</i>								
Window/Wall Unit	20%			2018	\$3,800	1		B
<i>Other Observation, Extent : Light, Area Affected : 20%</i>								
<i>Location : 1st Floor Office</i>								
<i>Explanation : 2 Units</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$8,600	B
Exhaust Fans								
Interior	20%			2025	\$2,000	2	\$100	B
Roof	80%			2020	\$5,900	2	\$200	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2025	\$27,500	1		B
Water Heater								
Electric	100%			2023	\$1,400	4	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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

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

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

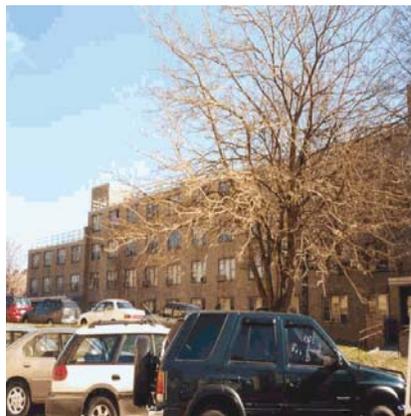
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$683,500	\$100,100
Interior Architecture	\$183,800	\$690,400
Electrical		\$1,211,500
Mechanical		\$91,100
Total	\$867,300	\$2,093,100
Priority A	\$683,500	\$100,100
Priority B	\$183,800	\$1,302,700
Priority C		\$690,400
Total	\$867,300	\$2,093,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$1,500		\$18,700	
Interior Architecture	\$77,300		\$1,900	\$10,200
Electrical	\$20,800	\$1,700	\$1,900	\$2,300
Mechanical	\$50,400	\$8,200	\$5,900	\$4,300
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
Total	\$155,000	\$14,800	\$33,500	\$21,700
Priority A	\$1,500		\$18,700	
Priority B	\$93,500	\$14,800	\$12,800	\$11,500
Priority C	\$59,900		\$1,900	\$10,200
Total	\$155,000	\$14,800	\$33,500	\$21,700



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

Asset # : 2078

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	10%	Now	\$143,100	LIFE	**	5	\$10,000	A
<i>Diagonal Cracks, Extent : Severe, Area Affected : 20%</i>								
<i>Location : North Bulkhead</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Bulkhead</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : North Bulkhead</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Bulkhead</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 25%</i>								
<i>Location : North Bulkhead</i>								
<i>Rusting Masonry Supt, Extent : Severe, Area Affected : 50%</i>								
<i>Location : North Bulkhead</i>								
Masonry: Brick	90%	Now	\$257,700	LIFE	**	5	\$90,100	A
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Window Lintels, Throughout</i>								
Windows								
Aluminum	100%	Now	\$107,100	2050	**	5	\$1,300	A
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Metal Panel	5%			2045	**	5	\$500	A
Metal Rail	70%			2038	**	5-10	\$30,900	A
Metal Rail	25%	Now	\$1,500	2038	**	5	\$4,300	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Lower Roof</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Lower Roof</i>								
Roof								
Built-Up (BUR)	95%	Now	\$175,600	2035	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Lower Roof</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Modified Bitumen	5%			2025		10	\$2,100	A
Interior								

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

Asset # : 2078

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	5%			2024	\$47,100	3	\$5,800	C
Cast in Place Concrete	5%			LIFE	**	5	\$17,000	C
Ceramic Tile	5%			2034	**	5	\$3,900	C
Vinyl Tile 9" X 9"	85%			2020	\$690,400	3	\$33,100	C
<i>Broken/Missing Elements, Extent : Light, Area Affected : 2%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Concrete Masonry Unit	95%			LIFE	**	5	\$56,500	C
Wood	5%			LIFE	**	5	\$29,700	C
Ceilings								
AcousTile,Adhered	20%	0-2	\$140,200	2045	**	5	\$8,000	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
AcousTileConcealSpLn	10%			2030	**	5	\$9,900	B
Exposed Concrete	50%			LIFE	**	5-10	\$49,700	B
Plaster	20%			LIFE	**	5-10	\$27,400	B
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2035	**	5	\$200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 1200 Amperes</i>								
Transformers								
Dry Type	100%			2030	**	5	\$200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 300 Kva And 112 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2035	**	5	\$100	B
Molded Case Bkrs	50%			2025	\$45,400	5	\$700	B
Raceway								
Conduit	85%			2025	\$73,600	1		B
Conduit	15%			2035	**	1		B
Panelboards								
Molded Case Bkrs	15%			2033	**	5	\$200	B
Molded Case Bkrs	85%			2024	\$68,300	5	\$1,200	B

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

Asset # : 2078

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Wiring								
Braided Cloth	20%	2-4	\$18,200	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	65%			2025	\$59,200	1		B
Thermoplastic	15%			2035	**	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5	\$400	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : Corroded, Main Water Service</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$16,500	B
Lighting								
Interior Lighting								
Fluorescent	100%			2025	\$389,500	10	\$47,700	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Egress Lighting								
Exit, Service	100%			2025	\$7,200	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exterior Lighting								
HID	100%			2025	\$18,600	10	\$200	B
Alarm								
Fire/Smoke Detection								
Generic, Analog	100%			2025	\$527,900			B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : Smoke Detectors, Bells And Manual Pull Station</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2035	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Supplied From Adjacent Building</i>								

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

Asset # : 2078

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Heat Exchanger	100%			2038	**	1	\$25,700	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Steam Room</i>								
<i>Explanation : 1 New Unit</i>								
Distribution								
Steam Piping/Pump	100%			2045	**	4	\$3,800	B
Terminal Devices								
Convactor/Radiator	100%			2030	**	1	\$16,800	B
Air Conditioning								
Energy Source								
Electricity	100%			2033	**	1		B
Conversion Equipment								
Window/Wall Unit	90%			2020	\$91,100	1		B
No Component	10%							D
Ventilation								
Distribution								
Ductwork/Diffusers	40%			LIFE	**	2-5	\$18,400	B
No Component	60%							D
Exhaust Fans								
Interior	10%			2030	**	2	\$200	B
Roof	30%			2025	\$11,700	2	\$500	B
No Component	60%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%	0-2	\$29,400	2035	**	1		B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Water Main</i>								
Water Heater								
Electric	100%			2024	\$7,600	4	\$500	B
<i>Recent Replace Evident, Extent : Light, Area Affected : 35%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 35%</i>								
<i>Location : Basement</i>								
<i>Explanation : One 250 Gallon Electric Water Heater</i>								
HW Heat Exchanger								
Low Temp	100%			2025	\$15,300	4	\$7,700	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%	0-2	\$3,400	LIFE	**	1		B
<i>Broken, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Rooftop</i>								
Sump Pump(s)								
Submersible	100%	0-2	\$6,300	2020	\$6,300	4	\$1,600	B
<i>Corroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								

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

Asset # : 2078

Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE		* *		C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-5 Fl</i>						
		<i>Explanation : 1 Unit</i>						

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$211,800	\$15,800
Interior Architecture	\$320,100	
Electrical		\$217,800
Mechanical		\$132,600
Total	\$531,900	\$366,200
Priority A	\$211,800	\$15,800
Priority B	\$87,800	\$350,400
Priority C	\$232,400	
Total	\$531,900	\$366,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$106,400			
Interior Architecture	\$64,500			\$2,100
Electrical	\$2,600			\$200
Mechanical	\$72,600	\$2,200	\$18,200	\$2,200
Total	\$246,100	\$2,200	\$18,200	\$4,500
Priority A	\$106,400			
Priority B	\$105,200	\$2,200	\$18,200	\$2,400
Priority C	\$34,500			\$2,100
Total	\$246,100	\$2,200	\$18,200	\$4,500



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRACKEN HALL

Asset # : 2069

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	3%	Now	\$2,400	LIFE	**	5	\$800	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Around Windows</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Around Windows</i>								
Masonry: Fieldstone	75%	Now	\$86,200	LIFE	**	5	\$15,800	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Stucco Cement	2%	Now	\$7,700	2030	**	5	\$700	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Wood	10%	Now	\$83,700	2045	**	5	\$7,000	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Dormers, Fascia, Eaves, Columns</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Eaves, Porch, Fascia, Columns, Wood Planks</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout Porch, Eaves And Dormers</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Wood	10%	Now	\$41,900	2038	**	5	\$7,000	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Fascia, Porch, Eaves</i>								
Windows								
Aluminum	100%	0-2	\$30,600	2050	**	5	\$400	A
<i>Bent/Warped Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Weather Strip Missing, Extent : Severe, Area Affected : 75%</i>								
<i>Location : Throughout</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRACKEN HALL

Asset # : 2069

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Roll Roofing	32%	Now	\$25,300	2027	**	5	\$5,400	A
<i>Seams Open/Split, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Flat Roof</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Flat Roof</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Flat Roof</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Flat Roof</i>								
Roll Roofing	20%			2021	\$15,800	5	\$6,700	A
Skylight, Metal/Glass	5%	Now	\$28,300	2045	**			A
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Stair</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Stair</i>								
<i>Explanation : Dry Rot</i>								
Slate	43%			LIFE	**	10	\$8,700	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof Is Currently Being Replaced</i>								
Interior								
Floors								
Cast in Place Concrete	10%	Now	\$7,300	LIFE	**	5	\$5,400	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 45%</i>								
<i>Location : Basement</i>								
<i>Uneven Surface, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Basement</i>								
Slate	10%	Now	\$8,200	LIFE	**	5	\$2,600	C
<i>Uneven Substrate, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement Under Porch</i>								
Vinyl Tile 9" X 9"	67%	Now	\$51,700	2035	**	3	\$6,200	C
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Various Offices</i>								
Wood	13%	Now	\$100,100	2065	**	5	\$3,000	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 35%</i>								
<i>Location : Throughout</i>								
<i>Deflection Evident, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Stair(s), And Lobby</i>								
<i>Uneven Surface, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Open Stairs</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 55%</i>								
<i>Location : Throughout</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRACKEN HALL

Asset # : 2069

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Gypsum Board	5%			LIFE	**	5-10	\$2,000	C
Masonry: Brick	15%	Now	\$13,100	LIFE	**			C
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Columns In Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Plaster	75%	Now	\$80,600	LIFE	**	5	\$5,300	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Third Floor, Basement</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Third Floor, Basement</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Third Floor, Basement</i>								
Wood	5%			LIFE	**	5	\$9,400	C
Ceilings								
AcousTile,Adhered	5%			2030	**	5	\$1,300	B
AcousTileSusp.Lay-In	15%			2030	**	5	\$3,800	B
Exposed Struc: Wood	10%	Now	\$30,000	LIFE	**			B
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Basement Under Porch</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 45%</i>								
<i>Location : Basement Under Porch</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement Under Porch</i>								
Plaster	70%	Now	\$87,800	LIFE	**	5	\$11,000	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Third Floor, Basement, First Floor Office</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Third Floor, Basement, First Floor Office</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Third Floor, Basement, First Floor Office</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2025	\$3,100	5	\$400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2025	\$50,500	5	\$400	B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRACKEN HALL

Asset # : 2069

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2025	\$15,400	1		B
Panelboards								
Molded Case Bkrs	100%			2024	\$22,900	5	\$400	B
Wiring								
Braided Cloth	20%	2-4	\$2,600	2050	**	1		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Insulation Aged</i>								
Thermoplastic	80%			2025	\$10,500	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	95%			2025	\$117,200	10	\$14,300	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Incandescent	5%			2020	\$6,200	2		B
Egress Lighting								
Emergency, Service	50%			2025	\$1,100	1		B
Exit, Service	50%			2025	\$1,100	1		B
Exterior Lighting								
HID	30%			2025	\$1,800	10		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Exterior</i>								
<i>Explanation : Controlled Via Photocell</i>								
No Component	70%							D
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%			2025	\$50,100			B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Fuel Oil No 2	100%			2035	**	5	\$5,100	B
Conversion Equipment								
Steam Boiler	100%	0-2	\$22,800	2030	**	1	\$14,700	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Boiler, Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MACCRACKEN HALL

Asset # : 2069

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Steam Piping/Pump	100%	2-4	\$32,700	2035	* *	4	\$800	B
<i>Insul. Deteriorating, Extent : Light, Area Affected : 30%</i>								
<i>Location : Basement</i>								
Terminal Devices								
Convactor/Radiator	90%			2023	\$132,600	1	\$4,800	B
Convactor/Radiator	10%	Now	\$7,400	2045	* *	1	\$500	B
<i>Damaged, Extent : Light, Area Affected : 30%</i>								
<i>Location : 3rd Floor</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2024	\$22,100	1		B
Conversion Equipment								
Window/Wall Unit	50%			2018	\$16,000	1		B
No Component	50%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	0-2	\$9,300	2030	* *	1		B
<i>Corroded, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Basement</i>								
Water Heater								
Electric	100%			2023	\$2,400	4	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 40 Gallon</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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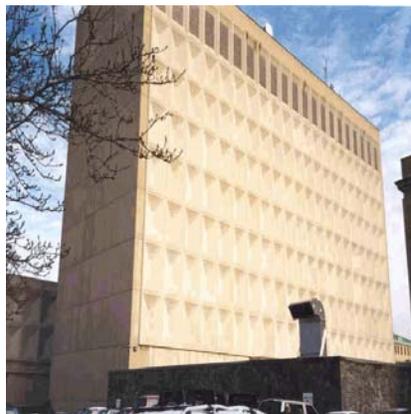
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,766,200	\$1,170,900
Interior Architecture	\$1,181,800	\$240,200
Electrical	\$374,200	\$2,386,400
Mechanical	\$435,200	\$2,000,900
Total	\$3,757,500	\$5,798,400
Priority A	\$1,766,200	\$1,170,900
Priority B	\$1,187,000	\$4,453,600
Priority C	\$804,200	\$174,000
Total	\$3,757,500	\$5,798,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$90,700			
Interior Architecture	\$250,900		\$33,900	\$70,000
Electrical	\$23,500	\$18,000	\$16,100	\$16,300
Mechanical	\$155,500	\$49,700	\$67,200	\$59,800
Elevators/Escalators	\$35,500	\$35,500	\$35,500	\$35,500
Total	\$556,100	\$103,200	\$152,800	\$181,700
Priority A	\$90,700			
Priority B	\$225,000	\$103,200	\$148,700	\$111,600
Priority C	\$240,400		\$4,100	\$70,000
Total	\$556,100	\$103,200	\$152,800	\$181,700



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	25%	Now	\$278,300	LIFE	**	5	\$520,600	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North And West Facades, Pilotis</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : Northwest Corner Of Base, At Mechanical Roof And Exterior Concrete Stair</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Concrete Masonry Unit	2%			LIFE	**	5	\$10,400	A
Masonry: Brick	20%			LIFE	**	5	\$166,600	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Masonry: Fieldstone	9%	Now	\$61,400	LIFE	**	5	\$28,100	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
<i>Open Joints, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Pre-Cast Concrete	39%	Now	\$254,500	LIFE	**	5	\$527,900	A
<i>Open Joints, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Near Parking Area, Various Other Locations</i>								
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Window Wall	5%	Now	\$284,800	2035	**	5	\$39,000	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : North Facade</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
Windows								
Aluminum	97%	Now	\$605,600	2050	**	5	\$7,600	A
<i>Condensation Present, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Stair Towers - All Levels, Various Classrooms</i>								
Metal Louvers	3%			2034	**	10	\$2,900	A

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Parapets								
Cast in Place Concrete	20%			LIFE	**	5	\$45,200	A
	<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Throughout</i>							
Masonry: Brick	15%			LIFE	**	5-10	\$11,200	A
Masonry: Fieldstone	30%			LIFE	**	5-10	\$34,800	A
Metal Panel	5%			2045	**	5	\$2,100	A
Pre-Cast Concrete	30%	Now	\$5,600	LIFE	**	5	\$20,700	A
	<i>Open Joints, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Low Mechanical Roof</i>							
	<i>Vertical Cracks, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Various Locations Throughout</i>							
Roof								
Built-Up (BUR)	50%	Now	\$198,300	2035	**			A
	<i>Blisters, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Embed. Gravel Surface, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Plaza Roof: Stone Panels	45%	0-2	\$17,100	2045	**			A
	<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Spalling</i>							
Skylight, Metal/Glass	5%			2045	**	10	\$15,200	A

Interior

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%	Now	\$240,400	2024	\$801,300	3	\$99,300	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Offices, Library</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Various Offices, Library, Tv Studio</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Offices, Library, Tv Studio</i>								
<i>Explanation : Mold / Mildew</i>								
Cast in Place Concrete	10%			LIFE	**	5	\$144,900	C
Ceramic Tile	5%			2034	**	5	\$16,600	C
Terrazzo	5%	0-2	\$36,500	LIFE	**	5	\$12,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Stair Nosing In Stair Tower</i>								
Vinyl Tile	10%			2030	**	3	\$12,400	C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Labs</i>								
<i>Explanation : Vinyl Sheet Tile</i>								
Vinyl Tile 9" X 9"	50%	2-4	\$518,600	2035	**	3	\$62,100	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Various Locations Throughout</i>								
Interior Walls								
Cast in Place Concrete	15%	2-4	\$57,100	LIFE	**			C
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Stair Tower</i>								
Ceramic Tile	5%			2034	**	5	\$15,900	C
Concrete Masonry Unit	45%	Now	\$75,200	LIFE	**	5	\$57,100	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Water Cooler Locations On Each Floor</i>								
<i>Staining/Discoloring, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout Corridors</i>								
<i>Explanation : Dirt Build-up On Textured Surface</i>								
Concrete Masonry Unit	35%			LIFE	**	5	\$88,900	C

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTileConcealSpLn	15%	Now	\$152,300	2045	**	5	\$31,000	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Laboratories And Corridors Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : 8th Floor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	40%	Now	\$101,600	2038	**	5	\$66,200	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Classroom(s)</i>								
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Classroom(s)</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : 8th Floor, Various Other Locations</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classroom(s)</i>								
AcousTileSusp.Lay-In	18%			2038	**	5	\$59,600	B
Exposed Concrete	23%			LIFE	**	5-10	\$95,200	B
Exposed Concrete	2%	Now	\$40,400	LIFE	**	5	\$1,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Entrance Lobby</i>								
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Entrance Lobby</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Entrance Lobby</i>								
<i>Explanation : Stucco Coating</i>								
Metal Panel	2%	Now	\$10,500	LIFE	**	5	\$8,300	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Observation Penthouse</i>								

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

Under 600 Volts

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2035	**	5	\$700	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Two 2000 Amps Main Disconnect Switch</i>								
Fused Disc Sw	30%			2045	**	5	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2023	\$14,200	5	\$800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room Basement And Penthouse</i>								
<i>Explanation : One 1000 Kva And Two 50 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	70%			2025	\$211,900	5	\$700	B
Fused Disc Sw	30%			2045	**	5	\$300	B
Raceway								
Conduit	90%			2025	\$363,400	1		B
Conduit	10%			2045	**	1		B
Panelboards								
Fused Disc Sw	5%			2041	**	5	\$300	B
Fused Disc Sw	10%			2024	\$36,700	5	\$500	B
Molded Case Bkrs	10%			2024	\$36,700	5	\$600	B
Molded Case Bkrs	75%			2047	**	5	\$4,600	B
Wiring								
Braided Cloth	40%	2-4	\$164,000	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Recent Replace Evident, Extent : Light, Area Affected : 20%</i>								
<i>Location : Replacement Underway On 7th, 8th And 9th Floors</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 8th Floor</i>								
<i>Explanation : Replacement Is Currently Underway</i>								
Thermoplastic	20%			2025	\$82,000	1		B
Thermoplastic	40%			2045	**	1		B
Motor Controllers								
Locally Mounted	10%	2-4	\$6,700	2045	**	5	\$100	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Locally Mounted	10%			2030	**	5	\$200	B
Motor Control Center	80%	2-4	\$210,300	2023	\$700,900	5	\$2,500	B
<i>Enclosure Damaged, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement And 9th Floor Mechanical Room</i>								
Ground								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$3,400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Water Main</i>							
	<i>Explanation : Corroded</i>							
Stand-by Power								
Transfer Switches								
Automatic	100%			2042	**	1	\$71,000	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Machanical Floor And Basement</i>							
	<i>Explanation : One 60 A Automatic Transfer Switch On Mechanical Floor And Two 60 A Automatic Transfer Switches In Basement</i>							
Lighting								
Interior Lighting								
Fluorescent	90%			2030	**	10	\$182,600	B
	<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Fluorescent	5%			2030	**	10	\$10,100	B
	<i>T-5 Lamps, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Lobby And Various Areas</i>							
Fluorescent	5%			2025	\$82,900	10	\$10,100	B
	<i>Compact Fluorescent Light, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Lobby And Auditorium</i>							
Egress Lighting								
Emergency, Service	50%			2030	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Gets Power From Adjacent Building Generator</i>							
Exit, LED	10%			2053	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Gets Power From Adjacent Building Generator</i>							
Exit, Service	40%			2020	\$12,200	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : Gets Power From Adjacent Building Generator</i>							
Exterior Lighting								
HID	20%			2025	\$16,000	10	\$100	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : controlled via Photocell</i>							
No Component	80%							D
Lightning Protection								
Arresters/Cabling								
Generic	100%			2040	**	5	\$1,000	B
Alarm								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

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

Alarm

Security System

Generic

100%

2030

* *

1

\$86,100

B

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

Location : Exteriors, Some Rooms

Explanation : Cameras

Fire/Smoke Detection

No Component

70%

D

Generic, Analog

30%

2025

\$679,100

B

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

Location : Throughout

Explanation : Scheduled For Replacement

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

Heating

Energy Source

HTHW/HW

100%

2035

* *

1

B

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

Location : Throughout

Explanation : Supplied From Adjacent Building

Conversion Equipment

Heat Exchanger

50%

0-2

\$22,300

2040

* *

1

\$49,200

B

Corroded, Extent : Severe, Area Affected : 60%

Location : 9th Floor Mechanical Room

Heat Exchanger

50%

2038

* *

1

\$54,700

B

Recent Replace Evident, Extent : Light, Area Affected : 40%

Location : Sub-basement

Distribution

Hot Wtr Piping/Pump

80%

Now

\$168,500

2033

* *

4

\$8,700

B

Corroded, Extent : Severe, Area Affected : 50%

Location : Extensively Rusted, Inside The Wall, Throughout

Steam Piping/Pump

20%

0-2

\$29,300

2035

* *

4

\$2,200

B

Corroded, Extent : Moderate, Area Affected : 10%

Location : Sub Basement And Penthouse

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)

Asset # : 2063

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	50%	0-2	\$56,500	2020	\$565,300	1	\$61,600	B
	<i>Corroded, Extent : Severe, Area Affected : 20%</i>							
	<i>Location : 9th Floor Mech Room</i>							
	<i>Not in Service, Extent : Light, Area Affected : 10%</i>							
	<i>Location : 9th Floor Mech Room</i>							
Air Handler	10%			2033	**	1	\$13,700	B
	<i>Recent Replace Evident, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Penthouse</i>							
Fan Coil Unit/Heat Induction Unit	10%			2025	\$314,000	1	\$7,200	B
	30%			2028	**	1	\$21,400	B
	<i>Unit Inoperable, Extent : Light, Area Affected : 40%</i>							
	<i>Location : At Perimeter Windows</i>							
	<i>Other Observation, Extent : Light, Area Affected : 40%</i>							
	<i>Location : At Perimeter Windows</i>							
	<i>Explanation : Units Are Original</i>							
Air Conditioning								
Energy Source								
Electricity	100%			2041	**	1		B
Distribution								
Chilled Wtr Pipe/Pump	100%	4+	\$20,500	2045	**	4	\$10,900	B
	<i>Other Observation, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Sub Basement And Penthouse</i>							
	<i>Explanation : Chilled Water From Central Plant</i>							
Terminal Devices								
Air Handler/Cool/Ht	100%			2020	\$890,700	1	\$136,800	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$195,300	B
Exhaust Fans								
Interior	40%			2025	\$92,700	2	\$2,700	B
Roof	50%			2025	\$83,400	2	\$3,400	B
Roof	10%	0-2	\$16,700	2035	**	2	\$500	B
	<i>Noisy/Vibrating, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Roof</i>							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2035	**	1		B
Water Heater								
Electric	100%			2024	\$32,500	4	\$1,900	B
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Sub Basement</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Sub Basement</i>							
	<i>Explanation : Two 250 Gallon Electric Water Heaters</i>							
HW Heat Exchanger								
Low Temp	100%			2035	**	4	\$21,900	B

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE MEISTER HALL (TECH II)**

Asset # : 2063

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Sanitary Piping Cast Iron	100%	Now	\$9,100	LIFE	* *	1		B
	<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : 9th Floor Mech Room</i>							
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s) Rigid Piping	100%	0-2	\$10,500	2035	* *	4	\$1,600	B
	<i>Corroded, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : The Housing Is Extensively Rusted</i>							
Sewage Ejector(s) Electric	100%			2025	\$10,500	4	\$2,500	B
Vertical Transport								
Elevators Geared Traction	100%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : (2) Sb-8, (2) B-8</i>							
	<i>Explanation : 4 Units</i>							
Fire Suppression								
Standpipe Generic	100%			2045	* *	1-5	\$111,500	B
Sprinkler No Component Generic	55%							D
	45%			2035	* *	1-2	\$27,900	B
	<i>Other Observation, Extent : Light, Area Affected : 30%</i>							
	<i>Location : 3rd To 8th Floor</i>							
	<i>Explanation : Missing Caps</i>							
Fire Pump Generic	100%	Now	\$155,300	2040	* *	1	\$37,200	B
	<i>Corroded, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Basement</i>							
	<i>Leak Evident, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Sub Basement</i>							

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$411,500	\$55,500
Interior Architecture	\$44,900	\$37,600
Electrical		\$433,300
Mechanical	\$134,400	\$500,300
Total	\$590,800	\$1,026,600
Priority A	\$411,500	\$55,500
Priority B	\$179,300	\$933,600
Priority C		\$37,600
Total	\$590,800	\$1,026,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$66,300		\$20,700	
Interior Architecture	\$43,900		\$6,100	\$3,700
Electrical	\$15,600	\$1,500	\$1,700	\$1,800
Mechanical	\$54,100	\$3,400	\$5,500	\$2,700
Total	\$179,900	\$4,900	\$34,100	\$8,100
Priority A	\$66,300		\$20,700	
Priority B	\$80,600	\$4,900	\$7,300	\$4,400
Priority C	\$33,000		\$6,100	\$3,700
Total	\$179,900	\$4,900	\$34,100	\$8,100



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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL**

Asset # : 2082

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$34,900	LIFE	**	5	\$16,300	A
<i>Diagonal Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : East Facade, North And East Corners</i>								
Masonry: Brick	85%	Now	\$317,200	LIFE	**	5	\$55,500	A
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout All Parapets</i>								
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Lintel Angles Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Bulkhead</i>								
Metal Panel	5%	Now	\$2,200	2045	**	5	\$6,100	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Window Sills At South Facade</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Louvers</i>								
Metal Coiling Doors	5%			2030	**	5	\$10,200	A
Windows								
Aluminum	95%			2033	**	5	\$1,700	A
Steel	5%	Now	\$4,400	2050	**	5	\$600	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Bulkheads</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Bulkheads</i>								
Parapets								
Masonry: Brick	28%	Now	\$24,800	LIFE	**	5	\$800	A
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North And East Facades</i>								
Metal Panel	5%			2045	**	5	\$500	A
Metal Rail	67%			2038	**	5-10	\$32,700	A

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL**

Asset # : 2082

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Roof								
Panel/Paver: Cer/Brk	40%	0-2	\$40,300	2035	**			A
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 1st Floor Ceiling</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Paint Shop</i>								
Single Ply Membrane	60%	Now	\$54,000	2035	**			A
<i>Blisters, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Over Third Floor</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : North Side</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Stairs</i>								
Interior								
Floors								
Carpet	8%			2021	\$55,500	3	\$9,200	C
Cast in Place Concrete	30%	2-4	\$3,400	LIFE	**	5	\$37,600	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Stairs</i>								
Ceramic Tile	5%	0-2	\$2,600	2034	**	5	\$1,400	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Toilets And Baths</i>								
Raised Access Floor	2%			2028	**	5	\$4,300	C
Vinyl Tile	45%			2033	**	3	\$9,700	C
Vinyl Tile 9" X 9"	10%			2033	**	3	\$2,100	C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 3rd Floor Corridor</i>								
<i>Explanation : Vinyl Tile 9 X 9</i>								
Interior Walls								
Ceramic Tile	5%			2034	**	5	\$2,700	C
Concrete Masonry Unit	85%			LIFE	**	5	\$37,200	C
Gypsum Board	10%			LIFE	**	5-10	\$9,300	C
Ceilings								
Exposed Concrete	70%			LIFE	**	5-10	\$51,300	B
Plaster	30%	Now	\$10,900	LIFE	**	5	\$11,000	B
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : 3rd Floor Corridor</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2035	**	5	\$200	B

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL**

Asset # : 2082

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Raceway								
Conduit	50%			2025	\$18,300	1		B
Conduit	50%			2045	* *	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$5,700	5	\$100	B
Molded Case Bkrs	45%			2024	\$25,800	5	\$500	B
Molded Case Bkrs	45%			2033	* *	5	\$500	B
Wiring								
Braided Cloth	40%	2-4	\$14,100	2050	* *	1		B
		<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
Thermoplastic	60%			2035	* *	1		B
Stand-by Power								
Transfer Switches								
Automatic	100%			2030	* *	1	\$12,200	B
Lighting								
Interior Lighting								
Fluorescent	95%			2025	\$272,500	10	\$33,400	B
		<i>Motion Sensors in Use, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
LED	5%			2030	* *			B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Offices</i>						
		<i>Explanation : Cove Lighting</i>						
Egress Lighting								
Emergency, Service	50%			2025	\$2,600	1		B
Exit, Service	50%			2025	\$2,600	1		B
Exterior Lighting								
HID	30%			2025	\$4,100	10		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Exterior</i>						
		<i>Explanation : Controlled Via Photocell</i>						
No Component	70%							D
Alarm								
Security System								
No Component	80%							D
Generic	20%			2025	\$22,700	1	\$3,000	B
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%			2025	\$116,600			B

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL**

Asset # : 2082

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2025	\$83,700	1		B
Distribution								
Steam Piping/Pump	100%	Now	\$50,700	2035	**	4	\$1,900	B
			<i>Corroded, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Basement</i>					
Terminal Devices								
Air Handler	20%	Now	\$19,600	2025	\$39,100	1	\$4,300	B
			<i>Broken, Extent : Light, Area Affected : 60%</i>					
			<i>Location : Basement</i>					
Convactor/Radiator	20%	Now	\$6,900	2030	**	1	\$2,200	B
			<i>Broken, Extent : Light, Area Affected : 50%</i>					
			<i>Location : Various Locations</i>					
Convactor/Radiator	60%			2023	\$205,600	1	\$7,400	B
Air Conditioning								
Energy Source								
Electricity	100%			2041	**	1		B
Conversion Equipment								
Split Unit	20%			2025	\$33,500			B
Window/Wall Unit	60%			2020	\$44,800	1		B
No Component	20%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$33,800	B
Exhaust Fans								
Interior	20%			2025	\$8,000	2	\$200	B
Roof	60%			2020	\$17,300	2	\$700	B
Roof	20%	2-4	\$1,700	2025	\$5,800	2	\$200	B
			<i>Noisy/Vibrating, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Roof</i>					
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$10,800	2030	**	1		B
			<i>Corroded, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Throughout</i>					
HW Heat Exchanger								
HTHW/HW	100%	Now	\$83,700	2055	**			B
			<i>Abandoned in Place, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : N/a</i>					
			<i>Explanation : Supplied From Adjacent Building</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NEW HALL**

Asset # : 2082

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Plumbing							
Sump Pump(s)							
Rigid Piping	100%			2020	\$10,500	4	\$2,500 B
Fixtures							
Generic	100%						B
Fire Suppression							
Standpipe							
Generic	100%			2035	* *	1-5	\$19,300 B
Sprinkler							
No Component	70%						D
Generic	30%			2025	\$127,100	1-2	\$3,200 B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$714,800	\$180,800
Interior Architecture	\$237,800	\$368,900
Electrical	\$290,900	\$956,200
Mechanical	\$476,500	\$483,500
Total	\$1,720,000	\$1,989,500
Priority A	\$714,800	\$180,800
Priority B	\$895,600	\$1,439,700
Priority C	\$109,700	\$368,900
Total	\$1,720,000	\$1,989,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$39,700		\$19,700	
Interior Architecture	\$147,300	\$1,600	\$8,500	\$8,500
Electrical	\$10,600			
Mechanical	\$79,800	\$12,700	\$7,800	\$9,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$281,400	\$18,200	\$39,900	\$21,600
Priority A	\$39,700		\$19,700	
Priority B	\$128,100	\$18,200	\$11,700	\$13,100
Priority C	\$113,500		\$8,500	\$8,500
Total	\$281,400	\$18,200	\$39,900	\$21,600



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Copper/Terne	30%	Now	\$264,800	2045	**			A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Bulkhead And Dormer At South Facade</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Bulkhead And Dormer At South Facade</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Bulkhead And Dormer At South Facade</i>								
Masonry: Brick	65%	Now	\$242,100	LIFE	**	5	\$84,700	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various Window Lintels</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Vertical Cracks, Extent : Light, Area Affected : 5%</i>								
<i>Location : North Facade</i>								
Masonry: Limestone	5%	Now	\$74,900	LIFE	**	5	\$4,900	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Building Base</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : At Cornices</i>								
<i>Loose/Delam Surface, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Balustrade- Parapet Along The Main Entrance</i>								
Windows								
Aluminum	100%	0-2	\$28,000	2041	**	5	\$1,800	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : All Windows</i>								
Parapets								
Masonry: Brick	50%			LIFE	**	5-10	\$13,700	A
Metal Panel	5%			2045	**	5	\$800	A
Metal Rail	45%			2038	**	5-10	\$32,500	A
Roof								
Copper/Terne	75%	Now	\$133,000	2040	**			A
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Side</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Unfinished Attic</i>								
Modified Bitumen	25%			2025		10	\$17,400	A
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	16%			2024	\$205,400	3	\$25,500	C
Cast in Place Concrete	30%	Now	\$31,400	LIFE	**	5	\$69,600	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Attic Fourth Floor Corridor</i>								
Ceramic Tile	5%			2034	**	5	\$5,300	C
Terrazzo	5%	2-4	\$11,700	LIFE	**	5	\$4,100	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Diag. Cracks, 1st Floor Entrance</i>								
Vinyl Tile	35%	0-2	\$59,900	2025	\$299,300	3	\$13,900	C
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Vinyl Tile 9" X 9"	9%	0-2	\$49,800	2035	**	3	\$3,600	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Room 312</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Near Elevator On Fourth Floor And Various Locations Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout, Room 312</i>								
<i>Explanation : Vinyl Tile 9 X 9</i>								
Interior Walls								
Concrete Masonry Unit	30%			LIFE	**	5	\$24,300	C
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Library</i>								
Gypsum Board	5%			LIFE	**	5-10	\$8,600	C
Masonry: Brick	5%	Now	\$18,700	LIFE	**			C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Attic At South Side</i>								
Marble Panels	5%			LIFE	**	10	\$2,000	C
Plaster	49%			LIFE	**	5-10	\$42,200	C
Plaster	6%	Now	\$4,600	LIFE	**	5	\$1,800	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Room 312</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Room 312</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileSusp.Lay-In	3%			2042	**	5	\$3,300	B
AcousTileSusp.Lay-In	12%	Now	\$10,000	2045	**	5	\$6,500	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Rooms 101, 102, 103</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Rooms 101, 102, 103</i>								
Exposed Concrete	24%	Now	\$79,400	LIFE	**	5	\$4,100	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Attic, Fourth Floor</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Attic</i>								
<i>Paint Peeling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Room 312, Computer Laboratories</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Room 312, 313a</i>								
Exposed Concrete	41%			LIFE	**	5-10	\$55,600	B
Plaster	20%			LIFE	**	5-10	\$37,300	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2035	**	5	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2 High Pressure Contact Switches Rated 1200 Amperes Each And One Rated At 1600 Amps</i>								
Transformers								
Dry Type	100%			2030	**	5	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1-500 Kva, 1-225 Kva And 1-75 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2035	**	5	\$300	B
Raceway								
Conduit	85%			2035	**	1		B
Conduit	15%			2045	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL

Asset # : 2081

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Knife Sw	10%	2-4	\$10,300	2050	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Upper Floor And Basement</i>								
<i>Explanation : Obsolete Equipment</i>								
Fused Toggle Switch	60%	2-4	\$61,900	2050	**	5	\$500	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Molded Case Bkrs	30%			2041	**	5	\$600	B
Wiring								
Braided Cloth	70%	2-4	\$63,700	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	30%			2045	**	1		B
Motor Controllers								
Locally Mounted	20%			2030	**	5	\$100	B
Motor Control Center	50%	2-4	\$165,300	2045	**	5	\$500	B
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Attic</i>								
Motor Control Center	30%			2030	**	5	\$600	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	99%			2025	\$525,900	10	\$64,400	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Fluorescent	1%			2025	\$5,300	10	\$700	B
<i>Compact Fluorescent Light, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Egress Lighting								
Exit, Service	100%			2025	\$9,800	1		B
Exterior Lighting								
HID	30%			2025	\$7,600	10	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Controlled Via Photocell</i>								
No Component	70%							D
Alarm								
Fire/Smoke Detection								
No Component	50%							D
Generic, Analog	50%			2025	\$360,000			B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : Manual Pull Station, Smoke Detector, Alarm Bells</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL
Asset # : 2081

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%	0-2	\$93,000	2035	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Hthw Supply Line</i>								
Conversion Equipment Heat Exchanger	100%	0-2	\$14,300	2040	**	1	\$31,500	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Heat Exchanger</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit</i>								
Distribution Steam Piping/Pump	100%	Now	\$187,600	2035	**	4	\$3,500	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Leak Evident, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Boiler Room, Condensate Line</i>								
Terminal Devices Air Handler	35%	0-2	\$126,800	2035	**	1	\$13,800	B
<i>Obsolete Equipment, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
Convector/Radiator	55%			2023		1	\$12,600	B
No Component	10%							D
Air Conditioning								
Energy Source Electricity	100%			2041	**	1		B
Conversion Equipment Ext Pkg Unit - Cooling	20%			2025	\$62,000	2	\$900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 3rd Floor Roof</i>								
<i>Explanation : For Auditorium</i>								
Window/Wall Unit	50%			2018	\$69,100	1		B
No Component	30%							D
Terminal Devices Fan Coil - Cool/Heat	20%			2025	\$72,400	1	\$4,600	B
No Component	80%							D
Heat Rejection Air Condenser Unit	20%			2025	\$18,800	2	\$9,900	B
No Component	80%							D
Ventilation								
Distribution Ductwork/Diffusers	15%			LIFE	**	2-5	\$9,400	B
No Component	85%							D

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NICHOLS HALL**

Asset # : 2081

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ventilation								
Exhaust Fans								
Interior	15%	Now	\$11,100	2035	**	2	\$300	B
	<i>Obsolete Equipment, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : In Attic</i>							
No Component	85%							D
Plumbing								
H/C Water Piping								
Brass/Copper	50%			2035	**	1		B
Galv Iron/Steel	50%	Now	\$30,100	2030	**	1		B
	<i>Corroded, Extent : Severe, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Not Insulated, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
Water Heater								
Electric	100%			2020		4	\$600	B
HW Heat Exchanger								
Low Temp	100%			2025		4	\$10,500	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%	Now	\$18,800	LIFE	**	1		B
	<i>Cracked, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Basement</i>							
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : B-4 Fl</i>							
	<i>Explanation : 1 Unit</i>							
Fire Suppression								
Sprinkler								
No Component	90%							D
Generic	10%			2035	**	1-2	\$2,000	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$409,300	\$465,700
Interior Architecture	\$335,100	\$188,900
Electrical		\$86,100
Total	\$744,400	\$740,700
Priority A	\$409,300	\$465,700
Priority B	\$235,800	\$220,800
Priority C	\$99,300	\$54,100
Total	\$744,400	\$740,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$10,400		
Interior Architecture	\$30,100	\$44,300	\$25,800	
Electrical	\$13,100	\$15,300	\$6,100	\$6,100
Mechanical	\$92,700	\$21,700	\$58,700	\$28,400
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$143,800	\$99,600	\$98,500	\$42,400
Priority A		\$10,400		
Priority B	\$113,800	\$62,800	\$72,700	\$42,400
Priority C	\$30,100	\$26,300	\$25,800	
Total	\$143,800	\$99,600	\$98,500	\$42,400



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NORTH HALL AND LIBRARY
Asset # : 14719

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	25%			LIFE	**	5	\$468,000	A
Masonry: Brick Cavity	75%			LIFE	**	5	\$179,700	A
Windows								
Aluminum	100%			2047	**	5	\$20,800	A
Parapets								
Masonry: Brick	90%			LIFE	**	5-10	\$100,100	A
Metal Cornice	10%			2065	**	10	\$5,200	A
Roof								
Metal Panel	50%			2042	**	10	\$93,100	A
Single Ply Membrane	48%			2033	**	10	\$48,800	A
Skylight, Metal/Glass	2%			2051	**	10	\$6,800	A
Interior								
Floors								
Carpet	15%			2026	**	3	\$31,600	C
Ceramic Tile	10%			2038	**	5	\$14,000	C
Cork Tile	45%			2051	**	5	\$55,300	C
Quarry Tile	15%			2042	**	5	\$31,600	C
Sheet Vinyl/Rubber	15%			2033	**	5	\$31,600	C
Interior Walls								
Ceramic Tile	5%			2038	**	5	\$6,000	C
Gypsum Board	75%			LIFE	**	5-10	\$153,400	C
Plywood/Hardboard	20%			LIFE	**	10	\$2,400	C
Ceilings								
AcousTileSusp.Lay-In	25%			2042	**	5	\$35,900	B
Gypsum Board	75%			LIFE	**	5-10	\$370,600	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2051	**	5	\$400	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Main Electrical Room</i>								
<i>Explanation : 5000 Amp Main Switch</i>								
Transformers								
Dry Type	100%			2042	**	5	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Main Electrical Room</i>								
<i>Explanation : 1500 Kva Step Up Transformer</i>								
Switchgear / Switchboard								
Air Circuit Breaker	100%			2051	**	5	\$500	B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NORTH HALL AND LIBRARY
Asset # : 14719

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Motor Controllers								
Locally Mounted	100%			2042	**	5	\$600	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout Entire Building</i>							
	<i>Explanation : Locally Mounted Starters</i>							
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$2,800	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement Water Service</i>							
	<i>Explanation : New Installation</i>							
<hr/>								
Stand-by Power								
Transfer Switches								
Automatic	50%			2042	**	1	\$14,400	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement Emergency Electric Room</i>							
	<i>Explanation : (2) Transfer Switches, One For Fire Alarm, One For Critical Building Equipment</i>							
No Component	50%							D
<hr/>								
Generators								
Diesel	50%			2038	**	1	\$18,200	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement Generator Room</i>							
	<i>Explanation : 250 Kw</i>							
No Component	50%							D
<hr/>								
Batteries								
Nickel Cadmium	50%			2020		5	\$10,500	B
No Component	50%							D
<hr/>								
Fuel Storage								
Day Tank	100%			2047	**	5	\$17,400	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement Generator Room</i>							
	<i>Explanation : 275 Gallons</i>							
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2033	**	10	\$86,100	B
	<i>T-5 Lamps, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout Building</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout Building</i>							
	<i>Explanation : Motion Sensors</i>							
<hr/>								
Egress Lighting								
Emergency, Service	15%			2033	**	1		B
Exit, LED	15%			2060	**	1		B
No Component	70%							D

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NORTH HALL AND LIBRARY

Asset # : 14719

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Exterior Lighting								
HID	30%			2033	**	10	\$100	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Exterior Of Building</i>						
		<i>Explanation : Photocell Control</i>						
No Component	70%							D
Lightning Protection								
Arresters/Cabling								
Generic	100%			2060	**	5	\$2,800	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : Lightning Protection Is Present</i>						
Alarm								
Security System								
No Component	20%							D
Generic	80%			2033	**	1	\$28,000	B
Fire/Smoke Detection								
No Component	70%							D
Generic, Digital	30%			2033	**			B
Mechanical								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2051	**	1		B
Conversion Equipment								
Heat Exchanger	100%			2038	**	1	\$46,400	B
Distribution								
Hot Wtr Piping/Pump	20%			2047	**	4	\$900	B
Steam Piping/Pump	80%			2051	**	4	\$3,700	B
Terminal Devices								
Convactor/Radiator	10%			2042	**	1	\$3,000	B
Fan Coil Unit/Heat	85%			2033	**	1	\$25,800	B
Unit Heater-Stm/HW	5%			2033	**	4	\$600	B
Air Conditioning								
Energy Source								
Electricity	10%			2047	**	1		B
No Component	90%							D
		<i>Other Observation, Extent : Light, Area Affected : 0%</i>						
		<i>Location : Chilled Water From Offsite Plant</i>						

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE NORTH HALL AND LIBRARY
Asset # : 14719

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Split Unit	10%			2033	**			B
No Component	90%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Chiller Located At Offsite Plant</i>								
<i>Explanation : Chillers Located Offsite</i>								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2	\$152,600	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2033	**	1	\$58,000	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$82,900	B
Exhaust Fans								
Roof	100%			2033	**	2	\$2,900	B
Plumbing								
H/C Water Piping								
Brass/Copper	40%			2051	**	1		B
Galv Iron/Steel	60%			2042	**	1		B
Water Heater								
Electric	100%			2024		4	\$800	B
HW Heat Exchanger								
High Temp	100%			2051	**	4	\$9,300	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Backflow Preventer								
Generic	100%			2033	**	1	\$5,800	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : G-3</i>								
<i>Explanation : 2 Elevators</i>								
Fire Suppression								
Standpipe								
Generic	100%			2051	**	1-5	\$47,300	B
Sprinkler								
Generic	100%			2051	**	1-2	\$26,300	B
Fire Pump								
Generic	100%			2038	**	1	\$17,500	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$75,300
Interior Architecture	\$55,100	
Mechanical		\$128,700
Total	\$55,100	\$204,000
Priority A		\$75,300
Priority B	\$55,100	\$128,700
Total	\$55,100	\$204,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$40,500			
Interior Architecture				
Electrical	\$1,800			
Mechanical	\$28,700	\$1,800	\$1,000	\$800
Total	\$71,000	\$1,800	\$1,000	\$800
Priority A	\$40,500			
Priority B	\$30,500	\$1,800	\$1,000	\$800
Priority C				
Total	\$71,000	\$1,800	\$1,000	\$800



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

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

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

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

Asset # : 13563

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	55%			LIFE	**	5	\$8,600	A
Masonry: Brick	10%	Now	\$13,400	LIFE	**	5	\$1,600	A
<i>Diagonal Cracks, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Over West Entrance</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Over West Entrance</i>								
Metal Coiling Doors	30%			2035	**	5	\$14,700	A
Wood	5%	Now	\$19,500	2035	**	5	\$2,000	A
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Fascia</i>								
<i>Split/Cracked, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Fascia</i>								
Windows								
Aluminum	100%			2030	**	5		A
Roof								
Built-Up (BUR)	100%	Now	\$7,500	2022			\$75,300	A
<i>Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Northwest Side Of Building</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Northwest Corner Of Building</i>								
Interior								
Floors								
Cast in Place Concrete	100%			LIFE	**	5	\$20,200	C
Interior Walls								
Concrete Masonry Unit	100%			LIFE	**	5	\$600	C
Ceilings								
Exposed Struc: Wood	100%	Now	\$55,100	LIFE	**			B
<i>Dry Rot/Decay, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Northwest Corner Of Garage And In Storage Closet</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Wood Beams Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Northwest Corner Of Garage</i>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2022			\$9,700	B

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

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

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

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

Asset # : 13563

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2021	\$900	5		B
Fused Disc Sw	5%	2-4	\$900	2047	**	5		B
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Wall @ Entrance Door</i>								
Molded Case Bkrs	85%			2021	\$14,600	5	\$100	B
Molded Case Bkrs	5%	2-4	\$900	2047	**	5		B
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Wall @ Entrance Door</i>								
Wiring								
Thermoplastic	100%			2022	\$9,800	1		B
Lighting								
Interior Lighting								
Fluorescent	70%			2022	\$32,400	10	\$4,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	30%			2022	\$6,400	10	\$100	B
Exterior Lighting								
HID	100%			2022	\$2,100	10		B
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Fuel Oil No 2	100%			2032	**	5	\$1,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : This Building Is Unoccupied</i>								
Conversion Equipment								
Steam Boiler	100%	Now	\$28,500	2042	**	1	\$5,500	B
<i>Not in Service, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Boiler Room</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : First Floor Boiler Room</i>								
<i>Explanation : One Boiler</i>								
Distribution								
Steam Piping/Pump	100%			2022	\$40,900	4	\$300	B
Terminal Devices								
Fan Coil Unit/Heat	100%			2022	\$87,800	1	\$2,000	B
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$136,800	
Interior Architecture	\$123,700	
Electrical		\$125,300
Mechanical		\$250,900
Total	\$260,500	\$376,200
Priority A	\$136,800	
Priority B		\$376,200
Priority C	\$123,700	
Total	\$260,500	\$376,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$52,900			
Interior Architecture	\$82,900		\$1,800	\$2,600
Electrical	\$13,700	\$500	\$600	\$700
Mechanical	\$38,600	\$900	\$21,700	\$1,700
Total	\$188,100	\$1,400	\$24,100	\$5,000
Priority A	\$52,900			
Priority B	\$75,000	\$1,400	\$23,000	\$2,400
Priority C	\$60,200		\$1,100	\$2,600
Total	\$188,100	\$1,400	\$24,100	\$5,000



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	75%	0-2	\$82,700	LIFE	**	5	\$17,300	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Throughout Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Facade, South Facade</i>								
<i>Recent Repair Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : Stitch Repair Throughout</i>								
Masonry: Brick	15%			LIFE	**	5	\$6,900	A
Masonry: Granite	5%			LIFE	**	5	\$1,700	A
Masonry: Limestone	5%	Now	\$7,300	LIFE	**	5	\$900	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Horizontal Bands</i>								
Windows								
Aluminum	100%	Now	\$4,000	2041	**	5	\$500	A
<i>Bent/Warped Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Entry Hall</i>								
Parapets								
Copper/Terne	25%	Now	\$13,000	2030	**	5	\$1,200	A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Masonry: Limestone	75%			LIFE	**	5-10	\$17,600	A
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cornice</i>								
Roof								
Clay Tile	97%	Now	\$54,100	2035	**			A
<i>Broken/Missing Elements, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair And Third Floor Classrooms</i>								
Skylight, Metal/Glass	3%	Now	\$8,500	2045	**			A
<i>Water Penetration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Skylight</i>								

Interior

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	15%			2021	\$46,400	3	\$7,000	C
Cast in Place Concrete	8%			LIFE	**	5	\$8,200	C
Marble Panels	2%			LIFE	**	5	\$700	C
Terrazzo	10%	Now	\$7,600	LIFE	**	5	\$1,800	C
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
Terrazzo	5%	0-2	\$76,100	LIFE	**	5	\$900	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 75%</i>								
<i>Location : Stair Nosing</i>								
<i>Deflection Evident, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Stair Treads</i>								
Vinyl Tile	25%	0-2	\$25,800	2035	**	3	\$2,200	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Vinyl Tile 9" X 9"	5%	Now	\$13,400	2035	**	3	\$400	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room 34</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Room 34</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Room 34</i>								
<i>Explanation : Vinyl Tile 9 X 9</i>								
Wood	5%			2053	**	5	\$2,200	C
<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Room 35</i>								
Wood	25%	Now	\$40,000	2028	**	5	\$5,500	C
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Second And Third Floor Classrooms</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Second And Third Floor Classrooms</i>								
Interior Walls								
Cast in Place Concrete	5%	Now	\$3,700	LIFE	**			C
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Room</i>								
Concrete Masonry Unit	5%			LIFE	**	5	\$900	C
Gypsum Board	10%	Now	\$1,000	LIFE	**	5	\$1,300	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Women Bathroom In Basement</i>								
Plaster	80%			LIFE	**	5-10	\$15,200	C

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	5%			2038	**	5	\$1,500	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : First Floor</i>								
AcousTileSusp.Lay-In	10%	0-2	\$1,000	2038	**	5	\$1,200	B
<i>Loose/Miss Fasteners, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
Plaster	85%			LIFE	**	5-10	\$34,100	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair And Third Floor Rooms</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%	4+	\$1,700	2045	**	5		B
<i>Suspect Water Damage, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amp Main Disconnect Switch Fed From Language Hall</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2025	\$55,400	5	\$100	B
Raceway								
Conduit	90%			2025	\$15,200	1		B
Conduit	10%			2035	**	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$2,500	5		B
Molded Case Bkrs	70%			2024	\$17,600	5	\$300	B
Molded Case Bkrs	20%			2033	**	5	\$100	B
Wiring								
Braided Cloth	80%	2-4	\$11,500	2050	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Insulation Aged</i>								
Thermoplastic	20%			2035	**	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$14,200	5	\$100	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$5,000	B
Lighting								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	100%			2030	* *	10	\$14,300	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Egress Lighting Emergency, Service	50%			2020	\$1,200	1		B
Exit, Service	50%			2020	\$1,200	1		B
Exterior Lighting HID	30%			2020	\$1,900	10		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Exterior</i>								
<i>Explanation : Controlled Via Photocell</i>								
No Component	70%							D
Alarm								
Fire/Smoke Detection No Component	60%							D
Generic, Analog	40%			2025	\$70,000			B
Mechanical								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2045	* *	1		B
Conversion Equipment HTHW/HW Exchanger	100%	0-2	\$4,400	2040	* *	2	\$800	B
<i>Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Heat Exchanger</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit, Converts H T H W To Low Pressure Steam.</i>								
Distribution Steam Piping/Pump	100%	Now	\$22,600	2025	\$113,100	4	\$800	B
<i>Corroded, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Steam Traps Faulty, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Terminal Devices Convactor/Radiator	90%			2023	\$137,700	1	\$4,500	B
No Component	10%							D
Air Conditioning								
Energy Source Electricity	100%			2041	* *	1		B
Conversion Equipment Window/Wall Unit	60%			2018	\$20,000	1		B
No Component	40%							D

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE PHILOSOPHY HALL

Asset # : 2076

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Ductwork/Diffusers	15%			LIFE	* *	2	\$3,800	B
No Component	85%							D
Terminal Devices								
Air Handler/Cool/Ht	15%			2025	\$6,200	1	\$1,400	B
No Component	85%							D
Heat Rejection								
Air Condenser Unit	15%			2025	\$2,900	2	\$1,600	B
No Component	85%							D
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$1,400	B
No Component	90%							D
Exhaust Fans								
Interior	10%			2025	\$1,800	2	\$100	B
No Component	90%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	0-2	\$9,700	2030	* *	1		B
			<i>Corroded, Extent : Severe, Area Affected : 25%</i>					
			<i>Location : Throughout</i>					
Water Heater								
Electric	100%			2024	\$2,500	4	\$100	B
			<i>Recent Installation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement 50 Gallon</i>					
HW Heat Exchanger								
Low Temp	100%			2051	* *	4	\$1,500	B
			<i>Recent Installation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Not Accessible	100%							D
Fixtures								
Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$710,600	\$120,100
Interior Architecture	\$293,100	\$683,700
Electrical	\$63,700	\$495,500
Mechanical	\$302,000	\$1,459,000
Total	\$1,369,300	\$2,758,400
Priority A	\$710,600	\$120,100
Priority B	\$450,300	\$1,954,500
Priority C	\$208,500	\$683,700
Total	\$1,369,300	\$2,758,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$26,800		\$6,000	
Interior Architecture	\$98,300		\$7,200	\$13,000
Electrical	\$18,200	\$4,300	\$5,000	\$5,700
Mechanical	\$121,200	\$12,400	\$25,200	\$13,800
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$268,500	\$20,700	\$47,400	\$36,300
Priority A	\$26,800		\$6,000	
Priority B	\$172,600	\$20,700	\$41,400	\$23,400
Priority C	\$69,100			\$13,000
Total	\$268,500	\$20,700	\$47,400	\$36,300



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$102,800	LIFE	**	5	\$48,100	A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Throughout, Spandrels And Columns</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 5%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Stairs</i>								
Masonry: Brick	75%	0-2	\$206,200	LIFE	**	5	\$72,100	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North And South Cantilevers</i>								
Masonry: Fieldstone	5%	Now	\$39,400	LIFE	**	5	\$3,600	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
Metal Panel	5%			2045	**	5-10	\$33,000	A
Stucco Cement	5%			2038	**	5	\$12,000	A
Windows								
Aluminum	100%	Now	\$149,100	2050	**	5	\$1,900	A
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Cast in Place Concrete	50%	Now	\$17,700	LIFE	**	5	\$30,400	A
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Masonry: Brick	20%			LIFE	**	5-10	\$8,100	A
Metal Rail	30%	Now	\$2,200	2038	**	5	\$12,500	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Over Penthouse</i>								
Roof								
Built-Up (BUR)	100%	Now	\$213,200	2035	**			A
<i>Drains Inad/Misposn, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Ponding, Extent : Severe, Area Affected : 20%</i>								
<i>Location : West Side</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Side</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	2%			2021	\$21,500	3	\$3,600	C
Cast in Place Concrete	5%			LIFE	**	5	\$19,500	C
Ceramic Tile	3%			2034	**	5	\$2,700	C
Panel/Paver: Bluestone	3%			LIFE	**	5	\$4,000	C
Terrazzo	2%			LIFE	**	5	\$2,800	C
Vinyl Tile	50%	Now	\$143,400	2025	\$358,600	3	\$16,700	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 33%</i>								
<i>Location : Basement Corridors</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 40%</i>								
<i>Location : Corridors</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Uneven Surface, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Throughout</i>								
Vinyl Tile 9" X 9"	35%	Now	\$65,000	2020	\$325,200	3	\$11,700	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 80%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**	10	\$10,700	C
Ceramic Tile	3%			2034	**	5	\$2,600	C
Concrete Masonry Unit	72%			LIFE	**	5	\$49,100	C
Gypsum Board	10%			LIFE	**	5-10	\$14,500	C
Masonry: Brick	2%			LIFE	**	10	\$500	C
Mosaic Tile	8%	Now	\$10,000	LIFE	**			C
<i>Vertical Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : In Stair Near Perforated Concrete Wall</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Near Elevator</i>								
<i>Explanation : Staining / Discolored</i>								
Ceilings								
AcousTileConcealSpLn	62%	Now	\$84,600	2038	**	5	\$34,500	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Fourth Floor, Various Other Locations</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Fourth Floor</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 33%</i>								
<i>Location : Throughout</i>								
AcousTileConcealSpLn	13%			2038	**	5	\$14,500	B
Exposed Concrete	20%			LIFE	**	5-10	\$22,200	B
Gypsum Board	5%			LIFE	**	5-10	\$15,300	B

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2045	**	5	\$200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps And 1200 Amps Main Disconnect Switch</i>								
Fused Disc Sw	30%			2025	\$8,700	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2030	**	5	\$200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 150 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	30%			2035	**	5	\$100	B
Molded Case Bkrs	70%	4+	\$6,400	2035	**	5	\$600	B
<i>Corroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Penthouse Mechanical Room</i>								
Raceway								
Conduit	80%			2025	\$69,300	1		B
Conduit	20%			2045	**	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$10,300	5	\$100	B
Molded Case Bkrs	80%			2024	\$82,600	5	\$1,300	B
Molded Case Bkrs	10%			2033	**	5	\$200	B
Wiring								
Braided Cloth	70%	2-4	\$63,700	2050	**	1		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Insulation Aged</i>								
Thermoplastic	10%			2045	**	1		B
Thermoplastic	20%			2025	\$18,200	1		B
Motor Controllers								
Locally Mounted	30%			2023	\$6,500	5	\$100	B
Locally Mounted	10%			2038	**	5		B
Motor Control Center	60%			2023	\$106,600	5	\$1,000	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,800	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$19,100	B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Generators								
Diesel	100%			2034	* *	1	\$24,000	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Outside The Building</i>							
	<i>Explanation : One 750 Kw</i>							
<hr/>								
Batteries								
Lead/Acid	100%			2019	\$600	5	\$2,300	B
<hr/>								
Fuel Storage								
Day Tank	100%			2041	* *	5	\$11,000	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Outside Without Generator</i>							
	<i>Explanation : One 700 Gallon Tank - Fuel Is Also Supplied From The Energy/ Central Plant</i>							
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2030	* *	10	\$54,500	B
	<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Egress Lighting								
Emergency, Service	50%			2030	* *	1		B
Exit, Service	40%			2020	\$3,300	1		B
Exit, Service	10%			2030	* *	1		B
<hr/>								
Exterior Lighting								
HID	30%			2025	\$6,400	10	\$100	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Exterior</i>							
	<i>Explanation : Controlled Via Photocell</i>							
<hr/>								
No Component	70%							D
<hr/>								
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%			2025	\$182,500			B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2025	\$130,100	1		B
<hr/>								
Conversion Equipment								
Heat Exchanger	100%			2038	* *	1	\$29,400	B
	<i>Recent Installation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : One Unit</i>							

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Hot Wtr Piping/Pump	10%	2-4	\$28,300	2050	* *	4	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 25%</i>								
<i>Location : Attic</i>								
<i>Explanation : 2 Of 3 Pumps Need Repair</i>								
Hot Wtr Piping/Pump	10%			2033	* *	4	\$400	B
Steam Piping/Pump	80%	Now	\$31,500	2025	\$314,800	4	\$2,300	B
<i>Leak Evident, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Basement And Throughout</i>								
Terminal Devices								
Air Handler	60%	Now	\$9,100	2020	\$182,300	1	\$19,900	B
<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Air Handler Coil, Penthouse</i>								
Convectror/Radiator	40%	Now	\$21,300	2023	\$212,900	1	\$6,900	B
<i>Damaged, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Air Conditioning								
Energy Source								
Electricity	20%			2024	\$31,900	1		B
No Component	80%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location :</i>								
<i>Explanation : Chilled Water From Plant</i>								
Conversion Equipment								
Split Unit	10%			2033	* *			B
Window/Wall Unit	90%			2020	\$104,300	1		B
Distribution								
Chilled Wtr Pipe/Pump	100%			2025	\$275,400	4	\$4,400	B
<i>Not in Service, Extent : Light, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
Terminal Devices								
Air Handler/Cool/Ht	100%	Now	\$47,900	2020	\$239,400	1	\$33,100	B
<i>Not in Service, Extent : Light, Area Affected : 20%</i>								
<i>Location : Attic</i>								
Heat Rejection								
Evap Condenser	100%	Now	\$45,900	2035	* *	2	\$33,100	B
<i>Not in Service, Extent : Light, Area Affected : 20%</i>								
<i>Location : Roof</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%	2-4	\$145,900	LIFE	* *	2-5	\$33,200	B
<i>Insul. Deteriorating, Extent : Light, Area Affected : 20%</i>								
<i>Location : 4th Floor</i>								
Exhaust Fans								
Interior	100%	0-2	\$62,300	2035	* *	2	\$1,500	B
<i>Malfunctioning, Extent : Light, Area Affected : 50%</i>								
<i>Location : Attic</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE POLOWCZYK HALL

Asset # : 2094

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
H/C Water Piping Galv Iron/Steel	100%	Now	\$8,400	2030	**	1		B
			<i>Corroded, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Throughout</i>					
Water Heater Electric	100%			2024	\$8,700	4	\$500	B
			<i>Recent Installation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Attic 225 Gallons</i>					
HW Heat Exchanger Low Temp	100%			2051	**	4	\$5,900	B
			<i>Recent Installation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
Sanitary Piping Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping Cast Iron	100%	Now	\$7,900	LIFE	**	1		B
			<i>Leak Evident, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : 4th Floor</i>					
Sump Pump(s) Submersible	100%			2016	\$6,300	4	\$2,500	B
Backflow Preventer No Component Generic	80%							D
	20%			2025	\$1,100	1	\$700	B
			<i>Other Observation, Extent : Light, Area Affected : 10%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : For Sprinkler System Only</i>					
Fixtures Generic	100%							B
Vertical Transport								
Elevators Geared Traction	100%			LIFE	**			C
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : B-4</i>					
			<i>Explanation : One Unit</i>					
Fire Suppression								
Standpipe Generic	100%			2045	**	1-5	\$30,000	B
Sprinkler No Component Generic	95%							D
	5%	4+	\$3,300	2035	**	1-2	\$700	B
			<i>Other Observation, Extent : Light, Area Affected : 50%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : Sprinkler Caps Missing</i>					

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,250,000	\$82,300
Interior Architecture		\$164,500
Electrical		\$77,600
Mechanical		\$336,100
Total	\$1,250,000	\$660,500
Priority A	\$1,250,000	\$82,300
Priority B		\$413,700
Priority C		\$164,500
Total	\$1,250,000	\$660,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$93,100			
Interior Architecture	\$127,200		\$7,400	\$6,700
Electrical	\$27,600	\$800	\$400	\$400
Mechanical	\$54,000	\$9,400	\$18,200	\$9,900
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$309,900	\$18,000	\$33,900	\$24,900
Priority A	\$93,100			
Priority B	\$136,300	\$18,000	\$26,500	\$18,200
Priority C	\$80,400		\$7,400	\$6,700
Total	\$309,900	\$18,000	\$33,900	\$24,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$941,600	LIFE	**	5	\$82,300	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Theater And Main Building</i>								
<i>Diagonal Cracks, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Throughout Theater, East Side Of Roscoe</i>								
<i>Expansion Jnt Failure, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Whole East Facade Of Theater, Various Other Locations</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Repairs in Progress, Extent : Light, Area Affected : 20%</i>								
<i>Location : Theater</i>								
<i>Sidewalk Shed in Use, Extent : Light, Area Affected : 20%</i>								
<i>Location : Theater</i>								
Masonry: Limestone	10%			LIFE	**	5	\$14,500	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 20%</i>								
<i>Location : Along First And Second Floor Horizontal Bands</i>								
Metal Panel	3%			2035	**	5-10	\$20,000	A
Granite Panels	2%	Now	\$24,300	LIFE	**	5	\$1,500	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Main Entrance</i>								
<i>Loose Units, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Main Entrance To Main Building</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Main Entrance</i>								
Windows								
Aluminum	95%	Now	\$20,000	2033	**	5	\$1,300	A
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Portions Of Main Building</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various Rooms</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2034	**	10	\$800	A

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Parapets								
Masonry: Brick	75%	Now	\$32,900	LIFE	**	5	\$3,000	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various On Every Roof</i>								
<i>Diagonal Cracks, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Various At Every Roof On Exterior Face</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
<i>Spalling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Interior Face</i>								
Masonry: Limestone	5%	Now	\$2,000	LIFE	**	5	\$300	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Metal Rail	20%	Now	\$2,000	2030	**	5	\$5,700	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Main Roof</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Main Roof</i>								
Roof								
Cast in Place Concrete	10%	Now	\$4,600	LIFE	**			A
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>								
<i>Location : Terraces</i>								
<i>Caulking Deteriorated, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Terraces</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Terrace Over Lobby</i>								
Modified Bitumen	15%	Now	\$57,800	2035	**			A
<i>Blisters, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Theater Roof</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Theater Roof</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Theater Roof</i>								
Modified Bitumen	65%	Now	\$250,500	2035	**			A
<i>Blisters, Extent : Severe, Area Affected : 75%</i>								
<i>Location : Main Roof</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Main Roof, Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Main Roof, Throughout</i>								
Single Ply Membrane	8%			2025	\$17,800	10	\$5,600	A
Skylight, Metal/Glass	2%			2045	**	10	\$4,700	A
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	3%			2024	\$30,900	3	\$3,800	C
Cast in Place Concrete	15%	Now	\$2,500	LIFE	**	5	\$27,900	C
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North End Of Mechanical Room</i>								
Ceramic Tile	5%			2034	**	5	\$4,300	C
Quarry Tile	3%			2038	**	5	\$3,800	C
Terrazzo	10%			LIFE	**	5	\$13,300	C
Vinyl Tile	40%			2033	**	3	\$12,800	C
Vinyl Tile	24%	Now	\$32,900	2025	\$164,500	3	\$7,700	C
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 15%</i>								
<i>Location : South Wing Of Main Building (Roscoe)</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Wing Of Main Building</i>								
<i>Worn/Eroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : South Wing Main Building</i>								
Interior Walls								
Ceramic Tile	5%			2034	**	5	\$4,100	C
Concrete Masonry Unit	35%			LIFE	**	5	\$22,800	C
Gypsum Board	15%			LIFE	**	5-10	\$20,700	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Main Bldg - Bookstore, Lounge, Meeting Rooms</i>								
<i>Repairs in Progress, Extent : Light, Area Affected : 10%</i>								
<i>Location : South Wing Of Main Building, 3rd Floor</i>								
Masonry: Brick	5%			LIFE	**	10	\$1,200	C
Plaster	40%	Now	\$12,400	LIFE	**	5	\$9,800	C
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 10%</i>								
<i>Location : South Wing Of Main Building</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : South Wing Of Main Building (Roscoe)</i>								

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	2%	Now	\$13,300	2045	**	5	\$1,100	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby/ Corridors</i>								
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
AcousTileSusp.Lay-In	58%			2045	**	5	\$50,500	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Main Building And Theater</i>								
Exposed Concrete	15%	Now	\$19,900	LIFE	**	5	\$2,000	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Concrete Beam In Basement Crawl Space Under Main Building</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Basement Crawl Space Beams Under Main Building</i>								
<i>Spalling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Areas In Basements</i>								
Plaster	25%	Now	\$13,500	LIFE	**	5	\$13,600	B
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Wing Of Main Building</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : South Wing Of Main Building</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2051	**	5	\$300	B
Raceway								
Conduit	50%			2025	\$43,300	1		B
Conduit	50%			2051	**	1		B
Panelboards								
Fused Disc Sw	5%			2047	**	5	\$100	B
Fused Disc Sw	10%			2024	\$8,000	5	\$100	B
Molded Case Bkrs	20%			2024	\$16,100	5	\$300	B
Molded Case Bkrs	65%			2047	**	5	\$1,000	B
Wiring								
Braided Cloth	30%	2-4	\$27,300	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	20%			2025	\$18,200	1		B
Thermoplastic	50%			2051	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Motor Controllers								
Locally Mounted	50%			2038	**	5	\$200	B
Locally Mounted	50%			2023	\$6,500	5	\$200	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	20%			2033	**	10	\$10,400	B
<i>T-5 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Fluorescent	30%			2030	**	10	\$15,600	B
Fluorescent	40%			2033	**	10	\$20,800	B
HID	10%			2030	**	10	\$200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Main Building, Auditorium</i>								
<i>Explanation : Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exit, Service	50%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Gets Power From Adjacent Building Generator</i>								
Exterior Lighting								
HID	100%			2030	**	10	\$200	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2033	**	1	\$2,200	B
Fire/Smoke Detection								
No Component	30%							D
Generic, Analog	70%			2033	**			B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	70%			2035	**	1		B
Natural Gas	30%			2045	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. BROWN STUDENT CENTER
Asset # : 2077

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Heat Exchanger	100%			2038	**	1	\$28,100	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 1 Unit</i>							
Distribution								
Steam Piping/Pump	100%			2051	**	4	\$2,800	B
	<i>Recent Replace Evident, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Basement</i>							
Terminal Devices								
Air Handler	80%			2020	\$232,300	1	\$28,100	B
Convactor/Radiator	20%			2030	**	1	\$3,700	B
Air Conditioning								
Energy Source								
Electricity	100%			2041	**	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	30%			2030	**	2	\$1,000	B
Split Unit	10%			2030	**			B
Window/Wall Unit	40%			2020	\$44,300	1		B
No Component	20%							D
Distribution								
Ductwork/Diffusers	30%			LIFE	**	2	\$27,700	B
No Component	70%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$50,200	B
Exhaust Fans								
Interior	100%	Now	\$3,000	2025	\$59,500	2	\$1,400	B
	<i>Broken, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Penthouse</i>							
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$16,100	2030	**	1		B
	<i>Corroded, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Water Heater								
Electric	100%			2023	\$8,400	4	\$300	B
	<i>Recent Replace Evident, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Basement</i>							
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	65%			2020	\$6,800	4	\$1,600	B
Submersible	35%			2016	\$2,200	4	\$900	B

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

Asset # : 2077

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Freight 1- Roof, Passenger 1-3 Fl</i>					
			<i>Explanation : 2 Units - 1 Freight And 1 Passenger</i>					
Fire Suppression								
Standpipe								
Generic	100%			2035	**	1-5	\$28,600	B
Sprinkler								
No Component	40%							D
Generic	60%			2035	**	1-2	\$9,600	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$137,100	
Interior Architecture			\$129,300
Total		\$137,100	\$129,300
Priority A		\$137,100	
Priority C			\$129,300
Total		\$137,100	\$129,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$32,500		\$4,000	
Interior Architecture	\$66,400		\$1,900	\$2,000
Electrical	\$4,500	\$600	\$500	\$500
Mechanical	\$2,400	\$1,700	\$3,900	\$1,600
Total	\$105,800	\$2,300	\$10,300	\$4,100
Priority A	\$32,500		\$4,000	
Priority B	\$22,400	\$2,300	\$4,500	\$2,100
Priority C	\$50,900		\$1,900	\$2,000
Total	\$105,800	\$2,300	\$10,300	\$4,100



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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. STUDENT CENTER - ANNEX
Asset # : 14634

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$17,500	LIFE	**	5	\$12,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : Southeast Corner At First Floor Window Sill</i>								
Masonry: Limestone	10%	Now	\$3,000	LIFE	**	5	\$1,100	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Panel	5%			2045	**	5-10	\$4,900	A
Windows								
Aluminum	98%	Now	\$63,800	2033	**	5	\$4,000	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Ctrwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Various Locations</i>								
Metal Louvers	2%			2034	**	10	\$1,000	A
Parapets								
Masonry: Brick	80%			LIFE	**	5-10	\$13,100	A
Metal Panel	5%	Now	\$900	2045	**	5	\$200	A
<i>Miss/Damaged Copings, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Northeast Corner Of Roof</i>								
Metal Rail	15%			2038	**	5-10	\$6,500	A
Roof								
Modified Bitumen	100%	Now	\$73,300	2035	**			A
<i>Blisters, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Various Locations</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Carpet	5%			2024	\$12,900	3	\$1,600	C
Cast in Place Concrete	15%			LIFE	**	5	\$14,000	C
Mosaic Tile	5%			2038	**	5	\$2,700	C
Vinyl Tile	75%	Now	\$25,900	2025	\$129,300	3	\$6,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Interior Walls								
Concrete Masonry Unit	95%			LIFE	**	5	\$31,500	C
Gypsum Board	5%			LIFE	**	5-10	\$3,500	C

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

Asset # : 14634

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTile,Adhered	30%	Now	\$5,700	2030	**	5	\$3,200	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Classrooms On Third Floor</i>								
AcousTileSusp.Lay-In	30%	Now	\$2,500	2030	**	5	\$3,200	B
<i>Staining/Discoloring, Extent : Light, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
Exposed Concrete	20%			LIFE	**	5-10	\$5,400	B
Plaster	20%	Now	\$2,700	LIFE	**	5	\$2,700	B
<i>Loose/Delam Surface, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Third Floor</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Third Floor</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2051	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 800 Amp And Two 400 Amp Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2042	**	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 500 Kva And One 225 Kva 480v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2051	**	5	\$100	B
Raceway								
Conduit	50%			2025	\$7,700	1		B
Conduit	50%			2051	**	1		B
Panelboards								
Fused Disc Sw	5%			2047	**	5		B
Fused Disc Sw	10%			2024	\$2,300	5		B
Molded Case Bkrs	20%			2024	\$4,600	5	\$100	B
Molded Case Bkrs	65%			2047	**	5	\$200	B
Wiring								
Braided Cloth	30%	2-4	\$3,900	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Thermoplastic	20%			2025	\$2,600	1		B
Thermoplastic	50%			2051	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. STUDENT CENTER - ANNEX
Asset # : 14634

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Motor Controllers								
Locally Mounted	50%			2038	**	5		B
Locally Mounted	50%			2023	\$6,500	5		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2042	**	1	\$4,400	B
Lighting								
Interior Lighting								
Fluorescent	20%			2033	**	10	\$2,600	B
		<i>T-5 Lamps, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
Fluorescent	30%			2030	**	10	\$3,900	B
Fluorescent	50%			2033	**	10	\$6,600	B
Egress Lighting								
Emergency, Service								
	50%			2033	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exit, Service	50%			2030	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
		<i>Explanation : Gets Power From Adjacent Building Generator</i>						
Exterior Lighting								
HID	100%			2030	**	10		B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2033	**	1	\$500	B
Fire/Smoke Detection								
No Component	30%							D
Generic, Analog	70%			2033	**			B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2035	**	1		B
Conversion Equipment								
Heat Exchanger	100%			2034	**	1	\$7,100	B
		<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE ROSCOE C. STUDENT CENTER - ANNEX
Asset # : 14634

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Heating								
Distribution								
Steam Piping/Pump	100%			2035	* *	4	\$700	B
Terminal Devices								
Convactor/Radiator	100%			2030	* *	1	\$4,600	B
Air Conditioning								
Energy Source								
Electricity	100%			2033	* *	1		B
Conversion Equipment								
Window/Wall Unit	80%			2020	\$22,300	1		B
No Component	20%							D
Ventilation								
Distribution								
Ductwork/Diffusers	20%			LIFE	* *	2-5	\$2,500	B
No Component	80%							D
Exhaust Fans								
Roof	20%			2025	\$2,200	2	\$100	B
Not Accessible	80%							D
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%			2038	* *	1		B
Water Heater								
Electric	100%			2023	\$2,100	4	\$100	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : 120 Gallon</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	60%			2025	\$6,300	4	\$1,500	B
Submersible	40%			2018	\$2,500	4	\$1,000	B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$42,600	\$36,100
Interior Architecture	\$49,300	
Electrical		\$367,600
Mechanical		\$465,600
Total	\$91,900	\$869,300
Priority A	\$42,600	\$36,100
Priority B		\$833,200
Priority C	\$49,300	
Total	\$91,900	\$869,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$42,200			
Interior Architecture	\$54,000		\$1,200	\$3,800
Electrical	\$1,600	\$1,100	\$1,300	\$1,500
Mechanical	\$41,400	\$2,800	\$2,800	\$2,200
Total	\$139,200	\$4,000	\$5,300	\$7,500
Priority A	\$42,200			
Priority B	\$68,000	\$4,000	\$4,100	\$3,700
Priority C	\$29,000		\$1,200	\$3,800
Total	\$139,200	\$4,000	\$5,300	\$7,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SAGE HALL

Asset # : 2064

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$8,800	LIFE	**	5	\$8,300	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Masonry: Brick	90%	Now	\$42,600	LIFE	**	5	\$29,800	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Loose Units, Extent : Severe, Area Affected : 5%</i>								
<i>Location : East Facade At Doorway</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North And South Facade</i>								
Masonry: Limestone	5%	Now	\$8,600	LIFE	**	5	\$1,200	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : 2nd Floor Horizontal Band</i>								
Windows								
Aluminum	100%			2041	**	5	\$1,400	A
Parapets								
Copper/Terne	5%			2060	**	5	\$1,000	A
Masonry: Brick	90%			LIFE	**	5-10	\$26,600	A
Pre-Cast Concrete	5%			LIFE	**	5	\$2,700	A
Roof								
Modified Bitumen	100%			2035	**	10	\$36,100	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : New Roof Installation</i>								
Interior								
Floors								
Cast in Place Concrete	8%	Now	\$3,100	LIFE	**	5	\$6,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Various Locations Throughout The Basement</i>								
Ceramic Tile	5%			2028	**	5	\$2,000	C
Terrazzo	5%			LIFE	**	5	\$3,100	C
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor</i>								
Vinyl Tile	78%	2-4	\$49,300	2030	**	3	\$11,500	C
<i>Worn/Eroded, Extent : Light, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Vinyl Tile 9" X 9"	4%			2030	**	3	\$600	C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Select Rooms/ Offices</i>								
<i>Explanation : Vinyl Tile 9 X 9</i>								

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SAGE HALL**

Asset # : 2064

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Interior Walls								
Cast in Place Concrete	15%	Now	\$6,800	LIFE	**			C
<i>Paint Peeling, Extent : Moderate, Area Affected : 33%</i>								
<i>Location : Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Mechanical Area - Basement</i>								
Concrete Masonry Unit	20%			LIFE	**	5	\$6,000	C
Gypsum Board	10%			LIFE	**	5-10	\$6,400	C
Masonry: Brick	10%			LIFE	**	10	\$1,100	C
Plaster	45%			LIFE	**	5-10	\$14,400	C
Ceilings								
AcousTileSusp.Lay-In	50%	Now	\$7,500	2038	**	5	\$9,800	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations Throughout 2nd Floor</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Locations Throughout 2nd Floor</i>								
Exposed Concrete	15%	Now	\$9,000	LIFE	**	5	\$900	B
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Beams In Basement</i>								
Plaster	35%	Now	\$8,500	LIFE	**	5	\$8,600	B
<i>Vertical Cracks, Extent : Light, Area Affected : 5%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 5%</i>								
<i>Location : 2nd Floor Corridor</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2025	\$3,100	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2023	\$14,200	5	\$100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 30 Kva 408v-208/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2025	\$60,600	5	\$100	B
Raceway								
Conduit	90%			2025	\$33,000	1		B
Conduit	10%			2045	**	1		B

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SAGE HALL**

Asset # : 2064

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2024	\$5,700	5	\$100	B
Molded Case Bkrs	10%			2041	* *	5	\$100	B
Molded Case Bkrs	80%			2024	\$45,900	5	\$600	B
Wiring								
Thermoplastic	90%			2025	\$31,700	1		B
Thermoplastic	10%			2045	* *	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$800	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	* *	1	\$8,400	B
Lighting								
Interior Lighting								
Fluorescent	100%			2025	\$196,500	10	\$24,000	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Egress Lighting								
Emergency, Service	50%			2025	\$1,800	1		B
Exit, Service	50%			2025	\$1,800	1		B
Exterior Lighting								
HID	50%			2025	\$4,700	10		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Controlled Via Photocell</i>								
No Component	50%							D
Alarm								
Security System								
No Component	70%							D
Generic	30%			2025	\$23,500	1	\$3,100	B
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%			2030	* *			B

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2025	\$57,400	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Supplied From Adjacent Building</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SAGE HALL**

Asset # : 2064

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment								
Heat Exchanger	100%			2038	* *	1	\$13,000	B
Distribution								
Steam Piping/Pump	100%			2025	\$173,500	4	\$1,900	B
Terminal Devices								
Convactor/Radiator	100%			2023	\$234,700	1	\$8,500	B
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		B
Conversion Equipment								
Ext Pkg Unit - Cooling	30%	0-2	\$34,400	2035	* *	2	\$400	B
			<i>Damaged, Extent : Moderate, Area Affected : 20%</i>					
			<i>Location : Roof</i>					
			<i>Malfunctioning, Extent : Moderate, Area Affected : 80%</i>					
			<i>Location : Roof</i>					
Window/Wall Unit	60%			2020	\$30,700	1		B
No Component	10%							D
Ventilation								
Distribution								
Ductwork/Diffusers	30%			LIFE	* *	2-5	\$6,900	B
No Component	70%							D
Exhaust Fans								
Roof	30%			2025	\$5,900	2	\$200	B
No Component	70%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$1,500	2035	* *	1		B
			<i>Corroded, Extent : Severe, Area Affected : 10%</i>					
			<i>Location : Street Supply Line</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2020	\$10,500	4	\$2,500	B
Fixtures								
Generic	100%							B

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$41,400	\$37,800
Total	\$41,400	\$37,800
Priority A	\$41,400	\$37,800
Total	\$41,400	\$37,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$11,800			
Interior Architecture	\$37,100			\$1,100
Electrical	\$300	\$200	\$100	\$100
Mechanical	\$2,700	\$1,100	\$2,700	\$1,400
Total	\$51,800	\$1,300	\$2,800	\$2,500
Priority A	\$11,800			
Priority B	\$14,000	\$1,300	\$2,800	\$1,400
Priority C	\$26,000			\$1,100
Total	\$51,800	\$1,300	\$2,800	\$2,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SNOW HALL

Asset # : 2068

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	90%	Now	\$41,400	LIFE	**	5	\$14,500	A
<i>Graffiti, Extent : Light, Area Affected : 10%</i>								
<i>Location : North And East Elevations</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Locations</i>								
<i>Loose Units, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Chimney And Southeast Corner</i>								
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Wood	10%	Now	\$8,000	2045	**	5	\$4,000	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Fascia</i>								
<i>Deteriorated Finish, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Fascia</i>								
Windows								
Aluminum	100%			2050	**	5	\$400	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roof								
Asphalt Shingle	100%	Now	\$3,800	2021			\$37,800	A
<i>Gut/DS Non Func/Miss, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$3,100	C
Ceramic Tile	5%			2040	**	5	\$700	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Bathrooms</i>								
Vinyl Tile	60%	Now	\$3,400	2035	**	3	\$3,200	C
<i>Adhesion Failure, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
Wood	30%			2065	**	5	\$8,000	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : First Floor</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SNOW HALL**

Asset # : 2068

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	10%	Now	\$8,100	LIFE	**			C
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Basement</i>								
Concrete Masonry Unit	5%			LIFE	**	5	\$500	C
Gypsum Board	85%			LIFE	**	5-10	\$19,500	C
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Ceilings								
AcousTileSusp.Lay-In	30%			2045	**	5	\$4,300	B
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : First Floor</i>								
Exposed Concrete	20%			LIFE	**	5-10	\$3,600	B
Plaster	50%			LIFE	**	5-10	\$12,400	B
<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2051	**	5		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 400 Amp Main Disconnect Switch</i>								
Raceway								
Conduit	100%			2025	\$22,000	1		B
Panelboards								
Fused Disc Sw	5%			2047	**	5		B
Molded Case Bkrs	95%			2047	**	5	\$200	B
Wiring								
Thermoplastic	100%			2051	**	1		B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : New</i>								
Lighting								
Interior Lighting								
Fluorescent	100%			2033	**	10	\$8,700	B
<i>T-5 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SNOW HALL**

Asset # : 2068

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Egress Lighting Emergency, Battery	50%			2025	\$1,600	10	\$1,100	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Gets Power From Adjacent Building Generator</i>					
Exit, Service	50%			2020	\$700	1		B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : Gets Power From Adjacent Building Generator</i>					
Exterior Lighting HID	100%			2020	\$500	10		B
Alarm								
Security System No Component Generic	80%							D
	20%			2035	**	1	\$700	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Main Entrance</i>					
			<i>Explanation : Cameras</i>					
Fire/Smoke Detection Generic, Analog	100%			2035	**			B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : New System</i>					
Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source Fuel Oil No 2	100%			2035	**	5	\$2,900	B
Conversion Equipment Hot Water Boiler	100%			2038	**	1	\$4,700	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : 140,000 Btu Unit</i>					
Distribution Hot Wtr Piping/Pump	100%			2033	**	4	\$700	B
Terminal Devices Convactor/Radiator	100%			2042	**	1	\$3,100	B
			<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Throughout</i>					
Air Conditioning								
Energy Source Electricity	100%			2041	**	1		B

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

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

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**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SNOW HALL**

Asset # : 2068

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Split Unit	60%			2030	**			B
No Component	40%							D
Distribution								
Ductwork/Diffusers	60%			LIFE	**	2	\$9,200	B
No Component	40%							D
Plumbing								
H/C Water Piping								
Brass/Copper	10%			2051	**	1		B
Galv Iron/Steel	90%			2042	**	1		B
HW Heat Exchanger								
Low Temp	100%			2051	**	4	\$900	B
			<i>Recent Replace Evident, Extent : Light, Area Affected : 20%</i>					
			<i>Location : Basement</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Backflow Preventer								
No Component	50%							D
Generic	50%			2025	\$400	1	\$300	B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	75%							D
Generic	25%			2035	**	1-2	\$700	B

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

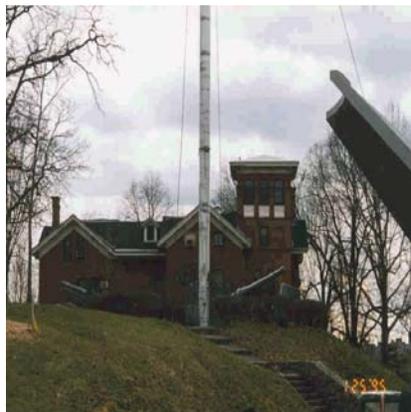
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$35,200	\$35,100
Interior Architecture	\$162,700	
Electrical		\$55,900
Mechanical		\$350,300
Total	\$197,800	\$441,300
Priority A	\$35,200	\$35,100
Priority B	\$111,800	\$406,200
Priority C	\$50,900	
Total	\$197,800	\$441,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$59,700			
Interior Architecture	\$121,200			\$7,900
Electrical	\$3,500	\$700	\$700	\$700
Mechanical	\$48,800	\$2,200	\$1,800	\$2,200
Total	\$233,200	\$2,800	\$2,500	\$10,800
Priority A	\$59,700			
Priority B	\$57,200	\$2,800	\$2,500	\$2,900
Priority C	\$116,300			\$7,900
Total	\$233,200	\$2,800	\$2,500	\$10,800



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL

Asset # : 2065

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	**	5	\$53,100	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : All Elevations</i>								
Masonry: Brownstone	5%			LIFE	**	5	\$2,300	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : All Elevations</i>								
Masonry: Fieldstone	10%	Now	\$29,500	LIFE	**	5	\$2,300	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : South Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Basement</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Areas On East Side</i>								
<i>Explanation : Loose Units</i>								
Windows								
Aluminum	95%			2041	**	5	\$800	A
Steel	5%	Now	\$2,100	2050	**	5	\$300	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
Parapets								
Wood Cornice	100%			2055	**	5-10	\$17,100	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : All Elevations</i>								
Roof								
Metal Panel	85%			2045	**	10	\$35,100	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Entire Roof</i>								
Plaza Roof: Stone Panels	15%	Now	\$35,200	2051	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Basement</i>								

Interior

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL

Asset # : 2065

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	50%			2021	\$166,100	3	\$27,500	C
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
Cast in Place Concrete	10%	Now	\$5,400	LIFE	**	5	\$6,000	C
	<i>Uneven Surface, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Basement</i>							
Ceramic Tile	5%	Now	\$12,600	2034	**	5	\$700	C
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Men's Restroom</i>							
	<i>Poor Subfloor Evident, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Men's Restroom</i>							
Vinyl Tile	20%	4+	\$2,200	2030	**	3	\$2,100	C
	<i>Worn/Eroded, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Vinyl Tile 9" X 9"	10%	Now	\$8,600	2035	**	3	\$1,000	C
	<i>Broken/Missing Elements, Extent : Severe, Area Affected : 75%</i>							
	<i>Location : Third Floor</i>							
	<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Third Floor</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Third Floor</i>							
	<i>Explanation : Vinyl Tile 9 X 9</i>							
Wood	5%	Now	\$25,700	2053	**	5	\$1,300	C
	<i>Loose Units, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Uneven Surface, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Basement</i>							

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

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

CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL

Asset # : 2065

Architecture	Current Repair			Future Replacement		Maintenance			Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost		
Interior									
Interior Walls									
Gypsum Board	10%	Now	\$10,300	LIFE	**	5	\$1,600	C	
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 10%</i>									
<i>Location : Basement</i>									
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>									
<i>Location : Basement</i>									
<i>Other Observation, Extent : Moderate, Area Affected : 50%</i>									
<i>Location : Basement</i>									
<i>Explanation : Mold / Mildew</i>									
Masonry: Brick	10%	Now	\$19,400	LIFE	**			C	
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Basement</i>									
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Basement</i>									
<i>Spalling, Extent : Moderate, Area Affected : 15%</i>									
<i>Location : Basement</i>									
Masonry: Fieldstone	5%	Now	\$25,100	LIFE	**			C	
<i>Other Observation, Extent : Moderate, Area Affected : 75%</i>									
<i>Location : Basement</i>									
<i>Explanation : Water Penetration And Missing Mortar Joints</i>									
Plaster	20%	Now	\$39,900	LIFE	**	5	\$1,600	C	
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 60%</i>									
<i>Location : Basement, Men's Toilet, Various locations throughout</i>									
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>									
<i>Location : Basement</i>									
Plaster	55%	Now	\$11,000	LIFE	**	5	\$4,300	C	
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 20%</i>									
<i>Location : Throughout</i>									
Ceilings									
AcousTile,Adhered	20%	Now	\$5,000	2038	**	5	\$2,800	B	
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Room 202 And Other Areas</i>									
Plaster	20%	Now	\$69,900	LIFE	**	5	\$3,500	B	
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>									
<i>Location : Basement, Men's Toilet</i>									
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>									
<i>Location : Basement, Men's Toilet</i>									
Plaster	60%	Now	\$41,900	LIFE	**	5	\$10,500	B	
<i>Patching Evident, Extent : Moderate, Area Affected : 25%</i>									
<i>Location : Throughout</i>									
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Various Locations Throughout</i>									
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : Various Locations Throughout</i>									

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

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

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CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL

Asset # : 2065

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Molded Case Bkrs	100%			2045	**	5	\$500	B
Switchgear / Switchboard								
Molded Case Bkrs	100%			2045	**	5	\$500	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 400 Amp Main Distribution Board</i>								
Raceway								
Conduit	80%			2045	**	1		B
Conduit	20%			2025	\$3,100	1		B
Panelboards								
Fused Disc Sw	10%			2024	\$2,300	5		B
Molded Case Bkrs	20%			2024	\$4,600	5	\$100	B
Molded Case Bkrs	70%			2041	**	5	\$400	B
Wiring								
Braided Cloth	20%	2-4	\$2,600	2050	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Upper Levels</i>								
Thermoplastic	80%			2045	**	1		B
Motor Controllers								
Locally Mounted	100%			2023	\$12,900	5	\$100	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2038	**	1	\$5,800	B
Lighting								
Interior Lighting								
Fluorescent	100%			2030	**	10	\$16,800	B
<i>T-8 Lamps, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Egress Lighting								
Emergency, Service	50%			2030	**	1		B
Exit, Service	50%			2030	**	1		B
Exterior Lighting								
HID	30%			2030	**	10		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Controlled Via Photocell</i>								
No Component	70%							D
Alarm								
Security System								
No Component	90%							D
Generic	10%			2025	\$5,400	1	\$700	B
Fire/Smoke Detection								
No Component	70%							D
Generic, Analog	30%			2020	\$55,900			B

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
BRONX COMMUNITY COLLEGE SOUTH HALL**

Asset # : 2065

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2025	\$40,100	1		B
Conversion Equipment								
Heat Exchanger	100%			2038	* *	1	\$9,100	B
Distribution								
Hot Wtr Piping/Pump	100%	2-4	\$26,200	2041	* *	4	\$900	B
			<i>Corroded, Extent : Light, Area Affected : 30%</i>					
			<i>Location : Basement</i>					
			<i>Insul. Deteriorating, Extent : Light, Area Affected : 50%</i>					
			<i>Location : Basement</i>					
Terminal Devices								
Convactor/Radiator	90%			2023	\$147,800	1	\$5,300	B
Fan Coil Unit/Heat	10%			2020	\$26,000	1	\$600	B
Air Conditioning								
Energy Source								
Electricity	100%			2041	* *	1		B
Conversion Equipment								
Window/Wall Unit	80%			2020	\$28,600	1		B
No Component	20%							D
Ventilation								
Exhaust Fans								
Roof	100%			2033	* *	2	\$600	B
Plumbing								
H/C Water Piping								
Galv Iron/Steel	100%	Now	\$20,800	2030	* *	1		B
			<i>Corroded, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : Throughout</i>					
Water Heater								
Electric	100%			2024	\$2,700	4	\$200	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Basement</i>					
			<i>Explanation : 50 Gal Tank</i>					
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Not Accessible	100%							D
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	20%							D
Generic	80%			2025	\$162,400	1-2	\$4,100	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G
Address : 135 EAST 146TH ST. @ WALTON AVE.
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : CUN0002.060 / 14556 **Yr Built/Renovated** : 1965 / 2012
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$58,900	\$232,900
Mechanical			\$59,900
Total		\$58,900	\$292,900
Priority A		\$58,900	\$232,900
Priority B			\$59,900
Total		\$58,900	\$292,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$2,000	\$6,300		\$1,200
Interior Architecture		\$10,800	\$1,300	
Electrical	\$100	\$300	\$100	\$16,700
Mechanical	\$1,000	\$1,100	\$1,300	\$15,400
Total	\$3,100	\$18,600	\$2,800	\$33,300
Priority A	\$2,000	\$6,300		\$1,200
Priority B	\$1,100	\$7,900	\$1,500	\$32,100
Priority C		\$4,300	\$1,300	
Total	\$3,100	\$18,600	\$2,800	\$33,300



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G
Asset # : 14556

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	90%			LIFE	**	5	\$36,500	A
Metal Coiling Doors	10%			2037	**	5	\$12,700	A
Windows								
Aluminum	50%			2046	**	5	\$4,000	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Glass Block	50%			LIFE	**	5	\$2,500	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Parapets								
Masonry: Brick	95%			LIFE	**	5	\$11,800	A
Metal Panel	5%			2044	**	5	\$2,400	A
Roof								
Modified Bitumen	98%	Now	\$58,900	2024	\$196,400			A
<i>Blisters, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Garage</i>								
<i>Seams Open/Split, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Garage And Upper Roof</i>								
Skylight, Metal/Glass	2%			2034	**	10	\$2,400	A
Interior								
Floors								
Carpet	20%			2023	\$57,500	3	\$7,100	C
Cast in Place Concrete	10%			LIFE	**	5	\$5,200	C
Ceramic Tile	5%			2033	**	5	\$1,200	C
Vinyl Tile	65%			2029	**	3	\$5,800	C
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$1,500	C
Concrete Masonry Unit	45%			LIFE	**	5	\$5,300	C
Gypsum Board	50%			LIFE	**	5	\$8,900	C
Ceilings								
AcousTileSusp.Lay-In	55%			2037	**	5	\$13,100	B
Exposed Concrete	20%			LIFE	**	5	\$700	B
Exposed Struc: Steel	15%			LIFE	**			B
Gypsum Board	5%			LIFE	**	5	\$1,500	B
Plaster	5%			LIFE	**	5	\$700	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$3,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : No Available Nameplate Rating</i>								

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Estimates are rounded to the nearest hundred dollars.

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G
Asset # : 14556

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2034	**	5	\$100	B
Raceway								
Conduit	100%			2034	**	1		B
Panelboards								
Molded Case Bkrs	100%			2032	**	5	\$300	B
Wiring								
Thermoplastic	100%			2034	**	1		B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$200	B
Lighting								
Interior Lighting								
Fluorescent	98%			2029	**	10	\$14,300	B
		<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Fluorescent	2%			2029	**	10	\$300	B
		<i>T-5 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Storage Area</i>						
Egress Lighting								
Emergency, Battery	50%			2029	**	10	\$1,900	B
Exit, Service	50%			2029	**	1		B
Exterior Lighting								
HID	100%			2024		10	\$4,600	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2032	**	1	\$1,500	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Hallways</i>						
		<i>Explanation : C C T V Surveillance Cameras</i>						

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Electricity	30%			2034	**	1		B
Natural Gas	70%			2034	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G

Asset # : 14556

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Conversion Equipment								
Furnace	70%			2024	\$12,900	1	\$5,500	B
<i>Other Observation, Extent : Light, Area Affected : 70%</i>								
<i>Location : 3 Units In Garage, 2 Package Units In Office Area</i>								
<i>Explanation : 5 Units</i>								
Heat Pump	20%			2022	\$18,700	2	\$1,000	B
<i>Other Observation, Extent : Light, Area Affected : 20%</i>								
<i>Location : Offices</i>								
<i>Explanation : 4 Window Units</i>								
Radiant Heater	10%			2029	**	2	\$700	B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : Hallways</i>								
<i>Explanation : 3 Units</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2032	**	1		B
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	20%			2022	\$59,900	2	\$200	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 20%</i>								
<i>Location : 2 Package Units In Office Area</i>								
Split Unit	10%			2029	**			B
Window/Wall Unit	30%			2019	\$9,300	1		B
No Component	40%							D
Terminal Devices								
Fan Coil - Cooling	10%			2029	**	1	\$500	B
No Component	90%							D
Heat Rejection								
Remote Air Cond	10%			2029	**	2	\$1,100	B
No Component	90%							D
Ventilation								
Distribution								
Ductwork/Diffusers	30%			LIFE	**	2-5	\$2,700	B
No Component	70%							D
Exhaust Fans								
Interior	20%			2024	\$3,300	2	\$100	B
Roof	10%			2019	\$1,200	2	\$100	B
No Component	70%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		B
Water Heater								
Electric	100%			2019	\$2,300	4	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ADMINISTRATION BUILDING - G
Asset # : 14556

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Backflow Preventer								
Generic	100%			2019	\$1,500	1	\$1,000	B
Fixtures								
Generic	100%							B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$478,900	\$194,500
Interior Architecture	\$660,400	\$321,400
Electrical	\$252,200	\$521,500
Mechanical	\$511,900	\$3,627,200
Total	\$1,903,400	\$4,664,500
Priority A	\$478,900	\$194,500
Priority B	\$1,132,500	\$4,311,700
Priority C	\$292,000	\$158,300
Total	\$1,903,400	\$4,664,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$54,600		\$94,600
Interior Architecture		\$29,000		\$25,500
Electrical	\$25,400	\$28,700	\$19,000	\$20,000
Mechanical	\$80,600	\$52,100	\$95,000	\$81,000
Elevators/Escalators	\$34,500	\$34,500	\$34,500	\$34,500
Total	\$140,500	\$198,900	\$148,600	\$255,700
Priority A		\$54,600		\$94,600
Priority B	\$140,500	\$115,400	\$148,600	\$135,600
Priority C		\$29,000		\$25,500
Total	\$140,500	\$198,900	\$148,600	\$255,700



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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Architecture	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Exterior								
Exterior Walls								
Masonry: Brick	25%			LIFE	**	5	\$46,300	A
Masonry: Brick	30%			LIFE	**	5	\$55,600	A
Metal Panel	10%			2044	**	5-10	\$127,300	A
Stucco Cement	10%			2029	**	5	\$46,300	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 20%</i>								
<i>Location : South Wall</i>								
Stucco Cement	15%			2037	**	5	\$69,500	A
Window Wall	10%			2044	**	5	\$69,500	A
Windows								
Aluminum	57%			2040	**	5	\$29,200	A
Aluminum	38%	Now	\$231,800	2032	**	5	\$9,700	A
<i>Cirwt/Balnc Not Funct, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Old Wing</i>								
<i>Unit Inoperable, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Old Wing</i>								
Metal Louvers	5%			2033	**	10	\$16,000	A
Parapets								
Concrete Masonry Unit	15%			LIFE	**	5	\$1,700	A
Masonry: Brick	20%			LIFE	**	5	\$2,100	A
Masonry: Brick	30%			LIFE	**	5	\$3,100	A
Metal Panel	10%			2044	**	5	\$4,000	A
Metal Rail	15%			2037	**	5-10	\$27,800	A
Metal: Cage/Fence	5%			2037	**	5-10	\$4,000	A
Stucco Cement	5%			2037	**	5	\$1,300	A
Roof								
Built-Up (BUR)	40%	Now	\$185,300	2034	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Old Wing</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Old Wing</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Old Wing</i>								
Modified Bitumen	53%			2029	**	10	\$56,500	A
Modified Bitumen	5%			2029	**	10	\$5,300	A
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Childrens Area</i>								
<i>Explanation : Covered With Rubber Pads</i>								
Skylight, Plastic	2%			2037	**	1		A
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	10%			2023	\$350,700	3	\$43,500	C
Cast in Place Concrete	5%			LIFE	**	5	\$31,700	C
Ceramic Tile	5%			2039	**	5	\$14,500	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Restrooms</i>								
Terrazzo	15%			LIFE	**	5	\$34,000	C
Vinyl Tile	40%			2029	**	3	\$43,500	C
Vinyl Tile	25%	Now	\$292,000	2029	**	3	\$27,200	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Old Wing</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Old Wing</i>								
Interior Walls								
Ceramic Tile	5%			2039	**	5	\$18,400	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Restrooms</i>								
Concrete Masonry Unit	40%			LIFE	**	5	\$58,900	C
Gypsum Board	45%			LIFE	**	5	\$99,400	C
Plaster	10%			LIFE	**	5	\$11,000	C
Ceilings								
AcousTileConcealSpLn	50%			2037	**	5	\$181,200	B
AcousTileSusp.Lay-In	25%	Now	\$277,800	2037	**	5	\$36,200	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Old Wing</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Old Wing</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Old Wing</i>								
Exposed Concrete	10%			LIFE	**	5	\$4,500	B
Exposed Struc: Steel	5%			LIFE	**			B
Gypsum Board	10%			LIFE	**	5	\$36,200	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$33,100	5	\$800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 3- Main Service Switches Rated @ 4000 Amperes, 3000 Amperes And 2000 Amperes</i>								

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Transformers								
Dry Type	100%			2022	\$14,200	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1000 Kva And 750 Kva, 480/277/208 Volts</i>								
Switchgear / Switchboard								
Fused Disc Sw	50%			2034	**	5	\$400	B
Fused Disc Sw	50%			2024	\$75,700	5	\$400	B
Raceway								
Conduit	90%			2024	\$181,700	1		B
Conduit	10%			2034	**	1		B
Panelboards								
Fused Disc Sw	5%			2032	**	5	\$200	B
Fused Knife Sw	5%	2-4	\$9,800	2049	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Upper Floors</i>								
<i>Explanation : Obsolete Equipment</i>								
Molded Case Bkrs	40%			2032	**	5	\$2,000	B
Molded Case Bkrs	50%			2023	\$97,500	5	\$2,600	B
Wiring								
Braided Cloth	20%	2-4	\$41,000	2049	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement, Upper Floors</i>								
Thermoplastic	80%			2034	**	1		B
Motor Controllers								
Locally Mounted	75%			2022	\$25,100	5	\$1,000	B
Locally Mounted	20%			2029	**	5	\$300	B
Locally Mounted	5%			2037	**	5	\$100	B
Ground								
Grounding Devices								
Not Accessible	100%							D
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location :</i>								
<i>Explanation : Covered With Insulation</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2029	**	1	\$59,600	B
Generators								
Diesel	50%			2033	**	1	\$37,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Emergency Generator 1 Rated @ 150 Kw</i>								
Diesel	50%			2027	**	1	\$37,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Emergency Generator 2 Rated @ 300 Kw</i>								

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Stand-by Power							
Batteries							
Lead/Acid	50%			2018	\$300	5	\$3,600 B
Lead/Acid	50%			2017	\$300	5	\$3,600 B
Fuel Storage							
Day Tank	50%			2032	**	5	\$18,000 B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
<i>Location : Penthouse</i>							
<i>Explanation : 275 Gallons Capacity</i>							
Main Tank	50%			2039	**	5	\$2,800 B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
<i>Location : Basement</i>							
<i>Explanation : 275 Gallons Capacity</i>							
Lighting							
Interior Lighting							
Fluorescent	90%			2029	**	10	\$159,900 B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
<i>Location : Throughout The Building</i>							
<i>Explanation : T-8 Lamps</i>							
Fluorescent	10%			2029	**	10	\$17,800 B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
<i>Location : Lobby And Hallways</i>							
<i>Explanation : Compact Fluorescent Lamps</i>							
Egress Lighting							
Emergency, Service	50%			2029	**	1	B
Exit, LED	10%			2052	**	1	B
Exit, Service	40%			2029	**	1	B
Exterior Lighting							
HID	50%			2029	**	10	\$300 B
HID	50%			2019	\$33,600	10	\$300 B
Lightning Protection							
Arresters/Cabling							
No Component	50%						D
Generic	50%			2039	**	5	\$2,800 B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
<i>Location : New Addition Building Roof</i>							
<i>Explanation : Copper Lightning Rods</i>							
Alarm							
Security System							
No Component	70%						D
Generic	30%			2024	\$166,600	1	\$21,700 B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
<i>Location : Corridors</i>							
<i>Explanation : Internet Protocol Digital Video Surveillance System</i>							
Fire/Smoke Detection							
Under Construction	100%						D

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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		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Natural Gas	10%			2044	**	1		B
Interruptible Gas/Dual Fuel	90%			2044	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement Vault</i>						
		<i>Explanation : #4 Fuel Oil</i>						
Conversion Equipment								
Furnace	10%			2032	**	1	\$9,600	B
		<i>Other Observation, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Roof</i>						
		<i>Explanation : 3 Gas Fired Roof Top Package Units</i>						
Steam Boiler	90%			2037	**	1	\$172,600	B
		<i>Other Observation, Extent : Light, Area Affected : 90%</i>						
		<i>Location : Penthouse Mechanical Room</i>						
		<i>Explanation : 2 Steam Boilers</i>						
Distribution								
Hot Wtr Piping/Pump	60%			2040	**	4	\$8,600	B
Steam Piping/Pump	40%			2034	**	4	\$3,800	B
Terminal Devices								
Air Handler	30%			2029	**	1	\$35,900	B
Convactor/Radiator	40%			2022	\$693,500	1	\$25,000	B
Fan Coil Unit/Heat	30%			2029	**	1	\$18,800	B
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		B
Conversion Equipment								
Centrifugal, Compressor Turbine	50%			2027	**	1	\$104,800	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Penthouse Mechanical Room</i>						
		<i>Explanation : 2 Centrifugal Chillers Refrigerant - 134a</i>						
Int Pkg Unit - Heating/Cooling	35%	Now	\$511,900	2025	\$1,279,700	2	\$3,300	B
		<i>Damaged, Extent : Severe, Area Affected : 35%</i>						
		<i>Location : 2 Units Per Floor - Basement Thru 4, Multiple Mechanical Defects</i>						
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 35%</i>						
		<i>Location : Various Areas</i>						
Ext Pkg Unit - Heating/Cooling	15%			2024	\$181,600	2	\$1,800	B
		<i>R-22 Refrigerant, Extent : Light, Area Affected : 15%</i>						
		<i>Location : 2 Units, New Wing Roof</i>						
Terminal Devices								
Air Handler/Cool/Ht	30%			2024	\$233,900	1	\$35,900	B
Fan Coil - Cool/Heat	20%			2024	\$695,000	1	\$12,500	B
No Component	50%							D

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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		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Heat Rejection								
Water Cool Tower	50%	0-2	\$13,200	2022	\$263,400	2	\$78,000	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Roof</i>								
<i>Explanation : 2 Cooling Towers</i>								
No Component	50%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$108,000	B
Exhaust Fans								
Interior	30%			2024	\$60,900	2	\$1,800	B
Roof	50%			2024	\$73,000	2	\$3,000	B
Wall Unit	20%			2024	\$55,500	2	\$1,200	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		B
Water Heater								
Gas Fired	100%			2022	\$42,700	2	\$2,800	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%	0-2	\$3,100	2024	\$10,500	4	\$1,600	B
<i>Corroded, Extent : Severe, Area Affected : 50%</i>								
<i>Location : The Housing, Basement</i>								
Backflow Preventer								
Generic	100%			2029	**	1	\$11,900	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	90%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 90%</i>								
<i>Location : 1 Unit 1-6, 1 Unit 1 - 5, 2 Units B - 5</i>								
<i>Explanation : 4 Units</i>								
Hydraulic	10%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : Library 2-3</i>								
<i>Explanation : 1 Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2034	**	1-5	\$101,300	B
Sprinkler								
Generic	100%			2034	**	1-2	\$54,200	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE ALLIED HEALTH & SCIENCE BLDG - A
Asset # : 2120

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fire Suppression								
Fire Pump								
No Component	40%							D
Generic	60%			2033	* *	1	\$21,700	B

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included. ** Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$43,600	\$608,600
Interior Architecture	\$60,100	\$941,800
Electrical		\$1,871,500
Mechanical		\$193,800
Total	\$103,600	\$3,615,700
Priority A	\$43,600	\$608,600
Priority B	\$60,100	\$2,125,300
Priority C		\$881,800
Total	\$103,600	\$3,615,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$200	\$5,800		\$15,600
Interior Architecture	\$20,400	\$15,600	\$16,900	
Electrical	\$36,900	\$9,100	\$6,700	\$6,100
Mechanical	\$36,800	\$21,700	\$35,300	\$35,200
Elevators/Escalators	\$14,800	\$14,800	\$14,800	\$14,800
Total	\$109,100	\$67,000	\$73,700	\$71,700
Priority A	\$200	\$5,800		\$15,600
Priority B	\$102,400	\$45,600	\$56,800	\$56,200
Priority C	\$6,600	\$15,600	\$16,900	
Total	\$109,100	\$67,000	\$73,700	\$71,700



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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)**

Asset # : 2121

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Exterior Walls								
Masonry: Brick	8%			LIFE	* *	5	\$18,600	A
		<i>Recent Repair Evident, Extent : Light, Area Affected : 30%</i>						
		<i>Location : Penthouse</i>						
Masonry: Brick	30%			LIFE	* *	5	\$69,700	A
Pre-Cast Concrete	40%			LIFE	* *	5	\$302,200	A
Pre-Cast Concrete	10%			LIFE	* *	5	\$75,600	A
		<i>Repairs in Progress, Extent : Light, Area Affected : 25%</i>						
		<i>Location : Northeast Corner</i>						
Stucco Cement	2%			2037	* *	5	\$11,600	A
		<i>Recent Repair Evident, Extent : Light, Area Affected : 50%</i>						
		<i>Location : Interior Face Of Penthouse</i>						
Window Wall	10%			2044	* *	5	\$87,200	A
Windows								
Aluminum	90%			2040	* *	5	\$5,600	A
Aluminum	5%			2046	* *	5	\$300	A
		<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Stairs, Penthouse</i>						
Metal Louvers	5%			2033	* *	10	\$2,000	A
Parapets								
Masonry: Brick	25%			LIFE	* *	5	\$1,400	A
		<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>						
		<i>Location : Interior Face</i>						
Metal Panel	5%			2050	* *	5	\$1,100	A
Metal Rail	25%			2029	* *	5-10	\$25,600	A
Pre-Cast Concrete	45%			LIFE	* *	5	\$16,100	A
Roof								
Modified Bitumen	100%			2032	* *	10	\$98,900	A
		<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Throughout</i>						
Interior								
Floors								
Carpet	10%			2023	\$218,600	3	\$27,100	C
Cast in Place Concrete	10%			LIFE	* *	5	\$39,500	C
		<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : Boiler Room</i>						
Ceramic Tile	5%			2033	* *	5	\$9,000	C
Panel/Paver: Cer/Brk	5%			2040	* *	5	\$20,300	C
Terrazzo	5%			LIFE	* *	5	\$7,100	C
Vinyl Tile	55%			2024	\$800,800	3	\$37,300	C
Vinyl Tile	10%			2032	* *	3	\$6,800	C
		<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Fifth Floor</i>						

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Ceramic Tile	5%			2027	**	5	\$8,600	C
Concrete Masonry Unit	10%			LIFE	**	5	\$6,900	C
Gypsum Board	8%			LIFE	**	5	\$8,300	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Fifth Floor</i>								
Gypsum Board	27%			LIFE	**	5	\$28,000	C
Gypsum Board	5%			LIFE	**	5	\$5,200	C
Marble Panels	5%			LIFE	**			C
Plaster	5%	Now	\$6,600	LIFE	**	5	\$2,600	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Mechanical Penthouse</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Penthouse</i>								
Plaster	35%			LIFE	**	5	\$18,100	C
Ceilings								
AcousTileSusp.Lay-In	65%			2029	**	5	\$120,100	B
AcousTileSusp.Lay-In	5%			2041	**	5	\$9,200	B
AcousTileSusp.Lay-In	10%			2041	**	5	\$18,500	B
<i>Repairs in Progress, Extent : Light, Area Affected : 100%</i>								
<i>Location : Fifth Floor</i>								
Exposed Concrete	10%			LIFE	**	5	\$2,900	B
Plaster	10%			LIFE	**	5	\$11,600	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$33,100	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 2500 Amperes</i>								
Transformers								
Dry Type	100%			2022	\$14,200	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 400 Kva, 480/277v</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$121,100	5	\$500	B
Raceway								
Conduit	80%			2024	\$116,800	1		B
Conduit	10%			2034	**	1		B
Conduit	10%			2050	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2023	\$17,200	5	\$300	B
Molded Case Bkrs	10%			2046	**	5	\$300	B
Molded Case Bkrs	60%			2023	\$103,200	5	\$2,000	B
Molded Case Bkrs	20%			2032	**	5	\$700	B
Wiring								
Braided Cloth	20%	2-4	\$31,200	2049	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Upper Floors</i>								
Thermoplastic	60%			2024	\$93,500	1		B
Thermoplastic	10%			2034	**	1		B
Thermoplastic	10%			2050	**	1		B
Motor Controllers								
Locally Mounted	10%			2022	\$3,400	5	\$100	B
Locally Mounted	5%			2037	**	5		B
Motor Control Center	85%			2022	\$372,300	5	\$2,900	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,800	B
Lighting								
Interior Lighting								
Fluorescent	50%			2024	\$452,300	10	\$55,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-12 Lamps</i>								
Fluorescent	35%			2024	\$316,600	10	\$38,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Staff Room And Basement</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	10%			2032	**	10	\$11,100	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 5th Floor</i>								
Fluorescent	5%			2024	\$45,200	10	\$5,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Rooms</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Egress Lighting								
Emergency, Battery	40%			2024	\$16,600	10	\$11,700	B
Emergency, Battery	10%			2032	**	10	\$2,900	B
Exit, LED	10%			2059	**	1		B
Exit, Service	40%			2024	\$6,700	1		B
Exterior Lighting								
HID	100%			2024	\$43,300	10	\$400	B

Alarm

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

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

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

Alarm

Security System

No Component

70%

Generic

30%

2024

\$107,400

1

\$14,000

D

B

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

Location : Corridors And Outside

Explanation : Internet Protocol Digital Video Surveillance System

Fire/Smoke Detection

No Component

40%

Generic

60%

2032

* *

1-3

\$46,200

D

B

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

Location : Hallways And Lobby

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

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

Heating

Energy Source

Natural Gas

10%

No Component

90%

2044

* *

1

B

D

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

Location : Building C

Explanation : Hot And Chilled Water Sourced From Building C

Conversion Equipment

Steam Boiler

10%

No Component

90%

2037

* *

1

\$12,000

B

D

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

Location : Building C

Explanation : Hot And Chilled Water Sourced From Building C

Distribution

Hot Wtr Piping/Pump

90%

2032

* *

4

\$8,000

B

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

Location : From East Complex

Explanation : Heating Hot Water From East Complex

Steam Piping/Pump

10%

2044

* *

4

\$900

B

Terminal Devices

Air Handler

60%

Convector/Radiator

20%

Fan Coil Unit/Heat

20%

2024

\$37,000

2037

* *

1

\$44,800

\$7,800

\$7,800

B

B

B

Air Conditioning

Energy Source

Electricity

15%

No Component

85%

2040

* *

1

B

D

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)

Asset # : 2121

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	15%			2032	**	2	\$1,100	B
	<i>R-134a Refrigerant, Extent : Light, Area Affected : 15%</i>							
	<i>Location : Roof</i>							
	<i>Other Observation, Extent : Light, Area Affected : 15%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 3 New Package Units</i>							
No Component	85%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location : Building C</i>							
	<i>Explanation : Hot And Chilled Water Sourced From Building C</i>							
Distribution								
Chilled Wtr Pipe/Pump	85%			2034	**	4	\$5,100	B
No Component	15%							D
Terminal Devices								
Air Handler/Cool/Ht	85%			2024	\$62,000	1	\$63,500	B
No Component	15%							D
Heat Rejection								
Air Condenser Unit	15%			2032	**	2	\$12,600	B
No Component	85%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$67,300	B
Exhaust Fans								
Interior	75%			2024	\$94,900	2	\$2,800	B
Roof	25%			2029	**	2	\$900	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		B
Water Heater								
Gas Fired	100%			2022	\$26,600	2	\$1,800	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%	Now	\$10,500	2034	**	4	\$1,600	B
	<i>Malfunctioning, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Sub Basement, Multiple Mechanical Defects</i>							
Backflow Preventer								
Generic	100%			2029	**	1	\$7,400	B
Fixtures								
Generic	100%							B
Vertical Transport								

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

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

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

**CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE B BUILDING (22001)**

Asset # : 2121

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 2 Unit Sub Basement - 5th Floor, 1 Unit Basement - 5th Floor</i>						
		<i>Explanation : 3 Units</i>						
Fire Suppression								
Standpipe								
Generic	100%			2044	* *	1-5	\$60,900	B
Sprinkler								
No Component	80%							D
Generic	20%			2034	* *	1-2	\$6,800	B
Fire Pump								
Generic	100%			2037	* *	1	\$22,500	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Address : 450 GRAND CONCOURSE
Borough : BRONX **Agency's Number** : N/A
Program / Asset # : CUN0002.040 / 4130 **Yr Built/Renovated** : 1994 / 2007
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$373,900	\$260,400
Interior Architecture	\$525,500	\$689,800
Electrical		\$4,490,300
Mechanical	\$115,800	\$3,606,400
Total	\$1,015,100	\$9,047,000
Priority A	\$373,900	\$260,400
Priority B	\$548,700	\$8,305,300
Priority C	\$92,500	\$481,200
Total	\$1,015,100	\$9,047,000

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$21,500	\$10,000		\$25,000
Interior Architecture		\$69,200	\$10,100	
Electrical	\$33,300	\$79,800	\$36,800	\$42,500
Mechanical	\$197,700	\$128,500	\$170,100	\$90,700
Elevators/Escalators	\$20,700	\$20,700	\$20,700	\$20,700
Total	\$273,300	\$308,200	\$237,700	\$178,900
Priority A	\$21,500	\$10,000		\$25,000
Priority B	\$251,700	\$228,900	\$227,600	\$154,000
Priority C		\$69,200	\$10,100	
Total	\$273,300	\$308,200	\$237,700	\$178,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	75%			LIFE	**	5	\$96,200	A
Masonry: Brick	5%			LIFE	**	5	\$6,400	A
<i>Repairs in Progress, Extent : Light, Area Affected : 25%</i>								
<i>Location : North Wall At Plaza</i>								
Metal Panel	5%	Now	\$8,700	2044	**	5	\$12,000	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 15%</i>								
<i>Location : Underside Of Connecting Bridge To Building A</i>								
Metal Coiling Doors	5%			2037	**	5	\$20,000	A
Window Wall	10%			2044	**	5	\$48,100	A
Windows								
Aluminum	93%	Now	\$215,200	2040	**	5	\$27,100	A
<i>Hardware Missing, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Unit Inoperable, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2033	**	10	\$18,200	A
Under Construction	2%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : North Wall At Plaza</i>								
<i>Explanation : Glass Block Is Being Replaced</i>								
Parapets								
Masonry: Brick	95%			LIFE	**	5	\$9,000	A
Metal Panel	5%			2044	**	5	\$1,800	A
Roof								
IRMA/Protected Membrane	5%	Now	\$12,800	2029	**			A
<i>Insul Miss/Displaced, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Connecting Bridge</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Connecting Bridge To Building A</i>								
Modified Bitumen	85%	Now	\$158,700	2029	**			A
<i>Blisters, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Near Cooling Tower, North Side</i>								
<i>Recent Repair Evident, Extent : Light, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Drains</i>								
Skylight, Plastic	3%			2037	**	1		A
Sloped Glazing	7%			LIFE	**	5	\$157,800	A

Interior

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

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	15%			2023	\$730,700	3	\$90,600	C
Cast in Place Concrete	10%			LIFE	**	5	\$88,100	C
Ceramic Tile	5%			2033	**	5	\$20,100	C
Terrazzo	25%			LIFE	**	5	\$78,600	C
Vinyl Tile	40%			2029	**	3	\$60,400	C
Wood	5%			2052	**	5	\$37,700	C
Interior Walls								
Ceramic Tile	30%			2033	**	5	\$185,000	C
Concrete Masonry Unit	10%			LIFE	**	5	\$24,700	C
Gypsum Board	60%			LIFE	**	5	\$222,000	C
Ceilings								
AcousTileSusp.Lay-In	65%			2037	**	5	\$212,700	B
Exposed Struc: Steel	5%	Now	\$326,600	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Steel Beam In Basement</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Below Main Entrance</i>								
Gypsum Board	25%			LIFE	**	5	\$102,300	B
Metal Panel	5%			LIFE	**	5	\$20,500	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2034	**	5	\$1,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- Bolted Pressure Contact Switches Rated @ 4000 Amperes Each</i>								
Transformers								
Dry Type	100%			2029	**	5	\$1,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 225 Kva And 150 Kva, 460/277/120v</i>								
Switchgear / Switchboard								
Fused Disc Sw	90%			2034	**	5	\$1,000	B
Molded Case Bkrs	10%			2034	**	5	\$700	B
Raceway								
Conduit	100%			2034	**	1		B
Panelboards								
Fused Disc Sw	30%			2032	**	5	\$1,900	B
Molded Case Bkrs	70%			2032	**	5	\$5,000	B
Wiring								
Thermoplastic	100%			2034	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Motor Controllers								
Locally Mounted	10%			2029	**	5	\$200	B
Motor Control Center	90%			2029	**	5	\$6,600	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$4,000	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Fire Pump Room</i>						
		<i>Explanation : Connected To Metal Water Pipe</i>						
Stand-by Power								
Transfer Switches								
Automatic	100%			2029	**	1	\$82,800	B
Generators								
Diesel	100%			2027	**	1	\$104,200	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Generator Room</i>						
		<i>Explanation : 700 Kw, Detroit Diesel Generator</i>						
Batteries								
Nickel Cadmium	100%			2017		5	\$60,000	B
Fuel Storage								
Day Tank	50%			2032	**	5	\$25,000	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Generator Room</i>						
		<i>Explanation : 275 Gallons Capacity</i>						
Underground Storage	50%			LIFE	**	5	\$8,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Outside</i>						
		<i>Explanation : 2500 Gallons Capacity</i>						
Lighting								
Interior Lighting								
Fluorescent	94%			2024	\$1,894,900	10	\$231,900	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
Fluorescent	5%			2024	\$100,800	10	\$12,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Lobby And Hallways</i>						
		<i>Explanation : Compact Fluorescent Light Fixtures</i>						
HID	1%			2024	\$9,300	10	\$100	B
Egress Lighting								
Emergency, Service	50%			2024	\$18,500	1		B
Exit, LED	25%			2039	**	1		B
Exit, Service	25%			2024	\$9,300	1		B
Exterior Lighting								
HID	100%			2024	\$93,300	10	\$800	B
Lightning Protection								

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lightning Protection								
Arresters/Cabling								
Generic	100%			2039	**	5	\$7,900	B
Alarm								
Security System								
No Component	60%							D
Generic	40%			2024	\$308,600	1	\$40,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors And Outside</i>								
<i>Explanation : Internet Protocol Digital Video Surveillance System</i>								
Fire/Smoke Detection								
No Component	30%							D
Generic	70%			2024	\$1,848,500	1-3	\$116,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station, Alarm Bells, Strobe Lights, Smoke Detectors</i>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Interruptible Gas/Dual Fuel	100%			2044	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : #4 Oil - One 20,000 Gallon Tank</i>								
Conversion Equipment								
Hot Water Boiler	100%			2029	**	1	\$133,000	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 2 Hot Water Boilers</i>								
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$25,600	2040	**	4	\$13,300	B
<i>Broken, Extent : Severe, Area Affected : 3%</i>								
<i>Location : Isolation Valve Not Holding, Boiler Room</i>								
<i>Corroded, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Below Main Entrance In Basement</i>								
Terminal Devices								
Air Handler	60%			2024	\$824,800	1	\$99,800	B
Convactor/Radiator	20%	Now	\$24,100	2029	**	1	\$15,600	B
<i>Damaged, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Fins Are Severly Damaged On Perimeter Radiators</i>								
Fan Coil Unit/Heat	20%			2024	\$763,500	1	\$17,400	B
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Conversion Equipment								
Centrifugal, Elec Chiller	100%	Now	\$34,400	2027	* *	1	\$262,000	B
<i>Malfunctioning, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Penthouse, Defective Compressor</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse Mechanical Equipment Room</i>								
<i>Explanation : Refrigerant R11</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$24,900	2034	* *	4	\$13,300	B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Penthouse</i>								
<i>Insul. Deteriorating, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Dual Temp Loop</i>								
Terminal Devices								
Air Handler/Cool/Ht	100%			2024	\$1,083,000	1	\$166,400	B
Heat Rejection								
Water Cool Tower	100%	Now	\$36,600	2025	\$731,900	2	\$216,600	B
<i>Damaged, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse Roof, Deteriorating Cells</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%	Now	\$44,000	LIFE	* *	2-5	\$150,000	B
<i>Broken, Extent : Severe, Area Affected : 3%</i>								
<i>Location : Basement File Room</i>								
<i>Malfunctioning, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Heating Duct In East Stairway Not Operational</i>								
Exhaust Fans								
Interior	50%			2029	* *	2	\$4,100	B
Roof	50%			2024	\$101,300	2	\$4,100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2044	* *	4	\$39,900	B
Sanitary Piping								
Cast Iron	100%	Now	\$11,100	LIFE	* *	1		B
<i>Leak Evident, Extent : Severe, Area Affected : 2%</i>								
<i>Location : Basement, Leaky House Trap</i>								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE EAST ACADEMIC COMPLEX - C
Asset # : 4130

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Pool Filter/Treatment Sand	100%			2029	* *	4	\$99,900	B
<i>Damaged, Extent : Light, Area Affected : 5%</i> <i>Location : Pool Equipment Room, Valves Need To Be Replaced, Defective Chemical Controller</i> <i>Other Observation, Extent : Light, Area Affected : 80%</i> <i>Location : Pool Mechanical Room</i> <i>Explanation : Plastic Piping</i>								
Backflow Preventer Generic	100%			2029	* *	1	\$16,500	B
Fixtures Generic	100%							B
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i> <i>Location : (3) B-5</i> <i>Explanation : Two Passenger, One Freight</i>								
Fire Suppression								
Standpipe Generic	100%			2044	* *	1-5	\$135,600	B
Sprinkler Generic	50%			2044	* *	1-2	\$37,700	B
<i>No Backflow Preventer, Extent : Moderate, Area Affected : 100%</i> <i>Location : Basement</i>								
Generic	50%			2044	* *	1-2	\$37,700	B
<i>No Backflow Preventer, Extent : Light, Area Affected : 50%</i> <i>Location : Basement</i>								
Fire Pump Generic	100%			2033	* *	1	\$50,200	B
Chemical System								
No Component	98%							D
Generic	2%			2019	\$500	1-3	\$1,100	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$290,100	\$41,200
Interior Architecture		\$52,200
Electrical		\$858,500
Mechanical		\$196,800
Total	\$290,100	\$1,148,700
Priority A	\$290,100	\$41,200
Priority B		\$1,055,300
Priority C		\$52,200
Total	\$290,100	\$1,148,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$34,000	\$18,400		\$1,600
Interior Architecture		\$46,700	\$3,000	
Electrical	\$6,200	\$8,200	\$7,000	\$6,500
Mechanical	\$9,300	\$4,900	\$9,400	\$4,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$53,300	\$82,200	\$23,300	\$17,000
Priority A	\$34,000	\$18,400		\$1,600
Priority B	\$19,400	\$48,400	\$20,300	\$15,400
Priority C		\$15,400	\$3,000	
Total	\$53,300	\$82,200	\$23,300	\$17,000



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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D

Asset # : 13556

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	65%			LIFE	**	5	\$28,000	A
	<i>Efflorescence, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Northeast Corner</i>							
Metal Coiling Doors	5%			2037	**	5	\$6,700	A
Stucco Cement	28%			2037	**	5	\$30,200	A
Window Wall	2%			2044	**	5	\$3,200	A
Windows								
Aluminum	75%	Now	\$38,100	2040	**	5	\$2,400	A
	<i>Unit Inoperable, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Fiberglass Panel	5%			2040	**	5	\$1,200	A
Glass Block	20%			LIFE	**	5	\$800	A
Parapets								
Masonry: Brick	10%			LIFE	**	5	\$700	A
	<i>Efflorescence, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : East Facade</i>							
Metal Rail	85%	Now	\$29,400	2037	**	5	\$41,200	A
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Pre-Cast Concrete	2%	Now	\$4,600	LIFE	**	5	\$900	A
	<i>Cracking/Crumbling, Extent : Severe, Area Affected : 100%</i>							
	<i>Location : Coping At East Parapet</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Coping At East Parapet</i>							
Pre-Cast Concrete	3%			LIFE	**	5	\$1,300	A
Roof								
Modified Bitumen	95%	Now	\$252,000	2034	**			A
	<i>Blisters, Extent : Moderate, Area Affected : 30%</i>							
	<i>Location : Throughout</i>							
	<i>Vegetation Growth, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : At Drains</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : Over Multipurpose Room</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Skylight, Plastic	5%			2037	**	1		A
Interior								
Floors								
Carpet	30%			2023	\$244,300	3	\$30,300	C
Cast in Place Concrete	5%			LIFE	**	5	\$7,400	C
Ceramic Tile	2%			2033	**	5	\$1,300	C
Vinyl Tile	63%			2029	**	3	\$15,900	C

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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D

Asset # : 13556

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

Interior

Interior Walls

Ceramic Tile	5%			2033	**	5	\$4,700	C
Gypsum Board	93%			LIFE	**	5	\$52,200	C
Masonry: Brick	2%			LIFE	**			C

Ceilings

AcousTileSusp.Lay-In	93%			2037	**	5	\$62,600	B
<i>Staining/Discoloring, Extent : Light, Area Affected : 15%</i>								
<i>Location : Multipurpose Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Multipurpose Room</i>								

Exposed Struc: Steel	2%			LIFE	**			B
Gypsum Board	5%			LIFE	**	5	\$4,200	B

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2034	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Bolted Pressure Contact Switch Rated @ 2500 Amperes</i>								

Switchgear / Switchboard

Fused Disc Sw	100%			2034	**	5	\$200	B
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Raceway

Conduit	100%			2034	**	1		B
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Panelboards

Fused Disc Sw	10%			2032	**	5	\$100	B
Molded Case Bkrs	90%			2032	**	5	\$1,100	B

Wiring

Thermoplastic	100%			2034	**	1		B
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Motor Controllers

Locally Mounted	100%			2029	**	5	\$300	B
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Ground

Grounding Devices

Not Accessible	100%							D
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Stand-by Power

Transfer Switches

Automatic	100%			2029	**	1	\$13,800	B
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Generators

Natural Gas	100%			2027	**	1	\$17,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 65 Kw Katolight Generator</i>								

Batteries

Lead/Acid	100%			2017		5	\$1,700	B
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CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D

Asset # : 13556

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	90%			2024	\$303,300	10	\$37,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : T-8 Lamps</i>							
Fluorescent	10%			2024	\$33,700	10	\$4,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Egress Lighting								
Emergency, Service	50%			2024	\$3,100	1		B
Exit, Service	50%			2024	\$3,100	1		B
Exterior Lighting								
HID	100%			2024	\$15,600	10	\$100	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2024	\$38,700	1	\$5,000	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Corridors</i>							
	<i>Explanation : Internet Protocol Digital Video Surveillance System</i>							
Fire/Smoke Detection								
Generic	100%			2024	\$441,500	1-3	\$27,700	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Alarm Bells, Manual Pull Station, Strobe Lights And Smoke Detectors</i>							

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2044	**	1		B
Conversion Equipment								
Hot Water Boiler	100%	Now	\$1,900	2029	**	1	\$20,000	B
	<i>Leak Evident, Extent : Severe, Area Affected : 5%</i>							
	<i>Location : #1 Boiler</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Boiler Room</i>							
	<i>Explanation : 2 Triple Stage Sectional Hot Water Boilers</i>							
Distribution								
Hot Wtr Piping/Pump	100%			2040	**	4	\$3,300	B
Terminal Devices								
Fan Coil Unit/Heat	100%			2029	**	1	\$14,500	B
Air Conditioning								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
HOSTOS COMMUNITY COLLEGE SAVOY BLDG. - D

Asset # : 13556

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Energy Source								
Electricity	100%			2040	* *	1		B
Conversion Equipment								
Ext Pkg Unit - Cooling	100%			2024	\$196,800	2	\$2,800	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 80%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Light, Area Affected : 80%</i>								
<i>Location : Roof</i>								
<i>Explanation : 4 Roof Top Units</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$25,100	B
Exhaust Fans								
Roof	100%			2029	* *	2	\$1,400	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$2,500	2044	* *	1		B
<i>Pump(s) Malfunctioning, Extent : Severe, Area Affected : 50%</i>								
<i>Location : 1 Out Of 2 Booster Pump, Basement</i>								
Water Heater								
Gas Fired	100%			2023	\$9,900	2	\$700	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-2</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Sprinkler								
Generic	100%			2034	* *	1-2	\$12,600	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$97,900	\$52,700
Interior Architecture	\$36,900	\$100,800
Electrical	\$46,300	
Total	\$181,000	\$153,500
Priority A	\$97,900	\$52,700
Priority B	\$83,200	\$36,900
Priority C		\$63,900
Total	\$181,000	\$153,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$44,400			\$13,000
Interior Architecture	\$8,500		\$9,400	\$5,700
Electrical	\$3,500	\$3,000	\$7,800	\$3,900
Mechanical	\$9,700	\$8,900	\$19,200	\$12,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$70,000	\$15,800	\$40,400	\$38,700
Priority A	\$44,400			\$13,000
Priority B	\$17,200	\$15,800	\$31,000	\$20,000
Priority C	\$8,500		\$9,400	\$5,700
Total	\$70,000	\$15,800	\$40,400	\$38,700



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Asset # : 13594

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

Exterior

Exterior Walls

Masonry: Brick	70%			LIFE	**	5	\$52,700	A
Metal Panel	10%			2049	**	5-10	\$51,700	A
Pre-Cast Concrete	5%			LIFE	**	5	\$12,200	A
Stucco Cement	10%			2036	**	5	\$18,800	A
Window Wall	5%			2049	**	5	\$14,100	A

Windows

Aluminum	95%			2039	**	5	\$11,800	A
Metal Louvers	5%			2032	**	10	\$3,900	A

Parapets

Masonry: Brick	60%			LIFE	**	5	\$6,400	A
Metal Rail	30%			2036	**	5-10	\$57,600	A
Pre-Cast Concrete	10%			LIFE	**	5	\$6,700	A

Roof

Copper/Terne	5%			2051	**	10	\$7,900	A
Modified Bitumen	90%			2028	**	10	\$57,100	A
Modified Bitumen	5%			2028	**	10	\$3,200	A

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

Location : Small Roof Section

Explanation : Block Pavers Over Membrane

Interior

Floors

Carpet	25%			2024	\$228,300	3	\$28,300	C
Cast in Place Concrete	5%			LIFE	**	5	\$8,300	C
Ceramic Tile	3%			2036	**	5	\$2,300	C
Slate	7%			LIFE	**	5	\$5,600	C
Vinyl Tile	60%			2028	**	3	\$22,600	C

Interior Walls

Ceramic Tile	3%			2036	**	5	\$3,400	C
Glass: Single Pane	2%			LIFE	**	5	\$1,700	C
Gypsum Board	95%			LIFE	**	5	\$63,900	C

Ceilings

AcousTileSusp.Lay-In	85%			2036	**	5	\$73,800	B
Exposed Struc: Steel	10%			LIFE	**			B
Gypsum Board	5%			LIFE	**	5	\$5,400	B

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

Under 600 Volts

Service Equipment

Fused Disc Sw	100%			2043	**	5	\$200	B
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Other Observation, Extent : Moderate, Area Affected : 100%

Location : Electrical Room

Explanation : One 1600 Amps Main Disconnect Switch

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Asset # : 13594

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Transformers								
Dry Type	100%			2036	**	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 150 Kva, 480hv/208-120 Lv</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2043	**	5	\$200	B
Raceway								
Conduit	100%			2043	**	1		B
Panelboards								
Fused Disc Sw	5%			2039	**	5	\$100	B
Molded Case Bkrs	95%			2039	**	5	\$1,300	B
Wiring								
Thermoplastic	100%			2043	**	1		B
Motor Controllers								
Locally Mounted	100%			2036	**	5	\$300	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$700	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2036	**	1	\$15,500	B
Lighting								
Interior Lighting								
Fluorescent	95%			2028	**	10	\$43,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Fluorescent	5%			2028	**	10	\$2,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Cfl Fixtures</i>								
Egress Lighting								
Emergency, Service	50%			2028	**	1		B
Exit, Service	50%			2028	**	1		B
Exterior Lighting								
Fluorescent	100%			2028	**	10	\$4,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : Cfl Fixtures</i>								
Alarm								
Security System								
No Component	70%							D
Generic	30%			2028	**	1	\$5,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Cameras</i>								

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Asset # : 13594

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

Alarm

Fire/Smoke Detection

No Component	70%							D
Generic	30%			2028	**	1-3	\$9,600	B

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

Location : Hallways

Explanation : Strobe Lights, Manual Pull Station, Smoke Detectors

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

Heating

Energy Source

HTHW/HW	100%			2033	**	1		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Mech Room

Explanation : Hot Water Provided From Building P

Conversion Equipment

HTHW/HW Exchanger	100%			2032	**	2	\$3,100	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : 1st Floor Mech Equip Room

Explanation : 5 Units

Distribution

Hot Wtr Piping/Pump	100%			2039	**	4	\$2,500	B
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Terminal Devices

Air Handler	80%			2028	**	1	\$25,000	B
Convactor/Radiator	20%			2036	**	1	\$3,300	B

Air Conditioning

Energy Source

District C.W.	100%			2043	**	1		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Mech Room

Explanation : Chilled Water Provided From Building P

Distribution

Chilled Wtr Pipe/Pump	100%			2043	**	4	\$2,500	B
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Terminal Devices

Air Handler/Cool/Ht	100%			2028	**	1	\$31,200	B
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Ventilation

Distribution

Ductwork/Diffusers	100%			LIFE	**	2-5	\$28,100	B
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Exhaust Fans

Interior	90%			2028	**	2	\$1,400	B
Roof	10%			2028	**	2	\$200	B

Plumbing

H/C Water Piping

Brass/Copper	100%			2043	**	1		B
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Water Heater

Electric	100%			2021	\$7,400	4	\$400	B
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Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.

Estimates are rounded to the nearest hundred dollars.

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ACADEMIC VILLAGE

Asset # : 13594

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-2</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Standpipe								
Generic	100%			2043	* *	1-5	\$26,400	B
Sprinkler								
Generic	100%			2043	* *	1-2	\$14,100	B

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

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

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

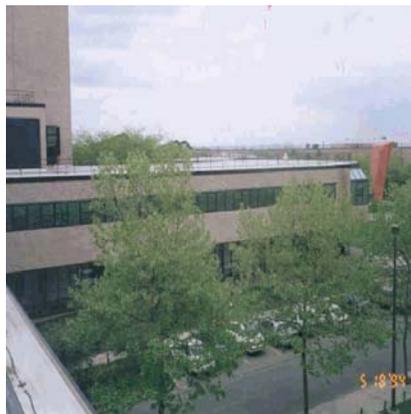
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Address : 2001 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : 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
Block : 8760 **Lot** : 60 **BIN** : 3326937

CAPITAL	FY 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$717,100	\$172,600
Interior Architecture		\$210,100
Electrical	\$68,800	\$410,000
Mechanical	\$314,000	\$36,500
Total	\$1,099,900	\$829,200
Priority A	\$717,100	\$172,600
Priority B	\$382,800	\$446,500
Priority C		\$210,100
Total	\$1,099,900	\$829,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$31,500		\$27,800	
Interior Architecture	\$43,700	\$6,500	\$18,800	\$328,400
Electrical	\$9,300	\$5,300	\$19,400	\$3,300
Mechanical	\$6,100	\$8,700	\$13,500	\$7,500
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$94,600	\$24,500	\$83,500	\$343,200
Priority A	\$31,500		\$27,800	
Priority B	\$47,200	\$18,000	\$55,600	\$14,700
Priority C	\$15,900	\$6,500		\$328,400
Total	\$94,600	\$24,500	\$83,500	\$343,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Asset # : 2795

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%	Now	\$240,400	LIFE	**	5	\$84,100	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Mechanical Room On First Floor</i>								
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Bridge Connecting G Building</i>								
Window Wall	15%			2043	**	5	\$55,600	A
Windows								
Aluminum	95%	Now	\$148,200	2031	**	5	\$9,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$6,100	A
Parapets								
Metal Rail	100%	Now	\$31,500	2028	**	5	\$88,500	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Roof								
Single Ply Membrane	97%	Now	\$54,800	2018	\$273,800			A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Offices And Corridors</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Missing Drain Covers</i>								
Skylight, Plastic	3%			2036	**	1		A
Interior								
Floors								
Carpet	45%			2019	\$315,400	3	\$52,100	C
Cast in Place Concrete	5%	Now	\$2,900	LIFE	**	5	\$6,300	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Room</i>								
Ceramic Tile	5%			2032	**	5	\$2,900	C
Vinyl Tile	45%			2023	\$210,100	3	\$9,800	C
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$3,600	C
Concrete Masonry Unit	10%			LIFE	**	5	\$2,900	C
Glass: Single Pane	5%			LIFE	**	5	\$2,700	C
Gypsum Board	80%			LIFE	**	5	\$34,700	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Asset # : 2795

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileSusp.Lay-In	65%			2028	**	5	\$37,700	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Various Offices And Corridors</i>								
Exposed Concrete	5%			LIFE	**	5	\$500	B
Exposed Struc: Steel	5%			LIFE	**			B
Gypsum Board	15%			LIFE	**	5	\$10,900	B
Gypsum Board	5%	Now	\$27,800	LIFE	**	5	\$3,600	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Exterior Ceiling At North Side Near Connecting Bridge</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Exterior Ceiling At North Side Near Connecting Bridge</i>								
Plaster	5%			LIFE	**	5	\$1,800	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$16,200	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switches Rated @ 1- 3000 Amperes, 1- 2000 Amperes And 2- 1200 Amperes</i>								
Transformers								
Dry Type	100%			2021	\$14,200	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 750 Kva, 480/208/120 Volts</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$75,700	5	\$100	B
Raceway								
Conduit	95%			2023	\$39,400	1		B
Conduit	5%			2033	**	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$2,300	5		B
Molded Case Bkrs	95%			2022	\$43,600	5	\$800	B
Wiring								
Thermoplastic	95%			2023	\$40,500	1		B
Thermoplastic	5%			2033	**	1		B
Motor Controlllers								
Locally Mounted	5%			2021	\$2,800	5		B
Motor Control Center	95%			2021	\$53,400	5	\$800	B

Ground

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Asset # : 2795

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ground								
Grounding Devices								
Generic	100%	Now	\$600	LIFE	**	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Sprinkler Room</i>								
<i>Explanation : Covered With Paint</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$10,700	1	\$9,900	B
Generators								
Diesel	100%			2019	\$68,800	1	\$12,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : One 205 Kw</i>								
Batteries								
Nickel Cadmium	100%			2016	\$600	5	\$7,200	B
Fuel Storage								
Day Tank	50%			2022	\$1,300	5	\$3,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 50 Gallons Capacity</i>								
Main Tank	50%			2026	**	5	\$600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 600 Gallons Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent	97%			2023	\$157,500	10	\$34,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Incandescent	3%			2018	\$4,900	2		B
Egress Lighting								
Emergency, Service	50%			2023	\$2,700	1		B
Exit, Service	50%			2023	\$2,700	1		B
Exterior Lighting								
HID	100%			2018	\$11,100	10	\$100	B
Lightning Protection								
Arresters/Cabling								
Generic	100%			2026	**	5	\$900	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2031	**	1	\$3,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Surveillance System</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG

Asset # : 2795

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

Alarm

Fire/Smoke Detection

No Component

70%

Generic

30%

2031

**

1-3

\$6,100

D

B

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

Location : Hallways

Explanation : Strobe Lights, Manual Pull Station And Smoke Detector

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

Heating

Energy Source

HTHW/HW

100%

2033

**

1

B

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

Location : 1st Floor Mech Room

Explanation : Hot Water Provided From Building P

Distribution

Hot Wtr Piping/Pump

100%

2031

**

4

\$1,900

B

Terminal Devices

Air Handler

80%

2018

\$158,200

1

\$19,200

B

Convactor/Radiator

20%

2028

**

1

\$2,500

B

Air Conditioning

Energy Source

District C.W.

100%

2033

**

1

B

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

Location : Mech Room

Explanation : Chilled Water Provided From Building P

Distribution

Chilled Wtr Pipe/Pump

100%

2033

**

4

\$2,900

B

Terminal Devices

Air Handler/Cool/Ht

100%

2018

\$155,800

1

\$23,900

B

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

**

2-5

\$21,600

B

Exhaust Fans

Interior

90%

2023

\$36,500

2

\$1,100

B

Roof

10%

2023

\$2,900

2

\$100

B

Plumbing

H/C Water Piping

Brass/Copper

100%

2033

**

1

B

HW Heat Exchanger

Low Temp

100%

2033

**

4

\$5,700

B

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

Location : Mech Room

Explanation : 2 Units

Sanitary Piping

Cast Iron

100%

LIFE

**

1

B

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Estimates are rounded to the nearest hundred dollars.*

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ADMINISTRATION BLDG
Asset # : 2795

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Plumbing							
Storm Drain Piping							
Cast Iron	100%			LIFE	* *	1	B
Fixtures							
Generic	100%						B
Vertical Transport							
Elevators							
Hydraulic	100%			LIFE	* *		C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : 1-2</i>					
		<i>Explanation : 1 Unit</i>					
Fire Suppression							
Standpipe							
Generic	100%			2043	* *	1-5	\$20,200 B
Sprinkler							
No Component	80%						D
Generic	20%			2033	* *	1-2	\$2,200 B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S**
Address : **2120 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230S**
Program / Asset # : **CUN0003.OS0 / 2106** **Yr Built/Renovated** : **1976 / 2000**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$712,700	\$686,300
Interior Architecture	\$436,300	\$920,200
Electrical	\$257,500	\$1,723,300
Mechanical	\$703,200	\$397,100
Total	\$2,109,700	\$3,726,900
Priority A	\$712,700	\$686,300
Priority B	\$960,700	\$2,924,700
Priority C	\$436,300	\$115,900
Total	\$2,109,700	\$3,726,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$37,300			
Interior Architecture	\$120,900	\$32,900		\$299,100
Electrical	\$24,900	\$15,800	\$33,300	\$10,100
Mechanical	\$24,000	\$14,200	\$39,000	\$13,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$210,900	\$66,900	\$76,200	\$327,100
Priority A	\$37,300			
Priority B	\$83,700	\$34,000	\$76,200	\$28,000
Priority C	\$90,000	\$32,900		\$299,100
Total	\$210,900	\$66,900	\$76,200	\$327,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	88%	Now	\$238,800	LIFE	**	5	\$167,000	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Lintels</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Pre-Cast Concrete	2%			LIFE	**	5	\$12,300	A
Window Wall	10%	Now	\$259,500	2043	**	5	\$35,600	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Clearstories</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Classrooms At West Wing</i>								
Windows								
Aluminum	90%	Now	\$20,100	2031	**	5	\$2,500	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Classrooms</i>								
Metal Louvers	10%			2032	**	10	\$3,500	A
Parapets								
Masonry: Brick	95%	Now	\$78,000	LIFE	**	5	\$14,300	A
<i>Vertical Cracks, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : East Parapet</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Pre-Cast Concrete	5%	Now	\$2,500	LIFE	**	5	\$4,700	A
<i>Jnt Mortar Miss/Erod, Extent : Light, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Roof								
Copper/Terne	25%			2051	**	10	\$71,600	A
Modified Bitumen	45%			2023	\$284,400	10	\$51,500	A
Single Ply Membrane	20%	Now	\$14,600	2018	\$73,000			A
<i>Ponding, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Wing</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Room 162</i>								
Skylight, Plastic	5%			2036	**	1		A
Sloped Glazing	5%	Now	\$63,500	LIFE	**	5	\$76,300	A
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Greenhouse</i>								

Interior

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	15%	Now	\$56,100	2019	\$280,700	3	\$34,800	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Light, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	20%			LIFE	**	5	\$67,700	C
Ceramic Tile	5%			2032	**	5	\$7,700	C
Paver: Asphalt	25%			2032	**	5	\$58,000	C
Vinyl Tile	35%	4+	\$436,300	2033	**	3	\$20,300	C
<i>Cracking/Crumbling, Extent : Light, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
Interior Walls								
Concrete Masonry Unit	20%	Now	\$33,900	LIFE	**	5	\$12,900	C
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Second Floor Corridor Of Art Wing</i>								
Fiberglass Panel	25%			LIFE	**			C
Gypsum Board	50%			LIFE	**	5	\$48,200	C
Masonry: Brick	5%			LIFE	**			C
Ceilings								
Exposed Concrete	25%			LIFE	**	5	\$6,000	B
Exposed Struc: Steel	5%	4+	\$30,900	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room S159</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Studios</i>								
Exposed Struc: Steel	15%			LIFE	**			B
Fiber Board	50%			2023	\$804,300			B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Gypsum Board	5%			LIFE	**	5	\$9,700	B
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Room 162</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$34,100	3	\$300	B
<i>Enclosure Corroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								

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Estimates are rounded to the nearest hundred dollars.

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Over 600 Volts								
Transformers								
Dry Type	100%			2021	\$34,000	3	\$600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Outside</i>							
	<i>Explanation : 2000 Kva, 4160/480/277 Volts</i>							
Feeders								
Cable	100%			2022	\$1,000	1		B
Raceway								
Conduit	100%			2023	\$3,600	1		B
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$33,100	5	\$500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Three 3000 Amps Main Disconnect Switch</i>							
Transformers								
Dry Type	100%			2021	\$14,200	5	\$400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical And Mechanical Rooms</i>							
	<i>Explanation : 1- 300 Kva, 1- 112 Kva, 1- 75 Kva</i>							
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$121,100	5	\$500	B
Raceway								
Conduit	100%			2023	\$146,000	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$13,800	5	\$200	B
Molded Case Bkrs	90%			2022	\$123,900	5	\$2,500	B
Wiring								
Thermoplastic	100%			2023	\$155,800	1		B
Motor Controllers								
Locally Mounted	10%			2021	\$3,400	5	\$100	B
Motor Control Center	90%			2021	\$394,200	5	\$2,600	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,600	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$23,400	1	\$32,500	B
Generators								
Diesel	100%			2019	\$116,400	1	\$40,900	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Outside</i>							
	<i>Explanation : Generator Rated @ 150 Kw</i>							
Batteries								
Nickel Cadmium	100%			2016	\$600	5	\$23,600	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Stand-by Power								
Fuel Storage								
Day Tank	50%			2022	\$3,600	5	\$9,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : 8 Gallons Capacity</i>								
Main Tank	50%			2026	**	5	\$1,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 600 Gallons Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent	8%			2018	\$62,000	10	\$7,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
<i>Explanation : Using Compact Lamps</i>								
Fluorescent	90%			2023	\$697,000	10	\$85,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Incandescent	2%			2018	\$15,500	2		B
Egress Lighting								
Emergency, Service	50%			2023	\$7,100	1		B
Exit, Service	50%			2023	\$7,100	1		B
Exterior Lighting								
Incandescent	100%			2018	\$79,200	2	\$200	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2031	**	1	\$4,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : CCTV Camera Surveillance</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2031	**	1-3	\$20,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways And Mechanical Rooms</i>								
<i>Explanation : Strobe Lights, Manual Pull Stations, Smoke Detectors And Horns</i>								

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

Heating

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : Hot Water Provided From Building P</i>								
Conversion Equipment HTHW/HW Exchanger	100%			2026	**	2	\$6,300	B
Distribution Hot Wtr Piping/Pump	100%	Now	\$49,200	2031	**	4	\$5,100	B
<i>Corroded, Extent : Severe, Area Affected : 30%</i>								
<i>Location : 2nd Floor Mech Room And Various Other Locations</i>								
Terminal Devices Air Handler	60%	Now	\$190,100	2028	**	1	\$34,500	B
<i>Corroded, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Inside The Rtus On The Roof</i>								
<i>Damaged, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Coils Of Rtus Rotted Out - Rtus Are Exposed To Sea Air</i>								
<i>Leak Evident, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Roof Rtu</i>								
Convector/Radiator	35%			2021		1	\$11,700	B
Fan Coil Unit/Heat	5%			2023		1	\$1,700	B
Air Conditioning								
Energy Source District C.W.	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2nd Floor Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution Chilled Wtr Pipe/Pump	100%	Now	\$47,900	2033	**	4	\$5,100	B
<i>Corroded, Extent : Severe, Area Affected : 40%</i>								
<i>Location : 2nd Floor Mech Room And Various Other Locations</i>								
Terminal Devices Air Handler/Cool/Ht	100%			2018		1	\$63,900	B
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	**	2-5	\$57,600	B
Exhaust Fans Interior	10%			2023		2	\$300	B
Roof	90%	Now	\$7,000	2028	**	2	\$2,300	B
<i>Unit Inoperable, Extent : Light, Area Affected : 60%</i>								
<i>Location : Roof</i>								
Plumbing								
H/C Water Piping Brass/Copper	100%	Now	\$5,900	2033	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : H W Mixing Valve And Head Valve In 2nd Floor Mech Room</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ART & SCIENCE BLDG - S
Asset # : 2106

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Water Heater Electric	100%			2021	\$15,200	4	\$900	B
HW Heat Exchanger HTHW/HW	100%			2033	* *			B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Fixtures Generic	100%							B
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-3 & Roof</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Standpipe Generic	100%			2033	* *	1-5	\$52,100	B
Sprinkler No Component	90%							D
Generic	10%			2033	* *	1-2	\$2,900	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P**
Address : **1813 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230P**
Program / Asset # : **CUN0003.OP0 / 2105** **Yr Built/Renovated** : **1976 / 2012**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$935,000	\$280,900
Interior Architecture		\$366,500
Electrical	\$307,100	\$1,550,900
Mechanical	\$380,300	\$3,123,100
Total	\$1,622,400	\$5,321,500
Priority A	\$935,000	\$280,900
Priority B	\$687,400	\$4,674,100
Priority C		\$366,500
Total	\$1,622,400	\$5,321,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$41,000		\$36,900	
Interior Architecture	\$95,400	\$2,100	\$19,300	\$327,000
Electrical	\$17,900	\$11,700	\$44,700	\$6,800
Mechanical	\$38,400	\$19,900	\$55,400	\$19,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$196,700	\$37,700	\$160,200	\$357,500
Priority A	\$41,000		\$36,900	
Priority B	\$60,300	\$35,600	\$123,300	\$30,400
Priority C	\$95,400	\$2,100		\$327,000
Total	\$196,700	\$37,700	\$160,200	\$357,500



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

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	2%	Now	\$24,000	LIFE	**	5	\$11,200	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Courtyard Wall, Loading Dock</i>								
<i>Spalling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Courtyard, Loading Dock</i>								
Concrete Masonry Unit	8%			LIFE	**	5	\$5,600	A
Masonry: Brick	75%	Now	\$241,100	LIFE	**	5	\$84,300	A
<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : West Facade</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
Metal Coiling Doors	10%	Now	\$60,400	2028	**	5	\$17,600	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Loading Dock Area</i>								
Stucco Cement	5%			2036	**	5	\$14,000	A
Windows								
Aluminum	85%	Now	\$9,900	2031	**	5	\$1,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Offices</i>								
Metal Louvers	15%			2032	**	10	\$2,800	A
Parapets								
Concrete Masonry Unit	15%			LIFE	**	5	\$5,500	A
Metal Rail	85%	Now	\$70,000	2028	**	5	\$196,600	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Roof								
Cast in Place Concrete	10%			LIFE	**			A
IRMA/Protected Membrane	5%			2018		10	\$9,200	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Small Section Over First Floor</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Small Section Over First Floor</i>								
Modified Bitumen	15%			2028	**	10	\$27,700	A
Single Ply Membrane	70%	Now	\$82,300	2018			\$411,500	A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Patching Evident, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over Second Floor</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Missing Drain Covers</i>								
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%	Now	\$62,300	2019	\$311,700	3	\$38,600	C
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Offices</i>								
Cast in Place Concrete	62%			LIFE	**	5	\$174,700	C
Ceramic Tile	3%			2026	**	5	\$3,900	C
Vinyl Tile	15%	Now	\$31,100	2023	\$155,700	3	\$7,200	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Corridors</i>								
Interior Walls								
Cast in Place Concrete	7%			LIFE	**			C
Ceramic Tile	3%			2032	**	5	\$4,200	C
Concrete Masonry Unit	65%			LIFE	**	5	\$36,100	C
Gypsum Board	25%			LIFE	**	5	\$20,800	C
Ceilings								
AcousTileSusp.Lay-In	30%			2028	**	5	\$38,600	B
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Offices And Corridors</i>								
Exposed Struc: Steel	70%			LIFE	**			B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	75%			2023	\$2,300	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switches Rated @ 2- 4000 Amperes And 1- 3000 Amperes</i>								
Fused Disc Sw	25%			2033	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1- 1200 Amps Main Disconnect Switch</i>								
Transformers								
Dry Type	100%			2021	\$29,700	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room, Chiller Room</i>								
<i>Explanation : 1- 112 kva, 2- 75 kva, 2- 30 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	30%			2033	**	5	\$100	B
Fused Disc Sw	70%			2023	\$370,200	5	\$200	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Under 600 Volts								
Raceway								
Conduit	90%			2023	\$419,800	1		B
Conduit	10%			2033	* *	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$5,500	5	\$200	B
Molded Case Bkrs	80%			2022	\$44,100	5	\$1,700	B
Molded Case Bkrs	10%			2031	* *	5	\$200	B
Wiring								
Thermoplastic	90%			2023	\$73,100	1		B
Thermoplastic	10%			2033	* *	1		B
Motor Controllers								
Locally Mounted	10%			2021	\$2,200	5	\$100	B
Motor Control Center	20%			2028	* *	5	\$400	B
Motor Control Center	70%			2021	\$124,300	5	\$1,500	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$11,000	1	\$24,300	B
Generators								
Diesel	100%			2019	\$74,500	1	\$30,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Chiller Room</i>								
<i>Explanation : Diesel Generator Rated @ 575 Kw</i>								
Batteries								
Nickel Cadmium	100%			2016	\$600	5	\$17,600	B
Fuel Storage								
Day Tank								
	50%			2022	\$3,000	5	\$8,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Chiller Room</i>								
<i>Explanation : 50 Gallons Capacity</i>								
Main Tank								
	50%			2026	* *	5	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 3000 Gallons Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent								
	96%			2023	\$443,700	10	\$75,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
HID								
	2%			2023	\$6,000	10	\$100	B
Incandescent								
	2%			2018	\$9,200	2		B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Egress Lighting								
Emergency, Service	45%			2023	\$5,300	1		B
Emergency, Battery	5%			2023	\$1,500	10	\$1,000	B
Exit, Service	50%			2023	\$5,900	1		B
Exterior Lighting								
HID	100%			2018	\$27,400	10	\$200	B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$232,600	1-3	\$14,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Alarm Bells And Manual Pull Station</i>								
<hr/>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Interruptible Gas/Dual Fuel	100%			2033	**	1		B
Conversion Equipment								
Under Construction	100%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location : Outside In The Backyard</i>								
<i>Explanation : 2 Temp Boilers Being Used</i>								
<hr/>								
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$41,000	2031	**	4	\$4,200	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
<i>Insul. Deteriorating, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Boiler Room Piping</i>								
<hr/>								
Terminal Devices								
Air Handler	80%			2023	\$351,900	1	\$42,600	B
Fan Coil Unit/Heat	20%			2023	\$244,300	1	\$5,600	B
Air Conditioning								
Energy Source								
Electricity	100%			2031	**	1		B
Conversion Equipment								
Centrifugal, Elec Chiller	100%			2026	**	1	\$93,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : A C Room</i>								
<i>Explanation : 4 Units - #2 Undergoing Leak Testing - Major A C Source For The Entire Campus - No A C For This Building</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$19,900	2033	**	4	\$4,200	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Various</i>								
Heat Rejection								
Water Cool Tower	100%	Now	\$243,700	2021	\$2,436,800	2	\$69,300	B
<i>Leak Evident, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Roof</i>								
<i>Explanation : Support Columns Corroded</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%	Now	\$35,200	LIFE	**	2-5	\$48,000	B
<i>Leak Evident, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Air Leaks At Varies Locations</i>								
Exhaust Fans								
Interior	100%			2023	\$90,200	2	\$2,600	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	**	1		B
Water Heater								
Electric	100%			2021	\$12,600	4	\$800	B
HW Heat Exchanger								
Under Construction	100%							D
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Backflow Preventer								
Generic	100%			2023	\$7,900	1	\$5,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Campus Main Box Is Located Outside Of This Building</i>								
<i>Explanation : Other Buildings Are Equipped With Pressure Regulator Valves</i>								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-2</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	**	1-5	\$43,400	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE CENTRAL SERVICES - P
Asset # : 2105

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression								
Sprinkler								
No Component	60%							D
Generic	40%			2033	* *	1-2	\$9,600	B
Fire Pump								
Generic	100%			2019	\$60,400	1	\$16,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor</i>								
<i>Explanation : Covers Most Of The Buildings On Campus</i>								

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

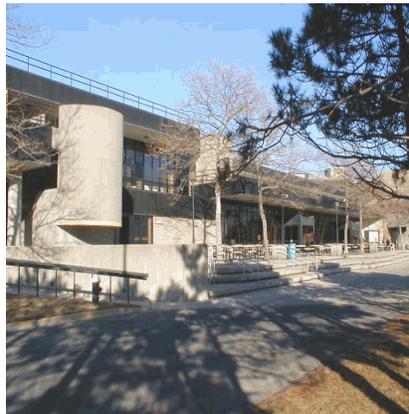
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U**
Address : **1824 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230U**
Program / Asset # : **CUN0003.0U0 / 2108** **Yr Built/Renovated** : **1977 / 2000**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$701,900	\$371,200
Interior Architecture	\$98,400	\$106,500
Electrical	\$290,400	\$1,480,800
Mechanical	\$818,700	
Total	\$1,909,500	\$1,958,500
Priority A	\$701,900	\$371,200
Priority B	\$1,207,500	\$1,532,500
Priority C		\$54,800
Total	\$1,909,500	\$1,958,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$12,000			
Interior Architecture	\$38,600		\$3,500	\$38,700
Electrical	\$7,100	\$7,000	\$41,300	\$5,800
Mechanical	\$13,700	\$20,800	\$35,300	\$16,200
Elevators/Escalators	\$7,900	\$7,900	\$7,900	\$7,900
Total	\$79,300	\$35,800	\$88,000	\$68,600
Priority A	\$12,000			
Priority B	\$28,700	\$35,800	\$84,500	\$29,900
Priority C	\$38,600		\$3,500	\$38,700
Total	\$79,300	\$35,800	\$88,000	\$68,600



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

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U
Asset # : 2108

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$68,700	LIFE	**	5	\$32,100	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Exterior Stairs On South Facade</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Exterior Stairs On South Facade</i>								
Concrete Masonry Unit	5%			LIFE	**	5	\$4,000	A
Masonry: Brick	75%			LIFE	**	5	\$96,400	A
Window Wall	15%			2043	**	5	\$72,300	A
Windows								
Aluminum	95%	Now	\$12,000	2031	**	5	\$1,500	A
<i>Glazing Clouded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2032	**	10	\$1,000	A
Parapets								
Metal Rail	100%	Now	\$47,700	2028	**	5	\$133,800	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Roof								
Cast in Place Concrete	15%	Now	\$164,100	LIFE	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Vending Area</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Junction Of West Wall And Terrace</i>								
Copper/Terne	25%			2051	**	10	\$104,900	A
Single Ply Membrane	60%	Now	\$64,200	2018	\$321,100			A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Cafeteria</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : Missing Drain Covers</i>								

Interior

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U
Asset # : 2108

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%			2022	\$340,900	3	\$56,400	C
Cast in Place Concrete	10%	Now	\$13,900	LIFE	**	5	\$30,800	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mecahanical Room</i>								
Ceramic Tile	5%			2038	**	5	\$7,000	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Restrooms</i>								
Panel/Paver: Cer/Brk	10%			2039	**	5	\$31,700	C
Marble Panels	5%			LIFE	**	5	\$5,300	C
Vinyl Tile	25%			2028	**	3	\$17,600	C
Vinyl Tile	25%			2031	**	3	\$17,600	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Multipurpose Room</i>								
Interior Walls								
Ceramic Tile	3%			2036	**	5	\$3,700	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Restrooms</i>								
Concrete Masonry Unit	13%			LIFE	**	5	\$6,300	C
Glass: Single Pane	2%			LIFE	**	5	\$1,800	C
Gypsum Board	75%			LIFE	**	5	\$54,800	C
Masonry: Brick	7%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	70%			2036	**	5	\$103,400	B
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Cafeteria</i>								
Exposed Concrete	10%			LIFE	**	5	\$2,300	B
Exposed Concrete	5%			LIFE	**	5	\$1,200	B
Gypsum Board	5%			LIFE	**	5	\$9,200	B
Metal Panel	10%	Now	\$46,700	LIFE	**	5	\$18,500	B
<i>Deformed/Dented, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Near Room U216</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$29,200	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 3000 Amps Main Disconnect Switch</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U
Asset # : 2108

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Transformers								
Dry Type	100%			2021	\$14,200	5	\$400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 1- 500 Kva</i>							
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$106,000	5	\$400	B
Raceway								
Conduit	95%			2023	\$114,800	1		B
Conduit	5%			2033	* *	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$6,900	5	\$100	B
Molded Case Bkrs	90%			2022	\$123,900	5	\$2,300	B
Molded Case Bkrs	5%			2031	* *	5	\$100	B
Wiring								
Thermoplastic	95%			2023	\$126,300	1		B
Thermoplastic	5%			2033	* *	1		B
Motor Controllers								
Locally Mounted	25%			2021	\$5,400	5	\$200	B
Motor Control Center	75%			2021	\$133,200	5	\$2,000	B
Ground								
Grounding Devices								
Not Accessible	100%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location : Sprinkler Room</i>							
	<i>Explanation : Connected To Water Pipe. Point Of Contact Not Visible; Covered With Insulation</i>							
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$23,400	1	\$30,300	B
Lighting								
Interior Lighting								
Fluorescent	2%			2023	\$14,100	10	\$1,700	B
	<i>Other Observation, Extent : Moderate, Area Affected : 2%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Compact Fluorescent Fixtures</i>							
Fluorescent	98%			2023	\$691,400	10	\$84,600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Using T-8 Lamps</i>							
Egress Lighting								
Emergency, Service	50%			2023	\$6,500	1		B
Exit, Service	50%			2023	\$6,500	1		B
Exterior Lighting								
HID	100%			2018	\$34,200	10	\$300	B

Alarm

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U

Asset # : 2108

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

Alarm

Security System

No Component

70%

Generic

30%

2023

\$84,800

1

\$11,100

D

B

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

Location : Hallways

Explanation : CCTV Surveillance Sytem

Fire/Smoke Detection

No Component

70%

Generic

30%

2018

\$290,400

1-3

\$18,200

D

B

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

Location : Hallways

Explanation : Manual Pull Station, Alarm Bells, Smoke Detectors

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

Heating

Energy Source

HTHW/HW

100%

2033

**

1

B

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

Location : 1st Floor Mech Room

Explanation : Hot Water Provided From Building P

Distribution

Hot Wtr Piping/Pump

100%

2031

**

4

\$4,600

B

Terminal Devices

Air Handler

75%

2018

\$360,800

1

\$43,700

B

Convactor/Radiator

25%

2028

**

1

\$7,600

B

Air Conditioning

Energy Source

District C.W.

100%

2033

**

1

B

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

Location : 1st Floor Mech Room

Explanation : Chilled Water Provided From Building P

Distribution

Chilled Wtr Pipe/Pump

100%

2033

**

4

\$7,000

B

Terminal Devices

Air Handler/Cool/Ht

100%

2018

\$379,000

1

\$58,200

B

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

**

2-5

\$52,500

B

Exhaust Fans

Interior

80%

2018

\$78,900

2

\$2,300

B

Roof

20%

2023

\$14,200

2

\$600

B

Plumbing

H/C Water Piping

Brass/Copper

100%

2033

**

1

B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE COLLEGE CENTER - U

Asset # : 2108

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Water Heater Electric	100%			2022	\$13,800	4	\$500	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor Mech Equip Room</i>								
<i>Explanation : 2 Units, For Emergency Use Only</i>								
HW Heat Exchanger Low Temp	100%			2033	* *	4	\$14,000	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1st Floor Mech Equip Room</i>								
<i>Explanation : 2 Units</i>								
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Fixtures Generic	100%							B
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-2</i>								
<i>Explanation : 2 Units</i>								
Fire Suppression								
Standpipe Generic	100%			2033	* *	1-5	\$47,500	B
Sprinkler No Component	70%							D
Generic	30%			2033	* *	1-2	\$7,900	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,114,700	\$656,300
Electrical	\$149,900	\$1,263,600
Mechanical	\$489,900	\$3,092,800
Total	\$1,754,500	\$5,012,800
Priority A	\$1,114,700	\$656,300
Priority B	\$639,800	\$4,356,500
Total	\$1,754,500	\$5,012,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$33,800			
Interior Architecture	\$70,400	\$5,100	\$15,700	\$196,500
Electrical	\$19,600	\$12,100	\$11,600	\$7,500
Mechanical	\$28,100	\$13,800	\$43,200	\$10,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$155,800	\$35,000	\$74,400	\$218,600
Priority A	\$33,800			
Priority B	\$51,600	\$29,900	\$64,400	\$22,100
Priority C	\$70,400	\$5,100	\$10,100	\$196,500
Total	\$155,800	\$35,000	\$74,400	\$218,600



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.

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.
Asset # : 2126

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	\$64,600	LIFE	**	5	\$60,500	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Exterior Stairs</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Exterior Stairs</i>								
Masonry: Brick	80%	Now	\$276,700	LIFE	**	5	\$193,500	A
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Facade</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Facade</i>								
Window Wall	15%	Now	\$165,400	2043	**	5	\$68,000	A
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : East Facade, West Facade</i>								
<i>Explanation : Soft Joints Are Deteriorated</i>								
Windows								
Aluminum	95%	Now	\$9,300	2031	**	5	\$600	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, West Facade</i>								
Metal Louvers	5%			2032	**	10	\$400	A
Parapets								
Masonry: Brick	70%			LIFE	**	5	\$27,200	A
Metal Rail	25%	Now	\$24,600	2028	**	5	\$68,900	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Pre-Cast Concrete	5%	Now	\$65,900	LIFE	**	5	\$12,200	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Coping</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset # : 2126

Architecture	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Exterior								
Roof								
Single Ply Membrane	85%	Now	\$71,900	2018	\$359,700			A
<i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Gymnasium</i>								
Sloped Glazing	15%	Now	\$110,400	LIFE	**	5	\$265,400	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Pool Area</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Pool Area</i>								
Interior								
Floors								
Carpet	10%			2019	\$162,100	3	\$26,800	C
Cast in Place Concrete	5%	Now	\$6,600	LIFE	**	5	\$14,700	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Locker Rooms</i>								
Ceramic Tile	5%			2032	**	5	\$6,700	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$45,200	C
Sheet Vinyl/Rubber	10%			2028	**	5	\$20,100	C
Vinyl Tile	30%			2028	**	3	\$20,100	C
Wood	25%			2051	**	5	\$62,800	C
Interior Walls								
Cast in Place Concrete	5%	Now	\$20,700	LIFE	**			C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Pool Wall</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Pool Wall</i>								
Ceramic Tile	5%			2032	**	5	\$3,500	C
Concrete Masonry Unit	65%			LIFE	**	5	\$17,900	C
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Exit</i>								
Glass: Single Pane	5%			LIFE	**	5	\$2,600	C
Gypsum Board	15%			LIFE	**	5	\$6,200	C
Metal Panel	5%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	20%			2028	**	5	\$11,200	B
Exposed Concrete	20%			LIFE	**	5	\$1,800	B
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Corridor Near Room G207</i>								
Exposed Struc: Steel	45%			LIFE	**			B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Gymnasium</i>								
Metal Panel	15%			LIFE	**	5	\$10,500	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset # : 2126

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Over 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$34,100	3	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 4160 V Supplying Marine Development Building</i>							
<hr/>								
Transformers								
Dry Type	100%			2021	\$34,000	3	\$400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : 225 Kva, 4160/480/220/120 Volts</i>							
<hr/>								
Feeders								
Cable	100%			2022	\$1,000	1		B
<hr/>								
Raceway								
Conduit	100%			2023	\$3,600	1		B
<hr/>								
Under 600 Volts								
Service Equipment								
Fused Disc Sw	70%			2023	\$20,400	5	\$200	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Main Service Switches Rated @ 3000 Amperes And 2000 Amperes</i>							
Fused Disc Sw	30%			2033	**	5	\$100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical Room</i>							
	<i>Explanation : Main Service Switch Rated @ 4000 Amperes Supplying The High School Building</i>							
<hr/>								
Transformers								
Dry Type	100%			2021	\$14,200	5	\$300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Electrical, Mechanical Rooms</i>							
	<i>Explanation : 45 Kva, 30 Kva</i>							
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$90,800	5	\$300	B
<hr/>								
Raceway								
Conduit	95%			2023	\$82,300	1		B
Conduit	5%			2033	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	5%			2022	\$5,200	5	\$100	B
Molded Case Bkrs	85%			2022	\$87,800	5	\$1,600	B
Molded Case Bkrs	10%			2031	**	5	\$200	B
<hr/>								
Wiring								
Thermoplastic	95%			2023	\$86,500	1		B
Thermoplastic	5%			2033	**	1		B
<hr/>								
Motor Controllers								
Locally Mounted	10%			2021	\$2,200	5		B
Motor Control Center	90%			2021	\$159,900	5	\$1,800	B

Ground

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset # : 2126

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	* *	5	\$1,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Water Main Room</i>							
	<i>Explanation : Corroded</i>							
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$23,400	1	\$22,200	B
Generators								
Diesel	100%			2019	\$116,400	1	\$28,000	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Generator Room</i>							
	<i>Explanation : One 130 Kw</i>							
Batteries								
Nickel Cadmium	100%			2016	\$600	5	\$16,100	B
Fuel Storage								
Day Tank	50%			2022	\$3,100	5	\$8,300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Generator Room</i>							
	<i>Explanation : One 10 Gallon Tank</i>							
Main Tank	50%			2026	* *	5	\$1,300	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Underground</i>							
	<i>Explanation : One 600 Gallon Tank</i>							
Lighting								
Interior Lighting								
Fluorescent	85%			2023	\$570,300	10	\$69,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Using T-8 Lamps</i>							
Fluorescent	5%			2018	\$33,500	10	\$4,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Cfl Fixtures</i>							
HID	10%			2023	\$31,100	10	\$300	B
Egress Lighting								
Emergency, Service	50%			2023	\$6,200	1		B
Exit, Service	50%			2023	\$6,200	1		B
Exterior Lighting								
Fluorescent	100%			2023	\$54,200	10	\$6,600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Outside</i>							
	<i>Explanation : Cfl Fixtures</i>							
Lightning Protection								
Arresters/Cabling								
Generic	100%			2026	* *	5	\$1,400	B
Alarm								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.

Asset # : 2126

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

Alarm

Security System

No Component

70%

D

Generic

30%

2023

\$62,200

1

\$8,100

B

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

Location : Hallways, Gym

Explanation : CCTV Cameras

Fire/Smoke Detection

No Component

70%

D

Generic

30%

2031

* *

1-3

\$13,800

B

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

Location : Hallways

Explanation : Strobe Lights, Manual Pull Station

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

Heating

Energy Source

HTHW/HW

100%

2033

* *

1

B

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

Location : 1st Floor Mech Room

Explanation : Hot Water Provided From Building P

Distribution

Hot Wtr Piping/Pump

100%

2031

* *

4

\$4,400

B

Terminal Devices

Air Handler

80% Now

\$73,200

2018

\$366,100

1

\$39,900

B

Corroded, Extent : Severe, Area Affected : 30%

Location : Inside The Rtus, Roof

Leak Evident, Extent : Severe, Area Affected : 30%

Location : From The Top Of The Units

Convactor/Radiator

20%

2028

* *

1

\$5,800

B

Air Conditioning

Energy Source

District C.W.

95%

2043

* *

1

B

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

Location : 1st Floor Mech Room

Explanation : Chilled Water Provided From Building P

Electricity

5%

2031

* *

1

B

Conversion Equipment

Window/Wall Unit

5%

2018

\$8,700

1

B

No Component

95%

D

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

Location :

Explanation : Building Needs Additional 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.

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE HEALTH & PHYSICAL EDUCATION CTR.
Asset # : 2126

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	30%			2033	* *	4	\$2,000	B
No Component	70%							D
Terminal Devices								
Air Handler/Cool/Ht	30%			2018	\$5,400	1	\$16,600	B
No Component	70%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$49,900	B
Exhaust Fans								
Interior	25%			2023	\$23,500	2	\$700	B
Roof	75%			2018	\$50,600	2	\$2,100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$12,700	2033	* *	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Water Main Corroded, Pump Room</i>								
Water Heater								
Electric	100%			2021	\$13,200	4	\$800	B
HW Heat Exchanger								
Low Temp	100%			2033	* *	4	\$13,300	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Pool Filter/Treatment								
Diatomaceous Earth	100%			2024	\$3,092,800	4	\$33,300	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-2</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$45,100	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR**
Address : **2001 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230T**
Program / Asset # : **CUN0003.0T0 / 2107** **Yr Built/Renovated** : **1977 / 2008**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$141,300
Electrical	\$58,000	\$390,500
Mechanical	\$314,000	\$38,500
Total	\$372,000	\$570,200
Priority A		\$141,300
Priority B	\$372,000	\$429,000
Total	\$372,000	\$570,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture			\$86,800	
Interior Architecture	\$20,600	\$1,400	\$4,300	\$25,300
Electrical	\$3,700	\$3,400	\$32,900	\$3,600
Mechanical	\$6,500	\$7,300	\$13,700	\$7,900
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$34,700	\$16,100	\$141,700	\$40,800
Priority A			\$86,800	
Priority B	\$14,100	\$14,600	\$54,900	\$15,500
Priority C	\$20,600	\$1,400		\$25,300
Total	\$34,700	\$16,100	\$141,700	\$40,800



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR
Asset # : 2107

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	85%			LIFE	**	5	\$62,900	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Window Wall	15%			2043	**	5	\$41,600	A
Windows								
Metal Louvers	100%			2032	**	10		A
Parapets								
Metal Rail	100%			2028	**	5-10	\$36,700	A
Roof								
Copper/Terne	60%			2051	**	10	\$78,400	A
Modified Bitumen	20%			2031	**	10	\$10,400	A
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Over Stage</i>								
Single Ply Membrane	20%			2018	\$33,300	10	\$10,400	A
Interior								
Floors								
Carpet	50%			2022	\$350,400	3	\$57,900	C
Cast in Place Concrete	10%			LIFE	**	5	\$12,700	C
Ceramic Tile	5%			2032	**	5	\$2,900	C
Sheet Vinyl/Rubber	10%			2031	**	5	\$8,700	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Stage</i>								
<i>Explanation : Recent Replacement Evident</i>								
Vinyl Tile	25%			2028	**	3	\$7,200	C
Interior Walls								
Concrete Masonry Unit	70%			LIFE	**	5	\$20,200	C
Folding Partition	10%			2039	**	5	\$18,100	C
Gypsum Board	10%			LIFE	**	5	\$4,300	C
Masonry: Brick	10%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	15%			2028	**	5	\$8,700	B
Exposed Struc: Steel	70%			LIFE	**			B
Gypsum Board	15%			LIFE	**	5	\$10,900	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2023	\$48,500	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$4,000	5	\$100	B
Molded Case Bkrs	95%			2022	\$76,300	5	\$1,200	B
Wiring								
Thermoplastic	100%			2023	\$48,200	1		B

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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 Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Motor Controllers								
Locally Mounted	100%			2021	\$12,900	5	\$300	B
Lighting								
Interior Lighting								
Fluorescent	20%			2018	\$58,000	10	\$7,100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Workshops And Offices</i>						
		<i>Explanation : Using T-12 Lamps</i>						
HID	5%			2018	\$6,700	10	\$100	B
Incandescent	75%			2023	\$217,500	2	\$600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Main Stage</i>						
		<i>Explanation : Stage Lights</i>						
Egress Lighting								
Emergency, Service	50%			2023	\$2,700	1		B
Exit, Service	50%			2023	\$2,700	1		B
Exterior Lighting								
HID	100%			2018	\$16,200	10	\$100	B
Alarm								
Fire/Smoke Detection								
Generic	100%			2031	**	1-3	\$29,700	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Stage And Hallways</i>						
		<i>Explanation : Manual Pull Station And Strobe Lights</i>						
Mechanical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Mech Room</i>						
		<i>Explanation : Hot Water Provided From Building P</i>						
Distribution								
Hot Wtr Piping/Pump	100%			2031	**	4	\$1,900	B
Terminal Devices								
Air Handler	80%			2018	\$158,200	1	\$19,200	B
Convactor/Radiator	15%			2028	**	1	\$1,900	B
Induction Unit	5%			2026	**	1	\$600	B
Air Conditioning								
Energy Source								
District C.W.	100%			2033	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Mech Room</i>						
		<i>Explanation : Chilled Water Provided From Building P</i>						

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE LEON M. GOLDSTEIN PERF. ARTS CTR
Asset # : 2107

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%			2033	* *	4	\$2,900	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2018	\$155,800	1	\$23,900	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$21,600	B
Exhaust Fans								
Interior	95%			2023	\$38,500	2	\$1,100	B
Roof	5%	Now	\$100	2023	\$1,500	2		B
<i>Not in Service, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Roof</i>								
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
Water Heater								
Electric	100%			2021	\$5,700	4	\$300	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Standpipe								
Generic	100%			2043	* *	1-5	\$20,200	B
Sprinkler								
No Component	50%							D
Generic	50%			2033	* *	1-2	\$5,400	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$546,700	\$508,100
Interior Architecture	\$179,100	\$391,400
Electrical	\$182,900	
Mechanical		\$49,400
Total	\$908,700	\$948,900
Priority A	\$546,700	\$508,100
Priority B	\$294,800	\$168,800
Priority C	\$67,100	\$272,000
Total	\$908,700	\$948,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$37,400		\$17,700	\$5,200
Interior Architecture	\$82,300	\$7,500		\$50,400
Electrical	\$27,200	\$28,900	\$48,600	\$33,700
Mechanical	\$52,700	\$36,700	\$78,700	\$39,800
Elevators/Escalators	\$15,800	\$15,800	\$15,800	\$15,800
Total	\$215,300	\$88,800	\$160,800	\$144,900
Priority A	\$37,400		\$17,700	\$5,200
Priority B	\$116,400	\$81,300	\$143,100	\$89,300
Priority C	\$61,600	\$7,500		\$50,400
Total	\$215,300	\$88,800	\$160,800	\$144,900



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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	10%	Now	\$57,000	LIFE	**	5	\$39,800	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Penthouse</i>								
Masonry: Brick	55%			LIFE	**	5	\$219,200	A
Metal Panel	5%			2043	**	5-10	\$137,000	A
Metal Coiling Doors	5%			2036	**	5	\$62,300	A
Stucco Cement	15%			2036	**	5	\$149,400	A
Window Wall	10%	Now	\$90,800	2043	**	5	\$74,700	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Rotunda</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Rotunda</i>								
Windows								
Aluminum	90%			2039	**	5	\$10,400	A
Metal Louvers	10%			2032	**	10	\$7,200	A
Parapets								
Masonry: Brick	80%			LIFE	**	5	\$18,500	A
Metal Rail	15%			2036	**	5-10	\$62,700	A
Pre-Cast Concrete	5%	Now	\$3,900	LIFE	**	5	\$7,300	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Roof								
Cast in Place Concrete	2%	Now	\$2,300	LIFE	**			A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Room 130 C</i>								
IRMA/Protected Membrane	10%			2028	**	10	\$17,700	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lower Terrace</i>								
Modified Bitumen	85%	Now	\$248,800	2028	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Third Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Over Room M402</i>								
Skylight, Metal/Glass	3%			2043	**	10	\$17,700	A
Interior								
Floors								
Carpet	25%			2022	\$902,700	3	\$149,200	C
Cast in Place Concrete	10%			LIFE	**	5	\$65,300	C
Ceramic Tile	5%			2032	**	5	\$14,900	C
Panel/Paver: Cer/Brk	20%			2039	**	5	\$134,300	C
Quarry Tile	5%			2036	**	5	\$22,400	C
Vinyl Tile	35%			2028	**	3	\$52,200	C

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	15%			LIFE	**	5	\$18,600	C
Folding Partition	5%			2045	**	5	\$38,800	C
Glass: Single Pane	5%			LIFE	**	5	\$11,600	C
Gypsum Board	75%			LIFE	**	5	\$139,600	C
Ceilings								
AcousTileConcealSpLn	5%			2036	**	5	\$18,700	B
AcousTileSusp.Lay-In	5%	Now	\$11,400	2036	**	5	\$7,500	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor Near Room 226</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Corridor Near Room 226</i>								
AcousTileSusp.Lay-In	75%			2036	**	5	\$223,800	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room M402</i>								
Exposed Struc: Steel	10%			LIFE	**			B
Gypsum Board	5%			LIFE	**	5	\$18,700	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fuel Cell(s)	5%			2032	**	1-5	\$24,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : 4th Floor</i>								
<i>Explanation : 6 Kw , For Computer Support System</i>								
Molded Case Bkrs	45%			2043	**	5	\$2,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 1600 Amperes For Emergency Distribution.</i>								
No Component	50%							D
<i>Other Observation, Extent : Light, Area Affected : 0%</i>								
<i>Location :</i>								
<i>Explanation : Fed From Other Building</i>								
Transformers								
Dry Type	100%			2036	**	5	\$800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1-500 Kva, 1-150 Kva</i>								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2043	**	5	\$5,400	B
Raceway								
Conduit	100%			2043	**	1		B

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Estimates are rounded to the nearest hundred dollars.

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Panelboards								
Fused Disc Sw	5%			2039	**	5	\$200	B
Molded Case Bkrs	95%			2039	**	5	\$5,100	B
Wiring								
Thermoplastic	100%			2043	**	1		B
Motor Controllers								
Locally Mounted	10%			2036	**	5	\$100	B
Motor Control Center	90%			2036	**	5	\$5,000	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$3,000	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2036	**	1	\$62,800	B
Generators								
Diesel	100%			2032	**	1	\$79,000	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Generator Room</i>				
				<i>Explanation : Generator Rated @ 350 Kw</i>				
Batteries								
Nickel Cadmium	100%			2018	\$600	5	\$45,500	B
Fuel Storage								
Day Tank	50%			2039	**	5	\$18,500	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Generator Room</i>				
				<i>Explanation : 60 Gallons Capacity</i>				
Main Tank	50%			2051	**	5	\$2,900	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Underground</i>				
				<i>Explanation : 1000 Gallons Capacity</i>				
Lighting								
Interior Lighting								
Fluorescent	2%			2028	**	10	\$3,700	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Lobby</i>				
				<i>Explanation : Compact Fluorescent Fixtures</i>				
Fluorescent	98%			2028	**	10	\$179,200	B
				<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>				
				<i>Location : Throughout The Building</i>				
				<i>Explanation : Using T-8 Lamps</i>				
Egress Lighting								
Emergency, Service	50%			2028	**	1		B
Exit, Service	50%			2028	**	1		B
Exterior Lighting								
HID	100%			2028	**	10	\$600	B
Lightning Protection								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lightning Protection								
Arresters/Cabling								
Generic	100%			2051	**	5	\$1,900	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2028	**	1	\$22,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Surveillance System</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2028	**	1-3	\$38,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station, Strobe Lights And Alarm Bells</i>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : Hot Water Provided From Building P</i>								
Conversion Equipment								
HTHW/HW Exchanger	100%			2032	**	2	\$12,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : 4 Units</i>								
Distribution								
Hot Wtr Piping/Pump	100%			2039	**	4	\$9,800	B
Terminal Devices								
Air Handler	80%			2028	**	1	\$98,600	B
Convector/Radiator	20%			2028	**	1	\$12,900	B
Air Conditioning								
Energy Source								
District C.W.	90%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 80%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Electricity	10%			2039	**	1		B

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Estimates are rounded to the nearest hundred dollars.

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE MARINE & ACADEMIC CENTER - M
Asset # : 4376

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Conversion Equipment								
Reciprocating Compr/Chiller	10%			2028	**	1	\$9,300	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 10%</i>								
<i>Location : 2nd Floor Mech Equip Room - For The Theatre Only</i>								
No Component	90%							D
Distribution								
Chilled Wtr Pipe/Pump	100%			2033	**	4	\$14,700	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2028	**	1	\$123,300	B
Heat Rejection								
Water Cool Tower	10%			2024	\$5,400	2	\$20,100	B
No Component	90%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$111,200	B
Exhaust Fans								
Interior	95%			2028	**	2	\$5,800	B
Roof	5%			2023	\$7,500	2	\$300	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2043	**	1		B
Water Heater								
Electric	100%			2021	\$29,300	4	\$1,700	B
HW Heat Exchanger								
Low Temp	100%	Now	\$11,700	2033	**	4	\$19,700	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Mechanical Room</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : (2) 1-4 (2) 1-3</i>								
<i>Explanation : 4 Units</i>								
Fire Suppression								
Standpipe								
Generic	100%			2043	**	1-5	\$104,300	B
Sprinkler								
No Component	60%							D
Generic	40%			2043	**	1-2	\$22,300	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%			LIFE	**	5	\$121,900	A
	<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i> <i>Location : Throughout</i>							
Window Wall	20%			2043	**	5	\$114,300	A
	<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i> <i>Location : Throughout</i>							
Windows								
Aluminum	95%	Now	\$31,400	2031	**	5	\$2,000	A
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i> <i>Location : Throughout</i> <i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : 8th Floor</i>							
Metal Louvers	5%			2032	**	10	\$1,300	A
Parapets								
Masonry: Brick	70%			LIFE	**	5	\$3,200	A
	<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i> <i>Location : Throughout</i>							
Metal Panel	5%			2049	**	5	\$900	A
	<i>Recent Installation, Extent : Light, Area Affected : 100%</i> <i>Location : Coping</i>							
Metal Rail	25%			2036	**	5-10	\$20,700	A
Roof								
Cast in Place Concrete	10%	Now	\$26,800	LIFE	**			A
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i> <i>Location : Terrace Over Concourse</i> <i>Vegetation Growth, Extent : Severe, Area Affected : 25%</i> <i>Location : Over Concourse</i> <i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : Over Concourse</i>							
Copper/terne	35%			2051	**	10	\$119,900	A
Modified Bitumen	45%			2031	**	10	\$61,700	A
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i> <i>Location : Throughout</i>							
Sloped Glazing	10%	Now	\$152,000	LIFE	**	5	\$182,700	A
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i> <i>Location : Over Reception Area</i> <i>Water Penetration, Extent : Moderate, Area Affected : 25%</i> <i>Location : Over Information Area, Ramp</i>							
Interior								
Floors								
Carpet	35%			2019			\$787,300	3
	<i>Estimated Cost: \$130,200</i>							
Cast in Place Concrete	15%			LIFE	**	5	\$61,000	C
Ceramic Tile	5%			2032	**	5	\$9,300	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$62,800	C
Vinyl Tile	30%			2023			\$449,500	3
	<i>Estimated Cost: \$20,900</i>							

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
Concrete Masonry Unit	15%			LIFE	**	5	\$7,100	C
Glass: Single Pane	10%			LIFE	**	5	\$8,800	C
Gypsum Board	70%			LIFE	**	5	\$49,400	C
Ceilings								
AcousTileSusp.Lay-In	25%			2028	**	5	\$47,900	B
Exposed Concrete	35%			LIFE	**	5	\$10,500	B
		<i>Water Penetration, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Corridor Under Ramp And L130</i>						
Gypsum Board	40%			LIFE	**	5	\$95,800	B
		<i>Water Penetration, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Near Reference Desk On First Floor</i>						

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Over 600 Volts								
Service Equipment								
Not Accessible	100%							D
Transformers								
Dry Type	100%			2021	\$34,000	3	\$700	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : 2- 2000 Kva, 4160/ 480/ 277 Volts Serving Buildings T5 And Arts And Science Building.</i>						
Feeders								
Busway	100%			2021	\$69,100	1		B
Raceway								
Tray	100%			2021	\$3,600	1		B
Under 600 Volts								
Service Equipment								
Air Circuit Breaker	20%			2023	\$6,200	5	\$100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : 1- 4000 Amps Main Disconnect Switch</i>						
Air Circuit Breaker	60%			2023	\$18,600	5	\$400	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : 2- 3000 Amps Mains Service Swicthes Serving T5 Building And Arts And Science Building</i>						
Fused Disc Sw	20%			2023	\$6,200	5	\$100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : 1- 3000 Amps Main Disconnect Switch Serving Mac Building.</i>						

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Under 600 Volts								
Transformers								
Dry Type	100%			2021	\$14,200	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 1-750 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$90,800	5	\$500	B
Raceway								
Conduit	100%			2023	\$106,600	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$9,200	5	\$300	B
Molded Case Bkrs	90%			2022	\$82,600	5	\$2,900	B
Wiring								
Thermoplastic	90%			2023	\$111,100	1		B
Thermoplastic	10%			2033	**	1		B
Motor Controllers								
Locally Mounted	20%			2021	\$29,200	5	\$200	B
Motor Control Center	80%			2021	\$116,700	5	\$2,700	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,800	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$11,000	1	\$37,700	B
Generators								
Diesel	100%			2019	\$74,500	1	\$47,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : Generator Rated @ 285 Kw</i>								
Batteries								
Nickel Cadmium	100%			2016	\$600	5	\$27,300	B
Fuel Storage								
Day Tank								
	50%			2022	\$4,300	5	\$11,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 25 Gallons Capacity</i>								
Main Tank								
	50%			2026	**	5	\$1,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 600 Gallons Capacity</i>								

Lighting

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	3%			2018	\$18,400	10	\$3,400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby</i>							
	<i>Explanation : Compact Fluorescent Fixtures</i>							
Fluorescent	97%			2023	\$594,200	10	\$110,500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Using T-8 Lamps</i>							
Egress Lighting Emergency, Service	50%			2023	\$8,600	1		B
Exit, Service	50%			2023	\$8,600	1		B
Exterior Lighting HID	100%			2018	\$42,400	10	\$400	B
Lighting Protection								
Arresters/Cabling Generic	100%			2026	**	5	\$1,400	B
Alarm								
Security System No Component Generic	90%							D
	10%			2023	\$35,100	1	\$4,600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Outside</i>							
	<i>Explanation : CCTV Surveillance Camera</i>							
Fire/Smoke Detection No Component Generic	40%							D
	60%			2031	**	1-3	\$46,600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Hallways, Mechanical Room</i>							
	<i>Explanation : Strobe Lights, Manual Pull Stations</i>							

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2033	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Mech Room</i>							
	<i>Explanation : Hot Water Provided From Building P</i>							
Conversion Equipment HTHW/HW Exchanger	100%			2026	**	2	\$7,600	B
Distribution Hot Wtr Piping/Pump	100%			2031	**	4	\$6,100	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE ROBERT J KIBEE LIB & MEDIA CTR
Asset # : 2116

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Heating								
Terminal Devices								
Air Handler	80%			2023	\$507,900	1	\$61,500	B
Convactor/Radiator	20%			2028	* *	1	\$8,000	B
Air Conditioning								
Energy Source								
District C.W.	100%			2033	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%			2033	* *	4	\$9,200	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2023	\$500,100	1	\$76,800	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$69,300	B
Exhaust Fans								
Interior	95%			2023	\$123,600	2	\$3,600	B
Roof	5%			2023	\$4,700	2	\$200	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2033	* *	4	\$18,400	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-8</i>								
<i>Explanation : Two Units</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$62,600	B
Sprinkler								
No Component	85%							D
Generic	15%			2033	* *	1-2	\$5,200	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)
Address : 2085 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : 230T
Program / Asset # : CUN0003.1T0 / 2109 **Yr Built/Renovated** : 1967 / 2002
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$93,900	\$112,400
Interior Architecture		\$159,900
Electrical	\$56,500	\$192,400
Mechanical	\$237,900	\$95,600
Total	\$388,400	\$560,400
Priority A	\$93,900	\$112,400
Priority B	\$294,500	\$288,000
Priority C		\$159,900
Total	\$388,400	\$560,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				\$400
Interior Architecture	\$10,300	\$2,500	\$15,900	\$53,600
Electrical	\$400	\$600	\$14,200	\$400
Mechanical	\$25,000	\$2,100	\$36,400	\$2,100
Total	\$35,700	\$5,200	\$66,500	\$56,500
Priority A				\$400
Priority B	\$25,500	\$2,700	\$64,700	\$2,500
Priority C	\$10,300	\$2,500	\$1,800	\$53,600
Total	\$35,700	\$5,200	\$66,500	\$56,500



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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)
Asset # : 2109

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%			2043	**	5-10	\$154,600	A
Windows								
Aluminum	100%			2039	**	5	\$900	A
Roof								
Single Ply Membrane	100%	Now	\$51,700	2028	**			A
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 20%</i>								
<i>Location : North Side</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Carpet	15%	0-2	\$10,300	2019	\$51,500	3	\$6,400	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	10%			LIFE	**	5	\$6,200	C
Mosaic Tile	5%			2028	**	5	\$3,500	C
Vinyl Tile	70%			2023	\$159,900	3	\$7,400	C
Interior Walls								
Gypsum Board	100%			LIFE	**	5	\$14,500	C
Ceilings								
AcousTileSusp.Lay-In	100%			2028	**	5	\$28,400	B
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- Main Service Switches No Ratings Available</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$50,500	5	\$100	B
Raceway								
Conduit	100%			2023	\$15,400	1		B
Panelboards								
Molded Case Bkrs	80%			2022	\$18,400	5	\$400	B
Molded Case Bkrs	20%			2031	**	5	\$100	B
Wiring								
Thermoplastic	80%			2023	\$10,500	1		B
Thermoplastic	20%			2033	**	1		B
Ground								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)

Asset # : 2109

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

Ground

Grounding Devices
Not Accessible

100%

D

Lighting

Interior Lighting
Fluorescent

100%

2023

\$142,000

10

\$17,400

B

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

Location : Throughout The Building

Explanation : Using T-8 Lamps

Egress Lighting

Emergency, Battery
Exit, Service

50%

2018

\$3,300

10

\$2,300

B

50%

2018

\$1,300

1

B

Exterior Lighting

HID

100%

2018

\$6,700

10

\$100

B

Alarm

Security System

No Component
Generic

90%

10%

2031

**

1

\$700

D

B

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

Location : Storage Area

Explanation : CCTV Surveillance Camera

Fire/Smoke Detection

No Component
Generic

70%

30%

2018

\$56,500

1-3

\$3,600

D

B

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

Location : Hallways

Explanation : Manual Pull Station And Alarm Bells

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

Heating

Energy Source

Natural Gas

100%

2033

**

1

B

Conversion Equipment

Furnace

100%

2-4

\$21,900

2033

**

1

\$8,400

B

Corroded, Extent : Moderate, Area Affected : 30%

Location : Throughout

Not Energy Efficient, Extent : Moderate, Area Affected : 30%

Location : Throughout

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

Location : In The Ceiling

Explanation : 3 Units - With 2 Gas Fired Heaters In Each Unit

Air Conditioning

Energy Source

Electricity

100%

2031

**

1

B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG #1 (UAPC)

Asset # : 2109

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Conversion Equipment								
Reciprocating Compr/Chiller	70%			2028	* *	1	\$6,200	B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 70%</i>							
	<i>Location : Various Locations</i>							
Window/Wall Unit	30%			2018	\$11,100	1		B
Terminal Devices								
Fan Coil - Cool/Heat	70%			2018	\$237,900	1	\$4,300	B
No Component	30%							D
Heat Rejection								
Remote Air Cond	70%			2028	* *	2	\$9,200	B
No Component	30%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$10,600	B
Exhaust Fans								
Interior	100%			2018	\$19,800	2	\$600	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$53,600	1		B
Water Heater								
Not Accessible	100%							D
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	80%							D
Generic	20%			2023	\$41,900	1-2	\$1,100	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$115,500	\$415,600
Interior Architecture		\$170,800
Electrical		\$433,600
Mechanical	\$713,200	\$314,300
Total	\$828,700	\$1,334,300
Priority A	\$115,500	\$415,600
Priority B	\$713,200	\$747,900
Priority C		\$170,800
Total	\$828,700	\$1,334,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$10,900			\$2,100
Interior Architecture	\$192,800	\$2,600	\$24,500	\$8,300
Electrical	\$3,200	\$2,800	\$6,800	\$3,200
Mechanical	\$4,600	\$9,700	\$15,500	\$9,700
Total	\$211,400	\$15,100	\$46,900	\$23,200
Priority A	\$10,900			\$2,100
Priority B	\$7,800	\$12,500	\$43,500	\$12,900
Priority C	\$192,800	\$2,600	\$3,300	\$8,300
Total	\$211,400	\$15,100	\$46,900	\$23,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2
Asset # : 2110

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%	Now	\$44,700	2033	**	5	\$61,400	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Deformed/Dented, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Windows								
Aluminum	95%			2039	**	5	\$4,200	A
Steel	5%	Now	\$10,900	2048	**	5	\$1,400	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Connecting Corridor To T1</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Connecting Corridor To T1</i>							
	<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Connecting Corridor To T1</i>							
<hr/>								
Roof								
Single Ply Membrane	100%	Now	\$70,800	2023			\$354,200	A
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Interior								
Floors								
Carpet	25%	0-2	\$160,300	2025	\$160,300	3	\$19,900	C
	<i>Loose/MISS Fasteners, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Classrooms</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Classrooms</i>							
	<i>Wrinkling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Classrooms</i>							
Cast in Place Concrete	5%			LIFE	**	5	\$5,800	C
Mosaic Tile	5%			2028	**	5	\$6,600	C
Vinyl Tile	40%			2023	\$170,800	3	\$7,900	C
Vinyl Tile	5%	Now	\$21,400	2033	**	3	\$1,000	C
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Connecting Corridor To T1</i>							
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Connecting Corridor To T1</i>							
	<i>Poor Subfloor Evident, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Connecting Corridor To T1</i>							
Vinyl Tile	20%			2031	**	3	\$5,300	C
	<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Rooms 248, 252 And Various Others</i>							

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2
Asset # : 2110

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	40%			LIFE	**	5	\$8,000	C
Gypsum Board	20%			LIFE	**	5	\$6,000	C
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Rooms 248, 252 And Various Others</i>								
Metal Panel	35%			LIFE	**			C
Metal Panel	5%	Now	\$9,800	LIFE	**			C
<i>Deformed/Dented, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Connecting Corridor To T1</i>								
Ceilings								
AcousTileSusp.Lay-In	80%			2028	**	5	\$42,400	B
AcousTileSusp.Lay-In	20%			2040	**	5	\$10,600	B
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Rooms 248, 252 And Various Others</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$5,300	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : One 1600 Amps Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$60,600	5	\$200	B
Raceway								
Conduit	90%			2023	\$33,000	1		B
Conduit	10%			2043	**	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$2,900	5		B
Molded Case Bkrs	75%			2022	\$43,000	5	\$700	B
Molded Case Bkrs	20%			2039	**	5	\$200	B
Wiring								
Thermoplastic	90%			2023	\$31,700	1		B
Thermoplastic	10%			2043	**	1		B
Motor Controllers								
Locally Mounted	100%			2021	\$12,900	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$500	B
Lighting								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2
Asset # : 2110

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	100%			2023	\$265,300	10	\$32,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
<hr/>								
Egress Lighting								
Emergency, Battery	50%			2028	**	10	\$4,300	B
Exit, LED	10%			2051	**	1		B
Exit, Service	40%			2028	**	1		B
<hr/>								
Exterior Lighting								
HID	100%			2023	\$12,500	10	\$100	B
<hr/>								
Alarm								
Security System								
No Component	70%							D
Generic	30%			2031	**	1	\$4,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : New Wing</i>								
<i>Explanation : CCTV Surveillance Camera</i>								
<hr/>								
Fire/Smoke Detection								
Generic	100%			2028	**	1-3	\$22,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Manual Pull Station, Alarm Bells, Strobe Lights And Smoke Detectors</i>								
<hr/>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%	Now	\$1,400	2033	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Incoming Service</i>								
<hr/>								
Conversion Equipment								
Furnace	100%	0-2	\$41,000	2033	**	1	\$15,800	B
<i>Corroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Various Locations In The Ceiling</i>								
<i>Explanation : 8 Old Units - Each Unit Has 2 Gas Fired Heaters</i>								
<hr/>								
Air Conditioning								
Energy Source								
Electricity	100%			2031	**	1		B
<hr/>								
Conversion Equipment								
Reciprocating Compr/Chiller	100%			2023	\$113,900	1	\$16,400	B
<hr/>								
Terminal Devices								
Fan Coil - Cool/Heat	100%			2018	\$635,100	1	\$11,400	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T2
Asset # : 2110

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Heat Rejection								
Remote Air Cond	100%			2023	\$200,400	2	\$24,700	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$19,700	B
Exhaust Fans								
Interior	100%			2018	\$37,100	2	\$1,100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
Water Heater								
Gas Fired	100%			2018	\$7,800	2	\$500	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
No Component	85%							D
Generic	15%			2033	* *	1-2	\$1,500	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$136,300	
Interior Architecture		\$83,300
Electrical		\$123,600
Mechanical	\$42,500	
Total	\$178,800	\$206,900
Priority A	\$136,300	
Priority B	\$42,500	\$123,600
Priority C		\$83,300
Total	\$178,800	\$206,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$5,400			
Interior Architecture	\$1,100	\$1,300	\$8,300	\$27,900
Electrical	\$200	\$300	\$33,900	\$200
Mechanical	\$3,200	\$800	\$53,900	\$800
Total	\$9,900	\$2,400	\$96,000	\$28,900
Priority A	\$5,400			
Priority B	\$3,400	\$1,100	\$95,100	\$1,000
Priority C	\$1,100	\$1,300	\$900	\$27,900
Total	\$9,900	\$2,400	\$96,000	\$28,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T3

Asset # : 2111

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$600	A
Metal Panel	90%	Now	\$5,400	2043	**	5	\$14,800	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Base</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Corners</i>								
<hr/>								
Windows								
Steel	100%	Now	\$43,300	2048	**	5	\$5,500	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Glazing Broken/Cracked, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<hr/>								
Roof								
Spray-on Foam	100%	Now	\$93,000	2033	**	5	\$17,900	A
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Classrooms</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<hr/>								
Interior								
Floors								
Carpet	15%			2019	\$26,800	3	\$4,400	C
Cast in Place Concrete	10%			LIFE	**	5	\$3,200	C
Mosaic Tile	5%			2028	**	5	\$1,800	C
Vinyl Tile	70%			2023	\$83,300	3	\$3,900	C
<hr/>								
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$1,600	C
Gypsum Board	60%			LIFE	**	5	\$5,800	C
Metal Panel	15%			LIFE	**			C
<hr/>								
Ceilings								
AcousTileSusp.Lay-In	100%			2028	**	5	\$14,700	B
<i>Water Penetration, Extent : Light, Area Affected : 25%</i>								
<i>Location : Various Classrooms</i>								

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

Under 600 Volts

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

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

*** 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. T3
Asset # : 2111

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,100	5		B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : Main Service Disconnect Switch Rated @ 600 Amperes</i>						
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$50,500	5		B
Raceway								
Conduit	90%			2023	\$13,900	1		B
Conduit	10%			2033	* *	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$1,100	5		B
Molded Case Bkrs	85%			2022	\$19,500	5	\$200	B
Molded Case Bkrs	10%			2031	* *	5		B
Wiring								
Thermoplastic	90%			2023	\$11,800	1		B
Thermoplastic	10%			2033	* *	1		B
Motor Controllers								
Locally Mounted	100%			2021	\$12,900	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$200	B
Lighting								
Interior Lighting								
Fluorescent	99%			2023	\$73,200	10	\$9,000	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Using T-8 Lamps</i>						
HID	1%			2023	\$300	10		B
Egress Lighting								
Emergency, Battery	30%			2023	\$1,000	10	\$700	B
Exit, Service	70%			2023	\$1,000	1		B
Exterior Lighting								
HID	100%			2018	\$3,500	10		B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$30,000	1-3	\$1,900	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Hallways</i>						
		<i>Explanation : Alarm Bells And Manual Pull Station</i>						

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

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T3
Asset # : 2111

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2033	* *	1		B
Conversion Equipment								
Furnace	100%	0-2	\$2,300	2018	\$11,400	1	\$4,400	B
			<i>Damaged, Extent : Moderate, Area Affected : 25%</i>					
			<i>Location : Mech Room</i>					
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : In Mech Room</i>					
			<i>Explanation : 6 Units</i>					
Air Conditioning								
Energy Source								
Electricity	100%			2031	* *	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	40%			2018	\$12,700	1	\$1,800	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 40%</i>					
			<i>Location : Backyard</i>					
Window/Wall Unit	20%			2018	\$3,800	1		B
No Component	40%							D
Terminal Devices								
Fan Coil - Cool/Heat	40%			2018	\$42,500	1	\$1,300	B
No Component	60%							D
Heat Rejection								
Remote Air Cond	40%			2018	\$13,400	2	\$2,800	B
No Component	60%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$5,500	B
Exhaust Fans								
Interior	100%			2018	\$10,300	2	\$300	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$27,900	1		B
Water Heater								
Gas Fired	100%			2021	\$2,200	2	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4**
Address : **2111 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **2304T**
Program / Asset # : **CUN0003.4T0 / 2112** **Yr Built/Renovated** : **1970 / 2000**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$640,800	\$191,800
Interior Architecture	\$581,600	\$450,200
Electrical	\$105,500	\$741,200
Mechanical	\$259,800	\$684,500
Total	\$1,587,600	\$2,067,700
Priority A	\$640,800	\$191,800
Priority B	\$946,800	\$1,463,600
Priority C		\$412,300
Total	\$1,587,600	\$2,067,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$22,400			\$200
Interior Architecture	\$275,300	\$5,700	\$4,700	\$11,400
Electrical	\$1,100	\$1,600	\$20,200	\$1,000
Mechanical	\$9,100	\$5,300	\$29,400	\$5,300
Total	\$307,800	\$12,600	\$54,400	\$17,900
Priority A	\$22,400			\$200
Priority B	\$10,100	\$6,900	\$49,700	\$6,300
Priority C	\$275,300	\$5,700	\$4,700	\$11,400
Total	\$307,800	\$12,600	\$54,400	\$17,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4
Asset # : 2112

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	10%	Now	\$22,400	LIFE	**	5	\$3,600	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Stair(s)</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade</i>								
Metal Panel	90%	Now	\$35,200	2043	**	5	\$96,800	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	5%			2039	**	5	\$300	A
Steel	95%	Now	\$326,300	2048	**	5	\$41,200	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Roof								
Spray-on Foam	100%	Now	\$279,300	2033	**	5	\$53,900	A
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Rooms 4210 And 4211</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Carpet	30%	Now	\$275,300	2025	\$275,300	3	\$34,100	C
<i>Punct/Tear/Impact Damage, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Wrinkling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout</i>								
Cast in Place Concrete	5%			LIFE	**	5	\$8,300	C
Mosaic Tile	5%			2028	**	5	\$9,500	C
Vinyl Tile	60%			2023	\$366,800	3	\$17,100	C
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$10,100	C
Gypsum Board	75%			LIFE	**	5	\$45,500	C
Ceilings								
AcousTileSusp.Lay-In	100%	0-2	\$581,600	2043	**	5	\$37,900	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4
Asset # : 2112

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$16,200	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : No Available Ratings</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$90,800	5	\$200	B
<hr/>								
Raceway								
Conduit	90%			2023	\$77,900	1		B
Conduit	10%			2033	**	1		B
<hr/>								
Panelboards								
Fused Disc Sw	10%			2022	\$8,000	5	\$100	B
Molded Case Bkrs	80%			2022	\$64,200	5	\$1,100	B
Molded Case Bkrs	10%			2031	**	5	\$100	B
<hr/>								
Wiring								
Thermoplastic	90%			2023	\$81,900	1		B
Thermoplastic	10%			2033	**	1		B
<hr/>								
Ground								
Grounding Devices								
Not Accessible	100%							D
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$379,800	10	\$46,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
<hr/>								
Egress Lighting								
Emergency, Battery	50%			2023	\$8,700	10	\$6,100	B
Exit, Service	50%			2023	\$3,500	1		B
<hr/>								
Exterior Lighting								
HID	100%			2018	\$18,600	10	\$200	B
<hr/>								
Alarm								
Security System								
No Component	80%							D
Generic	20%			2031	**	1	\$4,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : CCTV Surveillance Camera</i>								
<hr/>								
Fire/Smoke Detection								
No Component	80%							D
Generic	20%			2018	\$105,500	1-3	\$6,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station And Alarm Bells</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T4
Asset # : 2112

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2033	**	1		B
Conversion Equipment								
Furnace	100%			2018	\$58,700	1	\$25,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : In The Ceiling</i>								
<i>Explanation : 4 Units - Each Has 4 Gas Fired Heaters</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2031	**	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	70%	0-2	\$114,100	2033	**	1	\$14,800	B
<i>Corroded, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Throughout</i>								
<i>Not Energy Efficient, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>R-22 Refrigerant, Extent : Light, Area Affected : 70%</i>								
<i>Location : Throughout</i>								
Window/Wall Unit	15%			2018	\$14,800	1		B
No Component	15%							D
Terminal Devices								
Fan Coil - Cool/Heat	70%			2023	\$541,000	1	\$11,500	B
No Component	30%							D
Heat Rejection								
Remote Air Cond	50%			2028	**	2	\$17,600	B
Remote Air Cond	20%			2018	\$48,800	2	\$7,100	B
No Component	30%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$28,300	B
Exhaust Fans								
Roof	100%			2018	\$38,200	2	\$1,600	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$143,500	1		B
Water Heater								
Gas Fired	100%			2022	\$11,200	2	\$700	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$312,900	\$38,300
Interior Architecture	\$195,200	\$174,400
Electrical		\$177,900
Mechanical	\$106,100	\$48,100
Total	\$614,100	\$438,800
Priority A	\$312,900	\$38,300
Priority B	\$301,300	\$226,100
Priority C		\$174,400
Total	\$614,100	\$438,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$27,900			
Interior Architecture	\$9,100	\$2,700		
Electrical	\$200	\$300	\$30,100	\$100
Mechanical	\$24,600	\$1,200	\$56,900	\$1,400
Total	\$61,800	\$4,300	\$87,000	\$1,500
Priority A	\$27,900			
Priority B	\$24,800	\$1,600	\$87,000	\$1,500
Priority C	\$9,100	\$2,700		
Total	\$61,800	\$4,300	\$87,000	\$1,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5
Asset # : 2113

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%	Now	\$27,900	2033	**	5	\$38,300	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : At Eaves</i>							
	<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade</i>							
<hr/>								
Windows								
Steel	100%	Now	\$113,200	2048	**	5	\$14,300	A
	<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
<hr/>								
Roof								
Metal, Corrugated	75%	Now	\$156,500	2043	**	1		A
	<i>Corrosion/Rusting, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Severe, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : This Roof Is Covered With Spray-on Roofing</i>							
Spray-on Foam	25%	Now	\$43,100	2033	**	5	\$8,300	A
	<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 35%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : This Component Is Spray-on Roofing Over Corrugated Metal Panel</i>							
<hr/>								
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$5,600	C
Mosaic Tile	5%	Now	\$7,200	2028	**	5	\$1,600	C
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : North Entrnace</i>							
Vinyl Tile	85%			2023		3	\$8,100	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5

Asset # : 2113

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$3,200	C
Gypsum Board	50%			LIFE	**	5	\$9,600	C
Gypsum Board	15%	Now	\$1,900	LIFE	**	5	\$2,900	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridors</i>								
Metal Panel	10%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	100%	4+	\$195,200	2043	**	5	\$12,700	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<hr/>								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 1200 Amperes</i>								
<hr/>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$50,500	5	\$100	B
<hr/>								
Raceway								
Conduit	100%			2023	\$15,400	1		B
<hr/>								
Panelboards								
Molded Case Bkrs	100%			2022	\$22,900	5	\$500	B
<hr/>								
Wiring								
Thermoplastic	100%			2023	\$13,100	1		B
<hr/>								
Motor Controllers								
Locally Mounted	100%			2021	\$12,900	5	\$100	B
<hr/>								
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$127,500	10	\$15,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5
Asset # : 2113

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

Lighting

Egress Lighting								
Emergency, Battery	50%			2018	\$2,900	10	\$2,100	B
Exit, Service	50%			2018	\$1,200	1		B
Exterior Lighting								
HID	100%			2018	\$6,200	10	\$100	B

Alarm

Fire/Smoke Detection								
No Component	90%							D
Generic	10%			2018	\$17,500	1-3	\$1,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Explanation : Alarm Bells And Manual Pull Station</i>								

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

Heating

Energy Source								
Natural Gas	100%			2033	**	1		B
Conversion Equipment								
Furnace	100%	0-2	\$19,700	2033	**	1	\$7,600	B
<i>Corroded, Extent : Severe, Area Affected : 30%</i>								
<i>Location : Various Areas</i>								
<i>Not Energy Efficient, Extent : Severe, Area Affected : 70%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2 In Mech Room And 3 In The Ceilings</i>								
<i>Explanation : 5 Old Package Units</i>								

Air Conditioning

Energy Source								
Electricity	100%			2031	**	1		B
Conversion Equipment								
Int Pkg Unit - Cooling	25%			2017	\$51,900	2	\$300	B
Reciprocating	35%			2018	\$19,200	1	\$2,800	B
Compr/Chiller								
Window/Wall Unit	15%			2018	\$5,000	1		B
No Component	25%							D
Distribution								
Chilled Wtr Pipe/Pump	35%			2023	\$20,700	4	\$300	B
No Component	65%							D
Terminal Devices								
Direct Expansion	35%			2018	\$13,100	1		B
No Component	65%							D
Heat Rejection								
Remote Air Cond	75%			2018	\$54,200	2	\$8,900	B
No Component	25%							D

Ventilation

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T5

Asset # : 2113

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Distribution								
Ductwork/Diffusers	100%	Now	\$2,800	LIFE	* *	2-5	\$9,500	B
	<i>Insul. Deteriorating, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : In The Ceiling</i>							
Exhaust Fans								
Interior	50%			2018	\$8,900	2	\$300	B
Roof	50%			2018	\$6,400	2	\$300	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$48,100	1		B
Water Heater								
Gas Fired	100%			2021	\$3,800	2	\$200	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6
Address : 2105 ORIENTAL BLVD.
Borough : BROOKLYN **Agency's Number** : 2306T
Program / Asset # : CUN0003.6T0 / 2114 **Yr Built/Renovated** : 1970 / 2000
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$161,200	
Interior Architecture		\$133,800
Electrical	\$35,500	\$137,100
Total	\$196,800	\$270,800
Priority A	\$161,200	
Priority B	\$35,500	\$137,100
Priority C		\$133,800
Total	\$196,800	\$270,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$7,100			
Interior Architecture	\$12,000	\$2,100	\$1,100	
Electrical	\$200	\$400	\$4,500	\$200
Mechanical	\$1,000	\$800	\$36,200	\$800
Total	\$20,400	\$3,200	\$41,800	\$1,000
Priority A	\$7,100			
Priority B	\$13,300	\$1,200	\$40,800	\$1,000
Priority C		\$2,100	\$1,100	
Total	\$20,400	\$3,200	\$41,800	\$1,000



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6

Asset # : 2114

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%	Now	\$7,100	2033	**	5	\$19,500	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : At Base</i>								
<i>Deformed/Dented, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Windows								
Steel	100%	Now	\$51,100	2048	**	5	\$6,500	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Roof								
Spray-on Foam	100%	Now	\$110,100	2033	**	5	\$21,200	A
<i>Punct/Tear/Impact Damage, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Classrooms</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Mosaic Tile	5%			2028	**	5	\$2,200	C
Vinyl Tile	50%			2023		3	\$3,300	C
Vinyl Tile	45%			2023		3	\$2,900	C
Interior Walls								
Concrete Masonry Unit	15%			LIFE	**	5	\$1,100	C
Gypsum Board	65%			LIFE	**	5	\$7,400	C
Metal Panel	20%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	90%	Now	\$12,000	2028	**	5	\$7,800	B
<i>Water Penetration, Extent : Light, Area Affected : 50%</i>								
<i>Location : Various Classrooms</i>								
AcousTileSusp.Lay-In	10%			2040	**	5	\$1,700	B
<i>Recent Replace Evident, Extent : Light, Area Affected : 100%</i>								
<i>Location : Room 610</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$50,500	5	\$100	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6

Asset # : 2114

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	95%			2023	\$14,600	1		B
Conduit	5%			2033	* *	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$1,100	5		B
Molded Case Bkrs	90%			2022	\$20,600	5	\$300	B
Molded Case Bkrs	5%			2031	* *	5		B
Wiring								
Thermoplastic	95%			2023	\$12,400	1		B
Thermoplastic	5%			2033	* *	1		B
Lighting								
Interior Lighting								
Fluorescent	99%			2023	\$86,600	10	\$10,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
HID	1%			2023	\$400	10		B
Egress Lighting								
Emergency, Service	50%			2023	\$800	1		B
Exit, Service	50%			2023	\$800	1		B
Exterior Lighting								
HID	100%			2018	\$4,200	10		B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$35,500	1-3	\$2,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station And Alarm Bells</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2033	* *	1		B
Conversion Equipment								
Furnace	100%			2018	\$13,500	1	\$5,800	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : In The Ceiling</i>								
<i>Explanation : 3 Units</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2031	* *	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T6

Asset # : 2114

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Conversion Equipment								
Reciprocating Compr/Chiller	20%			2023	\$7,500	1	\$1,100	B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Outside Of The Building</i>							
Window/Wall Unit	80%			2018	\$18,200	1		B
Distribution								
Chilled Wtr Pipe/Pump	20%			2033	**	4	\$200	B
No Component	80%							D
Terminal Devices								
Direct Expansion	20%			2023	\$6,900	1		B
No Component	80%							D
Heat Rejection								
Remote Air Cond	20%			2028	**	2	\$1,600	B
No Component	80%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$6,500	B
Exhaust Fans								
Interior	80%			2023	\$9,800	2	\$300	B
Roof	20%			2023	\$1,800	2	\$100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$33,000	1		B
Water Heater								
Gas Fired	100%			2018	\$2,600	2	\$200	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$49,600	\$132,300
Interior Architecture	\$15,800	\$142,600
Electrical		\$313,200
Mechanical	\$213,900	\$74,400
Total	\$279,400	\$662,500
Priority A	\$49,600	\$132,300
Priority B	\$213,900	\$387,600
Priority C	\$15,800	\$142,600
Total	\$279,400	\$662,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$16,400			\$500
Interior Architecture	\$182,500	\$2,200	\$200	\$6,900
Electrical	\$200	\$500	\$36,300	\$200
Mechanical	\$45,400	\$1,300	\$33,100	\$1,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$248,500	\$7,900	\$73,600	\$12,800
Priority A	\$16,400			\$500
Priority B	\$63,100	\$5,700	\$73,400	\$5,400
Priority C	\$169,000	\$2,200	\$200	\$6,900
Total	\$248,500	\$7,900	\$73,600	\$12,800



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T7
Asset # : 2115

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%			2043	**	5-10	\$181,900	A
Windows								
Aluminum	100%			2039	**	5	\$1,000	A
Roof								
Built-Up (BUR)	98%	Now	\$16,400	2028	**			A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Ponding, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Drains</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Skylight, Metal/Glass	2%			2033	**	10	\$2,600	A
Interior								
Floors								
Carpet								
	35%	0-2	\$166,500	2025	\$166,500	3	\$20,600	C
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Classrooms</i>								
<i>Wrinkling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Classrooms</i>								
Cast in Place Concrete	10%			LIFE	**	5	\$8,600	C
Mosaic Tile	5%			2036	**	5	\$4,900	C
Vinyl Tile	45%			2023	\$142,600	3	\$6,600	C
Vinyl Tile	5%			2018	\$15,800	3	\$700	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Sections At Corridors</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Concrete Masonry Unit	50%			LIFE	**	5	\$9,200	C
Gypsum Board	50%			LIFE	**	5	\$13,900	C
Ceilings								
AcousTileSusp.Lay-In	10%	Now	\$6,000	2028	**	5	\$2,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Exposed Concrete	80%			LIFE	**	5	\$4,900	B
Gypsum Board	10%	Now	\$7,500	LIFE	**	5	\$4,900	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Throughout</i>								

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

Under 600 Volts

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

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

** 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. T7

Asset # : 2115

Electrical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 600 Amperes</i>								
<hr/>								
Raceway								
Conduit	90%			2023	\$33,000	1		B
Conduit	10%			2033	* *	1		B
<hr/>								
Panelboards								
Molded Case Bkrs	90%			2022	\$51,600	5	\$600	B
Molded Case Bkrs	10%			2031	* *	5	\$100	B
<hr/>								
Wiring								
Thermoplastic	90%			2023	\$31,700	1		B
Thermoplastic	10%			2033	* *	1		B
<hr/>								
Ground								
Grounding Devices								
Not Accessible	100%							D
<hr/>								
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$196,900	10	\$24,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
<hr/>								
Egress Lighting								
Emergency, Battery	50%			2023	\$4,500	10	\$3,200	B
Exit, Service	50%			2023	\$1,800	1		B
<hr/>								
Exterior Lighting								
HID	100%			2018	\$9,400	10	\$100	B
<hr/>								
Alarm								
Fire/Smoke Detection								
No Component	90%							D
Generic	10%			2018	\$26,600	1-3	\$1,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Alarm Bells And Manual Pull Station</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Code
Heating								
Energy Source								
Natural Gas	100%			2033	* *	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T7

Asset # : 2115

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment Furnace	100%	Now	\$30,400	2033	* *	1	\$11,700	B
<i>Damaged, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Insulation Peeling Off, Roof</i>								
<i>Malfunctioning, Extent : Severe, Area Affected : 75%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 7 Rtu Package Units</i>								
<hr/>								
Air Conditioning								
Energy Source Electricity	100%			2031	* *	1		B
Conversion Equipment Ext Pkg Unit - Heating/Cooling	100%			2018	\$164,200	2	\$1,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Explanation : 7 Old Roof Top Package Units</i>								
<hr/>								
Heat Rejection								
Air Condenser Unit	100%			2018	\$49,700	2	\$18,300	B
<hr/>								
Ventilation								
Distribution Ductwork/Diffusers	100%	Now	\$10,700	LIFE	* *	2-5	\$14,700	B
<i>Insul. Deteriorating, Extent : Severe, Area Affected : 60%</i>								
<i>Location : Ductwork On Roof Is Damaged And Corroded</i>								
<hr/>								
Exhaust Fans Roof	100%			2018	\$19,800	2	\$800	B
<hr/>								
Plumbing								
H/C Water Piping Brass/Copper	100%			2023	\$74,400	1		B
Water Heater Gas Fired	100%			2018	\$5,800	2	\$400	B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Fixtures Generic	100%							B
<hr/>								
Vertical Transport								
Elevators Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-2</i>								
<i>Explanation : 1 Unit</i>								

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$245,500	
Interior Architecture		\$131,100
Electrical	\$53,600	\$186,200
Mechanical		\$113,200
Total	\$299,100	\$430,600
Priority A	\$245,500	
Priority B	\$53,600	\$299,500
Priority C		\$131,100
Total	\$299,100	\$430,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture			\$1,900	\$4,700
Interior Architecture	\$52,300	\$2,000	\$2,000	\$2,000
Electrical	\$300	\$500	\$6,800	\$300
Mechanical	\$19,600	\$1,000	\$2,500	\$1,000
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$76,100	\$7,500	\$17,100	\$12,000
Priority A			\$1,900	\$4,700
Priority B	\$23,800	\$5,500	\$15,200	\$5,300
Priority C	\$52,300	\$2,000		\$2,000
Total	\$76,100	\$7,500	\$17,100	\$12,000



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8
Asset # : 2095

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	93%	Now	\$145,600	LIFE	**	5	\$11,700	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade, South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Rusting Masonry Supt, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Facade</i>								
Pre-Cast Concrete Window Wall	2%			LIFE	**	5	\$1,300	A
	5%			2033	**	5	\$3,800	A
Windows								
Steel	100%	Now	\$99,900	2048	**	5	\$12,600	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Parapets								
Metal Rail	100%			2040	**	5-10	\$40,100	A
<i>Recent Installation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roof								
Modified Bitumen	95%			2031	**	10	\$26,700	A
Skylight, Metal/Glass	5%			2049	**	10	\$4,700	A
Interior								
Floors								
Carpet	15%	0-2	\$49,200	2025	\$49,200	3	\$6,100	C
<i>Worn/Eroded, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Corridors</i>								
<i>Wrinkling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
Cast in Place Concrete	10%			LIFE	**	5	\$5,900	C
Quarry Tile	15%			2036	**	5	\$6,100	C
Vinyl Tile	60%			2023	\$131,100	3	\$6,100	C
Interior Walls								
Concrete Masonry Unit	50%			LIFE	**	5	\$3,600	C
Gypsum Board	50%			LIFE	**	5	\$5,400	C
Ceilings								
AcousTileSusp.Lay-In	15%			2028	**	5	\$3,900	B
Exposed Concrete	75%			LIFE	**	5	\$3,100	B
Gypsum Board	10%			LIFE	**	5	\$3,300	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8
Asset # : 2095

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$3,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 1200 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$50,500	5	\$100	B
Raceway								
Conduit	100%			2023	\$15,400	1		B
Panelboards								
Molded Case Bkrs	100%			2022	\$22,900	5	\$500	B
Wiring								
Thermoplastic	100%			2023	\$13,100	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$135,800	10	\$16,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Battery	50%			2023	\$3,100	10	\$2,200	B
Exit, Service	50%			2023	\$1,200	1		B
Exterior Lighting								
HID	100%			2018	\$6,300	10	\$100	B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2018	\$53,600	1-3	\$3,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station And Alarm Bells</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Electricity	25%			2033	**	1		B
Natural Gas	75%			2033	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE TEMPORARY BLDG. T8
Asset # : 2095

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Conversion Equipment								
Furnace	75%			2023	\$15,700	1	\$6,700	B
	<i>Other Observation, Extent : Light, Area Affected : 75%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 1 Rtu - There Are 2 Gas Fired Coils In It</i>							
Radiant Heater	25%	0-2	\$18,900	2033	**	2	\$1,700	B
	<i>Damaged, Extent : Severe, Area Affected : 25%</i>							
	<i>Location : Various Areas</i>							
	<i>Other Observation, Extent : Light, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Explanation : 12 Units</i>							
Air Conditioning								
Energy Source								
Electricity	100%			2031	**	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%			2023	\$113,200	2	\$1,100	B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 1 Rtu Package Unit - Heating & Cooling</i>							
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$10,100	B
Exhaust Fans								
Roof	100%			2023	\$13,700	2	\$600	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	**	1		B
Water Heater								
Not Accessible	100%							D
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : 1-2</i>							
	<i>Explanation : 1 Unit</i>							

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Electrical			\$39,900
Total			\$39,900
Priority B			\$39,900
Total			\$39,900

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$24,000			
Interior Architecture				
Electrical	\$300	\$300	\$700	\$200
Mechanical	\$500	\$200	\$6,800	\$200
Total	\$24,800	\$500	\$7,600	\$400
Priority A	\$24,000			
Priority B	\$800	\$500	\$7,600	\$400
Priority C				
Total	\$24,800	\$500	\$7,600	\$400



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE VEHICLE STORAGE - Z
Asset # : 13607

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost		
Exterior									
Exterior Walls									
Metal Panel	80%	Now	\$2,100	2043	**	5	\$1,900	A	
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>									
<i>Location : South Facade, North Facade</i>									
Metal Coiling Doors	20%			2036	**	5	\$800	A	
Windows									
Aluminum	50%			2039	**	5	\$100	A	
Metal Louvers	50%			2032	**	10	\$500	A	
Roof									
Metal Panel	100%			2036	**	10	\$21,500	A	
Interior									
Floors									
Cast in Place Concrete	100%			LIFE	**	5	\$13,100	C	
<i>Cracking/Crumbling, Extent : Light, Area Affected : 10%</i>									
<i>Location : Throughout</i>									
Ceilings									
Exposed Struc: Steel	35%			LIFE	**			B	
Metal Panel	65%			LIFE	**	5	\$4,900	B	
Electrical									
System Component Type		% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts									
Transformers									
Dry Type	100%			2028	**	5		B	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Electrical Room</i>									
<i>Explanation : 45 Kva, 480/208/120 Volts</i>									
Raceway									
Conduit	100%			2033	**	1		B	
Panelboards									
Fused Disc Sw	10%			2031	**	5		B	
Molded Case Bkrs	90%			2031	**	5	\$100	B	
Wiring									
Thermoplastic	100%			2033	**	1		B	
Motor Controllers									
Locally Mounted	100%			2028	**	5		B	
Lighting									
Interior Lighting									
Fluorescent	10%			2023	\$3,000	10	\$400	B	
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>									
<i>Location : Cafeteria Room</i>									
<i>Explanation : T-8 Lamps</i>									
HID	90%			2023	\$12,500	10	\$100	B	

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE VEHICLE STORAGE - Z
Asset # : 13607

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

Lighting

Egress Lighting								
Emergency, Battery	50%			2028	**	10	\$500	B
Exit, Service	50%			2028	**	1		B
Exterior Lighting								
HID	100%			2023	\$1,400	10		B

Alarm

Fire/Smoke Detection								
Generic	100%			2023	\$39,900	1-3	\$2,500	B
					<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>			
					<i>Location : Open Space Electrical Section</i>			
					<i>Explanation : Bells, Manual Pull Station</i>			

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

Heating

Energy Source								
Natural Gas	100%			2043	**	1		B
Conversion Equipment								
Radiant Heater	100%			2028	**	2	\$1,900	B
					<i>Other Observation, Extent : Light, Area Affected : 100%</i>			
					<i>Location : Various Locations</i>			
					<i>Explanation : 6 Units</i>			

Ventilation

Exhaust Fans								
Wall Unit	100%			2018	\$5,700	2	\$100	B

Plumbing

H/C Water Piping								
Brass/Copper	100%			2043	**	1		B
Water Heater								
Electric	100%			2018	\$600	4		B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Backflow Preventer								
Generic	100%			2028	**	1	\$300	B

Fire Suppression

Sprinkler								
Generic	100%			2043	**	1-2	\$1,100	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C**
Address : **1950 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230C**
Program / Asset # : **CUN0003.0C0 / 2122** **Yr Built/Renovated** : **1977 / 2000**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$262,400	\$129,100
Interior Architecture		\$214,100
Electrical	\$4,900	\$449,500
Mechanical	\$380,500	\$338,700
Total	\$647,800	\$1,131,500
Priority A	\$262,400	\$129,100
Priority B	\$385,400	\$863,600
Priority C		\$138,700
Total	\$647,800	\$1,131,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$95,800		\$9,400	
Interior Architecture	\$12,300	\$3,400	\$8,600	\$163,200
Electrical	\$1,500	\$1,500	\$13,100	\$900
Mechanical	\$11,600	\$6,000	\$44,600	\$5,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$125,100	\$14,800	\$79,600	\$173,200
Priority A	\$95,800		\$9,400	
Priority B	\$23,200	\$11,400	\$70,200	\$10,000
Priority C	\$6,100	\$3,400		\$163,200
Total	\$125,100	\$14,800	\$79,600	\$173,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$225,500	LIFE	**	5	\$39,400	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : North Facade</i>								
Metal Panel	5%			2043	**	5-10	\$16,900	A
Window Wall	15%	Now	\$33,700	2043	**	5	\$13,900	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
Windows								
Aluminum	95%	Now	\$14,800	2039	**	5	\$900	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$600	A
Parapets								
Masonry: Brick	85%	Now	\$36,900	LIFE	**	5	\$3,400	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : West Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
Metal Panel	5%			2043	**	5	\$800	A
Metal Rail	10%			2028	**	5-10	\$7,200	A
Roof								
IRMA/Protected Membrane	10%	Now	\$6,300	2023			\$31,300	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lower Terrace</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Lower Terrace</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Single Ply Membrane	85%	Now	\$17,900	2023			\$89,700	A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Skylight, Metal/Glass	5%	Now	\$23,200	2043	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Above Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Lobby</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	25%			2019	\$148,800	3	\$24,600	C
Cast in Place Concrete	20%			LIFE	**	5	\$21,500	C
Ceramic Tile	5%			2032	**	5	\$2,500	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$16,600	C
Vinyl Tile	35%			2023	\$138,700	3	\$6,500	C
Interior Walls								
Concrete Masonry Unit	20%			LIFE	**	5	\$3,800	C
Gypsum Board	70%			LIFE	**	5	\$19,800	C
Masonry: Brick	10%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	20%			2021	\$75,400	5	\$12,300	B
AcousTileSusp.Lay-In	35%			2028	**	5	\$17,200	B
Exposed Concrete	25%			LIFE	**	5	\$1,900	B
Gypsum Board	20%			LIFE	**	5	\$12,300	B
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Lobby Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Transformers								
Dry Type	100%			2021	\$14,200	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : 75 Kva</i>								
Raceway								
Conduit	90%			2023	\$33,000	1		B
Conduit	10%			2033	**	1		B
Panelboards								
Fused Disc Sw	10%			2022	\$5,700	5	\$100	B
Molded Case Bkrs	80%			2022	\$45,900	5	\$700	B
Molded Case Bkrs	10%			2031	**	5	\$100	B
Wiring								
Thermoplastic	90%			2023	\$31,700	1		B
Thermoplastic	10%			2033	**	1		B
Motor Controllers								
Motor Control Center	100%			2021	\$1,000	5	\$900	B
Lighting								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	2%			2018	\$4,900	10	\$600	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Lobby And Hallways</i>							
	<i>Explanation : Compact Fluorescent Fixtures</i>							
Fluorescent	98%			2023	\$241,300	10	\$29,500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Using T-8 Lamps</i>							
Egress Lighting								
Emergency, Service	50%			2023	\$2,300	1		B
Exit, Service	50%			2023	\$2,300	1		B
Exterior Lighting								
HID	100%			2018	\$11,500	10	\$100	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2023	\$28,500	1	\$3,700	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Hallways</i>							
	<i>Explanation : CCTV Surveillance Camera System</i>							
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2023	\$97,600	1-3	\$6,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Hallways And Mechanical Room</i>							
	<i>Explanation : Manual Pull Station, Strobe Lights And Smoke Detector</i>							
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2033	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Penthouse Mech Room</i>							
	<i>Explanation : Hot Water Provided From Building P</i>							
Distribution								
Hot Wtr Piping/Pump	100%			2031	**	4	\$1,600	B

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

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

** 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

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	60%			2018	\$100,800	1	\$12,200	B
Fan Coil Unit/Heat	40%	Now	\$56,000	2023	\$186,500	1	\$3,800	B
<i>On Extended Life, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Various Locations</i>								
<i>Other Observation, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Various Locations</i>								
<i>Explanation : Rusted And Leaking</i>								
Air Conditioning								
Energy Source								
District C.W.	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$7,600	2023	\$152,200	4	\$1,600	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
Terminal Devices								
Air Handler/Cool/Ht	80%			2018	\$105,800	1	\$16,300	B
Fan Coil - Cool/Heat	20%			2018	\$117,900	1	\$2,100	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$18,300	B
Exhaust Fans								
Interior	95%			2018	\$32,700	2	\$1,000	B
Roof	5%			2023	\$1,200	2	\$100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	**	1		B
HW Heat Exchanger								
Low Temp	100%			2033	**	4	\$4,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Unit Shared With Building F</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-3, Ph</i>								
<i>Explanation : 1 Unit</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING C
Asset # : 2122

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$16,600	B
Sprinkler								
No Component	80%							D
Generic	20%			2033	* *	1-2	\$1,800	B

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

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

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

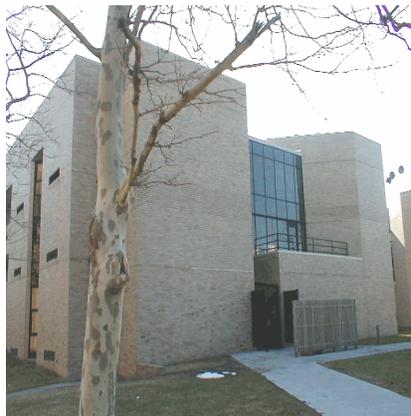
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D**
Address : **1950 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230D**
Program / Asset # : **CUN0003.0D0 / 2123** **Yr Built/Renovated** : **1977 / 2000**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$259,500	\$132,800
Interior Architecture		\$198,200
Electrical	\$7,400	\$523,500
Mechanical	\$556,700	\$245,200
Total	\$823,600	\$1,099,700
Priority A	\$259,500	\$132,800
Priority B	\$564,100	\$768,700
Priority C		\$198,200
Total	\$823,600	\$1,099,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$97,300		\$9,500	
Interior Architecture	\$4,900	\$4,300	\$14,800	\$132,200
Electrical	\$2,600	\$2,700	\$15,500	\$2,100
Mechanical	\$27,600	\$5,900	\$44,500	\$4,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$136,300	\$16,800	\$88,200	\$142,500
Priority A	\$97,300		\$9,500	
Priority B	\$34,200	\$12,500	\$78,700	\$10,300
Priority C	\$4,900	\$4,300		\$132,200
Total	\$136,300	\$16,800	\$88,200	\$142,500



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

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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$220,700	LIFE	**	5	\$38,600	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : North Facade</i>								
Metal Panel	5%			2043	**	5-10	\$16,600	A
Window Wall	15%	Now	\$33,000	2043	**	5	\$13,600	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Water Penetration, Extent : Light, Area Affected : 30%</i>								
<i>Location : North Facade</i>								
Windows								
Aluminum	95%	Now	\$14,500	2039	**	5	\$900	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$600	A
Parapets								
Masonry: Brick	85%	Now	\$38,800	LIFE	**	5	\$3,500	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : North Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
Metal Panel	5%			2043	**	5	\$800	A
Metal Rail	10%			2028	**	5-10	\$7,500	A
Roof								
IRMA/Protected Membrane	10%	Now	\$6,600	2023			\$32,800	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lower Terrace</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Lower Terrace</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : First Floor</i>								
Single Ply Membrane	85%	Now	\$18,800	2023			\$94,200	A
<i>Ponding, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Over Third Floor</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : Over Third Floor</i>								
Skylight, Metal/Glass	5%	Now	\$24,300	2043	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Main Lobby</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%			2019	\$119,000	3	\$19,700	C
Cast in Place Concrete	10%			LIFE	**	5	\$10,800	C
Ceramic Tile	5%			2032	**	5	\$2,500	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$16,600	C
Vinyl Tile	50%			2023	\$198,200	3	\$9,200	C
Interior Walls								
Concrete Masonry Unit	20%			LIFE	**	5	\$3,800	C
Gypsum Board	70%			LIFE	**	5	\$19,800	C
Masonry: Brick	10%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	20%			2028	**	5	\$12,300	B
AcousTileSusp.Lay-In	35%			2028	**	5	\$17,200	B
Exposed Concrete	25%			LIFE	**	5	\$1,900	B
Gypsum Board	20%			LIFE	**	5	\$12,300	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2023	\$5,300	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 2500 Amperes</i>								
Transformers								
Dry Type	100%			2021	\$14,200	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : 75 Kva</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2023	\$60,600	5	\$200	B
Raceway								
Conduit	95%			2023	\$34,800	1		B
Conduit	5%			2033	**	1		B
Panelboards								
Fused Disc Sw	5%			2022	\$2,900	5		B
Molded Case Bkrs	90%			2022	\$51,600	5	\$800	B
Molded Case Bkrs	5%			2031	**	5		B
Wiring								
Thermoplastic	95%			2023	\$33,500	1		B
Thermoplastic	5%			2033	**	1		B
Motor Controllers								
Motor Control Center	100%			2021	\$1,000	5	\$1,000	B

Ground

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$500	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2021	\$23,400	1	\$10,900	B
Lighting								
Interior Lighting								
Fluorescent	3%			2018	\$7,400	10	\$900	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Lobby And Hallways</i>						
		<i>Explanation : Compact Fluorescent Fixtures</i>						
Fluorescent	97%			2023	\$238,900	10	\$29,200	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Using T-8 Lamps</i>						
Egress Lighting								
Emergency, Service	50%			2023	\$2,300	1		B
Exit, Service	50%			2023	\$2,300	1		B
Exterior Lighting								
HID	100%			2018	\$12,300	10	\$100	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2023	\$30,400	1	\$4,000	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Hallways</i>						
		<i>Explanation : CCTV Surveillance Camera System</i>						
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2023	\$104,100	1-3	\$6,500	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Hallways And Mechanical Rooms</i>						
		<i>Explanation : Manual Pull Station, Strobe Lights, Smoke Detectors</i>						

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Penthouse Mech Room</i>						
		<i>Explanation : Hot Water Provided From Building P</i>						
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$15,600	2031	**	4	\$1,600	B
		<i>Corroded, Extent : Light, Area Affected : 20%</i>						
		<i>Location : Mech Room</i>						

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Terminal Devices								
Air Handler	60%			2018	\$100,800	1	\$12,200	B
Fan Coil Unit/Heat	40%			2018	\$186,500	1	\$4,200	B
<i>On Extended Life, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Various Locations</i>								
Air Conditioning								
Energy Source								
District C.W.	100%			2033	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mech Room In Penthouse</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$7,600	2023	\$152,200	4	\$1,600	B
<i>Corroded, Extent : Light, Area Affected : 20%</i>								
<i>Location : Mech Room</i>								
Terminal Devices								
Air Handler/Cool/Ht	70%			2018	\$92,600	1	\$14,200	B
Fan Coil - Cool/Heat	30%			2018	\$176,900	1	\$3,200	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$18,300	B
Exhaust Fans								
Interior	95%			2018	\$32,700	2	\$1,000	B
Roof	5%			2023	\$1,200	2	\$100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2023	\$93,000	1		B
HW Heat Exchanger								
Low Temp	100%			2033	* *	4	\$4,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Unit Shared With Building E</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-3, Ph</i>								
<i>Explanation : 1 Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$16,600	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING D
Asset # : 2123

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Fire Suppression Sprinkler							
No Component	80%						D
Generic	20%			2033	* *	1-2	\$1,800 B

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E**
Address : **1950 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230E**
Program / Asset # : **CUN0003.0E0 / 2124** **Yr Built/Renovated** : **1977 / 2000**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$110,400	\$132,800
Interior Architecture		\$198,200
Electrical		\$473,900
Mechanical	\$482,100	\$156,400
Total	\$592,500	\$961,300
Priority A	\$110,400	\$132,800
Priority B	\$482,100	\$630,400
Priority C		\$198,200
Total	\$592,500	\$961,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$126,500		\$8,400	
Interior Architecture	\$7,100	\$5,500	\$11,100	\$163,200
Electrical	\$1,200	\$1,400	\$13,100	\$700
Mechanical	\$27,100	\$5,900	\$44,500	\$4,300
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$165,900	\$16,700	\$81,000	\$172,100
Priority A	\$126,500		\$8,400	
Priority B	\$32,300	\$11,200	\$72,600	\$8,900
Priority C	\$7,100	\$5,500		\$163,200
Total	\$165,900	\$16,700	\$81,000	\$172,100



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

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$110,400	LIFE	**	5	\$38,600	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
Metal Panel	5%	Now	\$16,400	2053	**	5	\$4,500	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : South Facade Of Lobby Wing</i>								
<i>Deformed/Dented, Extent : Severe, Area Affected : 50%</i>								
<i>Location : South Facade Of Lobby Wing</i>								
Window Wall	15%	Now	\$33,000	2043	**	5	\$13,600	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Windows								
Aluminum	95%	Now	\$14,500	2031	**	5	\$900	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$600	A
Parapets								
Masonry: Brick	85%	Now	\$19,400	LIFE	**	5	\$3,500	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade, South Facade</i>								
Metal Panel	5%			2043	**	5	\$800	A
Metal Rail	10%			2028	**	5-10	\$7,500	A

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
IRMA/Protected Membrane	10%			2028	**	10	\$3,500	A
		<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Lower Terrace</i>						
		<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>						
		<i>Location : Lower Terrace</i>						
		<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>						
		<i>Location : Offices</i>						
Single Ply Membrane	85%	Now	\$18,800	2023	\$94,200			A
		<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>						
		<i>Location : Over Third Floor</i>						
Skylight, Metal/Glass	5%	Now	\$24,300	2043	**			A
		<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 20%</i>						
		<i>Location : Over Main Lounge</i>						
		<i>Water Penetration, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Main Lounge</i>						
Interior								
Floors								
Carpet	25%			2019	\$148,800	3	\$24,600	C
Cast in Place Concrete	5%			LIFE	**	5	\$5,400	C
Ceramic Tile	5%			2032	**	5	\$2,500	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$16,600	C
Vinyl Tile	50%			2023	\$198,200	3	\$9,200	C
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$2,400	C
Concrete Masonry Unit	30%			LIFE	**	5	\$5,700	C
Gypsum Board	5%	Now	\$900	LIFE	**	5	\$1,400	C
		<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>						
		<i>Location : Below Skylight At Corner Of Main Lounge</i>						
		<i>Water Penetration, Extent : Light, Area Affected : 10%</i>						
		<i>Location : Below Skylight At Corner Of Main Lounge</i>						
Gypsum Board	50%			LIFE	**	5	\$14,100	C
Masonry: Brick	10%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	45%			2028	**	5	\$22,100	B
Exposed Concrete	30%			LIFE	**	5	\$2,300	B
Gypsum Board	25%			LIFE	**	5	\$15,400	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2023	\$36,700	1		B

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Estimates are rounded to the nearest hundred dollars.

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2022	\$5,700	5	\$100	B
Molded Case Bkrs	90%			2022	\$51,600	5	\$800	B
Wiring								
Thermoplastic	100%			2023	\$35,200	1		B
Motor Controllers								
Motor Control Center	100%			2021	\$1,000	5	\$1,000	B
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$246,200	10	\$30,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2023	\$2,300	1		B
Exit, Service	50%			2023	\$2,300	1		B
Exterior Lighting								
HID	100%			2018	\$12,300	10	\$100	B
Alarm								
Security System								
No Component	90%							D
Generic	10%			2023	\$10,100	1	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : CCTV Surveillance Camera System</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2023	\$104,100	1-3	\$6,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways And Mechanical Room</i>								
<i>Explanation : Strobe Lights, Manual Pull Station And Smoke Detectors</i>								

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
HTHW/HW	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mech Room</i>								
<i>Explanation : Hot Water Provided From Building P</i>								
Distribution								
Hot Wtr Piping/Pump	100%	Now	\$15,600	2022	\$156,400	4	\$1,600	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Mech Room</i>								

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Terminal Devices								
Air Handler	60%			2018	\$100,800	1	\$12,200	B
Fan Coil Unit/Heat	40%	0-2	\$111,900	2028	**	1	\$3,800	B
<i>On Extended Life, Extent : Severe, Area Affected : 40%</i>								
<i>Location : Various Locations</i>								
Air Conditioning								
Energy Source								
District C.W.	100%			2033	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse Mech Room</i>								
<i>Explanation : Chilled Water Provided From Building P</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$7,600	2033	**	4	\$1,600	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Mech Room</i>								
Terminal Devices								
Air Handler/Cool/Ht	70%			2018	\$92,600	1	\$14,200	B
Fan Coil - Cool/Heat	30%			2018	\$176,900	1	\$3,200	B
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$18,300	B
Exhaust Fans								
Interior	95%			2018	\$32,700	2	\$1,000	B
Roof	5%			2023	\$1,200	2	\$100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	**	1		B
HW Heat Exchanger								
Low Temp	100%			2033	**	4	\$4,900	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Unit Shared With Building D</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 1-3</i>								
<i>Explanation : 1 Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2033	**	1-5	\$16,600	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING E
Asset # : 2124

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Fire Suppression Sprinkler								
No Component	80%							D
Generic	20%			2033	* *	1-2	\$1,800	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : **KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F**
Address : **1950 ORIENTAL BLVD.**
Borough : **BROOKLYN** **Agency's Number** : **230F**
Program / Asset # : **CUN0003.0F0 / 2125** **Yr Built/Renovated** : **1977 / 2000**
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$225,500	\$129,100
Interior Architecture		\$198,200
Electrical		\$461,600
Mechanical	\$345,000	\$308,700
Total	\$570,400	\$1,097,600
Priority A	\$225,500	\$129,100
Priority B	\$345,000	\$770,300
Priority C		\$198,200
Total	\$570,400	\$1,097,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$101,800		\$5,000	
Interior Architecture	\$11,800	\$5,500	\$8,600	\$163,200
Electrical	\$900	\$1,500	\$13,000	\$900
Mechanical	\$11,800	\$4,500	\$45,600	\$6,200
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$130,200	\$15,500	\$76,100	\$174,200
Priority A	\$101,800		\$5,000	
Priority B	\$22,300	\$10,000	\$71,100	\$11,000
Priority C	\$6,100	\$5,500		\$163,200
Total	\$130,200	\$15,500	\$76,100	\$174,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F
Asset # : 2125

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	80%	Now	\$225,500	LIFE	**	5	\$39,400	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : South Facade</i>								
Metal Panel	5%			2033	**	5-10	\$16,900	A
Window Wall	15%	Now	\$16,800	2043	**	5	\$13,900	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : South Facade</i>								
<i>Water Penetration, Extent : Light, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Windows								
Aluminum	95%	Now	\$14,800	2031	**	5	\$900	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices</i>								
Metal Louvers	5%			2032	**	10	\$600	A
Parapets								
Masonry: Brick	85%	Now	\$18,500	LIFE	**	5	\$3,400	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : South Facade</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Metal Panel	5%			2043	**	5	\$800	A
Metal Rail	10%			2036	**	5-10	\$7,200	A
Roof								
IRMA/Protected Membrane	10%	Now	\$6,300	2023			\$31,300	A
<i>Paver Block Ballast, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Lower Terrace</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Offices</i>								
Single Ply Membrane	85%	Now	\$17,900	2023			\$89,700	A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Upper Roof</i>								
<i>Ponding, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Over Third Floor</i>								
Skylight, Metal/Glass	5%	Now	\$23,200	2043	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Lobby</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F
Asset # : 2125

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	25%			2019	\$148,800	3	\$24,600	C
Cast in Place Concrete	5%			LIFE	**	5	\$5,400	C
Ceramic Tile	5%			2032	**	5	\$2,500	C
Panel/Paver: Cer/Brk	15%			2039	**	5	\$16,600	C
Vinyl Tile	50%			2023	\$198,200	3	\$9,200	C
Interior Walls								
Ceramic Tile	5%			2032	**	5	\$2,400	C
Concrete Masonry Unit	20%			LIFE	**	5	\$3,800	C
Gypsum Board	65%			LIFE	**	5	\$18,400	C
Masonry: Brick	10%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	15%	Now	\$5,700	2028	**	5	\$4,600	B
<i>Broken/Missing Elements, Extent : Light, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	35%			2028	**	5	\$17,200	B
Exposed Concrete	30%			LIFE	**	5	\$2,300	B
<i>Water Penetration, Extent : Light, Area Affected : 5%</i>								
<i>Location : Room 327 Below Machine Room</i>								
Gypsum Board	20%			LIFE	**	5	\$12,300	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Raceway								
Conduit	100%			2023	\$36,700	1		B
Panelboards								
Fused Disc Sw	20%			2022	\$11,500	5	\$200	B
Molded Case Bkrs	80%			2022	\$45,900	5	\$700	B
Wiring								
Thermoplastic	100%			2023	\$35,200	1		B
Motor Controllers								
Motor Control Center	100%			2028	**	5	\$900	B
Lighting								
Interior Lighting								
Fluorescent	100%			2023	\$246,200	10	\$30,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Using T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2023	\$2,300	1		B
Exit, Service	50%			2023	\$2,300	1		B
Exterior Lighting								
HID	100%			2018	\$11,500	10	\$100	B

Alarm

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*** 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

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

Alarm

Security System

No Component

70%

Generic

30%

2023

\$28,500

1

\$3,700

D

B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Outside**Explanation : CCTV Surveillance Camera System*

Fire/Smoke Detection

No Component

70%

Generic

30%

2023

\$97,600

1-3

\$6,100

D

B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Hallways**Explanation : Alarm Bells And Manual Pull Stations*

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

Heating

Energy Source

HTHW/HW

100%

2033

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Penthouse Mech Room**Explanation : Hot Water Provided From Building P*

Distribution

Hot Wtr Piping/Pump

100%

2022

\$156,400

4

\$1,600

B

Terminal Devices

Air Handler

60%

2018

\$100,800

1

\$12,200

B

Fan Coil Unit/Heat

40% Now

\$111,900

2028

* *

1

\$3,800

B

*On Extended Life, Extent : Severe, Area Affected : 40%**Location : Various Locations**Other Observation, Extent : Severe, Area Affected : 20%**Location : Various Locations**Explanation : Rusted And Leaking***Air Conditioning**

Energy Source

District C.W.

100%

2033

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Penthouse Mech Room**Explanation : Chilled Water Provided From Building P*

Distribution

Chilled Wtr Pipe/Pump

100% Now

\$7,600

2023

\$152,200

4

\$1,600

B

*Corroded, Extent : Moderate, Area Affected : 10%**Location : Penthouse*

Terminal Devices

Air Handler/Cool/Ht

100%

2018

\$132,300

1

\$20,300

B

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

* *

2-5

\$18,300

B

*Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.**Estimates are rounded to the nearest hundred dollars.**Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.**** Replacement cost estimated to be beyond ten years is not included in this report.*

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE WEST ACADEMIC CENTER - WING F
Asset # : 2125

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ventilation								
Exhaust Fans								
Interior	95%			2018	\$32,700	2	\$1,000	B
Roof	5%			2023	\$1,200	2	\$100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2033	* *	1		B
HW Heat Exchanger								
Low Temp	100%			2043	* *	4	\$3,200	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Penthouse</i>						
		<i>Explanation : Unit Shared With Building C</i>						
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-3</i>						
		<i>Explanation : 1 Unit</i>						
Fire Suppression								
Standpipe								
Generic	100%			2033	* *	1-5	\$16,600	B
Sprinkler								
No Component	80%							D
Generic	20%			2033	* *	1-2	\$1,800	B

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING
Address : 29-10 THOMSON AVENUE @SKILLMAN AVE.
Borough : QUEENS **Agency's Number** : N/A
Program / Asset # : CUN0004.030 / 4434 **Yr Built/Renovated** : 1913 / 2008
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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$672,700	\$3,247,000
Interior Architecture	\$1,055,400	\$2,545,100
Electrical	\$1,152,500	\$482,500
Mechanical	\$7,370,400	\$26,912,600
Total	\$10,251,000	\$33,187,300
Priority A	\$672,700	\$3,247,000
Priority B	\$8,994,400	\$27,913,800
Priority C	\$583,900	\$2,026,500
Total	\$10,251,000	\$33,187,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$24,100			
Interior Architecture	\$33,400	\$75,100		
Electrical	\$97,000	\$143,000	\$97,000	\$104,900
Mechanical	\$194,800	\$186,000	\$275,400	\$197,900
Elevators/Escalators	\$124,300	\$124,300	\$124,300	\$124,300
Total	\$473,600	\$528,500	\$496,700	\$427,200
Priority A	\$24,100			
Priority B	\$449,500	\$453,400	\$496,700	\$427,200
Priority C		\$75,100		
Total	\$473,600	\$528,500	\$496,700	\$427,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast Stone/Terra Cotta	77%			LIFE	**	5	\$2,875,900	A
Concrete Masonry Unit	5%			LIFE	**	5	\$14,900	A
Masonry: Brick	10%			LIFE	**	5	\$47,800	A
Metal Panel	3%			2050	**	5-10	\$98,600	A
Metal Sect. OHD	3%	Now	\$84,900	2029	**	5	\$22,400	A
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Service Area</i>								
<i>Explanation : Broken / Missing Elements</i>								
Stucco Cement	2%			2041	**	5	\$23,900	A
Windows								
Aluminum	20%			2040	**	5	\$4,500	A
Aluminum	5%			2046	**	5	\$1,100	A
Aluminum	10%			2046	**	5	\$2,300	A
Glass Block	3%			LIFE	**	5	\$400	A
Metal Louvers	2%			2033	**	10	\$2,800	A
Steel	5%	Now	\$56,000	2049	**	5	\$7,100	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Service Area</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Service Area</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Service Area</i>								
Wood	55%	Now	\$331,100	2049	**	5	\$62,200	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Split/Cracked, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
Parapets								
Cast in Place Concrete	50%			LIFE	**	5	\$76,300	A
Masonry: Brick	30%			LIFE	**	5	\$4,400	A
Metal Panel	10%			2050	**	5	\$5,700	A
Metal Rail	10%			2041	**	5-10	\$26,700	A

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Built-Up (BUR)	10%	Now	\$104,400	2034	**			A
	<i>Blisters, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Over Loading Dock</i>							
	<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Over Loading Dock</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Over Loading Dock</i>							
Modified Bitumen	47%			2032	**	10	\$113,100	A
Modified Bitumen	40%			2029	**	10	\$96,200	A
Skylight, Metal/Glass	3%			2050	**	10	\$24,100	A
Interior								
Floors								
Carpet	5%			2023	\$807,700	3	\$100,100	C
Cast in Place Concrete	40%			LIFE	**	5	\$1,168,300	C
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Basement</i>							
Terrazzo	10%			LIFE	**	5	\$104,300	C
Vinyl Tile	20%			2029	**	3	\$100,100	C
Vinyl Tile	5%			2032	**	3	\$25,000	C
Wood	20%	Now	\$417,400	2039	**	5	\$250,400	C
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : 9th Floor</i>							
	<i>Split/Cracked, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : 9th Floor</i>							
Interior Walls								
Cast in Place Concrete	20%			LIFE	**			C
Ceramic Tile	5%			2033	**	5	\$70,900	C
Concrete Masonry Unit	45%			LIFE	**	5	\$255,300	C
Gypsum Board	20%			LIFE	**	5	\$170,200	C
Gypsum Board	5%			LIFE	**	5	\$42,500	C
Masonry: Brick	5%	Now	\$131,000	LIFE	**			C
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Service Area</i>							

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

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

CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Ceilings								
AcousTileSusp.Lay-In	23%			2037	**	5	\$307,100	B
AcousTileSusp.Lay-In	5%			2041	**	5	\$66,800	B
Exposed Concrete	55%			LIFE	**	5	\$114,700	B
Exposed Struc: Steel	2%	Now	\$106,600	LIFE	**			B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Service Area</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Service Area</i>								
Gypsum Board	10%			LIFE	**	5	\$166,900	B
Metal Panel	5%	Now	\$211,300	LIFE	**	5	\$83,500	B
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Service Area</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Service Area</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024		5	\$3,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 4000 Amperes Main Service Disconnect Switches</i>								
Transformers								
Dry Type	100%			2022	\$14,200	5	\$3,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 600 Kva , 480/277v</i>								
Switchgear / Switchboard								
Fused Disc Sw	95%			2024		5	\$3,600	B
Molded Case Bkrs	5%			2024		5	\$1,200	B
Raceway								
Conduit	90%			2034	**	1		B
Conduit	10%			2044	**	1		B
Panelboards								
Fused Disc Sw	20%			2032	**	5	\$4,100	B
Molded Case Bkrs	70%			2032	**	5	\$16,400	B
Molded Case Bkrs	10%			2040	**	5	\$2,300	B
Wiring								
Thermoplastic	90%			2034	**	1		B
Thermoplastic	10%			2044	**	1		B
Motor Controllers								
Locally Mounted	70%			2022		5	\$4,200	B
Locally Mounted	30%			2029	**	5	\$1,800	B

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Ground								
Grounding Devices Not Accessible	100%							D
	<i>Other Observation, Extent : Light, Area Affected : 0%</i>							
	<i>Location :</i>							
	<i>Explanation : Covered With Insulation</i>							
Stand-by Power								
Transfer Switches Automatic	100%			2029	**	1	\$274,500	B
Generators Diesel	100%			2027	**	1	\$345,500	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : 200 Kw, 208/120 Caterpillar Genset</i>							
Batteries Lead/Acid	100%			2017	\$600	5	\$33,000	B
Fuel Storage Day Tank	50%			2032	**	5	\$82,800	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : No Available Nameplate Rating Capacity</i>							
Main Tank	50%			2027	**	5	\$13,100	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Basement</i>							
	<i>Explanation : 2000 Gallons Capacity</i>							
Lighting								
Interior Lighting Fluorescent	98%			2029	**	10	\$801,800	B
	<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
Fluorescent	2%			2024	\$133,700	10	\$16,400	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Throughout The Building</i>							
	<i>Explanation : Compact Fluorescent Light Fixtures</i>							
Egress Lighting Exit, LED	50%			2052	**	1		B
Exit, Battery	50%			2024	\$307,500	10	\$30,100	B
Exterior Lighting HID	100%			2019	\$309,300	10	\$2,700	B
	<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>							
	<i>Location : Roof</i>							
	<i>Explanation : Signage Lighting</i>							
Alarm								

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

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

Alarm

Security System

No Component

70%

Generic

30%

2029

**

1

\$100,000

D

B

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

Location : Hallways

Explanation : C C T V Surveillance Cameras

Fire/Smoke Detection

No Component

50%

Generic

50%

2029

**

1-3

\$274,900

D

B

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

Location : Hallways And Mechanical Spaces

Explanation : Strobe Lights, Manual Pull Station And Smoke Detectors

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

Heating

Energy Source

Fuel Oil No 6

100%

2-4

\$416,500

2034

**

5

\$138,200

B

On Extended Life, Extent : Moderate, Area Affected : 40%

Location : Tanks In Vault

Conversion Equipment

Steam Boiler

100%

0-2

\$4,116,200

2044

**

1

\$795,100

B

Leak Evident, Extent : Moderate, Area Affected : 20%

Location : Two Units, 1 Is Out Of Service Due To Leaks

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

Location : Basement

Explanation : 2 Units. They Are Scheduled To Be Replaced This Summer

Distribution

Hot Wtr Piping/Pump

40%

Now

\$34,000

2023

\$1,699,000

4

\$17,600

B

Corroded, Extent : Severe, Area Affected : 25%

Location : Vacuum Pump, Sub Basement

Leak Evident, Extent : Moderate, Area Affected : 10%

Location : Boiler Room

Steam Piping/Pump

60%

2024

\$3,542,300

4

\$39,600

B

Terminal Devices

Air Handler

60%

2024

\$2,735,500

1

\$331,000

B

Convactor/Radiator

35%

2022

\$2,795,400

1

\$100,800

B

Fan Coil Unit/Heat

5%

2024

\$633,000

1

\$14,400

B

Air Conditioning

Energy Source

Electricity

100%

2032

**

1

B

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Conversion Equipment								
Int Pkg Unit - Heating/Cooling	10%			2018	\$1,684,300	2	\$5,500	B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Mech Equipment Rooms - 2nd, 3rd, 4th, And 7th Floors</i>							
Reciprocating Compr/Chiller	20%			2019	\$574,000	1	\$82,800	B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 20%</i>							
	<i>Location : Mech Room</i>							
No Component	70%							D
Distribution								
Chilled Wtr Pipe/Pump	20%			2024	\$248,000	4	\$13,200	B
No Component	80%							D
Terminal Devices								
Air Handler/Cool/Ht	15%			2024	\$161,600	1	\$82,800	B
Fan Coil - Cool/Heat	5%			2024	\$240,100	1	\$14,400	B
No Component	80%							D
Heat Rejection								
Water Cool Tower	10%	Now	\$72,800	2029	**	2	\$71,800	B
	<i>Leak Evident, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Corroded And Leaking Extensively, Roof</i>							
	<i>Obsolete Equipment, Extent : Severe, Area Affected : 10%</i>							
	<i>Location : Roof</i>							
Water Cool Tower	10%	0-2	\$7,300	2018	\$72,800	2	\$71,800	B
	<i>Corroded, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Roof</i>							
No Component	80%							D
Ventilation								
Distribution								
Ductwork/Diffusers	30%			LIFE	**	2-5	\$149,200	B
No Component	70%							D
Exhaust Fans								
Interior	30%			2019	\$280,400	2	\$8,200	B
No Component	70%							D
Plumbing								
H/C Water Piping								
Brass/Copper	40%			2034	**	1		B
Galv Iron/Steel	60%			2022	\$1,515,200	1		B
HW Heat Exchanger								
Low Temp	50%			2024	\$131,200	4	\$66,200	B
No Component	50%							D
Sanitary Piping								
Cast Iron	100%	Now	\$36,700	LIFE	**	1		B
	<i>Blockage /Clogged, Extent : Moderate, Area Affected : 5%</i>							
	<i>Location : Various Locations</i>							

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE C - CENTER 3 BUILDING

Asset # : 4434

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Plumbing							
Storm Drain Piping							
Cast Iron	100%			LIFE	* *	1	B
Sump Pump(s)							
Rigid Piping	100%			2019	\$10,500	4	\$1,600 B
Fixtures							
Generic	100%						B
Vertical Transport							
Elevators							
Geared Traction	80%			LIFE	* *		C
	<i>Other Observation, Extent : Light, Area Affected : 80%</i>						
	<i>Location : B-9</i>						
	<i>Explanation : 11 Units</i>						
Hydraulic	20%			LIFE	* *		C
	<i>Other Observation, Extent : Light, Area Affected : 20%</i>						
	<i>Location : B-2</i>						
	<i>Explanation : 3 Units</i>						
Fire Suppression							
Standpipe							
Generic	100%			2024	\$3,017,500	1-5	\$449,800 B
Sprinkler							
Generic	100%			2024	\$9,872,800	1-2	\$249,900 B
Fire Pump							
Not Accessible	100%						D
Chemical System							
No Component	98%						D
Generic	2%			2019	\$500	1-3	\$1,100 B
	<i>Other Observation, Extent : Light, Area Affected : 2%</i>						
	<i>Location : 2nd Floor Kitchen</i>						
	<i>Explanation : For The Stove</i>						

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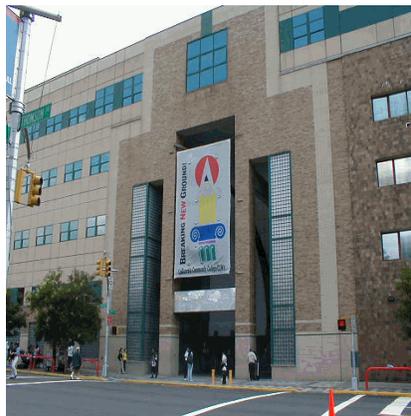
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$2,933,900	\$131,000
Interior Architecture	\$407,800	\$3,553,800
Electrical	\$359,500	\$249,500
Mechanical	\$168,900	\$3,776,400
Total	\$3,870,200	\$7,710,700
Priority A	\$2,933,900	\$131,000
Priority B	\$718,000	\$4,283,100
Priority C	\$218,200	\$3,296,500
Total	\$3,870,200	\$7,710,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$14,800		\$10,700
Interior Architecture		\$27,100	\$75,100	\$3,400
Electrical	\$39,900	\$65,500	\$39,900	\$46,000
Mechanical	\$132,400	\$178,100	\$233,900	\$149,100
Elevators/Escalators	\$24,700	\$24,700	\$24,700	\$24,700
Total	\$196,900	\$310,100	\$373,500	\$233,900
Priority A		\$14,800		\$10,700
Priority B	\$196,900	\$268,200	\$298,500	\$219,800
Priority C		\$27,100	\$75,100	\$3,400
Total	\$196,900	\$310,100	\$373,500	\$233,900



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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cement-Fiber Panel	65%	Now	\$206,800	2029	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 2%</i>								
<i>Location : E365</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Stairs, E365, E507, Throughout</i>								
Glass Block	10%			LIFE	**	5	\$14,800	A
Masonry: Brick	15%			LIFE	**	5	\$35,500	A
Pre-Cast Concrete	5%			LIFE	**	5	\$38,500	A
Stucco Cement	5%			2037	**	5	\$29,600	A
Windows								
Aluminum	95%	Now	\$188,600	2040	**	5	\$11,900	A
<i>Crwt/Balnc Not Funct, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Unit Inoperable, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2033	**	10	\$7,800	A
Parapets								
Cast in Place Concrete	50%			LIFE	**	5	\$57,000	A
Metal Panel	47%			2044	**	5	\$20,100	A
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Exterior Parapets</i>								
<i>Explanation : This Material Is Actually Cement Fiber Panel</i>								
Metal Panel	3%			2044	**	5	\$1,300	A
Roof								
Fiberglass Panel	5%			2033	**	1		A
IRMA/Protected Membrane	95%	Now	\$2,538,500	2034	**			A
<i>Insul Miss/Displaced, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Cooling Tower Area</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Near Mer # 6</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room E507, Corridor Near Rooms E238 And E271, Near 5th Floor Elevator</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Interior								
Floors								
Carpet	10%			2020	\$655,300	3	\$81,200	C
Cast in Place Concrete	15%			LIFE	**	5	\$177,700	C
Ceramic Tile	5%			2033	**	5	\$27,100	C
Vinyl Tile	65%			2024	\$2,837,200	3	\$132,000	C
Vinyl Tile	5%	Now	\$218,200	2034	**	3	\$10,200	C
<i>Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridor Near Room 240</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridor Near Room 240</i>								

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
Ceramic Tile	5%			2033	**	5	\$35,000	C
Concrete Masonry Unit	15%			LIFE	**	5	\$42,000	C
Glass: Single Pane	3%			LIFE	**	5	\$15,800	C
Gypsum Board	57%			LIFE	**	5	\$239,600	C
Plaster	15%			LIFE	**	5	\$31,500	C
Ceilings								
AcousTileSusp.Lay-In	70%			2029	**	5	\$379,100	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor Near Room E271, Room E238, Near 5th Floor Elevator</i>								
Exposed Concrete	15%			LIFE	**	5	\$12,700	B
Exposed Struc: Steel	5%			LIFE	**			B
Gypsum Board	10%			LIFE	**	5	\$67,700	B
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2034	**	5	\$1,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 4- 2500 Amperes Main Disconnect Switches</i>								
Transformers								
Dry Type	100%			2029	**	5	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 4-750 Kva, 480/277/208 Volts</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2034	**	5	\$1,600	B
Raceway								
Conduit	100%			2034	**	1		B
Panelboards								
Fused Disc Sw	15%			2032	**	5	\$1,300	B
Molded Case Bkrs	85%			2032	**	5	\$8,200	B
Wiring								
Thermoplastic	100%			2034	**	1		B
Motor Controllers								
Locally Mounted	100%			2029	**	5	\$2,500	B
Ground								
Grounding Devices								
Not Accessible	100%							D
Stand-by Power								
Transfer Switches								
Automatic	100%			2029	**	1	\$112,900	B

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Stand-by Power								
Generators								
Diesel	100%			2027	* *	1	\$142,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : Emergency Generator Rated @ 450 Kw</i>								
Batteries								
Nickel Cadmium	100%			2017		5	\$81,800	B
Fuel Storage								
Day Tank								
	50%			2032	* *	5	\$33,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 460 Gallons Capacity</i>								
Main Tank								
	50%			2039	* *	5	\$5,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : No Available Nameplate Rating Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent								
	96%			2029	* *	10	\$318,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent								
	3%			2024	\$81,400	10	\$10,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
HID								
	1%			2024	\$12,600	10	\$100	B
Egress Lighting								
Emergency, Service								
	50%			2024	\$24,900	1		B
Exit, LED								
	30%			2052	* *	1		B
Exit, Service								
	10%			2024	\$5,000	1		B
Exit, Battery								
	10%			2024	\$24,900	10	\$2,400	B
Exterior Lighting								
HID								
	100%			2024	\$127,200	10	\$1,100	B
Alarm								
Security System								
No Component								
	70%							D
Generic								
	30%			2029	* *	1	\$41,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : C C T V Surveillance Cameras</i>								
Fire/Smoke Detection								
No Component								
	50%							D
Generic								
	50%			2029	* *	1-3	\$113,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways And Mechanical Rooms</i>								
<i>Explanation : Strobe Lights, Manual Pull Station, Smoke Detectors, Alarm Bells And Horns</i>								

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING
Asset # : 2823

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Heating							
Energy Source							
Electricity	10%			2044	**	1	B
Natural Gas	5%			2044	**	1	B
Interruptible Gas/Dual Fuel	85%			2044	**	1	B
Conversion Equipment							
Furnace	5%			2029	**	1	\$9,000 B
	<i>Other Observation, Extent : Light, Area Affected : 5%</i>						
	<i>Location : Roof</i>						
	<i>Explanation : 1 Roof Top Package Unit</i>						
Heat Pump	10%			2022	\$64,500	2	\$11,200 B
	<i>Other Observation, Extent : Light, Area Affected : 10%</i>						
	<i>Location : Roof</i>						
	<i>Explanation : 2 Roof Mounted Package Units</i>						
Steam Boiler	85%			2037	**	1	\$304,600 B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
	<i>Location : Boiler Room</i>						
	<i>Explanation : 2 Units</i>						
Distribution							
Hot Wtr Piping/Pump	20%			2032	**	4	\$5,400 B
Steam Piping/Pump	65%			2034	**	4	\$11,600 B
No Component	15%						D
Terminal Devices							
Air Handler	65%			2024	\$1,202,100	1	\$145,500 B
Convactor/Radiator	15%			2037	**	1	\$17,500 B
Fan Coil Unit/Heat	5%			2024	\$256,800	1	\$5,800 B
No Component	15%						D
Air Conditioning							
Energy Source							
Electricity	100%			2040	**	1	B
Conversion Equipment							
Centrifugal, Elec Chiller	85%			2027	**	1	\$332,900 B
	<i>Other Observation, Extent : Light, Area Affected : 85%</i>						
	<i>Location : A C Room</i>						
	<i>Explanation : 2 Units, Using Refrigerant R123</i>						
Heat Pump	10%			2022	\$1,200	2	\$2,200 B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 10%</i>						
	<i>Location : 2 Units, Roof</i>						
Ext Pkg Unit - Heating/Cooling	5%			2029	**	2	\$1,100 B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 5%</i>						
	<i>Location : Roof</i>						
	<i>Other Observation, Extent : Light, Area Affected : 5%</i>						
	<i>Location : Roof</i>						
	<i>Explanation : 1 Roof Mounted Air Handler With Gas Fired Furnace</i>						

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

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	85%			2034	**	4	\$15,200	B
No Component	15%							D
Terminal Devices								
Air Handler/Cool/Ht	85%			2024	\$1,238,300	1	\$190,200	B
No Component	15%							D
Heat Rejection								
Remote Air Cond	5%			2029	**	2	\$12,600	B
Water Cool Tower	85%	Now	\$41,800	2022	\$836,800	2	\$247,600	B
		<i>Corroded, Extent : Moderate, Area Affected : 10%</i>						
		<i>Location : Roof</i>						
		<i>Leak Evident, Extent : Moderate, Area Affected : 5%</i>						
		<i>Location : Roof</i>						
No Component	10%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$201,800	B
Exhaust Fans								
Interior	85%			2029	**	2	\$9,400	B
Roof	15%			2024	\$40,900	2	\$1,700	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2044	**	1		B
Water Heater								
Gas Fired	100%			2019	\$79,800	2	\$5,300	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2019	\$10,500	4	\$1,600	B
Pool Filter/Treatment								
Sand	100%			2029	**	4	\$134,400	B
Sewage Ejector(s)								
Electric	100%			2019	\$10,500	4	\$1,600	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	50%			LIFE	**			C
		<i>Other Observation, Extent : Light, Area Affected : 50%</i>						
		<i>Location : 1-5</i>						
		<i>Explanation : 2 Units</i>						
Hydraulic	50%			LIFE	**			C
		<i>Other Observation, Extent : Light, Area Affected : 50%</i>						
		<i>Location : (2) 1-2 (1) 1-3</i>						
		<i>Explanation : 3 Units</i>						

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE E - E BUILDING

Asset # : 2823

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Fire Suppression Standpipe								
Generic	100%			2044	* *	1-5	\$182,400	B
Sprinkler								
Generic	100%			2034	* *	1-2	\$101,400	B
Fire Pump								
Generic	100%			2027	* *	1	\$67,600	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$1,147,600	\$2,008,400
Interior Architecture	\$951,700	\$2,251,200
Electrical	\$768,900	\$3,824,200
Mechanical	\$2,002,100	\$2,799,700
Total	\$4,870,300	\$10,883,500
Priority A	\$1,147,600	\$2,008,400
Priority B	\$3,567,400	\$6,778,000
Priority C	\$155,300	\$2,097,000
Total	\$4,870,300	\$10,883,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture				\$21,100
Interior Architecture		\$37,300	\$73,100	\$26,500
Electrical	\$26,900	\$38,300	\$28,000	\$28,200
Mechanical	\$129,400	\$70,200	\$149,500	\$112,800
Elevators/Escalators	\$15,800	\$15,800	\$15,800	\$15,800
Total	\$172,100	\$161,600	\$266,400	\$204,300
Priority A				\$21,100
Priority B	\$172,100	\$133,900	\$193,300	\$180,800
Priority C		\$27,700	\$73,100	\$2,400
Total	\$172,100	\$161,600	\$266,400	\$204,300



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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	95%	Now	\$434,500	LIFE	**	5	\$151,900	A
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : Penthouse</i>							
	<i>Efflorescence, Extent : Moderate, Area Affected : 15%</i>							
	<i>Location : Penthouse</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : North Facade</i>							
Window Wall	5%			2044	**	5	\$30,000	A
Windows								
Aluminum	97%	Now	\$131,500	2032	**	5	\$8,300	A
	<i>Thermally Inefficient, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Metal Louvers	3%			2033	**	10	\$3,200	A
Parapets								
Masonry: Brick	85%	Now	\$131,400	LIFE	**	5	\$8,000	A
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Metal Panel	5%			2044	**	5	\$1,800	A
Metal Rail	5%			2029	**	5-10	\$8,500	A
Pre-Cast Concrete	5%			LIFE	**	5	\$3,000	A

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
IRMA/Protected Membrane	30%	Now	\$205,300	2024	\$684,400			A
	<i>Insul Miss/Displaced, Extent : Moderate, Area Affected : 20%</i> <i>Location : Over Third Floor</i> <i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : Over Third Floor</i> <i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i> <i>Location : Over Third Floor</i>							
Single Ply Membrane	50%	Now	\$144,400	2024	\$481,300			A
	<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i> <i>Location : Over 4th Floor</i> <i>Seams Open/Split, Extent : Moderate, Area Affected : 15%</i> <i>Location : Over Gymnasium, 4th Floor</i> <i>Water Penetration, Extent : Light, Area Affected : 10%</i> <i>Location : Gymnasium, Room M400, Over Lobby</i>							
Sloped Glazing	15%	Now	\$100,500	LIFE	**	5	\$603,800	A
	<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i> <i>Location : Over Study Lounges</i> <i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : Area Near Little Theater, Study Lounges</i>							
Traffic Topping	5%			2024	\$87,000	10	\$25,200	A
Interior								
Floors								
Carpet	5%			2020	\$233,100	3	\$28,900	C
Cast in Place Concrete	10%			LIFE	**	5	\$84,300	C
Ceramic Tile	10%			2033	**	5	\$38,500	C
Terrazzo	5%			LIFE	**	5	\$15,100	C
Vinyl Tile	60%			2024	\$1,863,200	3	\$86,700	C
Vinyl Tile	5%	Now	\$155,300	2034	**	3	\$7,200	C
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i> <i>Location : Basement Corridor</i> <i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i> <i>Location : Basement Corridor</i>							
Wood	5%			2052	**	5	\$36,100	C
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i> <i>Location : Foundation</i>							
Ceramic Tile	10%			2033	**	5	\$49,800	C
Concrete Masonry Unit	5%			LIFE	**	5	\$10,000	C
Gypsum Board	50%			LIFE	**	5	\$149,500	C
Masonry: Brick	20%			LIFE	**			C
Plaster	10%			LIFE	**	5	\$15,000	C

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	10%			2029	**	5	\$48,200	B
AcousTileSusp.Lay-In	25%	Now	\$738,600	2044	**	5	\$48,200	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Throughout, Basement Corridor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout, Basement Corridor</i>								
AcousTileSusp.Lay-In	30%			2029	**	5	\$115,600	B
AcousTileSusp.Lay-In	5%			2037	**	5	\$19,300	B
Exposed Concrete	15%			LIFE	**	5	\$9,000	B
Exposed Struc: Steel	5%			LIFE	**			B
Gypsum Board	10%			LIFE	**	5	\$48,200	B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Study Lounges</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$66,200	5	\$1,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- 4000 Amperes Main Disconnect Switches And 1-2000 Amperes Main Disconnect Switch</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$302,800	5	\$1,100	B
Raceway								
Conduit	80%			2024	\$323,000	1		B
Conduit	20%			2034	**	1		B
Panelboards								
Fused Disc Sw	10%			2023	\$36,700	5	\$600	B
Fused Disc Sw	5%			2032	**	5	\$300	B
Molded Case Bkrs	65%			2023	\$238,600	5	\$4,500	B
Molded Case Bkrs	20%			2032	**	5	\$1,400	B
Wiring								
Thermoplastic	80%			2024	\$327,900	1		B
Thermoplastic	20%			2034	**	1		B
Motor Controllers								
Locally Mounted	70%			2022	\$46,900	5	\$1,200	B
Locally Mounted	15%			2029	**	5	\$300	B
Motor Control Center	15%			2022	\$131,400	5	\$1,100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$3,800	B
Stand-by Power								

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Stand-by Power								
Transfer Switches								
Automatic	100%			2022	\$23,400	1	\$80,300	B
Generators								
Diesel	100%			2020	\$116,400	1	\$101,100	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Generator Room</i>						
		<i>Explanation : Emergency Generator Rated @ 75 Kw</i>						
Batteries								
Lead/Acid	100%			2017	\$600	5	\$9,700	B
Fuel Storage								
Main Tank	100%			2027	**	5	\$7,600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Generator Room</i>						
		<i>Explanation : 550 Gallons Capacity</i>						
Lighting								
Interior Lighting								
Fluorescent	94%			2024	\$1,813,500	10	\$222,000	B
		<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Fluorescent	5%			2024	\$96,500	10	\$11,800	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Compact Fluorescent Light Fixtures</i>						
HID	1%			2024	\$8,900	10	\$100	B
Egress Lighting								
Emergency, Service	40%			2024	\$14,200	1		B
Emergency, Battery	10%			2024	\$8,900	10	\$6,200	B
Exit, LED	20%			2052	**	1		B
Exit, Service	30%			2024	\$10,600	1		B
Exterior Lighting								
HID	100%			2024	\$90,500	10	\$800	B
Lightning Protection								
Arresters/Cabling								
Generic	100%			2027	**	5	\$3,200	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Stacks</i>						
		<i>Explanation : Lightning Rods In The Stacks Only</i>						
Alarm								
Security System								
No Component	70%							D
Generic	30%			2029	**	1	\$29,300	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Hallways</i>						
		<i>Explanation : C C T V Surveillance Cameras</i>						

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

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

Alarm

Fire/Smoke Detection

No Component

70%

Generic

30%

2019

\$768,900

1-3

\$49,700

D

B

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

Location : Hallways And Mechanical Rooms

Explanation : Alarm Bells And Manual Pull Station, Smoke Detectors

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

Heating

Energy Source

Electricity

20%

2034

**

1

B

Fuel Oil No 4

65%

2034

**

5

\$51,800

B

Natural Gas

15%

2034

**

1

B

Conversion Equipment

Furnace

15%

2024

\$44,700

1

\$19,100

B

Other Observation, Extent : Light, Area Affected : 15%

Location : Roof

Explanation : 1 Roof Mounted Air Handler With Gas Fired Furnace

Heat Pump

20%

2022

\$92,800

2

\$15,900

B

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

Location : Roof

Explanation : 5 Roof Top Package Units

Steam Boiler

65%

2022

\$772,100

1

\$165,700

B

Boiler Used For Hot Water, Extent : Light, Area Affected : 100%

Location : Boiler Room

Other Observation, Extent : Light, Area Affected : 65%

Location : Boiler Room

Explanation : 3 Old Units, And No Hw Htr So Boilers Have To Run All Summer

Distribution

Hot Wtr Piping/Pump

25%

2032

**

4

\$4,800

B

Steam Piping/Pump

40% Now

\$34,100

2034

**

4

\$5,100

B

Malfunctioning, Extent : Severe, Area Affected : 10%

Location : Pneumatic Controls Not In Service

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

Location : Throughout

Explanation : No Temp Zone Control System

No Component

35%

D

Terminal Devices

Air Handler

40%

2019

\$526,300

1

\$63,700

B

Convactor/Radiator

20%

2029

**

1

\$16,600

B

Fan Coil Unit/Heat

5%

2024

\$182,700

1

\$4,200

B

No Component

35%

D

Air Conditioning

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CITY UNIVERSITY OF NEW YORK - 042
LAGUARDIA COMMUNITY COLLEGE M - JOSEPH SHENKER HALL

Asset # : 2096

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Energy Source								
Electricity	100%			2032	**	1		B
Conversion Equipment								
Centrifugal, Elec Chiller	80%	Now	\$52,600	2020	\$526,200	1	\$200,600	B
<i>Unit Inoperable, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : 1 Of 3 Units Is Out Of Service</i>								
<i>Other Observation, Extent : Light, Area Affected : 80%</i>								
<i>Location : Basement</i>								
<i>Explanation : 2 Units Using R11, 1unit Using R22</i>								
Reciprocating Compr/Chiller	20%			2024	\$165,600	1	\$23,900	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 20%</i>								
<i>Location : Roof</i>								
Distribution								
Chilled Wtr Pipe/Pump	80%			2034	**	4	\$10,200	B
No Component	20%							D
Terminal Devices								
Air Handler/Cool/Ht	80%			2019	\$829,200	1	\$127,400	B
No Component	20%							D
Heat Rejection								
Air Condenser Unit	20%			2024	\$97,500	2	\$35,900	B
Water Cool Tower	80%	Now	\$28,000	2018	\$560,300	2	\$165,800	B
<i>Corroded, Extent : Severe, Area Affected : 20%</i>								
<i>Location : Roof</i>								
<i>Leak Evident, Extent : Severe, Area Affected : 5%</i>								
<i>Location : Roof</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$143,600	B
Exhaust Fans								
Interior	75%			2024	\$202,300	2	\$5,900	B
Roof	25%			2024	\$48,500	2	\$2,000	B
Plumbing								
H/C Water Piping								
Brass/Copper	80%			2034	**	1		B
Galv Iron/Steel	20%			2029	**	1		B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2019	\$10,500	4	\$1,600	B
Sewage Ejector(s)								
Under Construction	100%							D
Fixtures								
Generic	100%							B
Vertical Transport								

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

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

*** 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		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Vertical Transport								
Elevators								
Geared Traction	50%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 50%</i>							
	<i>Location : B-4</i>							
	<i>Explanation : 2 Units</i>							
Hydraulic	50%			LIFE	* *			C
	<i>Other Observation, Extent : Light, Area Affected : 50%</i>							
	<i>Location : B-1</i>							
	<i>Explanation : 2 Units</i>							
Fire Suppression								
Standpipe								
Generic	100%			2034	* *	1-5	\$134,600	B
Sprinkler								
No Component	80%							D
Generic	20%			2024	\$569,800	1-2	\$14,400	B
Chemical System								
No Component	98%							D
Generic	2%			2019	\$500	1-3	\$1,100	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$315,300	\$283,900
Interior Architecture	\$367,700	\$263,200
Electrical	\$104,900	\$542,500
Mechanical		\$257,100
Total	\$787,900	\$1,346,800
Priority A	\$315,300	\$283,900
Priority B	\$472,600	\$852,900
Priority C		\$209,900
Total	\$787,900	\$1,346,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$1,100	\$12,000		\$12,600
Interior Architecture	\$5,300	\$16,300	\$5,900	\$5,300
Electrical	\$10,300	\$7,600	\$8,100	\$67,800
Mechanical	\$38,800	\$11,400	\$18,500	\$22,000
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$65,200	\$57,100	\$42,300	\$117,500
Priority A	\$1,100	\$12,000		\$12,600
Priority B	\$61,500	\$28,900	\$36,400	\$102,400
Priority C	\$2,600	\$16,300	\$5,900	\$2,600
Total	\$65,200	\$57,100	\$42,300	\$117,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Asset # : 2085

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	2%			LIFE	**	5	\$13,400	A
Masonry: Brick	70%			LIFE	**	5	\$93,900	A
Masonry: Brick	5%	Now	\$38,300	LIFE	**	5	\$6,700	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Bulkheads</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Bulkheads</i>								
Metal Panel	5%			2044	**	5-10	\$46,100	A
Metal Panel	3%			2050	**	5-10	\$27,700	A
Stucco Cement	5%			2037	**	5	\$16,800	A
Window Wall	5%	Now	\$61,100	2044	**	5	\$12,600	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices On Fifth Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Offices On Fifth Floor</i>								
Window Wall	5%			2050	**	5	\$25,100	A
Windows								
Aluminum	95%	Now	\$179,500	2032	**	5	\$11,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2033	**	10	\$7,400	A
Parapets								
Masonry: Brick	85%			LIFE	**	5	\$2,800	A
Metal Rail	10%			2037	**	5-10	\$5,900	A
Pre-Cast Concrete	5%	Now	\$1,100	LIFE	**	5	\$1,000	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Coping</i>								
Roof								
Built-Up (BUR)	55%			2024		10	\$31,400	A
Modified Bitumen	15%			2024		10	\$8,600	A
Paver: Asphalt	25%	Now	\$36,300	2027	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Terrace Over 4th Floor</i>								
<i>Vegetation Growth, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Terrace Over 4th Floor</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Fourth And Fifth Floor Offices</i>								
Single Ply Membrane	5%			2032	**	10	\$2,900	A
Interior								

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Asset # : 2085

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	25%			2023	\$315,100	3	\$39,100	C
Carpet	5%			2025	\$63,000	3	\$10,400	C
Cast in Place Concrete	5%			LIFE	**	5	\$11,400	C
Cast in Place Concrete	5%			LIFE	**	5	\$11,400	C
Ceramic Tile	5%			2033	**	5	\$5,200	C
Slate	5%			LIFE	**	5	\$5,500	C
Vinyl Tile	25%			2029	**	3	\$9,800	C
Vinyl Tile	25%			2024	\$209,900	3	\$9,800	C
Interior Walls								
Concrete Masonry Unit	10%			LIFE	**	5	\$4,000	C
Glass: Single Pane	5%			LIFE	**	5	\$3,700	C
Gypsum Board	40%			LIFE	**	5	\$23,900	C
Gypsum Board	5%			LIFE	**	5	\$3,000	C
Masonry: Brick	25%			LIFE	**			C
Metal Panel	15%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	45%	Now	\$367,700	2044	**	5	\$30,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : 4th Floor Offices</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	5%			2029	**	5	\$5,300	B
AcousTileSusp.Lay-In	5%			2041	**	5	\$5,300	B
Exposed Concrete	5%			LIFE	**	5	\$800	B
Gypsum Board	40%			LIFE	**	5	\$53,300	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$29,200	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switches Rated @ 3000 Amperes And 600 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$90,800	5	\$300	B
Raceway								
Conduit	90%			2024	\$77,900	1		B
Conduit	10%			2034	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG

Asset # : 2085

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2023	\$10,300	5	\$200	B
Molded Case Bkrs	30%			2032	**	5	\$600	B
Molded Case Bkrs	60%			2023	\$61,900	5	\$1,100	B
Wiring								
Braided Cloth	50%	2-4	\$45,500	2049	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	20%			2034	**	1		B
Thermoplastic	30%			2024	\$27,300	1		B
Motor Controllers								
Locally Mounted	100%			2022	\$21,500	5	\$500	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$1,100	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2041	**	1	\$22,200	B
Generators								
Diesel	100%			2039	**	1	\$27,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : Emergency Generator Rated @ 100 Kw</i>								
Batteries								
Nickel Cadmium	100%			2019	\$600	5	\$16,100	B
Fuel Storage								
Day Tank	50%			2046	**	5	\$6,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 330 Gallons Capacity</i>								
Main Tank	50%			2059	**	5	\$1,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : No Nameplate Rating Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent	93%			2029	**	10	\$59,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	2%			2024	\$10,400	10	\$1,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Incandescent	5%			2019	\$26,100	2	\$100	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Asset # : 2085

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Egress Lighting								
Emergency, Service	50%			2029	**	1		B
Exit, Service	50%			2029	**	1		B
Exterior Lighting								
HID	100%			2019	\$25,000	10	\$200	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2024	\$62,000	1	\$8,100	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Outside</i>					
			<i>Explanation : C C T V Surveillance Camera</i>					
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2024	\$212,100	1-3	\$13,300	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : Hallways</i>					
			<i>Explanation : Manual Pull Station, Smoke Detectors, Strobe Lights And Horns</i>					
Mechanical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Electricity	25%			2044	**	1		B
HTHW/HW	75%			2034	**	1		B
			<i>Other Observation, Extent : Light, Area Affected : 75%</i>					
			<i>Location : Throughout</i>					
			<i>Explanation : High Temp. Water From Adjacent Building " Kennedy Hall Gym"</i>					
Conversion Equipment								
Heat Exchanger	75%	Now	\$2,100	2027	**	1	\$23,200	B
			<i>Corroded, Extent : Severe, Area Affected : 20%</i>					
			<i>Location : Basement Mech Room</i>					
Heat Pump	25%	Now	\$100	2028	**	2	\$4,300	B
			<i>Insul. Deteriorating, Extent : Moderate, Area Affected : 10%</i>					
			<i>Location : Lower Roof</i>					
			<i>Other Observation, Extent : Light, Area Affected : 25%</i>					
			<i>Location : Lower Roof</i>					
			<i>Explanation : 3 Roof Top Package Units</i>					
Distribution								
Steam Piping/Pump	75%	0-2	\$17,300	2034	**	4	\$2,600	B
			<i>Corroded, Extent : Moderate, Area Affected : 5%</i>					
			<i>Location : Various Areas</i>					
No Component	25%							D

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG
Asset # : 2085

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Terminal Devices								
Air Handler	40%			2024	\$142,300	1	\$17,200	B
Air Handler	10%			2032	**	1	\$4,300	B
Convactor/Radiator	25%			2029	**	1	\$5,600	B
No Component	25%							D
Air Conditioning								
Energy Source								
District C.W.	75%			2034	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 75%</i>								
<i>Location : Various Areas</i>								
<i>Explanation : Chilled Water From " Medical Arts Building"</i>								
Electricity	25%			2040	**	1		B
Conversion Equipment								
Heat Pump	25%			2028	**	2	\$1,100	B
<i>R-134a Refrigerant, Extent : Light, Area Affected : 25%</i>								
<i>Location : 3 Roof Top Units, Lower Roof</i>								
No Component	75%							D
Distribution								
Chilled Wtr Pipe/Pump	75%			2034	**	4	\$2,600	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Entrance Through First Floor</i>								
<i>Explanation : Supplied Form Medical Arts Building</i>								
No Component	25%							D
Terminal Devices								
Air Handler/Cool/Ht	65%			2024	\$45,500	1	\$28,000	B
Air Handler/Cool/Ht	10%			2032	**	1	\$4,300	B
No Component	25%							D
Heat Rejection								
Air Condenser Unit	15%			2029	**	2	\$7,300	B
No Component	85%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$38,800	B
Exhaust Fans								
Interior	95%			2024	\$69,300	2	\$2,000	B
Roof	5%			2029	**	2	\$100	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%	Now	\$9,900	2034	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Various Areas</i>								
Water Heater								
Electric	100%			2023	\$10,200	4	\$400	B
HW Heat Exchanger								
HTHW/HW	100%			2034	**			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE ADMIN & BUSINESS BLDG

Asset # : 2085

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : 1-5</i>						
		<i>Explanation : Two Units. One Undergoing Repair</i>						
Fire Suppression								
Standpipe								
Generic	100%			2034	* *	1-5	\$36,400	B
Sprinkler								
No Component	90%							D
Generic	10%			2044	* *	1-2	\$2,000	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$54,000	\$70,700
Interior Architecture	\$46,000	
Electrical		\$369,600
Total	\$100,000	\$440,300
Priority A	\$54,000	\$70,700
Priority B	\$46,000	\$369,600
Total	\$100,000	\$440,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$22,800		
Interior Architecture		\$3,400	\$800	
Electrical	\$400	\$400	\$700	\$7,700
Mechanical	\$4,300	\$1,100	\$5,900	\$1,100
Total	\$4,700	\$27,700	\$7,300	\$8,900
Priority A		\$22,800		
Priority B	\$4,700	\$1,500	\$6,600	\$8,900
Priority C		\$3,400	\$800	
Total	\$4,700	\$27,700	\$7,300	\$8,900



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset # : 2087

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$6,100	A
Concrete Masonry Unit	27%	Now	\$25,600	LIFE	**	5	\$4,100	A
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor Near North Exit</i>								
Concrete Masonry Unit	3%	Now	\$28,400	LIFE	**	5	\$500	A
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Chimney</i>								
<i>Jnt Mortar Miss/Erod, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Chimney</i>								
Stucco Cement	65%			2037	**	5	\$39,400	A
Windows								
Aluminum	100%			2040	**	5	\$2,400	A
Parapets								
Metal Rail	75%			2037	**	5-10	\$4,500	A
Metal: Cage/Fence	25%			2037	**	5-10	\$600	A
Roof								
Asphalt Shingle	65%			2033	**	10	\$4,000	A
Modified Bitumen	35%			2024		10	\$12,800	A
Interior								
Floors								
Cast in Place Concrete	5%			LIFE	**	5	\$3,300	C
Ceramic Tile	5%			2033	**	5	\$1,500	C
Vinyl Tile	90%			2029	**	3	\$10,200	C
Interior Walls								
Concrete Masonry Unit	100%			LIFE	**	5	\$13,200	C
Ceilings								
AcousTileSusp.Lay-In	100%	Now	\$46,000	2029	**	5	\$15,000	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 29%</i>								
<i>Location : First Floor</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : First Floor</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$3,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 1200 Amperes</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset # : 2087

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	80%			2024	\$48,400	5	\$100	B
Fused Disc Sw	20%			2034	**	5		B
Raceway								
Conduit	80%			2024	\$29,300	1		B
Conduit	20%			2034	**	1		B
Panelboards								
Fused Disc Sw	5%			2023	\$2,900	5		B
Molded Case Bkrs	90%			2023	\$51,600	5	\$500	B
Molded Case Bkrs	5%			2032	**	5		B
Wiring								
Thermoplastic	20%			2034	**	1		B
Thermoplastic	80%			2024	\$28,200	1		B
Motor Controllers								
Locally Mounted	60%			2022	\$7,800	5	\$100	B
Locally Mounted	40%			2029	**	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
Lighting								
Interior Lighting								
Fluorescent	100%			2024	\$150,800	10	\$18,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2024	\$1,400	1		B
Exit, Service	50%			2024	\$1,400	1		B
Exterior Lighting								
HID	100%			2019	\$7,200	10	\$100	B
Alarm								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2024	\$61,300	1-3	\$3,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Stations, Alarm Bells, Smoke Detectors And Strobe Lights</i>								

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

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE C BUILDING

Asset # : 2087

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Heating								
Conversion Equipment Furnace	90%			2032	* *	1	\$9,000	B
	<i>Other Observation, Extent : Light, Area Affected : 90%</i> <i>Location : 2 On Side Of The Building, 2 On The Roof</i> <i>Explanation : 4 Gas Fired Package Units</i>							
Radiant Heater	10%			2024	\$8,400	2	\$900	B
	<i>Other Observation, Extent : Light, Area Affected : 10%</i> <i>Location : Throughout</i> <i>Explanation : 20 Units</i>							
Air Conditioning								
Energy Source Electricity	100%			2040	* *	1		B
Conversion Equipment Ext Pkg Unit - Heating/Cooling	100%			2032	* *	2	\$1,200	B
	<i>R-134a Refrigerant, Extent : Light, Area Affected : 100%</i> <i>Location : 2 On Side Of The Building, 2 On The Roof</i>							
Heat Rejection Air Condenser Unit	100%			2032	* *	2	\$14,000	B
Ventilation								
Distribution Ductwork/Diffusers	100%			LIFE	* *	2-5	\$11,200	B
Exhaust Fans Interior	20%			2029	* *	2	\$100	B
Roof	80%			2029	* *	2	\$500	B
Plumbing								
H/C Water Piping Brass/Copper	100%			2044	* *	1		B
Water Heater Gas Fired	100%			2022	\$4,400	2	\$300	B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Backflow Preventer Generic	100%			2029	* *	1	\$1,200	B
Fixtures Generic	100%							B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$256,400	\$36,300
Interior Architecture	\$58,000	\$137,700
Electrical		\$139,400
Mechanical		\$353,400
Total	\$314,400	\$666,800
Priority A	\$256,400	\$36,300
Priority B	\$38,300	\$492,800
Priority C	\$19,700	\$137,700
Total	\$314,400	\$666,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$46,400	\$10,100		\$15,200
Interior Architecture	\$130,900	\$9,200	\$4,600	\$18,900
Electrical	\$10,800	\$4,800	\$5,400	\$33,800
Mechanical	\$38,900	\$9,900	\$19,500	\$26,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$230,800	\$37,900	\$33,500	\$98,500
Priority A	\$46,400	\$10,100		\$15,200
Priority B	\$66,100	\$18,700	\$28,900	\$78,100
Priority C	\$118,400	\$9,200	\$4,600	\$5,200
Total	\$230,800	\$37,900	\$33,500	\$98,500



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	10%			LIFE	**	5	\$24,200	A
Masonry: Brick	75%	Now	\$207,400	LIFE	**	5	\$36,300	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corners</i>								
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
<i>Resting Masonry Supt, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Mechanical Equipment Room At North Facade</i>								
Metal Panel	10%	Now	\$6,600	2044	**	5	\$9,100	A
<i>Deformed/Dented, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Underside Of Connecting Bridge To Oakland Building</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North Facade, West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade, West Facade</i>								
Window Wall	5%			2044	**	5	\$9,100	A
Windows								
Aluminum	100%	Now	\$10,700	2040	**	5	\$700	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : West Facade</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : West Facade</i>								
Parapets								
Concrete Masonry Unit	30%			LIFE	**	5	\$1,000	A
Masonry: Brick	35%			LIFE	**	5	\$1,100	A
Metal Rail	30%			2037	**	5-10	\$16,600	A
Pre-Cast Concrete	5%			LIFE	**	5	\$1,000	A
Roof								
Built-Up (BUR)	5%	Now	\$11,600	2034	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Connecting Bridge</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Connecting Bridge</i>								
Cast in Place Concrete	5%	Now	\$17,400	LIFE	**			A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Concrete Steps Over Old Kitchen</i>								
<i>Water Penetration, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Concrete Steps Over Old Kitchen</i>								
Metal Panel	50%			2037	**	10	\$49,000	A
Modified Bitumen	20%			2029	**	10	\$10,700	A
Paver: Asphalt	20%			2033	**	10	\$16,000	A

Interior

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG

Asset # : 2103

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	20%	Now	\$118,100	2026	**	3	\$14,600	C
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Mezzanine</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Mezzanine</i>								
<i>Wrinkling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Mezzanine</i>								
Cast in Place Concrete	5%			LIFE	**	5	\$5,300	C
Ceramic Tile	10%			2033	**	5	\$4,900	C
Quarry Tile	25%			2037	**	5	\$18,300	C
Vinyl Tile	35%			2024	\$137,700	3	\$6,400	C
Vinyl Tile	5%			2019	\$19,700	3	\$1,200	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Room Adjacent To Bridge</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Concrete Masonry Unit	25%			LIFE	**	5	\$4,700	C
Gypsum Board	55%			LIFE	**	5	\$15,400	C
Masonry: Brick	10%			LIFE	**			C
Plaster	10%			LIFE	**	5	\$1,400	C
Ceilings								
AcousTileSusp.Lay-In	55%			2029	**	5	\$27,500	B
AcousTileSusp.Lay-In	10%	Now	\$38,300	2044	**	5	\$2,500	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Game Room, Corridor Near Elevator</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Game Room, Corridor Near Elevator</i>								
Exposed Concrete	5%			LIFE	**	5	\$400	B
Gypsum Board	10%			LIFE	**	5	\$6,200	B
Plaster	20%	Now	\$12,400	LIFE	**	5	\$6,200	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Mezzanine, Stair</i>								
<i>Paint Peeling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Mezzanine</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Mezzanine</i>								

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

Under 600 Volts

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

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$5,300	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switches Rated @ 2000 Amperes And 1200 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$60,600	5	\$100	B
Raceway								
Conduit	90%			2024	\$33,000	1		B
Conduit	10%			2044	* *	1		B
Panelboards								
Fused Disc Sw	10%			2023	\$5,700	5	\$100	B
Molded Case Bkrs	80%			2023	\$45,900	5	\$700	B
Molded Case Bkrs	10%			2040	* *	5	\$100	B
Wiring								
Braided Cloth	20%	2-4	\$7,000	2049	* *	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	60%			2024	\$21,100	1		B
Thermoplastic	20%			2044	* *	1		B
Motor Controllers								
Locally Mounted	30%			2022	\$3,900	5	\$100	B
Motor Control Center	70%			2022	\$700	5	\$600	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$500	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2037	* *	1	\$10,400	B
Generators								
Diesel	100%			2033	* *	1	\$13,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside The Building</i>								
<i>Explanation : Emergency Generator Rated @ 100 Kw</i>								
Batteries								
Lead/Acid	100%			2018	\$600	5	\$1,300	B
Fuel Storage								
Main Tank	100%			2052	* *	5	\$1,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside The Building</i>								
<i>Explanation : 275 Gallons Capacity</i>								
Lighting								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	95%			2029	**	10	\$28,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Fluorescent	5%			2029	**	10	\$1,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Lobby</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Egress Lighting								
Emergency, Service	50%			2029	**	1		B
Exit, Service	10%			2024	\$400	1		B
Exit, Service	40%			2029	**	1		B
Exterior Lighting								
HID	100%			2024	\$11,700	10	\$100	B
Alarm								
Security System								
No Component	50%							D
Generic	50%			2029	**	1	\$6,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways And Outside</i>								
<i>Explanation : C C T V Surveillance Camera</i>								
Fire/Smoke Detection								
No Component	60%							D
Generic	40%			2029	**	1-3	\$8,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Smoke Detectors, Strobe Lights, Manual Pull Stations, Horns</i>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2034	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Explanation : High Temp. Water From Adjacent Building " Kennedy Hall Gym"</i>								
Conversion Equipment								
Heat Exchanger	100%	0-2	\$6,600	2039	**	1	\$14,500	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Room</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 2 Obsolete Units</i>								

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Estimates are rounded to the nearest hundred dollars.

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG

Asset # : 2103

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Distribution								
Steam Piping/Pump	100%	0-2	\$10,800	2034	**	4	\$1,600	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Terminal Devices								
Air Handler	80%			2024	\$133,300	1	\$16,100	B
Convactor/Radiator	20%			2029	**	1	\$2,100	B
Air Conditioning								
Energy Source								
Steam/HW System	100%			2034	**	1		B
Conversion Equipment								
Absorption Chiller/Steam/HW	100%			2027	**	1	\$35,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : One Unit - Refrigerant Is R22</i>								
Distribution								
Chilled Wtr Pipe/Pump	100%	Now	\$7,600	2034	**	4	\$1,600	B
<i>Corroded, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Roof</i>								
Terminal Devices								
Air Handler/Cool/Ht	100%			2024	\$131,300	1	\$20,200	B
Heat Rejection								
Water Cool Tower	100%	Now	\$4,400	2022	\$88,700	2	\$26,300	B
<i>Corroded, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Supporting Beams, Roof</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$18,200	B
Exhaust Fans								
Interior	100%			2024	\$34,200	2	\$1,000	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		B
Water Heater								
Gas Fired	100%			2022	\$7,200	2	\$500	B
HW Heat Exchanger								
HTHW/HW	100%			2044	**			B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : 2 Units</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sewage Ejector(s)								
Electric	100%			2019	\$10,500	4	\$1,600	B

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE CAFETERIA / STUDENT UNION BLDG
Asset # : 2103

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Plumbing								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B To 2</i>						
		<i>Explanation : One Unit</i>						
Fire Suppression								
Standpipe								
Generic	100%			2034	**	1-5	\$17,100	B
Sprinkler								
No Component	60%							D
Generic	40%			2034	**	1-2	\$3,700	B
Chemical System								
No Component	98%							D
Generic	2%			2019	\$500	1-3	\$1,100	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$771,600	\$977,100
Interior Architecture	\$839,900	\$138,700
Electrical	\$51,300	\$2,339,700
Mechanical	\$47,400	\$1,809,900
Total	\$1,710,100	\$5,265,400
Priority A	\$771,600	\$977,100
Priority B	\$938,600	\$4,218,000
Priority C		\$70,300
Total	\$1,710,100	\$5,265,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$7,600	\$31,000		\$24,600
Interior Architecture		\$25,400	\$5,400	
Electrical	\$14,400	\$18,400	\$26,000	\$25,800
Mechanical	\$26,100	\$35,300	\$42,200	\$89,400
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$52,100	\$114,100	\$77,500	\$143,800
Priority A	\$7,600	\$31,000		\$24,600
Priority B	\$44,500	\$57,600	\$72,200	\$119,100
Priority C		\$25,400	\$5,400	
Total	\$52,100	\$114,100	\$77,500	\$143,800



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

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$65,700	A
Concrete Masonry Unit	5%			LIFE	**	5	\$8,200	A
Masonry: Brick	30%	Now	\$225,600	LIFE	**	5	\$78,900	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Penthouse</i>								
Pre-Cast Concrete	55%	Now	\$226,500	LIFE	**	5	\$470,000	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Classrooms 206, 208, 209</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Room 208</i>								
Window Wall	5%			2044	**	5	\$49,300	A
Windows								
Aluminum	95%	Now	\$283,200	2032	**	5	\$17,800	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2033	**	10	\$11,700	A
Parapets								
Cast in Place Concrete	5%	Now	\$4,900	LIFE	**	5	\$4,200	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cooling Tower Area</i>								
<i>Exposed Reinforcement, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cooling Tower Area</i>								
Masonry: Brick	25%			LIFE	**	5	\$2,000	A
Metal Rail	35%			2037	**	5-10	\$51,000	A
Pre-Cast Concrete	30%			LIFE	**	5	\$15,200	A
Pre-Cast Concrete	5%	Now	\$2,700	LIFE	**	5	\$2,500	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping</i>								
Roof								
Cast in Place Concrete	20%			LIFE	**			A
Modified Bitumen	75%	Now	\$36,300	2024	\$362,500			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Southeast Corner</i>								
Skylight, Metal/Glass	5%			2034	**	10	\$14,600	A

Interior

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	10%			2023	\$259,100	3	\$32,100	C
Cast in Place Concrete	15%			LIFE	**	5	\$70,300	C
Ceramic Tile	5%			2033	**	5	\$10,700	C
Terrazzo	15%			LIFE	**	5	\$25,100	C
Vinyl Tile	55%			2029	**	3	\$44,200	C
Interior Walls								
Concrete Masonry Unit	35%			LIFE	**	5	\$28,700	C
Masonry: Brick	10%			LIFE	**			C
Plaster	55%			LIFE	**	5	\$33,800	C
Ceilings								
AcousTileConcealSpLn	50%	Now	\$839,900	2044	**	5	\$68,500	B
								<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>
								<i>Location : Throughout</i>
								<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>
								<i>Location : Throughout</i>
								<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>
								<i>Location : Throughout</i>
Exposed Concrete	40%			LIFE	**	5	\$13,700	B
Gypsum Board	10%			LIFE	**	5	\$27,400	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$33,100	5	\$600	B
								<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>
								<i>Location : Electrical Room</i>
								<i>Explanation : Main Service Disconnect Switch Rated @ 3000 Amperes</i>
Transformers								
Dry Type	100%			2022	\$14,200	5	\$500	B
								<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>
								<i>Location : Electrical Room</i>
								<i>Explanation : 150 Kva,480v-208/120v</i>
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$136,200	5	\$600	B
Raceway								
Conduit	95%			2024	\$164,300	1		B
Conduit	5%			2044	**	1		B
Panelboards								
Fused Disc Sw	15%			2023	\$25,800	5	\$500	B
Molded Case Bkrs	20%			2032	**	5	\$800	B
Molded Case Bkrs	65%			2023	\$111,800	5	\$2,500	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Under 600 Volts								
Wiring								
Thermoplastic	95%			2024	\$173,200	1		B
Thermoplastic	5%			2044	* *	1		B
Motor Controllers								
Locally Mounted	10%			2022	\$3,400	5	\$100	B
Motor Control Center	70%			2022	\$306,600	5	\$2,800	B
Motor Control Center	20%			2029	* *	5	\$800	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$2,200	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2022	\$23,400	1	\$45,600	B
Generators								
Diesel	100%			2020	\$116,400	1	\$57,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : Emergency Generator Rated @ 100 Kw</i>								
Batteries								
Lead/Acid	100%			2018	\$600	5	\$5,500	B
Fuel Storage								
Day Tank								
	50%			2023	\$4,900	5	\$13,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 30 Gallons Capacity</i>								
Main Tank	50%			2027	* *	5	\$2,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : No Available Rating Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent	100%			2024	\$1,072,400	10	\$131,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2024	\$9,900	1		B
Exit, Service	50%			2019	\$9,900	1		B
Exterior Lighting								
HID	100%			2019	\$51,300	10	\$500	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2024	\$127,400	1	\$16,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside The Building</i>								
<i>Explanation : C C T V Surveillance Camera</i>								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

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

Alarm

Fire/Smoke Detection

No Component	70%							D
Generic	30%			2029	**	1-3	\$27,400	B

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

Location : Hallways

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

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

Heating

Energy Source

HTHW/HW	100%			2034	**	1		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Throughout

Explanation : High Temp. Water From Adjacent Building " Kennedy Hall Gym"

Conversion Equipment

Heat Exchanger	100%	Now	\$2,900	2027	**	1	\$63,700	B
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Corroded, Extent : Severe, Area Affected : 10%

Location : Basement

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

Location : Basement

Explanation : 2 Units

Distribution

Steam Piping/Pump	100%	Now	\$47,400	2034	**	4	\$7,100	B
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Corroded, Extent : Severe, Area Affected : 20%

Location : Basement Level And Risers

Insul. Deteriorating, Extent : Moderate, Area Affected : 15%

Location : Basement & Risers

Terminal Devices

Air Handler	50%			2024	\$365,700	1	\$44,300	B
Convactor/Radiator	25%			2022	\$320,300	1	\$11,600	B
Fan Coil Unit/Heat	25%			2024	\$507,700	1	\$11,600	B

Air Conditioning

Energy Source

District C.W.	70%			2034	**	1		B
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Other Observation, Extent : Light, Area Affected : 70%

Location : Throughout

Explanation : Chiller Water From " Medical Arts Building"

Electricity	30%			2032	**	1		B
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Conversion Equipment

Reciprocating Compr/Chiller	30%			2024	\$138,100	1	\$19,900	B
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R-22 Refrigerant, Extent : Light, Area Affected : 30%

Location : Basement, Chiller

No Component	70%							D
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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE HUMANITIES BLDG
Asset # : 1570

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%			2034	* *	4	\$7,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Chilled Water Also Comes From Medical Arts Building</i>								
<i>Explanation : Reciprocating Comp. - Chillers Used For Back Up Only</i>								
Terminal Devices								
Air Handler/Cool/Ht	80%			2024	\$138,300	1	\$70,800	B
Fan Coil - Cool/Heat	20%			2024	\$62,700	1	\$9,200	B
Heat Rejection								
Water Cool Tower	30%			2025	\$35,000	2	\$43,200	B
No Component	70%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$79,800	B
Exhaust Fans								
Interior	85%			2024	\$127,400	2	\$3,700	B
Roof	15%			2032	* *	2	\$700	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		B
Water Heater								
Electric	100%			2019	\$21,000	4	\$800	B
HW Heat Exchanger								
HTHW/HW	100%			2034	* *			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sewage Ejector(s)								
Electric	100%			2019	\$10,500	4	\$1,600	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	* *			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-4, Roof</i>								
<i>Explanation : 1 Unit</i>								
Fire Suppression								
Standpipe								
Generic	100%			2034	* *	1-5	\$74,800	B
Sprinkler								
No Component	95%							D
Generic	5%			2024	\$79,200	1-2	\$2,000	B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$854,300	\$689,600
Interior Architecture	\$246,100	
Electrical	\$215,700	\$896,300
Mechanical		\$267,400
Total	\$1,316,100	\$1,853,200
Priority A	\$854,300	\$689,600
Priority B	\$251,200	\$1,163,600
Priority C	\$210,600	
Total	\$1,316,100	\$1,853,200

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$32,100	\$17,100		\$50,100
Interior Architecture	\$34,400	\$40,200	\$12,200	\$4,900
Electrical	\$3,700	\$3,900	\$3,800	\$9,800
Mechanical	\$26,700	\$16,900	\$18,700	\$42,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$100,900	\$82,100	\$38,700	\$111,400
Priority A	\$32,100	\$17,100		\$50,100
Priority B	\$68,800	\$31,500	\$26,500	\$60,600
Priority C		\$33,500	\$12,200	\$700
Total	\$100,900	\$82,100	\$38,700	\$111,400



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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	10%	Now	\$232,500	LIFE	**	5	\$108,700	A
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 15%</i>								
<i>Location : South Wall Below Terrace</i>								
<i>Efflorescence, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : East Wall Below Terrace</i>								
<i>Exposed Reinforcement, Extent : Severe, Area Affected : 10%</i>								
<i>Location : South Wall Below Terrace</i>								
Masonry: Brick	25%	Now	\$155,500	LIFE	**	5	\$54,400	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : North Facade</i>								
Metal Coiling Doors	5%			2037	**	5	\$34,000	A
Pre-Cast Concrete	50%	Now	\$170,400	LIFE	**	5	\$353,400	A
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Columns</i>								
Window Wall	10%			2044	**	5	\$81,600	A
Windows								
Aluminum	75%	Now	\$6,600	2032	**	5	\$400	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Aluminum	20%			2032	**	5	\$200	A
Metal Louvers	5%			2033	**	10	\$300	A
Parapets								
Masonry: Brick	10%			LIFE	**	5	\$2,300	A
Metal Rail	80%			2037	**	5-10	\$336,600	A
Pre-Cast Concrete	10%			LIFE	**	5	\$14,700	A

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Roof								
Modified Bitumen	20%			2029	**	10	\$15,900	A
Panel/Paver: Cer/Brk	10%	Now	\$25,600	2044	**			A
<i>Broken Paver Blocks, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Terrace Over Mechanical Room</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Terrace Over Mechanical Room</i>								
<i>Deflection Evident, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Terrace Over Mechanical Room</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Room Below Terrace</i>								
Single Ply Membrane	20%	Now	\$50,700	2034	**			A
<i>Drains Inad/Misposn, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Lobby</i>								
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Lobby</i>								
Single Ply Membrane	43%			2029	**	10	\$34,200	A
Skylight, Plastic	7%			2037	**	1		A
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$23,400	C
Ceramic Tile	15%			2033	**	5	\$16,100	C
Terrazzo	10%			LIFE	**	5	\$8,400	C
Vinyl Tile	25%			2029	**	3	\$10,000	C
Vinyl Tile	5%	Now	\$43,200	2034	**	3	\$2,000	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Locker Room Area In Basement</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Locker Room Area In Basement</i>								
Wood	30%			2052	**	5	\$60,300	C
Wood	5%	Now	\$167,400	2064	**	5	\$5,000	C
<i>Dry Rot/Decay, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Room 303</i>								
<i>Misaligned/Bulging, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Room 303</i>								
<i>Uneven Surface, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Room 303</i>								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Interior Walls								
Cast in Place Concrete	5%			LIFE	**			C
<i>Water Penetration, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Pool Wall</i>								
Ceramic Tile	15%			2033	**	5	\$8,300	C
Concrete Masonry Unit	30%			LIFE	**	5	\$6,600	C
Masonry: Brick	10%			LIFE	**			C
Plaster	15%			LIFE	**	5	\$2,500	C
SGFT/Glazed Masonry	25%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	15%			2029	**	5	\$8,400	B
AcousTileConcealSpLn	10%	Now	\$34,400	2044	**	5	\$2,800	B
<i>Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Gymnasium, Lobby</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Gymnasium, Lobby</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Lobby</i>								
AcousTileSusp.Lay-In	30%			2037	**	5	\$13,500	B
Exposed Concrete	5%			LIFE	**	5	\$400	B
Exposed Struc: Steel	15%			LIFE	**			B
Metal Panel	5%	Now	\$35,500	LIFE	**	5	\$2,800	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement</i>								
<i>Loose/Miss Fasteners, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement</i>								
Plaster	20%			LIFE	**	5	\$5,600	B

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$16,200	5	\$200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 2500 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	90%			2024	\$81,700	5	\$200	B
Molded Case Bkrs	10%			2034	**	5	\$200	B
Raceway								
Conduit	90%			2024	\$77,900	1		B
Conduit	10%			2034	**	1		B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Panelboards								
Fused Disc Sw	10%			2023	\$8,000	5	\$100	B
Molded Case Bkrs	50%			2023	\$40,200	5	\$800	B
Molded Case Bkrs	40%			2032	**	5	\$600	B
Wiring								
Braided Cloth	50%	2-4	\$45,500	2049	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	30%			2024	\$27,300	1		B
Thermoplastic	20%			2034	**	1		B
Motor Controllers								
Locally Mounted	10%			2022	\$1,300	5		B
Locally Mounted	20%			2029	**	5	\$100	B
Motor Control Center	20%			2022	\$35,500	5	\$300	B
Motor Control Center	50%			2029	**	5	\$800	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$800	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2029	**	1	\$17,800	B
Lighting								
Interior Lighting								
Fluorescent	97%			2024	\$520,200	10	\$63,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	2%			2024	\$5,000	10		B
Incandescent	1%			2019	\$5,400	2		B
Egress Lighting								
Emergency, Service	50%			2024	\$4,900	1		B
Exit, Service	50%			2024	\$4,900	1		B
Exterior Lighting								
HID	100%			2024	\$20,000	10	\$200	B
Alarm								
Security System								
No Component	70%							D
Generic	30%			2024	\$49,700	1	\$6,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside The Building</i>								
<i>Explanation : C C T V Surveillance Cameras</i>								
Fire/Smoke Detection								
No Component	70%							D
Generic	30%			2019	\$170,200	1-3	\$11,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Strobe Lights, Horns, Alarm Bells And Manual Pull Station</i>								

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Mechanical System Component Type	Current Repair			Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Interruptible Gas/Dual Fuel	100%			2034	**	1		B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Buried Tanks</i>							
	<i>Explanation : Oil # 2 - Two Tanks 30,000 Gals Each</i>							
<hr/>								
Conversion Equipment								
Hot Water Boiler	100%			2037	**	1	\$35,400	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Basement Boiler Room</i>							
	<i>Explanation : 3 Boilers. Providing High Temp. Water To Most Of The Buildings On Campus</i>							
<hr/>								
Distribution								
Hot Wtr Piping/Pump	100%			2040	**	4	\$5,300	B
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Boiler Room</i>							
	<i>Explanation : Distributes High Temp. Water To Most Buildings On Campus</i>							
<hr/>								
Terminal Devices								
Air Handler	40%			2024	\$146,300	1	\$17,700	B
Convactor/Radiator	30%			2037	**	1	\$6,900	B
Fan Coil Unit/Heat	30%			2029	**	1	\$6,900	B
<hr/>								
Air Conditioning								
Energy Source								
Electricity	100%			2040	**	1		B
<hr/>								
Conversion Equipment								
Reciprocating Compr/Chiller	40%			2029	**	1	\$13,300	B
	<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Side Yard</i>							
	<i>Other Observation, Extent : Light, Area Affected : 50%</i>							
	<i>Location : Side Yard</i>							
	<i>Explanation : One Unit</i>							
No Component	60%							D
<hr/>								
Distribution								
Chilled Wtr Pipe/Pump	40%			2044	**	4	\$2,100	B
No Component	60%							D
<hr/>								
Terminal Devices								
Air Handler/Cool/Ht	40%			2024	\$46,100	1	\$17,700	B
No Component	60%							D
<hr/>								
Heat Rejection								
Remote Air Cond	40%			2029	**	2	\$19,900	B
No Component	60%							D
<hr/>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$39,900	B
<hr/>								
Exhaust Fans								
Interior	100%			2024	\$75,000	2	\$2,200	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KENNEDY HALL GYMNASIUM
Asset # : 2102

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Plumbing							
H/C Water Piping							
Brass/Copper	50%			2034	**	1	B
Galv Iron/Steel	50%			2029	**	1	B
Water Heater							
Gas Fired	100%			2019	\$15,800	2	\$1,000 B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : Boiler Room</i>					
		<i>Explanation : 2 Tanks Of 400 Gals Each</i>					
HW Heat Exchanger							
HTHW/HW	100%			2044	**		B
Sanitary Piping							
Cast Iron	100%			LIFE	**	1	B
Storm Drain Piping							
Cast Iron	100%			LIFE	**	1	B
Sump Pump(s)							
Rigid Piping	100%			2029	**	4	\$2,500 B
Pool Filter/Treatment							
Diatomaceous Earth	100%			2028	**	4	\$26,600 B
Sewage Ejector(s)							
Electric	100%			2024	\$10,500	4	\$2,500 B
Fixtures							
Generic	100%						B
Vertical Transport							
Elevators							
Hydraulic	100%			LIFE	**		C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : B-2</i>					
		<i>Explanation : One Unit</i>					
Fire Suppression							
Standpipe							
Generic	100%			2034	**	1-5	\$37,400 B
Sprinkler							
No Component	40%						D
Generic	60%			2034	**	1-2	\$12,000 B

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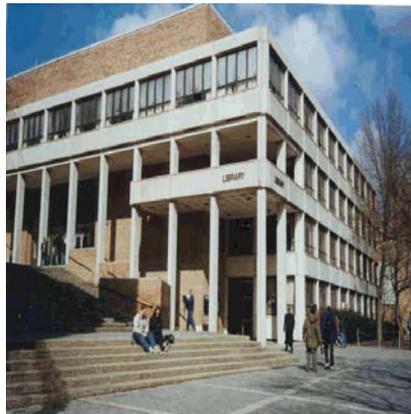
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$183,100	\$665,400
Interior Architecture	\$561,000	
Electrical	\$99,100	\$1,136,200
Mechanical	\$422,500	\$923,000
Total	\$1,265,700	\$2,724,700
Priority A	\$183,100	\$665,400
Priority B	\$950,500	\$2,059,200
Priority C	\$132,100	
Total	\$1,265,700	\$2,724,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$76,500			\$600
Interior Architecture	\$9,900	\$64,000	\$4,100	\$2,000
Electrical	\$13,300	\$25,700	\$17,000	\$11,600
Mechanical	\$62,200	\$29,100	\$56,200	\$57,800
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$171,800	\$128,700	\$87,200	\$81,900
Priority A	\$76,500			\$600
Priority B	\$85,300	\$81,500	\$83,100	\$79,300
Priority C	\$9,900	\$47,100	\$4,100	\$2,000
Total	\$171,800	\$128,700	\$87,200	\$81,900



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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Concrete Masonry Unit	5%	Now	\$48,200	LIFE	**	5	\$3,900	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cooling Tower Area</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cooling Tower Area</i>								
Masonry: Brick	25%	Now	\$88,400	LIFE	**	5	\$30,900	A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Foundation</i>								
Pre-Cast Concrete	70%			LIFE	**	5	\$281,200	A
Windows								
Aluminum	95%	Now	\$26,000	2040	**	5	\$1,600	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2033	**	10	\$1,100	A
Parapets								
Concrete Masonry Unit	5%	Now	\$1,500	LIFE	**	5	\$300	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Cooling Tower Area</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Cooling Tower Area</i>								
Metal Panel	5%			2044	**	5	\$1,200	A
Metal Rail	70%			2037	**	5-10	\$76,600	A
Pre-Cast Concrete	20%	Now	\$8,200	LIFE	**	5	\$7,600	A
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Coping Over Cooling Tower Wall</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Coping Over Cooling Tower Wall</i>								
Roof								
Built-Up (BUR)	10%	Now	\$34,100	2034	**			A
<i>Blisters, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Over Mechanical Penthouse</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Mechanical Penthouse</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Over Mechanical Penthouse</i>								
Modified Bitumen	75%			2024	\$325,300	10	\$58,900	A
Paver: Asphalt	10%	Now	\$6,700	2033	**			A
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Over Room B116</i>								
Skylight, Plastic	5%			2037	**	1		A
Interior								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Carpet	50%			2020	\$991,700	3	\$122,900	C
Ceramic Tile	5%			2033	**	5	\$8,200	C
Terrazzo	5%			LIFE	**	5	\$6,400	C
Vinyl Tile	30%			2029	**	3	\$18,400	C
Vinyl Tile	10%			2019	\$132,100	3	\$8,200	C
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Interior Walls								
Glass: Single Pane	5%			LIFE	**	5	\$3,900	C
Gypsum Board	15%			LIFE	**	5	\$9,300	C
Masonry: Brick	25%			LIFE	**			C
Metal Panel	20%			LIFE	**			C
Plaster	5%	Now	\$7,900	LIFE	**	5	\$1,600	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room B-5, B116</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Room B-5, B116</i>								
Plaster	30%			LIFE	**	5	\$9,300	C
Ceilings								
AcousTileConcealSpLn	25%	Now	\$323,800	2044	**	5	\$26,400	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
AcousTileSusp.Lay-In	20%			2037	**	5	\$33,800	B
Exposed Concrete	40%			LIFE	**	5	\$10,600	B
Gypsum Board	10%			LIFE	**	5	\$21,100	B
Plaster	5%	Now	\$105,100	LIFE	**	5	\$5,300	B
<i>Broken/Missing Elements, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Room B-5</i>								
<i>Cracking/Crumbling, Extent : Severe, Area Affected : 50%</i>								
<i>Location : Room B-5</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$29,200	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 2500 Amperes</i>								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY

Asset # : 2100

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$90,800	5	\$500	B
Raceway								
Conduit	100%			2024	\$106,600	1		B
Panelboards								
Fused Disc Sw	8%			2023	\$7,300	5	\$200	B
Fused Toggle Switch	2%	2-4	\$1,800	2049	**	5		B
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>On Extended Life, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
Molded Case Bkrs	90%			2023	\$82,600	5	\$2,600	B
Wiring								
Braided Cloth	50%	2-4	\$61,700	2049	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	50%			2024	\$61,700	1		B
Motor Controllers								
Locally Mounted	10%			2022	\$11,300	5	\$100	B
Motor Control Center	70%			2022	\$79,400	5	\$2,100	B
Motor Control Center	20%			2029	**	5	\$600	B
Ground								
Grounding Devices								
Generic	100%	2-4	\$900	LIFE	**	5	\$1,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Corroded</i>								
Stand-by Power								
Transfer Switches								
Automatic	100%			2022	\$11,000	1	\$33,200	B
Generators								
Diesel	100%			2020	\$74,500	1	\$41,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : Emergency Generator Rated @ 62 Kw</i>								
Batteries								
Nickel Cadmium	100%			2017	\$600	5	\$24,000	B
Fuel Storage								
Day Tank								
	50%			2023	\$3,800	5	\$10,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 40 Gallons Capacity</i>								
Main Tank	50%			2027	**	5	\$1,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 600 Gallons Capacity</i>								

Lighting

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Lighting								
Interior Lighting Fluorescent	100%			2024	\$540,100	10	\$100,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
<hr/>								
Egress Lighting Emergency, Service	50%			2024	\$7,500	1		B
Exit, Service	50%			2024	\$7,500	1		B
<hr/>								
Exterior Lighting HID	100%			2019	\$37,400	10	\$300	B
<hr/>								
Alarm								
Security System No Component	70%							D
Generic	30%			2032	**	1	\$12,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways And Outside</i>								
<i>Explanation : C C T V Surveillance Camera</i>								
<hr/>								
Fire/Smoke Detection No Component	70%							D
Generic	30%			2029	**	1-3	\$19,900	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Strobe Lights, Manual Pull Stations, Smoke Detectors, Alarm Bells And Horns</i>								
<hr/>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2034	**	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : High Temp. Water From Adjacent Building " Kennedy Hall Gym"</i>								
<hr/>								
Conversion Equipment Heat Exchanger	100%			2020	\$22,100	1	\$54,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Basement Equipment Room</i>								
<i>Explanation : 3 Units</i>								
<hr/>								
Distribution Hot Wtr Piping/Pump	100%	Now	\$52,100	2032	**	4	\$5,400	B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : The Valves In Mech Equipment Room & Various Other Areas</i>								
<hr/>								
Terminal Devices Air Handler	80%			2024	\$447,800	1	\$54,200	B
Convactor/Radiator	20%			2029	**	1	\$7,100	B
<hr/>								
Air Conditioning								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Energy Source								
Electricity	10%			2032	**	1		B
Steam/HW System	90%			2034	**	1		B
Conversion Equipment								
Absorption Chiller/Steam/HW	70%			2027	**	1	\$83,000	B
<i>Other Observation, Extent : Light, Area Affected : 70%</i>								
<i>Location : Basement</i>								
<i>Explanation : One Unit With Refrigerant Water In Lithium Bromide Cycle</i>								
Split Unit	15%			2029	**			B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 15%</i>								
<i>Location : 6 Units On 1st Floor</i>								
No Component	15%							D
Distribution								
Chilled Wtr Pipe/Pump	70%			2034	**	4	\$3,800	B
No Component	30%							D
Terminal Devices								
Air Handler/Cool/Ht	55%			2024	\$206,100	1	\$37,300	B
Fan Coil - Cooling	15%			2029	**	1	\$5,300	B
Fan Coil - Cool/Heat	15%			2019	\$250,600	1	\$5,300	B
No Component	15%							D
Heat Rejection								
Air Condenser Unit	15%			2024	\$26,400	2	\$11,400	B
Water Cool Tower	70%			2022	\$177,300	2	\$77,200	B
No Component	15%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$61,100	B
Exhaust Fans								
Interior	80%			2024	\$91,800	2	\$2,700	B
Wall Unit	20%			2024	\$31,400	2	\$700	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%	0-2	\$15,500	2034	**	1		B
<i>Corroded, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Basement</i>								
Water Heater								
Electric	100%			2019	\$16,100	4	\$600	B
HW Heat Exchanger								
HTHW/HW	100%	0-2	\$119,800	2044	**			B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Obsolete Equipment</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE KURT SCHMELLER LIBRARY
Asset # : 2100

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code	
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Plumbing								
Sewage Ejector(s) Electric	100%			2024	\$10,500	4	\$2,500	B
Backflow Preventer Not Accessible	100%							D
Fixtures Generic	100%							B
Vertical Transport								
Elevators Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : B-4</i>						
		<i>Explanation : Two Units</i>						
Fire Suppression								
Standpipe Generic	100%			2044	* *	1-5	\$55,200	B
Sprinkler No Component	80%							D
Generic	20%			2044	* *	1-2	\$6,100	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$954,700	\$299,900
Interior Architecture	\$612,300	\$110,100
Electrical	\$540,200	\$962,300
Mechanical	\$244,600	\$1,633,000
Total	\$2,351,900	\$3,005,300
Priority A	\$954,700	\$299,900
Priority B	\$1,361,100	\$2,595,300
Priority C	\$36,100	\$110,100
Total	\$2,351,900	\$3,005,300

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$3,300			\$24,700
Interior Architecture		\$24,300	\$5,100	\$20,900
Electrical	\$13,000	\$17,400	\$13,900	\$13,600
Mechanical	\$85,700	\$43,100	\$81,200	\$94,600
Elevators/Escalators	\$9,900	\$9,900	\$9,900	\$9,900
Total	\$111,900	\$94,600	\$110,100	\$163,600
Priority A	\$3,300			\$24,700
Priority B	\$108,600	\$70,400	\$105,000	\$139,000
Priority C		\$24,300	\$5,100	
Total	\$111,900	\$94,600	\$110,100	\$163,600



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	2%			LIFE	**	5	\$26,300	A
Masonry: Brick	93%	Now	\$349,800	LIFE	**	5	\$244,700	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade, Stair Door To Penthouse</i>							
	<i>Expansion Jnt Failure, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : South Facade</i>							
Window Wall	5%			2044	**	5	\$49,300	A
Windows								
Aluminum	95%	Now	\$206,700	2032	**	5	\$13,000	A
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Metal Louvers	5%			2033	**	10	\$8,600	A
Parapets								
Concrete Masonry Unit	15%			LIFE	**	5	\$1,100	A
Masonry: Brick	80%	Now	\$56,200	LIFE	**	5	\$5,100	A
	<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
	<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Corners</i>							
Pre-Cast Concrete	5%	Now	\$3,300	LIFE	**	5	\$2,000	A
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Coping</i>							
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Coping</i>							
Roof								
Built-Up (BUR)	95%	Now	\$342,000	2034	**			A
	<i>Blisters, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Vegetation Growth, Extent : Moderate, Area Affected : 20%</i>							
	<i>Location : Over Fourth Floor</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Various Rooms On Fourth Floor</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
Sloped Glazing	5%			LIFE	**	5	\$55,300	A
Interior								
Floors								
Carpet	10%			2020		3	\$30,700	C
Cast in Place Concrete	15%			LIFE	**	5	\$67,100	C
Ceramic Tile	5%			2033	**	5	\$10,200	C
Panel/Paver: Cer/Brk	15%			2040	**	5	\$69,000	C
Vinyl Tile	55%			2029	**	3	\$42,200	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Interior Walls								
Concrete Masonry Unit	55%			LIFE	**	5	\$43,000	C
Gypsum Board	25%			LIFE	**	5	\$29,300	C
Masonry: Brick	5%	Now	\$36,100	LIFE	**			C
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Lobby Area</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Lobby Area</i>								
<i>Explanation : Expansion Joint Failure</i>								
Plaster	15%			LIFE	**	5	\$8,800	C
Ceilings								
AcousTileConcealSpLn	25%	Now	\$400,800	2044	**	5	\$32,700	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Corridor(s)</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridor(s)</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Corridor(s)</i>								
AcousTileSusp.Lay-In	20%			2029	**	5	\$41,800	B
Exposed Concrete	55%	Now	\$175,400	LIFE	**	5	\$18,000	B
<i>Cracking/Crumbling, Extent : Light, Area Affected : 5%</i>								
<i>Location : Rooms 434, 443 And Various Others</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Rooms 434, 443, 444 And Various Others</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Rooms 434, 443, 444 And Various Others</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2044	**	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room 2</i>								
<i>Explanation : Main Service Disconnect Switches Rated @ 2- 2000 Amperes And 1-1200 Amperes</i>								
Fused Disc Sw	50%			2024	\$16,500	5	\$300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room 1</i>								
<i>Explanation : Main Service Disconnect Switches Rated @ 2- 3000 Amperes</i>								
Transformers								
Dry Type	100%			2037	**	5	\$500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room 2</i>								
<i>Explanation : One 750 Kva 480v-208/120v</i>								

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG

Asset # : 2086

Electrical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	50%			2024	\$68,100	5	\$300	B
Fused Disc Sw	50%			2044	* *	5	\$300	B
Raceway								
Conduit	10%			2044	* *	1		B
Conduit	90%			2024	\$155,700	1		B
Panelboards								
Fused Disc Sw	10%			2023	\$17,200	5	\$300	B
Fused Disc Sw	5%			2040	* *	5	\$200	B
Molded Case Bkrs	85%			2023	\$146,300	5	\$3,200	B
Wiring								
Thermoplastic	90%			2024	\$164,000	1		B
Thermoplastic	10%			2044	* *	1		B
Motor Controllers								
Locally Mounted	20%			2022	\$6,700	5	\$200	B
Motor Control Center	60%			2022	\$262,800	5	\$2,300	B
Motor Control Center	20%			2037	* *	5	\$800	B
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	\$2,100	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2022	\$23,400	1	\$43,500	B
Generators								
Natural Gas	100%			2020	\$116,400	1	\$54,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse</i>								
<i>Explanation : Emergency Generator Rated @ 280 Kva</i>								
Batteries								
Lead/Acid	100%			2017	\$600	5	\$5,200	B
Lighting								
Interior Lighting								
Fluorescent	99%			2029	* *	10	\$124,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
HID	1%			2029	* *	10		B
Egress Lighting								
Emergency, Service	50%			2029	* *	1		B
Exit, Service	50%			2029	* *	1		B
Exterior Lighting								
HID	100%			2024	\$49,000	10	\$400	B
Alarm								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

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

Alarm

Fire/Smoke Detection

No Component

70%

Generic

30%

2019

\$416,200

1-3

\$26,900

D

B

*Other Observation, Extent : Moderate, Area Affected : 100%**Location : Hallways**Explanation : Manual Pull Station, Alarm Bells And Smoke Detectors*

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

Heating

Energy Source

HTHW/HW

100%

2034

* *

1

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Throughout**Explanation : High Temp. Water From Adjacent Building " Kennedy Hall Gym"*

Conversion Equipment

Heat Exchanger

100%

2020

\$27,600

1

\$67,500

B

*Other Observation, Extent : Light, Area Affected : 100%**Location : Basement Mech Room**Explanation : 2 Units*

Distribution

Hot Wtr Piping/Pump

100%

Now

\$32,500

2032

* *

4

\$6,700

B

*Corroded, Extent : Moderate, Area Affected : 10%**Location : At The Heat Exchanger Valves And Various Other Areas*

Terminal Devices

Air Handler

60%

2024

\$418,800

1

\$50,700

B

Convactor/Radiator

30%

2029

* *

1

\$13,200

B

Fan Coil Unit/Heat

10%

2024

\$193,800

1

\$4,400

B

Air Conditioning

Energy Source

Electricity

10%

2032

* *

1

B

Steam/HW System

90%

2034

* *

1

B

Conversion Equipment

Absorption

90%

2027

* *

1

\$133,000

B

Chiller/Steam/HW

*Repairs In Progress, Extent : Light, Area Affected : 100%**Location : Basement**Other Observation, Extent : Light, Area Affected : 100%**Location : Basement**Explanation : Two Units. Water Is The Refrigerant In Cycle With Lithium Bromide*

Reciprocating

10%

2019

\$43,900

1

\$6,300

B

Compr/Chiller

*R-22 Refrigerant, Extent : Light, Area Affected : 10%**Location : Basement, Chiller*

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Air Conditioning								
Distribution								
Chilled Wtr Pipe/Pump	100%			2034	**	4	\$6,700	B
Terminal Devices								
Air Handler/Cool/Ht	100%			2024	\$549,900	1	\$84,500	B
Heat Rejection								
Air Condenser Unit	10%			2019	\$25,900	2	\$9,500	B
Water Cool Tower	90%	Now	\$200,700	2025	\$334,500	2	\$99,000	B
<i>Damaged, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Baffles Completely Rotted</i>								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$76,200	B
Exhaust Fans								
Interior	95%			2024	\$136,000	2	\$4,000	B
Roof	5%			2019	\$5,100	2	\$200	B
Plumbing								
H/C Water Piping								
Brass/Copper	80%			2034	**	1		B
Galv Iron/Steel	20%	0-2	\$7,700	2029	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Water Heater								
Electric	100%			2022	\$20,100	4	\$800	B
HW Heat Exchanger								
HTHW/HW	100%			2044	**			B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sump Pump(s)								
Rigid Piping	100%			2024	\$10,500	4	\$2,500	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Sub Basement</i>								
<i>Explanation : Replacement Is In Progress</i>								
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : (1) Sub Bsmt - 4, (1) B-4</i>								
<i>Explanation : Two Units</i>								
Fire Suppression								
Standpipe								
Generic	100%			2034	**	1-5	\$71,400	B

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE MEDICAL ARTS BLDG
Asset # : 2086

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Fire Suppression							
Sprinkler							
No Component	95%						D
Generic	5%			2034	* *	1-2	\$1,900 B
Fire Pump							
Generic	100%			2027	* *	1	\$25,500 B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$69,000	
Interior Architecture		\$36,700
Electrical	\$35,300	\$80,700
Total	\$104,300	\$117,400
Priority A	\$69,000	
Priority B	\$35,300	\$117,400
Total	\$104,300	\$117,400

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$4,300		\$27,300
Interior Architecture		\$20,300	\$2,500	
Electrical	\$2,500	\$3,100	\$2,500	\$11,300
Mechanical	\$16,000	\$10,500	\$9,400	\$10,600
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$22,400	\$42,100	\$18,300	\$53,100
Priority A		\$4,300		\$27,300
Priority B	\$22,400	\$18,400	\$15,900	\$25,800
Priority C		\$19,400	\$2,500	
Total	\$22,400	\$42,100	\$18,300	\$53,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Asset # : 2099

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Fieldstone	70%			LIFE	**	5	\$28,700	A
Masonry: Fieldstone	10%			LIFE	**	5	\$4,100	A
Wood	20%			2029	**	5	\$54,700	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>								
<i>Location : Dormers</i>								
Windows								
Aluminum	80%			2040	**	5	\$3,500	A
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : These Windows Are Made Out Of Wood On The Interior Side</i>								
Wood	20%			2032	**	5	\$8,700	A
<i>Recent Repair Evident, Extent : Light, Area Affected : 25%</i>								
<i>Location : First Floor</i>								
Roof								
Slate	100%	Now	\$69,000	LIFE	**			A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
<i>Gut/DS Non Func/Miss, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : North And South Sides</i>								
Interior								
Floors								
Carpet	10%			2023	\$42,600	3	\$5,300	C
Cast in Place Concrete	10%			LIFE	**	5	\$7,700	C
Ceramic Tile	5%			2033	**	5	\$1,800	C
Quarry Tile	15%			2037	**	5	\$7,900	C
Slate	10%			LIFE	**	5	\$3,700	C
Vinyl Tile	10%			2029	**	3	\$1,300	C
Wood	40%			2052	**	5	\$26,400	C
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$3,200	C
Gypsum Board	70%			LIFE	**	5	\$26,600	C
Masonry: Fieldstone	20%			LIFE	**			C
Wood	5%			LIFE	**	5	\$12,600	C
Ceilings								
AcousTileSusp.Lay-In	5%			2037	**	5	\$1,800	B
Exposed Struc: Wood	15%			LIFE	**			B
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Exhibit Area</i>								
Gypsum Board	80%			LIFE	**	5	\$36,700	B
Electrical								
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Asset # : 2099

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	50%			2024	\$1,500	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Disconnect Switch Rated @ 400 Amperes</i>								
Fused Disc Sw	50%			2044	**	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 400 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$60,600	5	\$100	B
Raceway								
Conduit	80%			2044	**	1		B
Conduit	20%			2024	\$7,300	1		B
Panelboards								
Fused Disc Sw	10%			2040	**	5	\$100	B
Molded Case Bkrs	80%			2040	**	5	\$500	B
Molded Case Bkrs	10%			2023	\$5,700	5	\$100	B
Wiring								
Thermoplastic	80%			2044	**	1		B
Thermoplastic	20%			2024	\$7,000	1		B
Motor Controllers								
Locally Mounted	100%			2037	**	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$300	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2037	**	1	\$7,200	B
Lighting								
Interior Lighting								
Fluorescent	40%			2029	**	10	\$8,600	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Offices</i>								
<i>Explanation : T-8 Lamps</i>								
Incandescent	40%			2029	**	2	\$200	B
Incandescent	20%			2019	\$35,300	2	\$100	B
Egress Lighting								
Emergency, Service	50%			2029	**	1		B
Exit, LED	30%			2059	**	1		B
Exit, Service	20%			2029	**	1		B
Exterior Lighting								
HID	100%			2024	\$8,200	10	\$100	B
Alarm								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Asset # : 2099

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

Alarm

Security System

No Component

50%

D

Generic

50%

2029

**

1

\$4,400

B

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

Location : Gallery

Explanation : C C T V Surveillance Camera System

Fire/Smoke Detection

Generic

100%

2029

**

1-3

\$14,500

B

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

Location : Throughout The Building

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

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

Heating

Energy Source

Interruptible Gas/Dual Fuel

100%

2044

**

1

B

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

Location : Buried Tank

Explanation : Number 2 Oil - 2,000 Gallon Tank

Conversion Equipment

Steam Boiler

100%

2037

**

1

\$23,300

B

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

Location : Basement

Explanation : 2 Units

Distribution

Hot Wtr Piping/Pump

50%

2040

**

4

\$900

B

Steam Piping/Pump

50%

2044

**

4

\$900

B

Terminal Devices

Air Handler

50%

2029

**

1

\$7,300

B

Convactor/Radiator

50%

2041

**

1

\$3,800

B

Air Conditioning

Energy Source

Electricity

100%

2040

**

1

B

Conversion Equipment

Reciprocating Compr/Chiller

100%

2029

**

1

\$10,900

B

R-22 Refrigerant, Extent : Light, Area Affected : 100%

Location : Basement, Chiller

Distribution

Chilled Wtr Pipe/Pump

100%

2044

**

4

\$1,700

B

Terminal Devices

Air Handler/Cool/Ht

100%

2029

**

1

\$14,500

B

Heat Rejection

Remote Air Cond

100%

2029

**

2

\$16,400

B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE OAKLAND BLDG

Asset # : 2099

Mechanical System Component Type	Current Repair		Future Replacement		Maintenance		Priority Code
	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	
Ventilation							
Distribution							
Ductwork/Diffusers	100%			LIFE	* *	2-5	\$13,100 B
Exhaust Fans							
Interior	100%			2029	* *	2	\$700 B
Plumbing							
H/C Water Piping							
Brass/Copper	100%			2044	* *	1	B
Water Heater							
Electric	50%			2022	\$1,700	4	\$100 B
		<i>Other Observation, Extent : Light, Area Affected : 50%</i>					
		<i>Location : Basement</i>					
		<i>Explanation : 1 Unit</i>					
Gas Fired	50%			2022	\$2,600	2	\$200 B
		<i>Other Observation, Extent : Light, Area Affected : 50%</i>					
		<i>Location : Basement</i>					
		<i>Explanation : 1 Unit</i>					
Sanitary Piping							
Cast Iron	100%			LIFE	* *	1	B
Sump Pump(s)							
Submersible	100%			2016	\$6,300	4	\$2,500 B
Backflow Preventer							
Generic	100%			2029	* *	1	\$1,400 B
Fixtures							
Generic	100%						B
Vertical Transport							
Elevators							
Hydraulic	100%			LIFE	* *		C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
		<i>Location : B, 1, 2</i>					
		<i>Explanation : One Unit</i>					
Fire Suppression							
Sprinkler							
Generic	100%			2044	* *	1-2	\$6,600 B
Fire Pump							
Generic	100%			2033	* *	1	\$4,400 B
Chemical System							
No Component	98%						D
Generic	2%			2022	\$500	1-3	\$1,100 B

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Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$719,500	\$843,700
Interior Architecture	\$790,300	\$54,200
Electrical	\$112,700	\$2,421,300
Mechanical	\$54,800	\$1,855,900
Total	\$1,677,300	\$5,175,100
Priority A	\$719,500	\$843,700
Priority B	\$458,800	\$4,277,200
Priority C	\$499,000	\$54,200
Total	\$1,677,300	\$5,175,100

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$37,000			\$49,800
Interior Architecture		\$45,600	\$6,200	\$7,700
Electrical	\$15,700	\$23,700	\$25,600	\$16,500
Mechanical	\$59,800	\$30,200	\$48,000	\$60,500
Elevators/Escalators	\$4,900	\$4,900	\$4,900	\$4,900
Total	\$117,500	\$104,400	\$84,800	\$139,400
Priority A	\$37,000			\$49,800
Priority B	\$80,500	\$90,400	\$78,600	\$81,900
Priority C		\$13,900	\$6,200	\$7,700
Total	\$117,500	\$104,400	\$84,800	\$139,400



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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG
Asset # : 2101

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cement-Fiber Panel	2%			2029	**	10	\$19,900	A
Masonry: Brick	48%	Now	\$437,500	LIFE	**	5	\$153,000	A
<i>Horizontal Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouses</i>								
<i>Misaligned/Bulging, Extent : Light, Area Affected : 5%</i>								
<i>Location : Penthouses</i>								
<i>Vegetation Growth, Extent : Severe, Area Affected : 25%</i>								
<i>Location : Bulkheads</i>								
<i>Weepholes Not Funct, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
Pre-Cast Concrete	50%			LIFE	**	5	\$517,900	A
Windows								
Aluminum	95%	Now	\$64,800	2032	**	5	\$4,100	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%	Now	\$2,400	2027	**			A
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Mechanical Penthouse On East Side</i>								
Parapets								
Masonry: Brick	10%			LIFE	**	5	\$800	A
Metal Rail	35%			2029	**	5-10	\$49,200	A
Pre-Cast Concrete	55%			LIFE	**	5	\$26,900	A
Roof								
Built-Up (BUR)	30%	Now	\$176,500	2034	**			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : At Penthouse</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Penthouses</i>								
Modified Bitumen	30%			2029	**	10	\$40,700	A
Single Ply Membrane	40%	Now	\$34,600	2024	\$172,900			A
<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Penthouse</i>								

Interior

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

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Asset # : 2101

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Floors								
Cast in Place Concrete	10%			LIFE	**	5	\$54,200	C
Ceramic Tile	5%			2033	**	5	\$12,400	C
Terrazzo	15%			LIFE	**	5	\$29,000	C
Vinyl Tile	25%	Now	\$499,000	2034	**	3	\$23,200	C
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Corridors</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Corridors</i>								
Vinyl Tile	45%			2029	**	3	\$41,800	C
Interior Walls								
Concrete Masonry Unit	15%			LIFE	**	5	\$14,200	C
Masonry: Brick	10%			LIFE	**			C
Metal Panel	15%			LIFE	**			C
Plaster	35%			LIFE	**	5	\$24,900	C
SGFT/Glazed Masonry	25%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	15%	Now	\$291,300	2044	**	5	\$23,700	B
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridor(s)</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : First Floor Corridor And Basement</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Corridors</i>								
AcousTileSusp.Lay-In	25%			2037	**	5	\$63,300	B
Exposed Concrete	50%			LIFE	**	5	\$19,800	B
Exposed Struc: Steel	10%			LIFE	**			B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$33,100	5	\$700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- Main Service Disconnect Switches Rated @ 2500 Amperes Each</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$151,400	5	\$700	B
Raceway								
Conduit	95%			2024	\$191,800	1		B
Conduit	5%			2044	**	1		B
Panelboards								
Fused Disc Sw	15%			2023	\$29,300	5	\$600	B
Molded Case Bkrs	85%			2023	\$165,800	5	\$3,800	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Asset # : 2101

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Wiring								
Braided Cloth	55%	2-4	\$112,700	2049	**	1		B
<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Thermoplastic	40%			2024	\$82,000	1		B
Thermoplastic	5%			2044	**	1		B
Motor Controllers								
Locally Mounted	40%			2022	\$13,400	5	\$500	B
Motor Control Center	60%			2022	\$262,800	5	\$2,800	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$2,500	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2037	**	1	\$52,700	B
Generators								
Diesel	100%			2020	\$116,400	1	\$66,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse Generator Room</i>								
<i>Explanation : Emergency Generator Rated @ 150 Kw</i>								
Batteries								
Lead/Acid	100%			2017	\$600	5	\$6,300	B
Fuel Storage								
Day Tank	50%			2023	\$5,700	5	\$15,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Penthouse Generator Room</i>								
<i>Explanation : 50 Gallons Capacity</i>								
Main Tank	50%			2027	**	5	\$2,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 2000 Gallons Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent	100%			2024	\$1,240,000	10	\$151,800	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Service	50%			2024	\$11,400	1		B
Exit, Service	50%			2024	\$11,400	1		B
Exterior Lighting								
HID	100%			2024	\$59,400	10	\$500	B
Alarm								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Asset # : 2101

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

Alarm

Fire/Smoke Detection

No Component	60%							D
Generic	40%			2029	**	1-3	\$42,200	B

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

Location : Hallways

Explanation : Strobe Lights, Manual Pull Stations, Smoke Detector And Horns

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

Heating

Energy Source

HTHW/HW	100%			2034	**	1		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Throughout

Explanation : High Temp. Water From Adjacent Building " Kennedy Hall Gym"

Conversion Equipment

Heat Exchanger	100%	0-2	\$33,400	2039	**	1	\$73,600	B
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Corroded, Extent : Severe, Area Affected : 30%

Location : Basement

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

Location : Basement

Explanation : 1 Unit

Distribution

Steam Piping/Pump	100%	0-2	\$54,800	2034	**	4	\$8,200	B
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Corroded, Extent : Moderate, Area Affected : 10%

Location : Various Areas

Terminal Devices

Air Handler	50%			2024	\$422,800	1	\$51,200	B
Convactor/Radiator	30%			2029	**	1	\$16,000	B
Fan Coil Unit/Heat	20%			2024	\$469,700	1	\$10,700	B

Air Conditioning

Energy Source

District C.W.	100%			2034	**	1		B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Throughout

Explanation : Chilled Water From Medical Arts Building

Distribution

Chilled Wtr Pipe/Pump	100%			2034	**	4	\$8,200	B
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Other Observation, Extent : Light, Area Affected : 100%

Location : Basement Entrance

Explanation : Supplied From Chillers In Medical Arts Building

Terminal Devices

Air Handler/Cool/Ht	100%			2024	\$666,200	1	\$102,300	B
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Ventilation

Distribution

Ductwork/Diffusers	100%			LIFE	**	2-5	\$92,300	B
--------------------	------	--	--	------	----	-----	----------	---

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SCIENCE BLDG

Asset # : 2101

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Ventilation								
Exhaust Fans								
Interior	95%			2024	\$164,700	2	\$4,800	B
Roof	5%			2019	\$6,200	2	\$300	B
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		B
Water Heater								
Electric	100%			2022	\$24,300	4	\$1,000	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement</i>						
		<i>Explanation : Undersized For Building Hot Water Demand</i>						
HW Heat Exchanger								
HTHW/HW	100%			2034	* *			B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		B
Sump Pump(s)								
Rigid Piping	100%			2024	\$10,500	4	\$2,500	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Geared Traction	100%			LIFE	* *			C
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Basement To 4th Floor, Penthouse</i>						
		<i>Explanation : One Unit</i>						
Fire Suppression								
Standpipe								
Generic	100%			2034	* *	1-5	\$86,500	B
		<i>House Tank: Metal, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Penthouse, 3 Tanks Of 9,000 Gallons Capacity Each</i>						
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Penthouse</i>						
		<i>Explanation : Gravity And Pressure Tanks Feed Science, Humanities And Library Buildings</i>						
Sprinkler								
No Component	95%							D
Generic	5%			2024	\$91,600	1-2	\$2,300	B
Chemical System								
No Component	98%							D
Generic	2%			2017	\$500	1-3	\$1,000	B

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

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$326,300	
Interior Architecture	\$125,300	\$183,600
Electrical	\$81,300	\$242,300
Mechanical	\$35,000	\$162,900
Total	\$568,100	\$588,800
Priority A	\$326,300	
Priority B	\$241,700	\$405,200
Priority C		\$183,600
Total	\$568,100	\$588,800

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$12,700			\$15,500
Interior Architecture		\$5,100	\$3,400	\$2,600
Electrical	\$2,800	\$4,100	\$4,200	\$27,500
Mechanical	\$53,900	\$4,600	\$7,400	\$7,700
Elevators/Escalators	\$3,900	\$3,900	\$3,900	\$3,900
Total	\$73,400	\$17,700	\$19,000	\$57,200
Priority A	\$12,700			\$15,500
Priority B	\$60,700	\$16,700	\$15,600	\$41,700
Priority C		\$1,000	\$3,400	
Total	\$73,400	\$17,700	\$19,000	\$57,200



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Masonry: Brick	75%	Now	\$84,900	LIFE	**	5	\$29,700	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Corners</i>							
Metal Coiling Doors	25%			2029	**	5	\$30,900	A
Windows								
Aluminum	95%	Now	\$8,400	2032	**	5	\$500	A
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Throughout</i>							
	<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Throughout</i>							
Metal Louvers	5%			2033	**	10	\$300	A
Parapets								
Concrete Masonry Unit	25%	Now	\$3,100	LIFE	**	5	\$700	A
	<i>Diagonal Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Interior Face Of Parapet Over Second Floor</i>							
	<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>							
	<i>Location : Interior Face Of Parapet Over Second Floor</i>							
Masonry: Brick	70%			LIFE	**	5	\$1,800	A
Pre-Cast Concrete	5%	Now	\$1,300	LIFE	**	5	\$800	A
	<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Coping</i>							
	<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Coping</i>							
	<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 50%</i>							
	<i>Location : Coping</i>							
Roof								
Modified Bitumen	100%	Now	\$241,500	2034	**			A
	<i>Miss/Damaged Flashings, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
	<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>							
	<i>Location : Throughout</i>							
Interior								
Floors								
Carpet	5%			2023	\$24,200	3	\$3,000	C
Cast in Place Concrete	35%			LIFE	**	5	\$30,600	C
Ceramic Tile	3%			2033	**	5	\$1,200	C
Vinyl Tile	57%			2024	\$183,600	3	\$8,500	C
Interior Walls								
Concrete Masonry Unit	57%			LIFE	**	5	\$8,700	C
Gypsum Board	40%			LIFE	**	5	\$9,200	C
Wood	3%			LIFE	**	5	\$4,600	C

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Interior								
Ceilings								
AcousTileConcealSpLn	10%			2029	**	5	\$5,100	B
AcousTileSusp.Lay-In	40%	Now	\$125,300	2044	**	5	\$8,200	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor Corridor</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : First Floor Corridor</i>								
AcousTileSusp.Lay-In	20%			2037	**	5	\$8,200	B
<i>Water Penetration, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Campus Facilities Office</i>								
Exposed Struc: Steel	25%			LIFE	**			B
Plaster	5%			LIFE	**	5	\$1,300	B
Electrical								
Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$3,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 1200 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$60,600	5	\$100	B
Raceway								
Conduit	95%			2024	\$34,800	1		B
Conduit	5%			2044	**	1		B
Panelboards								
Fused Disc Sw	10%			2023	\$5,700	5	\$100	B
Fused Disc Sw	5%			2040	**	5		B
Molded Case Bkrs	75%			2023	\$43,000	5	\$500	B
Molded Case Bkrs	10%			2040	**	5	\$100	B
Wiring								
Thermoplastic	85%			2024	\$30,000	1		B
Thermoplastic	5%			2044	**	1		B
Thermoplastic	10%			2034	**	1		B
Motor Controllers								
Locally Mounted	50%			2029	**	5	\$100	B
Locally Mounted	50%			2022	\$6,500	5	\$100	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$400	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2022	\$23,400	1	\$8,500	B

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Stand-by Power								
Generators								
Diesel	100%			2020	\$73,900	1	\$10,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : Emergency Generator Rated @ 250 Kva</i>								
Batteries								
Lead/Acid	100%			2017	\$600	5	\$1,000	B
Fuel Storage								
Day Tank								
	50%			2023	\$900	5	\$2,500	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Generator Room</i>								
<i>Explanation : 275 Gallons Capacity</i>								
Main Tank								
	50%			2027	**	5	\$400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Underground</i>								
<i>Explanation : 8000 Gallons Capacity</i>								
Lighting								
Interior Lighting								
Fluorescent								
	100%			2029	**	10	\$24,500	B
<i>T-8 Lamps, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
Egress Lighting								
Emergency, Service								
	50%			2024	\$1,800	1		B
Exit, Service								
	50%			2024	\$1,800	1		B
Exterior Lighting								
HID								
	100%			2024	\$9,600	10	\$100	B
Alarm								
Security System								
No Component								
	70%							D
Generic								
	30%			2029	**	1	\$3,100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : C C T V Surveillance Camera</i>								
Fire/Smoke Detection								
No Component								
	70%							D
Generic								
	30%			2019	\$81,300	1-3	\$5,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Hallways</i>								
<i>Explanation : Manual Pull Station, Alarm Bells, And Horns</i>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source HTHW/HW	100%			2034	* *	1		B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : High Temp. Water From Adjacent Building " Kennedy Hall Gym"</i>								
Conversion Equipment Heat Exchanger	100%			2020	\$5,400	1	\$13,200	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Mechanical Room</i>								
<i>Explanation : 2 Units</i>								
Distribution Steam Piping/Pump	100%	Now	\$17,700	2034	* *	4	\$1,300	B
<i>Corroded, Extent : Severe, Area Affected : 10%</i>								
<i>Location : Various Areas</i>								
Terminal Devices Air Handler	50%			2024	\$68,200	1	\$8,300	B
<i>Other Observation, Extent : Light, Area Affected : 50%</i>								
<i>Location : 2nd Floor Mech Room</i>								
<i>Explanation : Air Handlers</i>								
Convector/Radiator	25%			2029	* *	1	\$2,200	B
Fan Coil Unit/Heat	25%			2024	\$94,700	1	\$2,200	B
Air Conditioning								
Energy Source Electricity	100%			2032	* *	1		B
Conversion Equipment Reciprocating Compr/Chiller	30%	0-2	\$25,800	2034	* *	1	\$3,300	B
<i>Corroded, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Roof</i>								
<i>Obsolete Equipment, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : 1 Unit, Roof</i>								
<i>R-22 Refrigerant, Extent : Light, Area Affected : 30%</i>								
<i>Location : Roof</i>								
No Component	70%							D
Distribution Chilled Wtr Pipe/Pump	30%			2024	\$11,100	4	\$600	B
No Component	70%							D
Terminal Devices Air Handler/Cool/Ht	30%			2024	\$9,700	1	\$5,000	B
No Component	70%							D

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE SERVICE BLDG

Asset # : 2084

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Heat Rejection								
Air Condenser Unit	30%	0-2	\$4,600	2034	**	2	\$4,500	B
<i>Corroded, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Roof</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Roof</i>								
<i>Explanation : 1 Obsolete Unit</i>								
No Component	70%							D
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	**	2-5	\$14,900	B
Exhaust Fans								
Interior	50%			2024	\$14,000	2	\$400	B
Roof	50%			2024	\$10,100	2	\$400	B
Plumbing								
H/C Water Piping								
Brass/Copper	50%			2034	**	1		B
Galv Iron/Steel	50%	Now	\$1,900	2029	**	1		B
<i>Corroded, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Basement</i>								
Water Heater								
Electric	100%			2019	\$3,900	4	\$200	B
HW Heat Exchanger								
HTHW/HW	100%	Now	\$35,000	2044	**			B
<i>Other Observation, Extent : Severe, Area Affected : 100%</i>								
<i>Location : Basement</i>								
<i>Explanation : Obsolete Equipment</i>								
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Storm Drain Piping								
Cast Iron	100%			LIFE	**	1		B
Sewage Ejector(s)								
Electric	100%			2029	**	4	\$2,500	B
Fixtures								
Generic	100%							B
Vertical Transport								
Elevators								
Hydraulic	100%			LIFE	**			C
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : B-1</i>								
<i>Explanation : One Unit</i>								
Fire Suppression								
Sprinkler								
No Component	40%							D
Generic	60%			2034	**	1-2	\$4,500	B

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Estimates are rounded to the nearest hundred dollars.

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

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

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$808,300	\$152,600
Interior Architecture	\$290,300	\$89,300
Electrical	\$150,400	\$250,100
Mechanical		\$343,600
Total	\$1,248,900	\$835,600
Priority A	\$808,300	\$152,600
Priority B	\$326,300	\$593,700
Priority C	\$114,300	\$89,300
Total	\$1,248,900	\$835,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$43,500	\$3,100		\$6,300
Interior Architecture		\$800	\$2,700	\$1,800
Electrical	\$31,500	\$4,700	\$3,400	\$45,400
Mechanical	\$13,500	\$3,200	\$6,800	\$7,700
Total	\$88,500	\$11,800	\$12,800	\$61,100
Priority A	\$43,500	\$3,100		\$6,300
Priority B	\$45,000	\$8,000	\$10,100	\$53,100
Priority C		\$800	\$2,700	\$1,800
Total	\$88,500	\$11,800	\$12,800	\$61,100



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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG

Asset # : 2647

Architecture	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$11,000	A
Masonry: Brick	20%	Now	\$50,200	LIFE	**	5	\$8,800	A
<i>Diagonal Cracks, Extent : Moderate, Area Affected : 5%</i>								
<i>Location : Corners</i>								
<i>Jnt Mortar Miss/Erod, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : South Facade</i>								
<i>Misaligned/Bulging, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : South Facade</i>								
Masonry: Fieldstone	15%			LIFE	**	5	\$4,900	A
Metal/Glass Curt Wall	55%	Now	\$181,600	LIFE	**	5	\$45,300	A
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Water Penetration, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								
Metal Panel	5%			2044	**	5-10	\$15,100	A
Windows								
Aluminum	95%	Now	\$576,500	2049	**	5	\$7,300	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Hardware Missing, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Light, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Metal Louvers	5%			2033	**	10	\$4,800	A
Parapets								
Masonry: Brick	50%	Now	\$15,200	LIFE	**	5	\$1,400	A
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Southeast Corner</i>								
<i>Vertical Cracks, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Southwest Corner</i>								
Metal/Glass Curt Wall	35%			2044	**	5	\$3,800	A
Metal Panel	5%			2044	**	5	\$500	A
Metal Rail	10%			2037	**	5-10	\$5,000	A
Roof								
Modified Bitumen	60%			2024		10	\$17,700	A
Single Ply Membrane	10%			2024		10	\$3,000	A
Single Ply Membrane	30%	Now	\$28,300	2034	**			A
<i>Adhesion Failure, Extent : Moderate, Area Affected : 35%</i>								
<i>Location : Temporary Roof Over Penthouses</i>								
<i>Not Insulated, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Temporary Roof Over Penthouses</i>								
Interior								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG
Asset # : 2647

Architecture		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Interior								
Floors								
Cast in Place Concrete	20%			LIFE	**	5	\$19,400	C
Ceramic Tile	3%			2033	**	5	\$1,300	C
Slate	5%			LIFE	**	5	\$2,400	C
Vinyl Tile	15%			2029	**	3	\$2,500	C
Vinyl Tile	32%	Now	\$114,300	2034	**	3	\$5,300	C
<i>Adhesion Failure, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Explanation : 9x9 Tiles</i>								
Vinyl Tile	25%			2024		3	\$4,200	C
Interior Walls								
Ceramic Tile	3%			2033	**	5	\$1,300	C
Concrete Masonry Unit	80%			LIFE	**	5	\$13,600	C
Gypsum Board	10%			LIFE	**	5	\$2,500	C
Metal Panel	2%			LIFE	**			C
SGFT/Glazed Masonry	5%			LIFE	**			C
Ceilings								
AcousTileConcealSpLn	30%	Now	\$104,300	2044	**	5	\$8,500	B
<i>Broken/Missing Elements, Extent : Light, Area Affected : 25%</i>								
<i>Location : Corridor(s)</i>								
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 30%</i>								
<i>Location : Corridor(s)</i>								
Exposed Concrete	60%			LIFE	**	5	\$4,200	B
Metal Panel	10%	Now	\$71,700	LIFE	**	5	\$5,700	B
<i>Bent/Warped Elements, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Basement Corridor</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Basement Corridor</i>								

Electrical		Current Repair		Future Replacement		Maintenance		
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$5,300	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : 2- Main Service Disconnect Switches Rated @ 2000 Amperes And 800 Amperes</i>								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG

Asset # : 2647

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Switchgear / Switchboard								
Fused Disc Sw	25%			2024	\$15,100	5		B
Molded Case Bkrs	75%			2024	\$45,400	5	\$600	B
Raceway								
Conduit	100%			2024	\$36,700	1		B
Panelboards								
Fused Disc Sw	10%			2023	\$5,700	5	\$100	B
Molded Case Bkrs	90%			2023	\$51,600	5	\$700	B
Wiring								
Braided Cloth	80%	2-4	\$28,200	2049	**	1		B
		<i>Insulation Aged, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
Thermoplastic	20%			2024	\$7,000	1		B
Motor Controllers								
Locally Mounted	100%			2022	\$12,900	5	\$200	B
Ground								
Grounding Devices								
Generic	100%			LIFE	**	5	\$500	B
Stand-by Power								
Transfer Switches								
Automatic	100%			2029	**	1	\$9,400	B
Generators								
Diesel	100%			2020	\$116,400	1	\$11,900	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Generator Room</i>						
		<i>Explanation : Emergency Generator Rated @ 55 Kw</i>						
Batteries								
Lead/Acid	100%			2017	\$600	5	\$1,100	B
Fuel Storage								
Main Tank	100%			2027	**	5	\$900	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Outside</i>						
		<i>Explanation : 400 Gallons Capacity</i>						
Lighting								
Interior Lighting								
Fluorescent	98%			2029	**	10	\$26,600	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
Incandescent	2%			2019	\$4,400	2		B
Egress Lighting								
Emergency, Service	50%			2029	**	1		B
Exit, Service	50%			2029	**	1		B
Exterior Lighting								
HID	100%			2019	\$10,600	10	\$100	B
Alarm								

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

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

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

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG

Asset # : 2647

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

Alarm

Fire/Smoke Detection

No Component

50%

Generic

50%

2019

\$150,400

1-3

\$9,700

D

B

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

Location : Hallways

Explanation : Manual Pull Stations And Alarm Bells Only

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

Heating

Energy Source

HTHW/HW

100%

2034

**

1

B

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

Location : Throughout

Explanation : High Temp. Water From Adjacent Building " Kennedy Hall Gym"

Conversion Equipment

HTHW/HW Exchanger

100%

0-2

\$400

2027

**

2

\$1,500

B

Corroded, Extent : Moderate, Area Affected : 5%

Location : Basement

Distribution

Steam Piping/Pump

100%

Now

\$9,800

2034

**

4

\$1,500

B

Corroded, Extent : Moderate, Area Affected : 10%

Location : Various Areas

Terminal Devices

Air Handler

50%

2024

\$75,700

1

\$9,200

B

Convactor/Radiator

30%

2029

**

1

\$2,900

B

Fan Coil Unit/Heat

20%

2024

\$84,000

1

\$1,900

B

Air Conditioning

Energy Source

District C.W.

100%

2044

**

1

B

Other Observation, Extent : Light, Area Affected : 100%

Location : Throughout

Explanation : Chilled Water From Adjacent Medical Arts Building

Distribution

Chilled Wtr Pipe/Pump

100%

2034

**

4

\$1,500

B

Other Observation, Extent : Light, Area Affected : 100%

Location : Basement Entrance

Explanation : Supplied From Medical Arts Building

Terminal Devices

Air Handler/Cool/Ht

100%

2024

\$119,200

1

\$18,300

B

Ventilation

Distribution

Ductwork/Diffusers

100%

LIFE

**

2-5

\$16,500

B

Exhaust Fans

Interior

80%

2024

\$24,800

2

\$700

B

No Component

20%

D

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TECHNOLOGY BLDG

Asset # : 2647

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Plumbing								
H/C Water Piping Brass/Copper	100%			2034	* *	1		B
Water Heater Electric	100%			2019	\$4,400	4	\$200	B
HW Heat Exchanger HTHW/HW	100%			2024	\$64,800			B
Sanitary Piping Cast Iron	100%			LIFE	* *	1		B
Storm Drain Piping Cast Iron	100%			LIFE	* *	1		B
Backflow Preventer Not Accessible	100%							D
Fixtures Generic	100%							B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

*** Replacement cost estimated to be beyond ten years is not included in this report.*

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$147,400
Interior Architecture		\$49,200
Electrical	\$103,500	\$126,800
Mechanical		\$41,000
Total	\$103,500	\$364,500
Priority A		\$147,400
Priority B	\$103,500	\$167,900
Priority C		\$49,200
Total	\$103,500	\$364,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture		\$500		\$14,500
Interior Architecture		\$3,300	\$1,100	\$7,600
Electrical	\$800	\$600	\$700	\$9,700
Mechanical	\$3,500	\$1,800	\$6,600	\$3,300
Total	\$4,300	\$6,200	\$8,500	\$35,000
Priority A		\$500		\$14,500
Priority B	\$4,300	\$2,400	\$7,400	\$20,500
Priority C		\$3,300	\$1,100	
Total	\$4,300	\$6,200	\$8,500	\$35,000



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** Replacement cost estimated to be beyond ten years is not included in this report.

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y1
Asset # : 2088

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$2,300	A
Masonry: Brick	10%			LIFE	**	5	\$900	A
Metal Panel	85%			2044	**	5-10	\$53,100	A
Windows								
Aluminum	100%			2032	**	5	\$900	A
Roof								
Roll Roofing	100%			2020	\$108,800	5	\$46,300	A
Interior								
Floors								
Carpet	10%			2023	\$18,500	3	\$2,300	C
Carpet	30%			2020	\$55,400	3	\$6,900	C
Ceramic Tile	5%			2033	**	5	\$800	C
Vinyl Tile	15%			2029	**	3	\$900	C
Vinyl Tile	40%			2024	\$49,200	3	\$2,300	C
Interior Walls								
Gypsum Board	20%			LIFE	**	5	\$2,000	C
Metal Panel	80%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	100%			2029	**	5	\$15,200	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$3,100	5		B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : Main Service Switch Rated @ 400 Amperes</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$50,500	5		B
Raceway								
Conduit	100%			2024	\$15,400	1		B
Panelboards								
Fused Disc Sw	10%			2023	\$2,300	5		B
Molded Case Bkrs	90%			2023	\$20,600	5	\$300	B
Wiring								
Thermoplastic	100%			2024	\$13,100	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** Replacement cost estimated to be beyond ten years is not included in this report.

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y1
Asset # : 2088

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Lighting								
Interior Lighting Fluorescent	100%			2024	\$76,400	10	\$9,300	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting Emergency, Battery Exit, Service	50%			2024	\$1,800	10	\$1,200	B
	50%			2024	\$700	1		B
Exterior Lighting Fluorescent	100%			2019	\$7,900	10	\$1,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Door Entrance</i>								
<i>Explanation : Compact Fluorescent Light Fixtures</i>								
Alarm								
Fire/Smoke Detection Generic	100%			2019	\$103,500	1-3	\$6,700	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Manual Pull Stations And Alarm Bells</i>								
Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source Natural Gas	100%			2034	**	1		B
Conversion Equipment Furnace	100%			2024	\$11,800	1	\$5,000	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2 Units Built Into The Air Handlers</i>								
<i>Explanation : 2 Ceiling Mounted Units</i>								
Air Conditioning								
Energy Source Electricity	100%			2032	**	1		B
Conversion Equipment Reciprocating Compr/Chiller	100%			2024	\$32,800	1	\$4,700	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : 2 Units, Side Of The Building</i>								
Distribution Ductwork/Diffusers	100%			LIFE	**	2	\$13,300	B
Terminal Devices Air Handler/Cool/Ht	100%			2024	\$41,000	1	\$6,300	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Ceiling Mounted</i>								
<i>Explanation : 2 Units With Built In Gas Furnaces</i>								

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** Replacement cost estimated to be beyond ten years is not included in this report.

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y1
Asset # : 2088

Mechanical	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Heat Rejection								
Air Condenser Unit	100%			2024	\$19,300	2	\$7,100	B
		<i>Other Observation, Extent : Light, Area Affected : 100%</i>						
		<i>Location : Side Of The Building</i>						
		<i>Explanation : R-22 Is Used As Refrigerant</i>						
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	**	2-5	\$600	B
No Component	90%							D
Exhaust Fans								
Roof	10%			2024	\$800	2		B
No Component	90%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	**	1		B
Water Heater								
Gas Fired	100%			2022	\$2,200	2	\$200	B
Sanitary Piping								
Cast Iron	100%			LIFE	**	1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Chemical System								
No Component	95%							D
Generic	5%			2019	\$1,200	1-3	\$2,800	B
		<i>Other Observation, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Kitchen</i>						
		<i>Explanation : For Stove Only</i>						

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture		\$119,300
Interior Architecture		\$134,700
Electrical	\$126,000	\$143,500
Total	\$126,000	\$397,500
Priority A		\$119,300
Priority B	\$126,000	\$143,500
Priority C		\$134,700
Total	\$126,000	\$397,500

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$36,700			
Interior Architecture	\$7,500		\$2,600	\$9,600
Electrical	\$1,100	\$800	\$900	\$5,600
Mechanical	\$1,700	\$3,400	\$1,800	\$12,500
Total	\$46,900	\$4,200	\$5,300	\$27,700
Priority A	\$36,700			
Priority B	\$2,700	\$4,200	\$2,700	\$27,600
Priority C	\$7,500		\$2,600	\$100
Total	\$46,900	\$4,200	\$5,300	\$27,700



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** Replacement cost estimated to be beyond ten years is not included in this report.

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y2

Asset # : 2089

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Metal Panel	100%	Now	\$17,600	2034	**	5	\$24,200	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 15%</i>								
<i>Location : Building Base</i>								
<i>Deformed/Dented, Extent : Light, Area Affected : 10%</i>								
<i>Location : East Facade</i>								
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
Windows								
Steel	100%	Now	\$19,100	2049	**	5	\$2,400	A
<i>Deteriorated Finish, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Thermally Inefficient, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
<i>Weather Strip Missing, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout</i>								
Roof								
Roll Roofing	100%			2020	\$119,300	5	\$50,800	A
Interior								
Floors								
Ceramic Tile	5%			2033	**	5	\$900	C
Vinyl Tile	90%			2024	\$134,700	3	\$6,300	C
Vinyl Tile	5%	Now	\$7,500	2034	**	3	\$300	C
<i>Broken/Missing Elements, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Loose Units, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Electrical Room</i>								
Interior Walls								
Concrete Masonry Unit	35%			LIFE	**	5	\$2,500	C
Metal Panel	65%			LIFE	**			C
Ceilings								
AcousTileSusp.Lay-In	100%			2029	**	5	\$19,000	B
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : Throughout</i>								

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$3,100	5	\$100	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Electrical Room</i>								
<i>Explanation : No Available Nameplate Ratings</i>								
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$50,500	5	\$100	B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** Replacement cost estimated to be beyond ten years is not included in this report.

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y2

Asset # : 2089

Electrical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Raceway								
Conduit	100%			2024	\$15,400	1		B
Panelboards								
Fused Disc Sw	10%			2023	\$2,300	5		B
Molded Case Bkrs	70%			2023	\$16,100	5	\$200	B
Molded Case Bkrs	20%			2032	* *	5	\$100	B
Wiring								
Thermoplastic	100%			2024	\$13,100	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2024	\$93,000	10	\$11,400	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : T-8 Lamps</i>								
Egress Lighting								
Emergency, Battery	50%			2024	\$2,100	10	\$1,500	B
Exit, Service	50%			2024	\$900	1		B
Exterior Lighting								
HID	100%			2019	\$4,500	10		B
Alarm								
Security System								
No Component	80%							D
Generic	20%			2024	\$7,400	1	\$1,000	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Outside</i>								
<i>Explanation : C C T V Surveillance Camera</i>								
Fire/Smoke Detection								
Generic	100%			2019	\$126,000	1-3	\$8,200	B
<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>								
<i>Location : Throughout The Building</i>								
<i>Explanation : Manual Pull Stations And Alarm Bells</i>								

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Heating								
Energy Source								
Natural Gas	100%			2034	* *	1		B
Conversion Equipment								
Furnace	100%			2024	\$14,400	1	\$6,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : In The Ceiling</i>								
<i>Explanation : 2 Units Built Into Ceiling Handler Units</i>								

Air Conditioning

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

*** Replacement cost estimated to be beyond ten years is not included in this report.*

CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Y2

Asset # : 2089

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Air Conditioning								
Energy Source								
Electricity	100%			2032	* *	1		B
Conversion Equipment								
Reciprocating Compr/Chiller	50%			2029	* *	1	\$2,900	B
			<i>R-22 Refrigerant, Extent : Light, Area Affected : 50%</i>					
			<i>Location : Side Of The Building</i>					
Window/Wall Unit	30%			2019	\$7,300	1		B
No Component	20%							D
Terminal Devices								
Air Handler/Cool/Ht	100%			2029	* *	1	\$7,700	B
			<i>Other Observation, Extent : Light, Area Affected : 100%</i>					
			<i>Location : Ceiling Air Handlers With Built In Gas Furnaces</i>					
			<i>Explanation : 2 Units</i>					
Heat Rejection								
Air Condenser Unit	100%			2029	* *	2	\$8,600	B
			<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>					
			<i>Location : At Side Of Building</i>					
			<i>Explanation : R-22 Is Used As Refrigerant</i>					
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$700	B
No Component	90%							D
Exhaust Fans								
Roof	10%			2024	\$900	2		B
No Component	90%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		B
Water Heater								
Electric	100%			2019	\$1,800	4	\$100	B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** Replacement cost estimated to be beyond ten years is not included in this report.

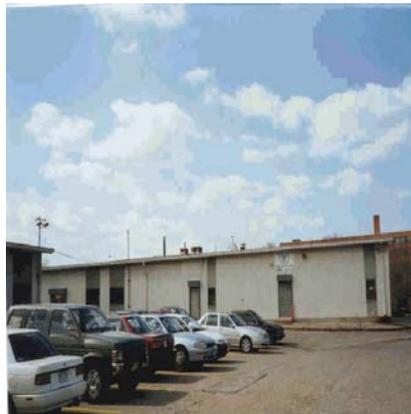
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

Asset Name : QUEENSBOROUGH 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 2016 - 2019	FY 2020 - 2025
Exterior Architecture	\$49,800	\$98,800
Interior Architecture	\$57,400	\$65,700
Electrical	\$85,000	\$62,800
Mechanical		\$52,300
Total	\$192,300	\$279,600
Priority A	\$49,800	\$98,800
Priority B	\$142,500	\$115,100
Priority C		\$65,700
Total	\$192,300	\$279,600

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Exterior Architecture	\$25,100			
Interior Architecture		\$1,900	\$1,700	\$2,100
Electrical	\$700	\$600	\$600	\$800
Mechanical	\$800	\$600	\$3,600	\$1,800
Total	\$26,600	\$3,000	\$5,900	\$4,700
Priority A	\$25,100			
Priority B	\$1,500	\$1,200	\$4,200	\$4,100
Priority C		\$1,900	\$1,700	\$600
Total	\$26,600	\$3,000	\$5,900	\$4,700



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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Z

Asset # : 2104

Architecture		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Exterior								
Exterior Walls								
Cast in Place Concrete	5%			LIFE	**	5	\$4,800	A
Metal Panel	95%	Now	\$25,100	2034	**	5	\$34,500	A
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : At Building Base</i>								
<i>Deformed/Dented, Extent : Moderate, Area Affected : 10%</i>								
<i>Location : At Building Base</i>								
<hr/>								
Windows								
Steel	100%	Now	\$49,800	2049	**	5	\$6,300	A
<i>Air Infiltration, Extent : Moderate, Area Affected : 50%</i>								
<i>Location : Throughout</i>								
<i>Corrosion/Rusting, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Caulking Deteriorated, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<hr/>								
Roof								
Roll Roofing	100%			2020		5	\$42,100	A
<hr/>								
Interior								
Floors								
Carpet	15%			2020	\$22,700	3	\$2,800	C
Ceramic Tile	5%			2033	**	5	\$600	C
Quarry Tile	10%			2037	**	5	\$1,900	C
Vinyl Tile	65%			2024	\$65,700	3	\$3,100	C
Wood	5%			2039	**	5	\$1,200	C
<hr/>								
Interior Walls								
Ceramic Tile	5%			2033	**	5	\$700	C
Concrete Masonry Unit	15%			LIFE	**	5	\$800	C
Gypsum Board	15%			LIFE	**	5	\$1,200	C
Metal Panel	10%			LIFE	**			C
Plaster	55%			LIFE	**	5	\$2,300	C
<hr/>								
Ceilings								
AcousTileSusp.Lay-In	60%	0-2	\$57,400	2044	**	5	\$3,700	B
<i>Cracking/Crumbling, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
<i>Staining/Discoloring, Extent : Moderate, Area Affected : 20%</i>								
<i>Location : Throughout</i>								
<i>Worn/Eroded, Extent : Moderate, Area Affected : 25%</i>								
<i>Location : Throughout</i>								
AcousTileSusp.Lay-In	25%			2029	**	5	\$3,100	B
Exposed Struc: Steel	10%			LIFE	**			B
Gypsum Board	5%			LIFE	**	5	\$800	B

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	

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.

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Z

Asset # : 2104

Electrical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2024	\$1,600	5		B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Electrical Room</i>						
		<i>Explanation : Main Service Switch Rated @ 400 Amperes</i>						
Switchgear / Switchboard								
Fused Disc Sw	100%			2024	\$30,300	5		B
Raceway								
Conduit	100%			2024	\$9,700	1		B
Panelboards								
Fused Disc Sw	10%			2040	**	5		B
Molded Case Bkrs	30%			2032	**	5	\$100	B
Molded Case Bkrs	60%			2023	\$10,300	5	\$100	B
Wiring								
Thermoplastic	30%			2034	**	1		B
Thermoplastic	70%			2024	\$6,800	1		B
Ground								
Grounding Devices								
Not Accessible	100%							D
Lighting								
Interior Lighting								
Fluorescent	100%			2024	\$62,800	10	\$7,700	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : T-8 Lamps</i>						
Egress Lighting								
Emergency, Battery	50%			2024	\$1,400	10	\$1,000	B
Exit, Service	50%			2024	\$600	1		B
Exterior Lighting								
HID	100%			2024	\$3,000	10		B
Alarm								
Security System								
No Component	80%							D
Generic	20%			2024	\$5,000	1	\$700	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Outside</i>						
		<i>Explanation : C C T V Surveillance Camera</i>						
Fire/Smoke Detection								
Generic	100%			2019	\$85,000	1-3	\$5,500	B
		<i>Other Observation, Extent : Moderate, Area Affected : 100%</i>						
		<i>Location : Throughout The Building</i>						
		<i>Explanation : Manual Pull Station And Alarm Bells Only</i>						

Mechanical		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority Code

Heating

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

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CITY UNIVERSITY OF NEW YORK - 042
QUEENSBOROUGH COMMUNITY COLLEGE TEMPORARY #Z

Asset # : 2104

Mechanical	Current Repair			Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Heating								
Energy Source								
Natural Gas	100%			2034	* *	1		B
Conversion Equipment								
Furnace	100%			2024	\$9,700	1	\$4,100	B
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Side Of The Building</i>								
<i>Explanation : 3 Units Built Into A C Package Unit</i>								
Air Conditioning								
Energy Source								
Electricity	100%			2032	* *	1		B
Conversion Equipment								
Ext Pkg Unit - Heating/Cooling	100%			2024	\$52,300	2	\$500	B
<i>R-22 Refrigerant, Extent : Light, Area Affected : 100%</i>								
<i>Location : Package Unit At Side Of The Building</i>								
<i>Other Observation, Extent : Light, Area Affected : 100%</i>								
<i>Location : Side Of Building</i>								
<i>Explanation : 3 Package Units With Built In Gas Furnaces</i>								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2	\$10,900	B
Ventilation								
Distribution								
Ductwork/Diffusers	10%			LIFE	* *	2-5	\$500	B
No Component	90%							D
Exhaust Fans								
Roof	10%			2024	\$600	2		B
No Component	90%							D
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2034	* *	1		B
Water Heater								
Electric	100%			2019	\$1,200	4		B
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		B
Fixtures								
Generic	100%							B
Fire Suppression								
Sprinkler								
Generic	100%			2034	* *	1-2	\$2,300	B

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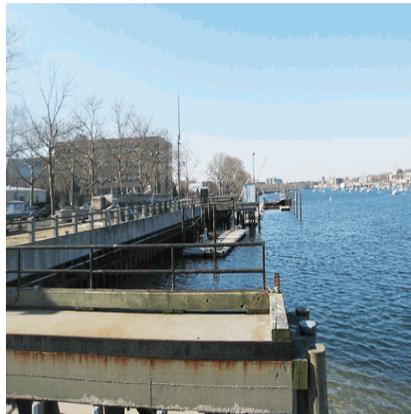
Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Bulkheads		\$1,022,700
Total		\$1,022,700
Priority B		\$1,022,700
Total		\$1,022,700

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads		\$3,200	\$1,500	
Total		\$3,200	\$1,500	
Priority A			\$100	
Priority B		\$3,200	\$1,300	
Priority C				
Total		\$3,200	\$1,500	



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.
**** Replacement cost estimated to be beyond ten years is not included in this report.**

CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Asset # : 13549

Bulkheads	Current Repair		Future Replacement		Maintenance		Priority Code	
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)		Estimated Cost
Structural								
Revetment								
Stone	5%			LIFE	**	5	\$300	C
No Component	95%							D
Sheet Piles								
Steel	55%			LIFE	**			A
			<i>Corrosion, Extent : Light, Area Affected : 10%</i>					
			<i>Location : Above Mhw Elevation</i>					
Not Accessible	45%							D
Wales								
Steel	90%			LIFE	**	5	\$23,900	A
			<i>Corrosion, Extent : Light, Area Affected : 35%</i>					
			<i>Location : Throughout</i>					
Not Accessible	10%							D
Pile Caps								
Concrete	95%			LIFE	**	5	\$3,200	A
			<i>Cracking, Extent : Light, Area Affected : 55%</i>					
			<i>Location : Isolated Throughout</i>					
			<i>Other Observation, Extent : Light, Area Affected : 5%</i>					
			<i>Location : Isolated Throughout</i>					
			<i>Explanation : Efference</i>					
Steel	3%			2028	**	5	\$300	A
No Component	2%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Concrete	50%			2037	**	5	\$6,400	B
			<i>Cracking, Extent : Light, Area Affected : 5%</i>					
			<i>Location : Isolated Along Walkway</i>					
Topsoil	50%			2023		5	\$2,600	B
Deck Elements								
Railing								
Steel	100%			2022			\$1,022,700	B
			<i>Corrosion, Extent : Light, Area Affected : 10%</i>					
			<i>Location : Isolated Throughout</i>					

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.

** Replacement cost estimated to be beyond ten years is not included in this report.

Print Date : 09-Sep-2014

CITY UNIVERSITY OF NEW YORK - FY 2015

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 2016 - 2019	FY 2020 - 2025
Bulkheads	\$203,400	
Total	\$203,400	
Priority A	\$203,400	
Total	\$203,400	

EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Bulkheads			\$1,100	\$9,700
Total			\$1,100	\$9,700
Priority A				
Priority B			\$1,100	\$9,700
Priority C				
Total			\$1,100	\$9,700



Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation.
 Estimates are rounded to the nearest hundred dollars.
 Maintenance \$ are aggregated over a ten-year period. Site specific cost escalations are not included.
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**CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD**

Asset # : 13550

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Coping/Curb Concrete	85%			LIFE	**	5	\$1,500	C
		<i>Cracking, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Isolated Throughout</i>						
		<i>Spalling, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Isolated Throughout</i>						
No Component	15%							D
Revetment								
Stone	85%			LIFE	**	5	\$9,600	C
No Component	15%							D
Sheet Piles								
Steel	15%	4+	\$160,500	LIFE	**			A
		<i>Corrosion, Extent : Moderate, Area Affected : 40%</i>						
		<i>Location : Throughout</i>						
Steel	2%	Now	\$42,800	LIFE	**			A
		<i>Corrosion, Extent : Severe, Area Affected : 10%</i>						
		<i>Location : Holes In Sheeting 8+21 To 8+22 10+94 To 11+00</i>						
No Component	83%							D
Wales								
Timber	15%			LIFE	**	4	\$4,300	A
		<i>Rotting/Splitting, Extent : Light, Area Affected : 20%</i>						
		<i>Location : Throughout</i>						
No Component	85%							D
Pile Caps								
Concrete	15%			LIFE	**	5	\$900	A
		<i>Cracking, Extent : Light, Area Affected : 5%</i>						
		<i>Location : Throughout</i>						
No Component	85%							D
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	5%			2033	**	5	\$1,100	B
Concrete	90%			2039	**	5	\$19,500	B
Concrete	5%			2033	**	5	\$1,100	B

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CITY UNIVERSITY OF NEW YORK - 042
KINGSBOROUGH COMMUNITY COLLEGE BULKHEAD

Asset # : 13551

Bulkheads		Current Repair		Future Replacement		Maintenance		Priority Code
System Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	
Structural								
Gravity Wall Concrete	80%	4+	\$187,800	LIFE	**	5	\$5,000	A
	<i>Cracking, Extent : Light, Area Affected : 10%</i>							
	<i>Location : Isolated Throughout</i>							
	<i>Spalling, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Isolated Throughout</i>							
No Component	20%							D
Revetment								
Stone	85%			LIFE	**	5	\$7,800	C
No Component	15%							D
	<i>Other Observation, Extent : Light, Area Affected : 100%</i>							
	<i>Location : Western End Of Asset</i>							
	<i>Explanation : No Revetment At Beach</i>							
Backfill								
Fill								
Not Accessible	100%							D
Surface								
Asphalt	35%			2033	**	5	\$6,100	B
Concrete	65%			2033	**	5	\$11,400	B
	<i>Cracking, Extent : Light, Area Affected : 2%</i>							
	<i>Location : Isolated throughout</i>							
Deck Elements								
Railing								
Concrete	90%	4+	\$6,400	2028	**			B
	<i>Mechanical Damage, Extent : Light, Area Affected : 5%</i>							
	<i>Location : Isolated Throughout Also Disconnected Chains Between Posts Isolated</i>							
No Component	10%							D

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Estimates are rounded to the nearest hundred dollars.

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** Replacement cost estimated to be beyond ten years is not included in this report.

CITY UNIVERSITY OF NEW YORK - 042

Project : CITY UNIVERSITY OF NEW YORK

CAPITAL	FY 2016 - 2019		FY 2020 - 2025	
Miscellaneous Buildings	171,100		146,600	
EXPENSE	FY 2016	FY 2017	FY 2018	FY 2019
Miscellaneous Buildings	31,100	8,600	9,400	12,600

ASSET #	NAME	SQFT	CAPITAL	EXPENSE
1844	BRONX COMMUNITY COLLEGE INFORMATION CENTER	250	0	6,900
1845	BRONX COMMUNITY COLLEGE GUARD HOUSE #1	60	0	1,700
1846	BRONX COMMUNITY COLLEGE GREENHOUSE	300	0	8,300
1847	BRONX COMMUNITY COLLEGE DROP-IN-CENTER	4,032	171,000	16,000
1858	QUEENSBOROUGH COMMUNITY COLLEGE TEMP VEHICLE STORAGE - TEMP 5	2,624	111,200	10,400
2640	KINGSBOROUGH COMMUNITY COLLEGE SECURITY POST - R	1,130	35,500	16,900
13608	BRONX COMMUNITY COLLEGE GUARD HOUSE #2	60	0	1,700

Note : All component repairs \$ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars.

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