Executive Summary

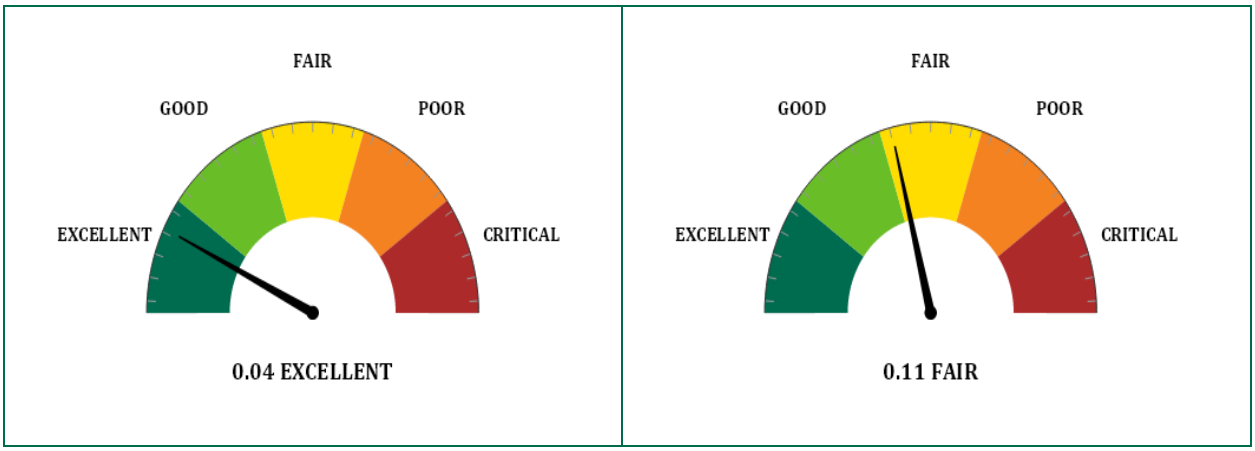
Scope

The assessment information for **Main Building** which follows includes a survey of the site, building envelope, interior finishes, mechanical, plumbing, electrical, and low voltage systems. The purpose of this assessment is to evaluate and identify the major building systems and equipment deficiencies which will require capital for repairs or replacement in the near and long term.

Facility Condition Index

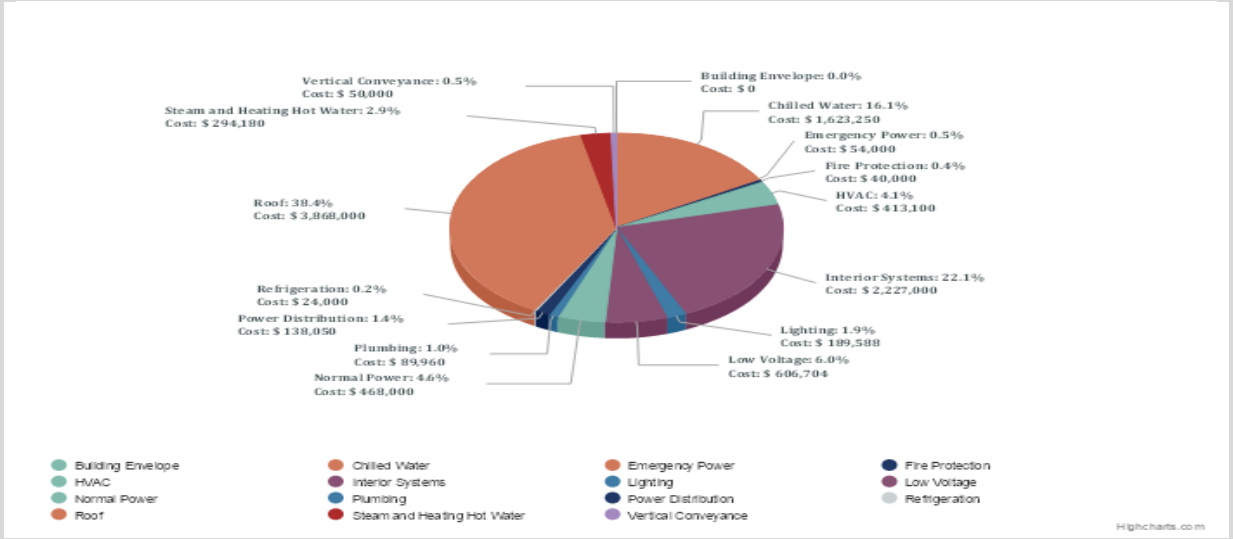
Facility Condition Index (FCI) and Extended Facility Condition Index (EFCI) are measures to understand the investment requirement in a building or group of buildings to properly perform their function. In the following graphic, DM = Deferred Maintenance, FC = Future Capital, CRV = Current Replacement Value.

FACILITY CONDITION INDEX	EXTENDED FACILITY CONDITION INDEX
$FCI = \frac{\$3,321,632\ (DM)}{\$90,464,400\ (CRV)} = 0.0367$ (Excellent)	$EFCI = \frac{\$10,085,832\ (DM + FC)}{\$90,464,400\ (CRV)} = 0.1115$ (Fair)



Capital Spending Plan by System

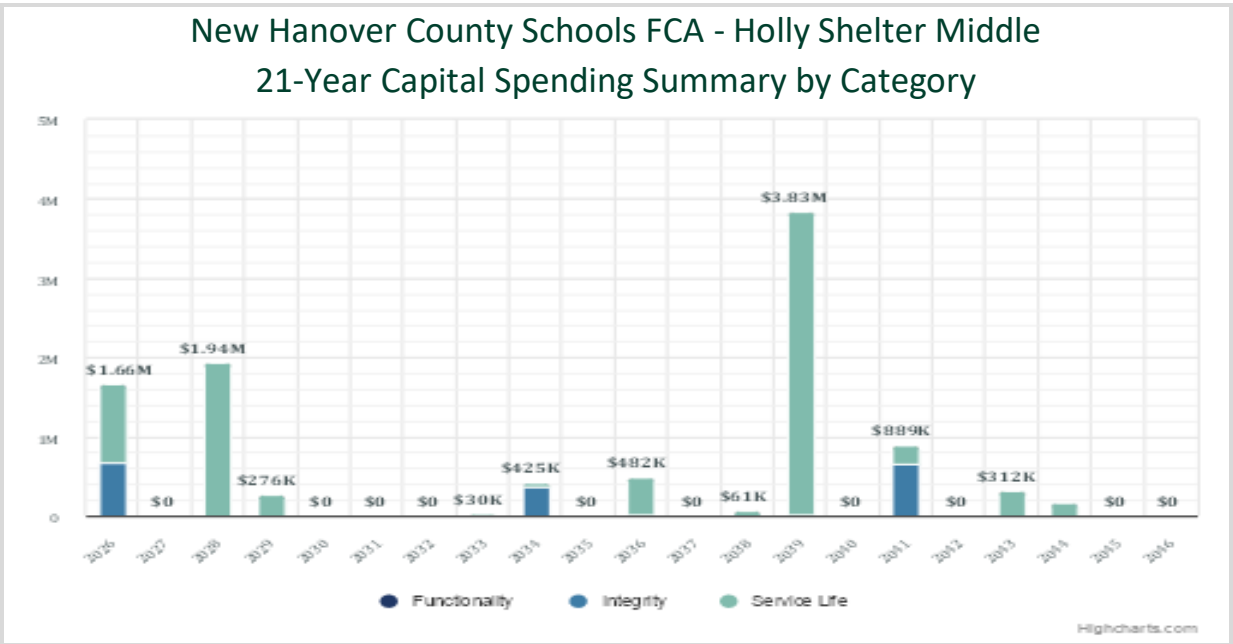
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TOTAL = $10.09M

Capital Spending Plan by Year and Category

The capital spending plan indicates the financial need over a course of years. The colors indicate the different category groups where the investments will occur.



TOTAL = $10.09M

Functionality:	$6K-0.1%	Integrity:	$1.73M-17.1%
Service Life:	$8.35M-82.8%		

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Architectural Recommendations - Top 5

Id	Recommendation	Year(s)	Construction Cost
343-A-017	Refurbish interior finishes at gymnasium	2026, 2041	$1,300,000
343-A-008	Replace metal roof panels roofing sector C1	2039	$976,000
343-A-006	Replace metal roof panels roofing sector B1	2039	$957,000
343-A-003	Replace metal roof panels roofing sector A1	2039	$940,000
343-A-014	Renew student restrooms interior finishes	2026, 2029	$540,000
SUBTOTAL			$4,713,000

Electrical Recommendations - Top 5

Id	Recommendation	Year(s)	Construction Cost
343-E-001	Replace fire alarm control panel & alarm devices	2026, 2036	$556,704
343-E-023	Replace switchboard MSB-MS (1 of 3)	2043	$156,000
343-E-025	Replace switchboard (3 of 3)	2043	$156,000
343-E-024	Replace switchboard (2 of 3)	2044	$156,000
343-E-011	Replace exit lighting	2026, 2036	$69,588
SUBTOTAL			$1,094,292

Mechanical Recommendations - Top 5

Id	Recommendation	Year(s)	Construction Cost
343-M-018	Replace chiller CH-1	2028	$506,250
343-M-017	Replace chiller CH-3	2028	$506,250
343-M-019	Replace chiller CH-2	2028	$506,250
343-M-033	Replace Boiler #3	2028	$65,300
343-M-034	Replace Boiler #1	2028	$65,300
SUBTOTAL			$1,649,350

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