

2015 Facility Condition Assessment Summary Report

This report provides a summary of the Facility Condition Index (FCI) value of a school facility and select major building systems. The FCI is a numerical representation of condition organized into five performance tiers.

Dick School

Governance	DISTRICT	Report Type	Elementarymiddle
Address	2498 W. Diamond St. Philadelphia, Pa 19121	Enrollment	549
Phone/Fax	215-684-5081 / 215-684-8995	Grade Range	'00-08'
Website	Www.Philasd.Org/Schools/Dick	Admissions Category	Neighborhood
		Turnaround Model	N/A

Building/System FCI Tiers

Facility Condition Index (FCI) = $\frac{\text{Cost of Assessed Deficiencies}}{\text{Replacement Value}}$				
< 15%	15 to 25%	25 to 45%	45 to 60%	> 60%
Buildings				
Minimal Current Capital Funding Required	Refurbish Systems in building	Replace Systems in building.	Building should be considered for major renovation.	Building should be considered for closing/replacement.
Systems				
Perform routine maintenance on system	System requires minor repairs	System should be studied to determine repair vs. replacement.	System is nearing end of its life expectancy and should be considered for replacement	System should be replaced as part of the Capital Program

Building and Grounds

	FCI	Repair Costs	Replacement Cost
Overall	41.75%	\$15,331,262	\$36,723,772
Building	42.60 %	\$14,786,271	\$34,707,030
Grounds	27.02 %	\$544,991	\$2,016,742

Major Building Systems

Building System	System FCI	Repair Costs	Replacement Cost
Roof (Shows physical condition of roof)	00.00 %	\$0	\$869,860
Exterior Walls (Shows condition of the structural condition of the exterior facade)	01.85 %	\$48,434	\$2,620,610
Windows (Shows functionality of exterior windows)	86.01 %	\$1,099,882	\$1,278,710
Exterior Doors (Shows condition of exterior doors)	08.12 %	\$8,362	\$102,950
Interior Doors (Classroom doors)	57.43 %	\$143,118	\$249,210
Interior Walls (Paint and Finishes)	00.00 %	\$0	\$726,310
Plumbing Fixtures	00.00 %	\$0	\$959,920
Boilers	00.00 %	\$0	\$1,325,570
Chillers/Cooling Towers	65.60 %	\$1,140,231	\$1,738,080
Radiators/Unit Ventilators/HVAC	153.36 %	\$4,681,061	\$3,052,290
Heating/Cooling Controls	158.90 %	\$1,523,101	\$958,500
Electrical Service and Distribution	226.41 %	\$1,559,273	\$688,700
Lighting	48.95 %	\$1,205,287	\$2,462,280
Communications and Security (Cameras, Pa System and Fire Alarm)	60.37 %	\$556,817	\$922,290

Please note that some FCI's may be over 100 because there are times when replacing a building system requires that other building systems be upgraded to complete the installation.