

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.

Bridesburg School

Governance	DISTRICT	Report Type	Elementary/middle
Address	2824 Jenks St. Philadelphia, Pa 19137	Enrollment	791
Phone/Fax	215-537-2515 / 215-537-3145	Grade Range	'00-08'
Website	Www.Philasd.Org/Schools/Bridesburg	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	01.86%	\$1,188,290	\$63,767,136
Building	01.81 %	\$1,136,598	\$62,840,275
Grounds	05.58 %	\$51,692	\$926,861

Major Building Systems

Building System	System FCI	Repair Costs	Replacement Cost
Roof (Shows physical condition of roof)	04.97 %	\$80,559	\$1,621,260
Exterior Walls (Shows condition of the structural condition of the exterior facade)	00.67 %	\$31,341	\$4,666,900
Windows (Shows functionality of exterior windows)	23.91 %	\$544,408	\$2,277,184
Exterior Doors (Shows condition of exterior doors)	00.00 %	\$0	\$183,338
Interior Doors (Classroom doors)	00.62 %	\$2,753	\$443,804
Interior Walls (Paint and Finishes)	00.00 %	\$0	\$2,125,457
Plumbing Fixtures	00.00 %	\$0	\$1,709,469
Boilers	00.00 %	\$0	\$2,360,635
Chillers/Cooling Towers	00.00 %	\$0	\$3,095,251
Radiators/Unit Ventilators/HVAC	00.00 %	\$0	\$5,435,656
Heating/Cooling Controls	22.01 %	\$375,687	\$1,706,940
Electrical Service and Distribution	00.00 %	\$0	\$1,226,468
Lighting	00.11 %	\$4,622	\$4,384,939
Communications and Security (Cameras, Pa System and Fire Alarm)	00.00 %	\$0	\$1,642,456

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.