

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.

Harding Middle School

Governance	DISTRICT	Report Type	Middle
Address	2000 Wakeling St. Philadelphia, Pa 19124	Enrollment	710
Phone/Fax	215-537-2528 / 215-537-2850	Grade Range	'06-08'
Website	Www.Philasd.Org/Schools/Harding	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	37.89%	\$26,755,363	\$70,616,891
Building	40.16 %	\$26,518,041	\$66,037,388
Grounds	05.18 %	\$237,322	\$4,579,503

Major Building Systems

Building System	System FCI	Repair Costs	Replacement Cost
Roof (Shows physical condition of roof)	89.59 %	\$1,806,318	\$2,016,260
Exterior Walls (Shows condition of the structural condition of the exterior facade)	00.71 %	\$39,998	\$5,659,178
Windows (Shows functionality of exterior windows)	132.01 %	\$3,651,602	\$2,766,250
Exterior Doors (Shows condition of exterior doors)	73.63 %	\$138,000	\$187,433
Interior Doors (Classroom doors)	92.56 %	\$419,942	\$453,717
Interior Walls (Paint and Finishes)	11.37 %	\$191,667	\$1,686,417
Plumbing Fixtures	00.88 %	\$15,444	\$1,747,649
Boilers	00.00 %	\$0	\$2,413,359
Chillers/Cooling Towers	78.84 %	\$2,494,726	\$3,164,383
Radiators/Unit Ventilators/HVAC	125.60 %	\$6,979,611	\$5,557,059
Heating/Cooling Controls	153.96 %	\$2,686,710	\$1,745,064
Electrical Service and Distribution	86.13 %	\$1,079,948	\$1,253,861
Lighting	22.86 %	\$1,024,819	\$4,482,876
Communications and Security (Cameras, Pa System and Fire Alarm)	51.86 %	\$870,764	\$1,679,139

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.