

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.

Blaine School

| | | | |
|------------|---|---------------------|------------------|
| Governance | DISTRICT | Report Type | Elementarymiddle |
| Address | 3001 W. Berks St. Philadelphia, Pa 19121 | Enrollment | 464 |
| Phone/Fax | 215-684-5085 / 215-684-8858 | Grade Range | '00-08' |
| Website | Www.Philasd.Org/Schools/Blaine | Admissions Category | Neighborhood |
| | | Turnaround Model | Turnaround |

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 | 42.45% | \$18,984,362 | \$44,726,676 |
| Building | 42.62 % | \$18,226,642 | \$42,762,983 |
| Grounds | 38.59 % | \$757,720 | \$1,963,693 |

Major Building Systems

| Building System | System FCI | Repair Costs | Replacement Cost |
|--|------------|--------------|------------------|
| Roof (Shows physical condition of roof) | 03.58 % | \$33,882 | \$945,500 |
| Exterior Walls (Shows condition of the structural condition of the exterior facade) | 04.95 % | \$161,447 | \$3,259,780 |
| Windows (Shows functionality of exterior windows) | 92.38 % | \$1,469,410 | \$1,590,589 |
| Exterior Doors (Shows condition of exterior doors) | 126.44 % | \$161,922 | \$128,060 |
| Interior Doors (Classroom doors) | 184.67 % | \$572,470 | \$309,993 |
| Interior Walls (Paint and Finishes) | 00.00 % | \$0 | \$1,166,668 |
| Plumbing Fixtures | 03.67 % | \$43,809 | \$1,194,046 |
| Boilers | 47.82 % | \$788,465 | \$1,648,878 |
| Chillers/Cooling Towers | 65.60 % | \$1,418,334 | \$2,162,000 |
| Radiators/Unit Ventilators/HVAC | 135.40 % | \$5,140,625 | \$3,796,748 |
| Heating/Cooling Controls | 158.90 % | \$1,894,586 | \$1,192,280 |
| Electrical Service and Distribution | 135.74 % | \$1,162,892 | \$856,675 |
| Lighting | 37.45 % | \$1,146,878 | \$3,062,834 |
| Communications and Security (Cameras, Pa System and Fire Alarm) | 45.28 % | \$519,498 | \$1,147,238 |

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.