

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.

Olney Elementary School

Governance	DISTRICT	Report Type	Elementarymiddle
Address	5301 N. Water St.	Enrollment	836
	Philadelphia, Pa 19120	Grade Range	'00-08'
Phone/Fax	215-456-3003 / 215-456-5566	Admissions Category	Neighborhood
Website	Www.Philasd.Org/Schools/Olney	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	55.54%	\$12,330,581	\$22,201,880
Building	56.61 %	\$12,012,968	\$21,221,789
Grounds	29.76 %	\$317,613	\$1,067,325

Major Building Systems

Building System	System FCI	Repair Costs	Replacement Cost
Roof (Shows physical condition of roof)	30.93 %	\$190,803	\$616,974
Exterior Walls (Shows condition of the structural condition of the exterior facade)	02.96 %	\$46,158	\$1,557,528
Windows (Shows functionality of exterior windows)	109.78 %	\$834,337	\$759,986
Exterior Doors (Shows condition of exterior doors)	45.68 %	\$27,949	\$61,187
Interior Doors (Classroom doors)	192.05 %	\$284,460	\$148,115
Interior Walls (Paint and Finishes)	20.84 %	\$147,817	\$709,348
Plumbing Fixtures	93.63 %	\$534,175	\$570,517
Boilers	199.94 %	\$1,575,182	\$787,837
Chillers/Cooling Towers	66.85 %	\$690,540	\$1,033,007
Radiators/Unit Ventilators/HVAC	144.08 %	\$2,613,748	\$1,814,092
Heating/Cooling Controls	161.92 %	\$922,437	\$569,673
Electrical Service and Distribution	155.70 %	\$637,326	\$409,321
Lighting	54.52 %	\$797,873	\$1,463,427
Communications and Security (Cameras, Pa System and Fire Alarm)	77.99 %	\$427,488	\$548,152

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.