

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.

Fitler School

Governance	DISTRICT	Report Type	Elementarymiddle
Address	140 W. Seymour St. Philadelphia, Pa 19144	Enrollment	249
Phone/Fax	215-951-4009 / 215-951-4502	Grade Range	'00-08'
Website	Www.Philasd.Org/Schools/Fitler	Admissions Category	Citywide
		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	74.90%	\$14,146,475	\$18,887,972
Building	72.84 %	\$13,989,789	\$19,207,000
Grounds	23.73 %	\$156,686	\$660,232

Major Building Systems

Building System	System FCI	Repair Costs	Replacement Cost
Roof (Shows physical condition of roof)	07.32 %	\$33,882	\$463,160
Exterior Walls (Shows condition of the structural condition of the exterior facade)	90.61 %	\$1,270,862	\$1,402,580
Windows (Shows functionality of exterior windows)	176.19 %	\$1,205,833	\$684,380
Exterior Doors (Shows condition of exterior doors)	231.40 %	\$127,502	\$55,100
Interior Doors (Classroom doors)	316.11 %	\$667,882	\$211,280
Interior Walls (Paint and Finishes)	90.03 %	\$541,910	\$601,920
Plumbing Fixtures	00.00 %	\$0	\$513,760
Boilers	14.29 %	\$101,394	\$709,460
Chillers/Cooling Towers	119.32 %	\$1,109,945	\$930,240
Radiators/Unit Ventilators/HVAC	228.63 %	\$3,734,893	\$1,633,620
Heating/Cooling Controls	158.90 %	\$815,182	\$513,000
Electrical Service and Distribution	90.02 %	\$331,831	\$368,600
Lighting	00.00 %	\$0	\$1,317,840
Communications and Security (Cameras, Pa System and Fire Alarm)	61.60 %	\$304,081	\$493,620

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.