FACILITY CONDITION ASSESSMENT

prepared for

Montgomery County Public Schools
45 West Gude Drive, Suite 4000
Rockville, MD 20850

Bayard Rustin Elementary School
332 West Edmonston Drive
Rockville, MD 20852

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BV PROJECT #:
172559.25R000-103.354

DATE OF REPORT:
May 1, 2026

ON SITE DATE:
December 01, 2025

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1. Executive Summary

Property Overview and Assessment Details

General Information	
Property Type	Elementary school campus
Number of Buildings	1
Main Address	332 West Edmonston Drive, Rockville, MD 20852
Site Developed	2018
Outside Occupants / Leased Spaces	None
Date(s) of Visit	December 1, 2025
Management Point of Contact	Montgomery County Public Schools Greg Kellner Facilities Manager, Office of Facilities Management Direct 240.740.7746 Gregory_Kellner@mcpsmd.org
On-site Point of Contact (POC)	Andrew JR Smith, Facilities Manager 240.464.0236
Assessment & Report Prepared By	Christopher Mosley
Reviewed By	Daniel White, Technical Report Reviewer for, Bill Champion Program Manager 443.622.5067 Bill.Champion@bureauveritas.com
AssetCalc Link	Full dataset for this assessment can be found at: https://www.assetcalc.net/

Campus Findings and Deficiencies

Historical Summary

The elementary school campus was developed in 2018, spanning 10.9 acres and comprising a main building supplemented by two modular buildings providing additional classroom space. Since its original construction, the facility has maintained its initial infrastructure with no significant renovations undertaken.

Architectural

Due to good maintenance practices, the facility appears structurally sound, with no structural-related deficiencies reported or observed. The exterior finishes comprise brick construction with double-paned aluminum windows. Roofing consists of a multi-material system including built-up, modified bituminous, and metal components, with the modified bituminous section exhibiting blisters in isolated areas. Interior finishes are generally in good condition, though a small area on the stage reveals broken VCT tiles where the flooring meets the stairs. Repair costs for this specific issue have been included in the assessment. The roof, exterior, and interior finishes are budgeted and anticipated based on their useful life and normal wear.

Mechanical, Electrical, Plumbing and Fire (MEPF)

The MEPF systems and components appear to have been adequately maintained. The HVAC infrastructure includes air handlers, package units, split system heat pumps, and water source heat pumps distributed throughout the facility to provide comprehensive heating and cooling capabilities. The plumbing system is reportedly adequate, with original equipment and fixtures, including domestic hot water distribution supplied by a gas water heater. Electrical systems provide generally satisfactory service, with no significant deficiencies identified. The main switchboard, located in the primary electrical room, is complemented by an exterior generator and two Automatic Transfer Switches to ensure emergency power reliability. A facility-wide fire suppression and fire alarm system adequately serves the campus, providing comprehensive safety coverage. Ongoing routine maintenance of MEPF equipment is recommended to preserve system performance and longevity.

Site

Site maintenance appears to be excellent, with site improvements and landscaping generally in good condition. The roadways, parking lots, and sidewalks, approximately seven years old, are maintained in good condition, reflecting a proactive approach to consistent maintenance practices.

Recommended Additional Studies

No additional studies recommended at this time.

Facility Characteristic Survey

The facility characteristics of school and associated buildings are shown below.

Indoor air quality including temperature and relative humidity level is monitored centrally. Most instructional spaces are equipped with IAQ sensors. Each general and specialty classroom has a heating, ventilation, and air conditioning (HVAC) system capable of maintaining a temperature between 68°F and 75°F and a relative humidity between 30% and 60% at full occupancy. Each general, science, and fine-arts classroom had an HVAC system that continuously moves air and is capable of maintaining a carbon dioxide level of not more than 1,200 parts per million. The temperature, relative humidity and air quality were measured at a work surface in the approximate center of the classroom.

The acoustics with the exception of physical-education spaces, each general and specialty classroom are maintainable at a sustained background sound level of less than 55 decibels. The sound levels were measured at a work surface in the approximate center of the classroom.

Each general and specialty classroom had a lighting system capable of maintaining at least 50 foot-candles of well-distributed light. The school has appropriate task lighting in specialty classrooms where enhanced visibility is required. The light levels measured at a work surface located in the approximate center of the classroom, between clean light fixtures. The school makes efficient use of natural light for students, teachers, and energy conversation.

Classroom spaces, including those for physical education, were sufficient for educational programs that are appropriate for the class-level needs. With the exception of physical-education spaces, each general and specialty classroom contained a work surface and seat for each student in the classroom. The work surface and seat were appropriate for the normal activity of the class conducted in the room.

Each general and specialty classroom had an erasable surface and a surface suitable for projection purposes, appropriate for group classroom instruction, and a display surface. Each general and specialty classroom had storage for classroom materials or access to conveniently located storage.

With the exception of physical-education spaces and music-education spaces, each general and specialty classroom have a work surface and seat for the teacher and for any aide assigned to the classroom. The classroom had secure storage for student records that is located in the classroom or is conveniently accessible to the classroom.

The school was constructed with sustainable design practices. The schools use durable, timeless, low-maintenance exterior materials. The school’s materials (particularly shell) should withstand time as well as potential impacts related to structural, site and climate changes.

The school is functionally equitable. All students in this school have access to safe, well-maintained, and appropriately equipped learning environments as students in other MCPS schools. As part of the evaluation factor, the MDCI will be presented upon final of all assessments.

Facility Condition Index (FCI)

A School Facility's total FCI Depleted Value (below) and FCI Replacement Value (above) are the sum of all of its building assets and systems values. A School Facility with full estimated life of all systems (a brand new school) would have a 0 FCI. The FCIs cannot exceed 1.

The Facility Condition Index (FCI) Depleted Value quantifies the depleted life and value of a facility's primary building assets, systems and components such as roofs, windows, walls, and HVAC systems. FCI Depleted Value metrics are useful for estimating the levels of spending necessary to achieve and maintain a specific level of physical condition. Lower scores are better, as facilities with lower FCI scores have fewer building-system deficiencies, are more reliable, and will require less maintenance spending on systems replacement and mission-critical emergencies.

The FCI Depleted Value of this school is 0.226385.

Immediate Needs

There are no immediate needs to report.

Key Findings

Interior Construction in Poor Condition.

Any type, Repairs per Man-Day
Main Building Bayard Rustin Elementary School Cafeteria

Uniformat Code: C1010
Recommendation: **Repair in 2026**

Priority Score: **84.9**

Plan Type: Performance/Integrity

Cost Estimate: $4,400

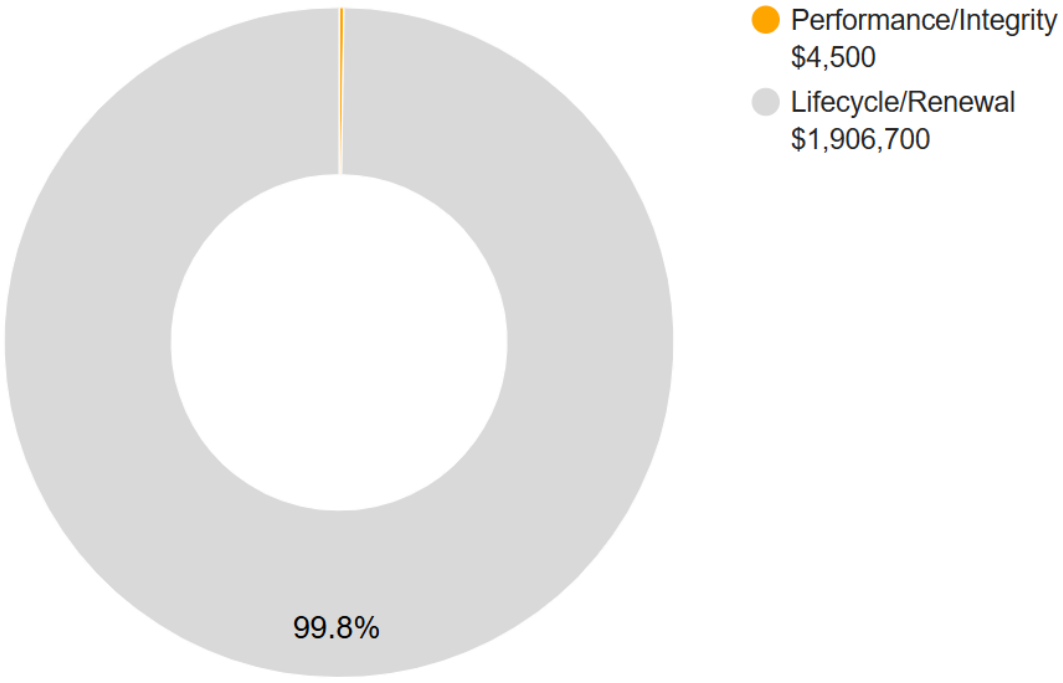
**$**$$$

Cost allowance to repair damage floor tiles - AssetCALC ID: 10054230

Plan Types

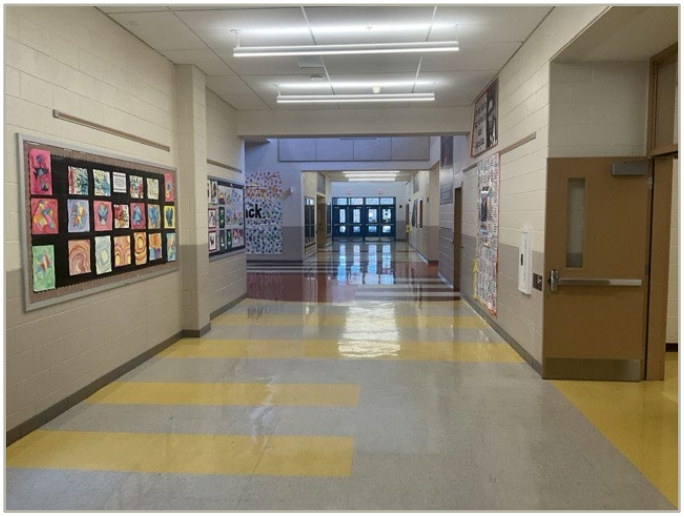
Each line item in the cost database is assigned a Plan Type, which is the primary reason or rationale for the recommended replacement, repair, or other corrective action. This is the “why” part of the equation. A cost or line item may commonly have more than one applicable Plan Type; however, only one Plan Type will be assigned based on the “best” fit, typically the one with the greatest significance and highest on the list below.

Plan Type Descriptions & Distribution	
Safety	An observed or reported unsafe condition that if left unaddressed could result in injury; a system or component that presents potential liability risk.
Performance/Integrity	Component or system has failed, is almost failing, performs unreliably, does not perform as intended, and/or poses risk to overall system stability.
Accessibility	Does not meet ADA, UFAS, and/or other accessibility requirements.
Environmental	Improvements to air or water quality, including removal of hazardous materials from the building or site.
Retrofit/Adaptation	Components, systems, or spaces recommended for upgrades in order to meet current standards, facility usage, or client/occupant needs.
Aged But Functional	Any component or system that has aged past its industry-average expected useful life (EUL) but is not currently deficient or problematic.
Lifecycle/Renewal	Any component or system that is neither deficient nor aged past EUL but for which future replacement or repair is anticipated and budgeted.



10-YEAR TOTAL: $1,911,200

2. Building Information



Main Building: Systems Summary		
Address	332 West Edmonston Drive; Rockville, MD 20852	
GPS Coordinates	39.702228, 77.1447520	
Constructed/Renovated	2018	
Building Area	97,397 SF	
Number of Stories	3 above grade	
System	*Description*	*Condition*
Structure	Masonry bearing walls with metal roof deck supported by open-web steel joists and concrete strip/wall footing foundation system	Good
Façade	Primary Wall Finish: Brick Secondary Wall Finish: Vinyl Siding Windows: Aluminum	Good
Roof	Primary: Flat construction with built-up finish and green tray vegetation Secondary: Flat construction with modified bituminous finish Tertiary: Metal	Good
Interiors	Walls: Painted gypsum board, painted CMU and ceramic tile Floors: Carpet, VCT, ceramic tile, quarry tile, wood strip and coated concrete Ceilings: Painted gypsum board and ACT	Good
Elevators	Passenger: 1 hydraulic car serving all floors	Good

Main Building: Systems Summary		
Plumbing	Distribution: Copper supply and PVC waste & venting Hot Water: Gas water heater with integral tank Fixtures: Toilets, urinals, and sinks in all restrooms	Good
HVAC	Central System: RTU packaged units and water source heat pumps Non-Central System: Split-system heat pumps	Good
Fire Suppression	Wet-pipe sprinkler system and fire extinguishers kitchen hood system	Good
Electrical	Source & Distribution: Main switchboard panel with copper wiring Interior Lighting: LED and linear fluorescent Exterior Building-Mounted Lighting: LED Emergency Power: Natural gas generator with automatic transfer switch	Good
Fire Alarm	Alarm panel with smoke detectors, heat detectors, alarms, strobes, pull stations, back-up emergency lights, and exit signs	Good
Equipment/Special	Commercial kitchen equipment	Fair
Accessibility	Presently it does not appear an accessibility study is needed for this building. See the appendix for associated photos and additional information.	
Additional Studies	No additional studies are currently recommended for the building.	
Areas Observed	Most of the interior spaces were observed to gain a clear understanding of the facility's overall condition. Other areas accessed and assessed included the exterior equipment and assets directly serving the building, the exterior walls of the facility, and the roofs.	
Key Spaces Not Observed	All key areas of the facility were accessible and observed.	

The table below shows the anticipated costs by trade or building system over the next 20 years.

System Expenditure Forecast

System	Immediate	Short Term (1-2 yr)	Near Term (3-5 yr)	Med Term (6-10 yr)	Long Term (11-20 yr)	TOTAL
Structure	-	-	-	-	-	-
Facade	-	-	-	-	$68,000	$68,000
Roofing	-	-	$167,700	-	$1,488,400	$1,656,100
Interiors	-	$4,500	$370,600	$333,300	$1,350,000	$2,058,500
Conveying	-	-	-	$11,400	$7,300	$18,700
Plumbing	-	-	-	$8,700	$37,500	$46,200
HVAC	-	-	-	$223,600	$980,100	$1,203,700
Fire Protection	-	-	-	-	$177,400	$177,400
Electrical	-	-	$73,400	-	$972,700	$1,046,100
Fire Alarm & Electronic Systems	-	-	-	$574,200	$665,100	$1,239,300
Equipment & Furnishings	-	-	$14,200	$57,400	$258,700	$330,300
Site Utilities	-	-	-	-	$6,100	$6,100
TOTALS (3% inflation)	**-**	**$4,500**	**$625,900**	**$1,208,600**	**$6,011,400**	**$7,850,400**

3. Site Summary

Site Information		
Site Area	10.9 acres (estimated)	
Parking Spaces	100 total spaces all in open lots; 4 of which are accessible	
System	*Description*	*Condition*
Site Pavement	Asphalt lots with limited areas of concrete aprons and pavement and adjacent concrete sidewalks, curbs, ramps, and stairs	Good
Site Development	Building-mounted signage; chain link fencing. Playgrounds and sports fields and courts Heavily furnished with park benches, picnic tables, trash receptacles	Good
Landscaping & Topography	Significant landscaping features including lawns, trees, bushes, and planters Irrigation not present Stone retaining walls Low to moderate site slopes throughout	Good
Utilities	Municipal water and sewer Local utility-provided electric and natural gas	Good
Site Lighting	Pole-mounted: LED	Good
Ancillary Structures	Prefabricated modular buildings	Good

Site Information	
Site Accessibility	Presently it does not appear an accessibility study is needed for the exterior site areas. See the appendix for associated photos and additional information.
Site Additional Studies	No additional studies are currently recommended for the exterior site areas.
Site Areas Observed	Most of the exterior areas within the property boundaries were observed to gain a clear understanding of the site's overall condition.
Site Key Spaces Not Observed	All key areas of the exterior site were accessible and observed.

The table below shows the anticipated costs by trade or site system over the next 20 years.

System Expenditure Forecast

System	Immediate	Short Term (1-2 yr)	Near Term (3-5 yr)	Med Term (6-10 yr)	Long Term (11-20 yr)	TOTAL
HVAC	-	-	-	-	$16,200	$16,200
Special Construction & Demo	-	-	-	-	$362,600	$362,600
Site Development	-	-	-	-	$288,800	$288,800
Site Pavement	-	-	$33,400	$38,800	$502,200	$574,400
Site Utilities	-	-	-	-	$61,700	$61,700
TOTALS (3% inflation)	**-**	**-**	**$33,400**	**$38,800**	**$1,231,500**	**$1,303,700**

4. ADA Accessibility

Generally, Title II of the Americans with Disabilities Act (ADA) prohibits discrimination by entities to access and use of “areas of public accommodations” and “public facilities” on the basis of disability. Regardless of their age, these areas and facilities must be maintained and operated to comply with the Americans with Disabilities Act Accessibility Guidelines (ADAAG).

A public entity (i.e. city governments) shall operate each service, program, or activity so that the service, program, or activity, when viewed in its entirety, is readily accessible to and usable by individuals with disabilities.

However, this does not:

1. Necessarily require a public entity to make each of its existing facilities accessible to and usable by individuals with disabilities;
2. Require a public entity to take any action that would threaten or destroy the historic significance of an historic property; or
3. Require a public entity to take any action that it can demonstrate would result in a fundamental alteration in the nature of a service, program, or activity or in undue financial and administrative burdens. In those circumstances where personnel of the public entity believe that the proposed action would fundamentally alter the service, program, or activity or would result in undue financial and administrative burdens, a public entity has the burden of proving that compliance with 35.150(a) of this part would result in such alteration or burdens. The decision that compliance would result in such alteration or burdens must be made by the head of a public entity or his or her designee after considering all resources available for use in the funding and operation of the service, program, or activity, and must be accompanied by a written statement of the reasons for reaching that conclusion. If an action would result in such an alteration or such burdens, a public entity shall take any other action that would not result in such an alteration or such burdens but would nevertheless ensure that individuals with disabilities receive the benefits or services provided by the public entity.

Removal of barriers to accessibility should be addressed from a liability standpoint in order to comply with federal law, but the barriers may or may not be building code violations. The Americans with Disabilities Act Accessibility Guidelines are part of the ADA federal civil rights law pertaining to the disabled and are not a construction code. State and local jurisdictions have adopted the ADA Guidelines or have adopted other standards for accessibility as part of their construction codes.

During the FCA, Bureau Veritas performed a limited high-level accessibility review of the facility non-specific to any local regulations or codes. The scope of the visual observation was limited to the same areas observed while performing the FCA and the categories set forth in the material included in the appendix. It is understood by the Client that the limited observations described herein do not comprise a full ADA Compliance Survey, and that such a survey is beyond the scope of this assessment. A full measured ADA survey would be required to identify more specific potential accessibility issues. Additional clarifications of this limited survey:

- This survey was visual in nature and actual measurements were not taken to verify compliance
- Only a representative sample of areas was observed
- Two overview photos were taken for each subsection regardless of perceived compliance or non-compliance
- Itemized costs for individual non-compliant items are included in the dataset
- For any “none” boxes checked or reference to “no issues” identified, that alone does not guarantee full compliance

The following table summarizes the accessibility conditions of the general site and each significant building or building group included in this report:

Accessibility Summary

Facility	*Year Built/ Renovated*	*Prior Study Provided?*	*Major/Moderate Issues Observed?*
Main Building	2018	Yes	No
General Site	2018	Yes	No

No detailed follow-up accessibility study is currently recommended since no major or moderate issues were identified at the subject site. Reference the appendix for specific data, photos, and tables or checklists associated with this limited accessibility survey.

5. Purpose and Scope

Purpose

Bureau Veritas was retained by the client to render an opinion as to the Property's current general physical condition on the day of the site visit.

Based on the observations, interviews and document review outlined below, this report identifies significant deferred maintenance issues, existing deficiencies, and material code violations of record, which affect the Property's use. Opinions are rendered as to its structural integrity, building system condition and the Property's overall condition. The report also notes building systems or components that have realized or exceeded their typical expected useful lives.

The physical condition of building systems and related components are typically defined as being in one of five condition ratings. For the purposes of this report, the following definitions are used:

Condition Ratings	
Excellent	New or very close to new; component or system typically has been installed within the past year, sound and performing its function. Eventual repair or replacement will be required when the component or system either reaches the end of its useful life or fails in service.
Good	Satisfactory as-is. Component or system is sound and performing its function, typically within the first third of its lifecycle. However, it may show minor signs of normal wear and tear. Repair or replacement will be required when the component or system either reaches the end of its useful life or fails in service.
Fair	Showing signs of wear and use but still satisfactory as-is, typically near the median of its estimated useful life. Component or system is performing adequately at this time but may exhibit some signs of wear, deferred maintenance, or evidence of previous repairs. Repair or replacement will be required due to the component or system's condition and/or its estimated remaining useful life.
Poor	Component or system is significantly aged, flawed, functioning intermittently or unreliably; displays obvious signs of deferred maintenance; shows evidence of previous repair or workmanship not in compliance with commonly accepted standards; has become obsolete; or exhibits an inherent deficiency. The present condition could contribute to or cause the deterioration of contiguous elements or systems. Either full component replacement is needed or repairs are required to restore to good condition, prevent premature failure, and/or prolong useful life.
Failed	Component or system has ceased functioning or performing as intended. Replacement, repair, or other significant corrective action is recommended or required.
Not Applicable	Assigning a condition does not apply or make logical sense, most commonly due to the item in question not being present.

Scope

The standard scope of the Facility Condition Assessment includes the following:

- Visit the Property to evaluate the general condition of the building and site improvements, review available construction documents in order to familiarize ourselves with, and be able to comment on, the in-place construction systems, life safety, mechanical, electrical, and plumbing systems, and the general built environment.
- Identify those components that are exhibiting deferred maintenance issues and provide cost estimates for Immediate Costs and Replacement Reserves based on observed conditions, maintenance history and industry standard useful life estimates. This will include the review of documented capital improvements completed within the last five-year period and work currently contracted for, if applicable.
- Provide a full description of the Property with descriptions of in-place systems and commentary on observed conditions.
- Provide a high-level categorical general statement regarding the subject Property's compliance to Title III of the Americans with Disabilities Act. This will not constitute a full ADA survey, but will help identify exposure to issues and the need for further review.
- Obtain background and historical information about the facility from a building engineer, property manager, maintenance staff, or other knowledgeable source. The preferred methodology is to have the client representative or building occupant complete a Pre-Survey Questionnaire (PSQ) in advance of the site visit. Common alternatives include a verbal interview just prior to or during the walk-through portion of the assessment.
- Review maintenance records and procedures with the in-place maintenance personnel.
- Observe a representative sample of the interior spaces/units, including vacant spaces/units, to gain a clear understanding of the property's overall condition. Other areas to be observed include the exterior of the property, the roofs, interior common areas, and the significant mechanical, electrical and elevator equipment rooms.
- Provide recommendations for additional studies, if required, with related budgetary information.
- Provide an Executive Summary at the beginning of this report, which highlights key findings and includes a Facility Condition Index as a basis for comparing the relative conditions of the buildings within the portfolio.

6. Opinions of Probable Costs

Cost estimates are embedded throughout this report, including the detailed Replacement Reserves report in the appendix. The cost estimates are predominantly based on construction rehabilitation costs developed by the *RSMeans data from Gordian.* While the *RSMeans data from Gordian* is the primary reference source for the Bureau Veritas cost library, secondary and supporting sources include but are not limited to other industry experts work, such as *Marshall & Swift* and *CBRE Whitestone.* For improved accuracy, additional research integrated with Bureau Veritas's historical experience with past costs for similar properties, city cost indexes, and assumptions regarding future economic conditions also come into play when deemed necessary. Invoice or bid documents provided either by the owner or facility construction resources may be reviewed early in the process or for specific projects as warranted.

Opinions of probable costs should only be construed as preliminary, order of magnitude budgets. Actual costs most probably will vary from the consultant's opinions of probable costs depending on such matters as type and design of suggested remedy, quality of materials and installation, manufacturer and type of equipment or system selected, field conditions, whether a physical deficiency is repaired or replaced in whole, phasing or bundling of the work (if applicable), quality of contractor, quality of project management exercised, market conditions, use of subcontractors, and whether competitive pricing is solicited, etc. Certain opinions of probable costs cannot be developed within the scope of this guide without further study. Opinions of probable cost for further study should be included in the FCA.

Methodology

Based upon site observations, research, and judgment, along with referencing Expected Useful Life (EUL) tables from various industry sources, Bureau Veritas opines as to when a system or component will most probably necessitate replacement. Accurate historical replacement records, if provided, are typically the best source of information. Exposure to the elements, initial quality and installation, extent of use, the quality and amount of preventive maintenance exercised, etc., are all factors that impact the effective age of a system or component. As a result, a system or component may have an effective age that is greater or less than its actual chronological age. The Remaining Useful Life (RUL) of a component or system equals the EUL less its *effective age*, whether explicitly or implicitly stated. Projections of Remaining Useful Life (RUL) are based primarily on age and condition with the presumption of continued use and maintenance of the Property similar to the observed and reported past use and maintenance practices, in conjunction with the professional judgment of Bureau Veritas's assessors. Significant changes in occupants and/or usage may affect the service life of some systems or components.

Where quantities could not be or were not derived from an actual construction document take-off or facility walk-through, and/or where systemic costs are more applicable or provide more intrinsic value, budgetary square foot and gross square foot costs are used. Estimated costs are based on professional judgment and the probable or actual extent of the observed defect, inclusive of the cost to design, procure, construct and manage the corrections.

To account for differences in prices between locations, the base costs are modified by geographical location factors to adjust for market conditions, transportation costs, or other local contributors. When requested by the client, the costs may be further adjusted by several additional factors including; labor rates (prevailing minimum wage), general contractor fees for profit and overhead, and insurance. If desired, costs for design and permits, and a contingency factor, may also be included in the calculations.

Definitions

Immediate Needs

Immediate Needs are line items that require immediate action as a result of: (1) material existing or potential unsafe conditions, (2) failed or imminent failure of mission critical building systems or components, or (3) conditions that, if not addressed, have the potential to result in, or contribute to, critical element or system failure within one year or will most probably result in a significant escalation of its remedial cost.

For database and reporting purposes the line items with RUL=0, and commonly associated with *Safety* or *Performance/Integrity* Plan Types, are considered Immediate Needs.

Replacement Reserves

Cost line items traditionally called Replacement Reserves (equivalently referred to as Lifecycle/Renewals) are for recurring probable renewals or expenditures, which are not classified as operation or maintenance expenses. The replacement reserves should be budgeted for in advance on an annual basis. Replacement Reserves are reasonably predictable both in terms of frequency and cost. However, Replacement Reserves may also include components or systems that have an indeterminable life but, nonetheless, have a potential for failure within an estimated time period.

Replacement Reserves generally exclude systems or components that are estimated to expire after the reserve term and are not considered material to the structural and mechanical integrity of the subject property. Furthermore, systems and components that are not deemed to have a material effect on the use of the Property are also excluded. Costs that are caused by acts of God, accidents, or other occurrences that are typically covered by insurance, rather than reserved for, are also excluded.

Replacement costs are solicited from ownership/property management, Bureau Veritas's discussions with service companies, manufacturers' representatives, and previous experience in preparing such schedules for other similar facilities. Costs for work performed by the ownership's or property management's maintenance staff are also considered.

Bureau Veritas's reserve methodology involves identification and quantification of those systems or components requiring capital reserve funds within the assessment period. The assessment period is defined as the effective age plus the reserve term. Additional information concerning system or component replacement costs (in today's dollars), typical expected useful lives, and remaining useful lives were estimated so that a funding schedule could be prepared. The Replacement Reserves Schedule presupposes that all required remedial work has been performed or that monies for remediation have been budgeted for items defined as Immediate Needs.

For the purposes of 'bucketizing' the System Expenditure Forecasts in this report, the Replacement Reserves have been subdivided and grouped as follows: Short Term (years 1-3), Near Term (years 4-5), Medium Term (years 6-10), and Long Term (years 11-20).

Key Findings

In an effort to highlight the most significant cost items and not be overwhelmed by the Replacement Reserves report in its totality, a subsection of Key Findings is included within the Executive Summary section of this report. Key Findings typically include repairs or replacements of deficient items within the first five-year window, as well as the most significant high-dollar line items that fall anywhere within the ten-year term. Note that while there is some subjectivity associated with identifying the Key Findings, the Immediate Needs are always included as a subset.

7. Certification

Montgomery County Public Schools (the Client) retained Bureau Veritas to perform this Facility Condition Assessment in connection with its continued operation of Bayard Rustin Elementary School, 332 West Edmonston Drive, Rockville, MD 20852, the "Property". It is our understanding that the primary interest of the Client is to locate and evaluate materials and building system defects that might significantly affect the value of the property and to determine if the present Property has conditions that will have a significant impact on its continued operations.

The conclusions and recommendations presented in this report are based on the brief review of the plans and records made available to our Project Manager during the site visit, interviews of available property management personnel and maintenance contractors familiar with the Property, appropriate inquiry of municipal authorities, our Project Manager's walk-through observations during the site visit, and our experience with similar properties.

No testing, exploratory probing, dismantling or operating of equipment or in-depth studies were performed unless specifically required under the *Purpose and Scope* section of this report. This assessment did not include engineering calculations to determine the adequacy of the Property's original design or existing systems. Although walk-through observations were performed, not all areas may have been observed (see Section 1 for specific details). There may be defects in the Property, which were in areas not observed or readily accessible, may not have been visible, or were not disclosed by management personnel when questioned. The report describes property conditions at the time that the observations and research were conducted.

This report has been prepared for and is exclusively for the use and benefit of the Client identified on the cover page of this report. The purpose for which this report shall be used shall be limited to the use as stated in the contract between the client and Bureau Veritas.

This report, or any of the information contained therein, is not for the use or benefit of, nor may it be relied upon by any other person or entity, for any purpose without the advance written consent of Bureau Veritas. Any reuse or distribution without such consent shall be at the client's or recipient's sole risk, without liability to Bureau Veritas.

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8. Appendices

Appendix A: Photographic Record
Appendix B: Site Plan(s)
Appendix C: Pre-Survey Questionnaire(s)
Appendix D: Accessibility Review and Photos
Appendix E: Component Condition Report
Appendix F: Replacement Reserves
Appendix G: Equipment Inventory List

Appendix A:
Photographic Record

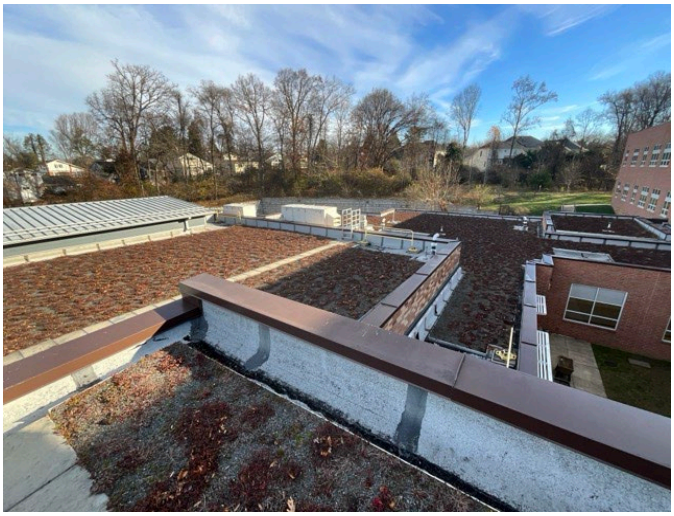
Photographic Overview

1 - FRONT ELEVATION

2 - LEFT ELEVATION

3 - REAR ELEVATION

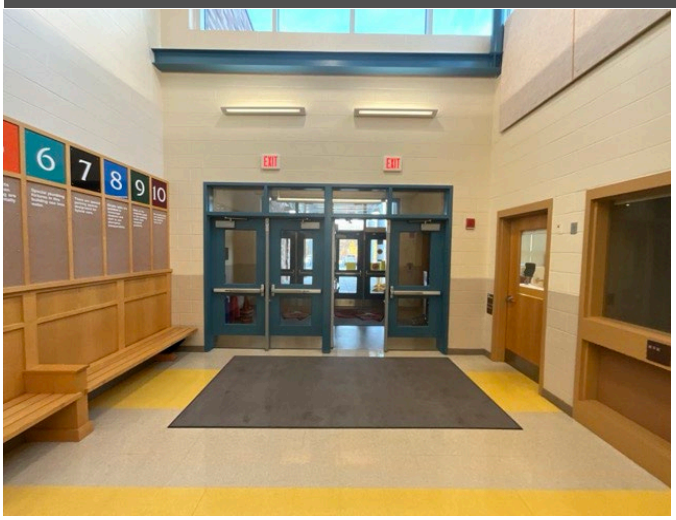
4 - RIGHT ELEVATION



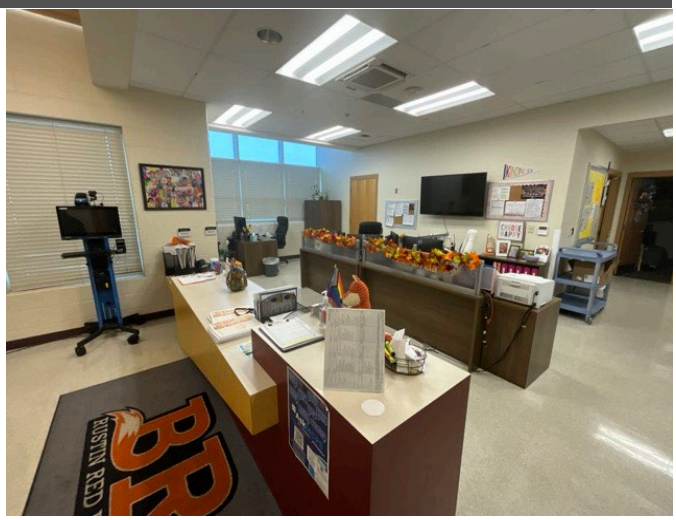
5 - PRIMARY ROOF

6 - SECONDARY ROOF

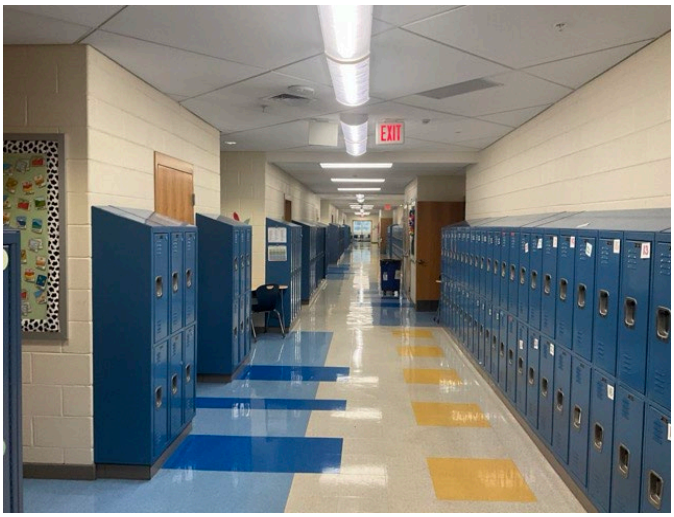
Photographic Overview



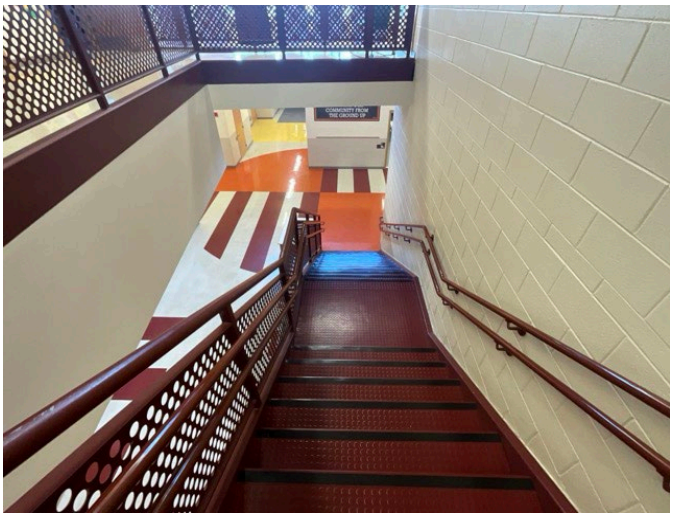
7 - MAIN ENTRANCE



8 - MAIN OFFICE



9 - HALLWAY

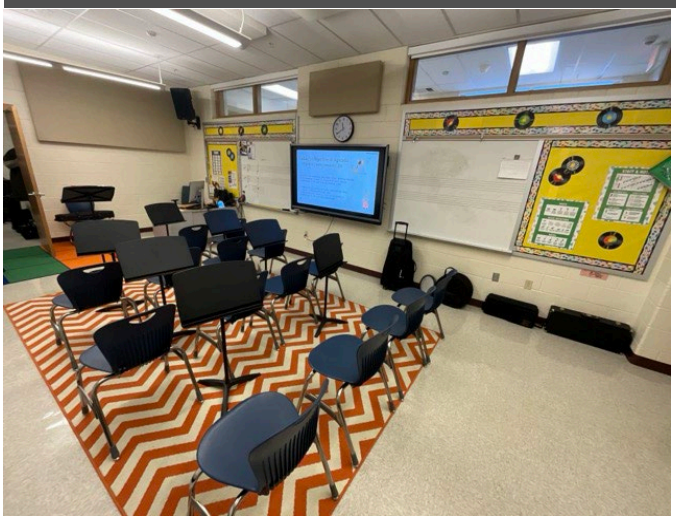


10 - STAIRWELL

11 - CLASSROOM

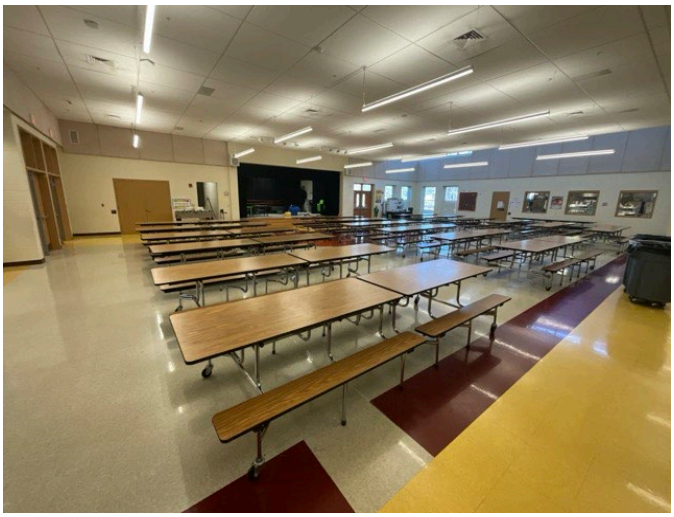
12 - CLASSROOM

Photographic Overview



13 - CLASSROOM

14 - CLASSROOM



15 - CAFETERIA

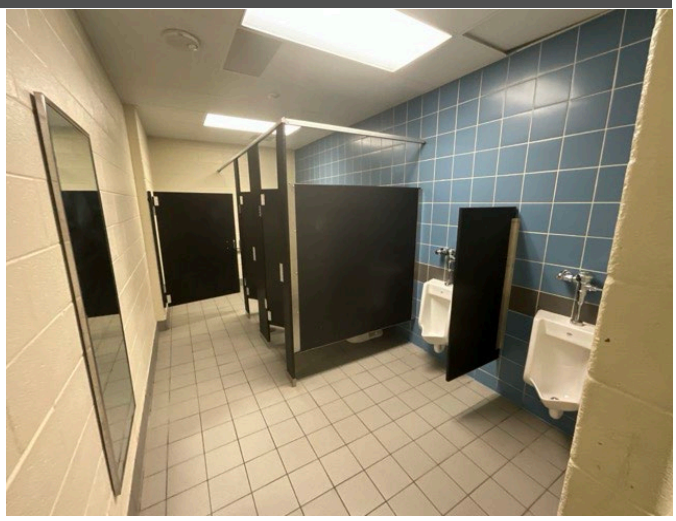
16 - KITCHEN

17 - LIBRARY

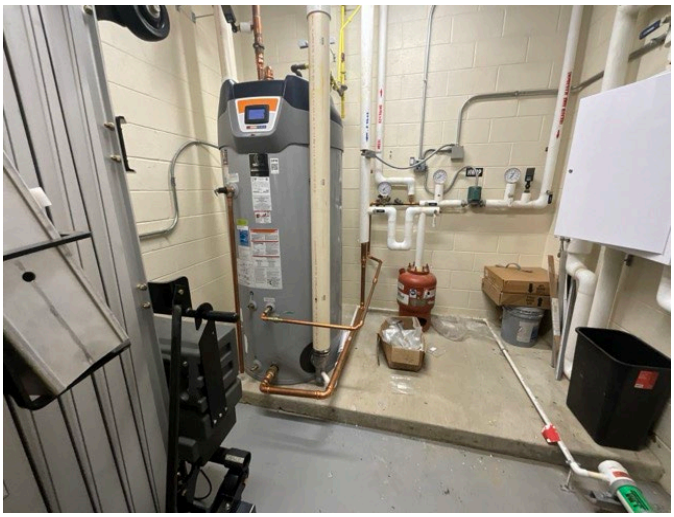
18 - GYMNASIUM

Photographic Overview

19 - STORAGE ROOM



20 - PLUMBING FIXTURES



21 - PLUMBING SYSTEM

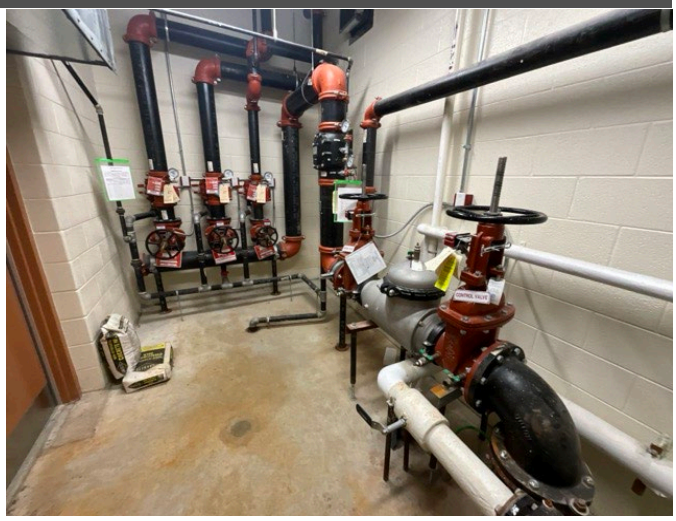
22 - PUMP ROOM

23 - ELECTRICAL ROOM

24 - GENERATOR

Photographic Overview

25 - FIRE ALARM PANEL

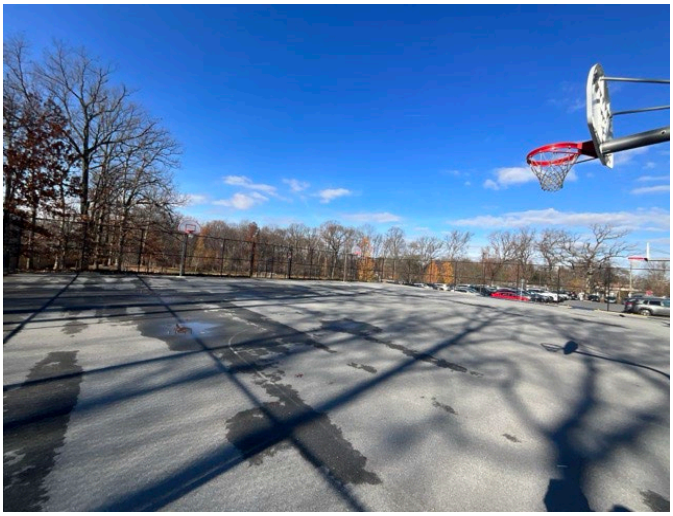


26 - SPRINKLER ROOM

27 - HEAT PUMP ROOM

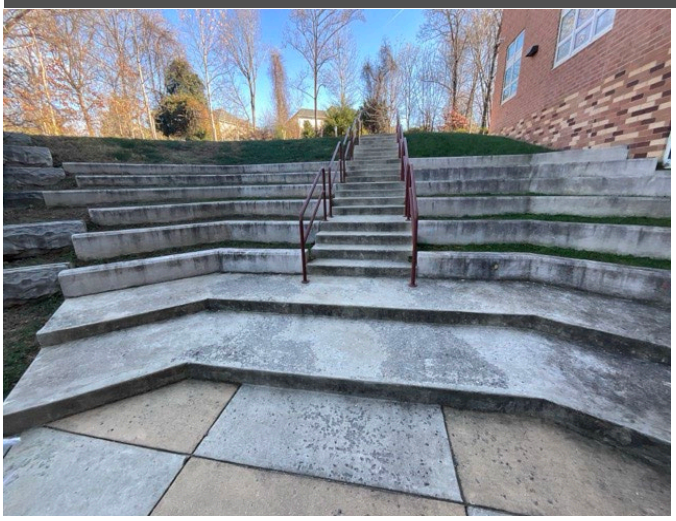
28 - ROOFTOP HVAC

29 - PLAYGROUND

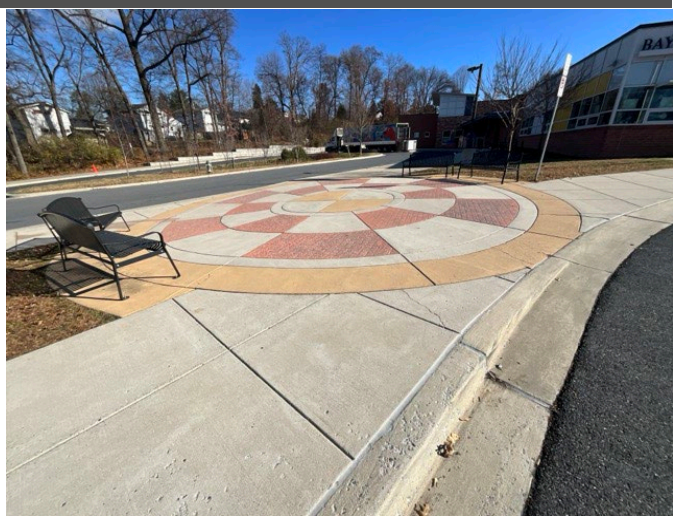


30 - BASKETBALL COURT

Photographic Overview



31 - STAIRS



32 - SEATING AREA

33 - DRIVEWAY

34 - PARKING OVERVIEW

35 - WALKWAY

36 - WALKWAY

Appendix B:
Site Plan(s)

Site Plan

Project Number	Project Name
172559.25R000-103.354	Bayard Rustin Elementary School
Source	**On-Site Date**
Google	December 1, 2025

N

Appendix C:
Pre-Survey Questionnaire(s)

BV FACILITY CONDITION ASSESSMENT: PRE-SURVEY QUESTIONNAIRE

Building / Facility Name: Bayard Rustin Elementary School

Name of person completing form: Andrew Smirh

Title / Association w/ property: Facility Manager

Length of time associated w/ property: 5 years

Date Completed: 12/1/2025

Phone Number: 240-464-0236

Method of Completion: DURING - verbally completed during assessment

Directions: Please answer all questions to the best of your knowledge and in good faith. Please provide additional details in the Comments column, or backup documentation for any ***Yes*** responses.

Data Overview		Response		
1	Year(s) constructed	Constructed: 2018	Renovated:	
2	Building size in SF	97,397 **SF**		
3	Major Renovation/Rehabilitation		Year	Additional Detail
		Facade		
		Roof		
		Interiors		
		HVAC		
		Electrical		
		Site Pavement		
		Accessibility		
4	List other significant capital improvements (focus on recent years; provide approximate date).			
5	List any major capital expenditures planned/requested for the next few years. Have they been budgeted?			
6	Describe any on-going extremely problematic, historically chronic, or immediate facility needs.			

Mark the column corresponding to the appropriate response. Please provide additional details in the Comments column, or backup documentation for any ***Yes*** responses. (**NA** indicates "*Not Applicable*", **Unk** indicates "*Unknown*")

	Question	Response				Comments
		Yes	No	Unk	NA	
7	Are there any problems with foundations or structures, like excessive settlement?		X			
8	Are there any wall, window, basement or roof leaks?		X			
9	Has any part of the facility ever contained visible suspect mold growth, or have there been any indoor air quality complaints?		X			
10	Are your elevators unreliable, with frequent service calls?	X				Sometimes due to the shaft being crook
11	Are there any plumbing leaks, water pressure, or clogging/backup issues?		X			
12	Have there been any leaks or pressure problems with natural gas, HVAC piping, or steam service?	X				You can smell it in the summertime and the in the gym sometimes
13	Are any areas of the facility inadequately heated, cooled or ventilated? Poorly insulated areas?		X			
14	Is the electrical service outdated, undersized, or problematic?	X				
15	Are there any problems or inadequacies with exterior lighting?	X				Some breakers might be undersized
16	Is site/parking drainage inadequate, with excessive ponding or other problems?		X			
17	Are there any other unresolved construction defects or significant issues/hazards at the property that have not yet been identified above?		X			
18	ADA: Has an accessibility study been previously performed? If so, when?	X				
19	ADA: Have any ADA improvements been made to the property since original construction? Describe.		X			
20	ADA: Has building management reported any accessibility-based complaints or litigation?		X			
21	Are any areas of the property leased to outside occupants?	X				Churches

Signature of Assessor

Signature of POC

Appendix D:
Accessibility Review and Photos

Visual Checklist - 2010 ADA Standards for Accessible Design

Property Name: Bayard Rustin Elementary School

BV Project Number: 172559.25R000-103.354

Abbreviated Accessibility Checklist					
Facility History & Interview					
Question		Yes	No	Unk	Comments
1	Has an accessibility study been previously performed? If so, when?	X			
2	Have any ADA improvements been made to the property since original construction? Describe.	X			
3	Has building management reported any accessibility-based complaints or litigation?		X		

Abbreviated Accessibility Checklist

Parking

OVERVIEW OF ACCESSIBLE PARKING AREA

CLOSE-UP OF STALL

	Question	Yes	No	NA	Comments
1	Does the required number of standard ADA designated spaces appear to be provided ?	X			
2	Does the required number of van-accessible designated spaces appear to be provided ?	X			
3	Are accessible spaces on the shortest accessible route to an accessible building entrance ?	X			
4	Does parking signage include the International Symbol of Accessibility ?	X			
5	Does each accessible space have an adjacent access aisle ?	X			
6	Do parking spaces and access aisles appear to be relatively level and without obstruction ?	X			

Abbreviated Accessibility Checklist

Exterior Accessible Route

ACCESSIBLE EXTERIOR LIFT

CURB CUT

	Question	Yes	No	NA	Comments
1	Is an accessible route present from public transportation stops and municipal sidewalks on or immediately adjacent to the property ?	X			
2	Does a minimum of one accessible route appear to connect all public areas on the exterior, such as parking and other outdoor amenities, to accessible building entrances ?	X			
3	Are curb ramps present at transitions through raised curbs on all accessible routes?	X			
4	Do curb ramps appear to have compliant slopes for all components ?	X			
5	Do ramp runs on an accessible route appear to have compliant slopes ?	X			
6	Do ramp runs on an accessible route appear to have a compliant rise and width ?	X			

7	Do ramps on an accessible route appear to have compliant end and intermediate landings ?	X			
8	Do ramps and stairs on an accessible route appear to have compliant handrails?	X			
9	For stairways that are open underneath, are permanent barriers present that prevent or discourage access?			X	

Abbreviated Accessibility Checklist

Building Entrances

MAIN ENTRANCE

AUTOMATIC DOOR OPENER

	Question	Yes	No	NA	Comments
1	Do a sufficient number of accessible entrances appear to be provided ?	X			
2	If the main entrance is not accessible, is an alternate accessible entrance provided?	X			
3	Is signage provided indicating the location of alternate accessible entrances ?	X			
4	Do doors at accessible entrances appear to have compliant maneuvering clearance area on each side ?	X			
5	Do doors at accessible entrances appear to have compliant hardware ?	X			
6	Do doors at accessible entrances appear to have a compliant clear opening width ?	X			

7	Do pairs of accessible entrance doors in series appear to have the minimum clear space between them ?	✕			
8	Do thresholds at accessible entrances appear to have a compliant height ?	✕			

Abbreviated Accessibility Checklist

Interior Accessible Route

ACCESSIBLE INTERIOR RAMP

DOOR HARDWARE

	Question	Yes	No	NA	Comments
1	Does an accessible route appear to connect all public areas inside the building ?	X			
2	Do accessible routes appear free of obstructions and/or protruding objects ?	X			
3	Do ramps on accessible routes appear to have compliant slopes ?	X			
4	Do ramp runs on an accessible route appear to have a compliant rise and width ?	X			
5	Do ramps on accessible routes appear to have compliant end and intermediate landings ?	X			
6	Do ramps on accessible routes appear to have compliant handrails ?	X			

7	Are accessible areas of refuge and the accessible means of egress to those areas identified with accessible signage ?	X			
8	Do public transaction areas have an accessible, lowered service counter section ?	X			
9	Do public telephones appear mounted with an accessible height and location ?	X			
10	Do doors at interior accessible routes appear to have compliant maneuvering clearance area on each side ?	X			
11	Do doors at interior accessible routes appear to have compliant hardware ?	X			
12	Do non-fire hinged, sliding, or folding doors on interior accessible routes appear to have compliant opening force ?	X			
13	Do doors on interior accessible routes appear to have a compliant clear opening width ?	X			

Abbreviated Accessibility Checklist

Elevators

LOBBY LOOKING AT CAB

IN-CAB CONTROLS

	Question	Yes	No	NA	Comments
1	Are hallway call buttons configured with the “UP” button above the “DOWN” button?	X			
2	Is accessible floor identification signage present on the hoistway sidewalls on each level ?	X			
3	Do the elevators have audible and visual arrival indicators at the lobby and hallway entrances?	X			
4	Do the elevator hoistway and car interior appear to have a minimum compliant clear floor area ?	X			
5	Do the elevator car doors have automatic re-opening devices to prevent closure on obstructions?	X			
6	Do elevator car control buttons appear to be mounted at a compliant height ?	X			

7	Are tactile and Braille characters mounted to the left of each elevator car control button ?	✕			
8	Are audible and visual floor position indicators provided in the elevator car?	✕			
9	Is the emergency call system on or adjacent to the control panel and does it not require voice communication ?	✕			

Abbreviated Accessibility Checklist

Public Restrooms

TOILET STALL OVERVIEW

SINK, FAUCET HANDLES AND ACCESSORIES

	Question	Yes	No	NA	Comments
1	Do publicly accessible toilet rooms appear to have a minimum compliant floor area ?	X			
2	Does the lavatory appear to be mounted at a compliant height and with compliant knee area ?	X			
3	Does the lavatory faucet have compliant handles ?	X			
4	Is the plumbing piping under lavatories configured to protect against contact ?	X			
5	Are grab bars provided at compliant locations around the toilet ?	X			
6	Do toilet stall doors appear to provide the minimum compliant clear width ?	X			

7	Do toilet stalls appear to provide the minimum compliant clear floor area ?	✕			
8	Where more than one urinal is present in a multi-user restroom, does minimum one urinal appear to be mounted at a compliant height and with compliant approach width ?	✕			
9	Do accessories and mirrors appear to be mounted at a compliant height ?	✕			

Abbreviated Accessibility Checklist

Playgrounds & Swimming Pools

ACCESSIBLE ROUTE TO PLAYGROUND

OVERVIEW OF PLAYGROUND

	Question	Yes	No	NA	Comments
1	Is there an accessible route to the play area / s?	✕			
2	Has the play area been reviewed for accessibility ?	✕			
3	Are publicly accessible swimming pools equipped with an entrance lift ?			✕	

Appendix E:
Component Condition Report

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
Structure						
A1010	Substructure	Good	Foundation System, Concrete Strip/Pad Footings w/ Slab, 1-2 Story Building	97,397 SF	68	10054246
B1010	Superstructure	Good	Structural Framing, Masonry (CMU) Bearing Walls, 1-2 Story Building	97,397 SF	68	10054365
Facade						
B2010	Building Exterior	Fair	Exterior Walls, Brick/Masonry/Stone, Clean & Seal, Maintain	24,900 SF	13	10054319
B2010	Building Exterior	Fair	Exterior Walls, Vinyl Siding	1,800 SF	23	10054302
B2020	Building Exterior	Good	Glazing, any type by SF	8,900 SF	23	10054235
B2050	Building Exterior	Good	Overhead/Dock Door, Steel, 12'x12' (144 SF)	2	23	10054205
B2050	Building Exterior	Good	Exterior Door, Steel, Commercial	10	33	10054316
Roofing						
B3010	Roof	Good	Roofing, Metal	2,500 SF	33	10054298
B3010	Flat roofs	Fair	Green roof, Vegetation trays, Refurbish	50,000 SF	4	10403463
B3010	Roof	Good	Roofing, Built-Up	50,000 SF	18	10054317
B3010	Roof	Fair	Roofing, Modified Bitumen	5,000 SF	12	10054215
Interiors						
C1010	Gymnasium	Good	Movable Partition, Room Divider, Basic Fabric	800 SF	18	10054236
C1010	Cafeteria	Poor	Interior Construction, any type, Repairs per Man-Day, Repair	4	1	10054230
C1030	Throughout Building	Good	Interior Door, Wood, Solid-Core	100	33	10054308
C1030	Throughout Building	Good	Interior Door, Wood, Solid-Core	8	33	10054343
C1030	Throughout Building	Good	Interior Door, Steel, Standard	10	33	10054212
C1070	Throughout Building	Good	Suspended Ceilings, Acoustical Tile (ACT)	77,900 SF	18	10054273
C1090	Restrooms	Fair	Toilet Partitions, Plastic/Laminate	30	13	10054373
C2010	Throughout Building	Fair	Wall Finishes, any surface, Prep & Paint	102,300 SF	5	10054260
C2010	Multi-Purpose Room	Good	Wall Finishes, Acoustical Panels, Sound-Dampening	14,600 SF	18	10054210

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
C2010	Restrooms	Good	Wall Finishes, Ceramic Tile	29,200 SF	33	10054284
C2030	Gymnasium	Fair	Flooring, Wood, Strip, Refinish	9,700 SF	5	10054303
C2030	Commercial Kitchen	Good	Flooring, Quarry Tile	4,900 SF	43	10054239
C2030	Throughout Building	Fair	Flooring, Vinyl Tile (VCT)	43,800 SF	8	10054250
C2030	Throughout Building	Fair	Flooring, Carpet, Commercial Standard	9,700 SF	5	10054347
C2030	Utility Rooms/Areas	Fair	Flooring, any surface, w/ Paint or Sealant, Prep & Paint	4,900 SF	5	10054287
C2030	Restrooms	Good	Flooring, Ceramic Tile	19,500 SF	33	10054268
C2030	Stairwells	Fair	Flooring, Rubber Tile	4,900 SF	8	10054255
C2050	Gymnasium	Fair	Ceiling Finishes, exposed irregular elements, Prep & Paint	19,500 SF	4	10054301
Conveying						
D1010	189	Good	Passenger Elevator, Overhead Traction, 2-5 Floors, 2500 LB, Renovate	1	28	10054198
D1010	189	Good	Elevator Controls, Automatic, 1 Car	1	13	10054295
D1010	Elevator Shafts/Utility	Fair	Elevator Cab Finishes, Standard	1	8	10056763
Plumbing						
D2010	Throughout Building	Fair	Drinking Fountain, Wall-Mounted, Single-Level	2	8	10054199
D2010	17	Good	Backflow Preventer, Domestic Water, 1.5 IN	1	23	10054261
D2010	Restrooms	Good	Sink/Lavatory, Wall-Hung, Enameled Steel	30	23	10054334
D2010	140	Good	Storage Tank, Domestic Water, 80 GAL	1	23	10054369
D2010	Throughout Building	Good	Plumbing System, Supply & Sanitary, Low Density (excludes fixtures)	97,397 SF	33	10054294
D2010	Restrooms	Good	Urinal, Standard	10	23	10054376
D2010	Restrooms	Good	Toilet, Commercial Water Closet	35	23	10054228
D2010	Throughout Building	Good	Sink/Lavatory, Vanity Top, Stainless Steel	25	23	10054322
D2010	140	Good	Water Heater, Gas, Commercial (400 MBH), 100 to 199 GAL, 120 GAL	1	18	10054296
D2010	Throughout Building	Fair	Drinking Fountain, Wall-Mounted, Bi-Level	3	8	10054349
D2010	Throughout Building	Good	Sink/Lavatory, Service Sink, Floor	5	28	10054237

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
HVAC						
D3020	Stairwells	Good	Cabinet Heater, Electric, 3 to 4 LF	5	18	10054285
D3020	Room 17	Fair	Unit Heater, Electric, 10 kW [EPUH-8]	5	14	10054351
D3020	17	Good	Heat Exchanger, Shell & Tube, HVAC, 16 to 20 GPM, 20	1	28	10057472
D3020	17	Good	Boiler Supplemental Components, Expansion Tank, 60 GAL [ET-1]	1	33	10054201
D3030	321	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-41]	1	14	10054330
D3030	Roof	Good	Split System Ductless, Single Zone, 1.5 TON [DSS-8]	1	8	10054300
D3030	104	Good	Heat Pump, Water Source, 1 TON	1	17	10054327
D3030	229	Good	Heat Pump, Water Source, 5 TON, 1.5 TON [HPU-27]	1	14	10054280
D3030	Roof	Fair	Split System Ductless, Single Zone, 2 TON [DSS-1]	1	8	10054238
D3030	312	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-31]	1	14	10054366
D3030	336	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-42]	1	14	10054221
D3030	209	Good	Heat Pump, Water Source, 5 TON [HPU-24]	1	14	10054331
D3030	167	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-14]	1	14	10054213
D3030	203	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-21]	1	14	10054332
D3030	Roof	Fair	Split System Ductless, Single Zone, Condenser & Evaporator, 3 TON [DSS-5]	1	8	10054311
D3030	240	Good	Heat Pump, Water Source, 5 TON [HPU-20]	1	14	10054383
D3030	115	Good	Heat Pump, Water Source, 5 TON, 3 [HPU-5]	1	14	10054306
D3030	183	Good	Heat Pump, Water Source, 5 TON, 2 [HPU-12]	1	14	10054229
D3030	131	Good	Heat Pump, Water Source, 5 TON, 1.5 [HPU-3]	1	13	10054209
D3030	Roof	Fair	Split System Ductless, Single Zone, 2 TON [DSS-6]	1	8	10054371
D3030	167	Good	Heat Pump, Water Source, 5 TON, 1 TON [HPU-13]	1	14	10054342
D3030	151	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-10]	1	13	10054278
D3030	203	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-22]	1	14	10054338
D3030	328	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-39]	1	14	10054241

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3030	304	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-28]	1	14	10054206
D3030	115	Good	Heat Pump, Water Source, 5 TON, 1.5 TON [HPU-6]	1	13	10054359
D3030	151	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-9]	1	14	10054281
D3030	240	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-19]	1	14	10054214
D3030	147	Fair	Heat Pump, Var Refrig Vol (VRV), 8 TON	1	8	10054328
D3030	320	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-35]	1	14	10054378
D3030	131	Good	Heat Pump, Water Source, 5 TON, 3 TON [HPU-4]	1	14	10054309
D3030	232	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-18]	1	14	10054321
D3030	232	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-17]	1	14	10054265
D3030	Roof	Fair	Split System Ductless, Single Zone, 1.5 TON	1	8	10054264
D3030	Roof	Fair	Split System Ductless, Single Zone, 2 TON [DSS-9]	1	8	10054244
D3030	321	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-40]	1	14	10054223
D3030	312	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-32]	1	14	10054197
D3030	128	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-2]	1	14	10054340
D3030	336	Good	Heat Pump, Water Source, 5 TON [HPU 43]	1	14	10054242
D3030	183	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-11]	1	14	10054363
D3030	320	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-36]	1	14	10054293
D3030	Roof	Good	Split System Ductless, Single Zone, 2 TON [DSS-3]	1	8	10054312
D3030	104	Fair	Heat Pump, Var Refrig Vol (VRV), 8 TON [WCRF1]	1	8	10054247
D3030	209	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-23]	1	14	10054217
D3030	224	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-15]	1	14	10054249
D3030	128	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-1]	1	14	10054320
D3030	224	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-16]	1	14	10054313
D3030	303	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-30]	1	14	10054254
D3030	115	Fair	Heat Pump, Var Refrig Vol (VRV), 8 TON [WCRF 3]	1	8	10054352

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3030	303	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-29]	1	14	10054207
D3030	309	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-34]	1	14	10054367
D3030	Roof	Good	Split System Ductless, Single Zone, 1.5 TON [DSS-4]	1	8	10054232
D3030	327	Good	Heat Pump, Water Source, 5 TON, 1.5 TON [HPU 44]	1	14	10054323
D3030	328	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-38]	1	14	10054339
D3030	309	Good	Heat Pump, Water Source, 5 TON, 2 TON [HPU-33]	1	14	10054219
D3030	Roof	Fair	Split System Ductless, Single Zone, 1.5 TON [DSS-2]	1	8	10054216
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted, 35 TON [DOAS-1]	1	13	10054299
D3050	17	Good	Pump, Distribution, HVAC Heating Water, 30 HP [P-1]	1	18	10054272
D3050	Roof	Good	Make-Up Air Unit, MUA or MAU, 12001 to 20000 CFM, 12000 CFM [MUAU-1]	1	13	10054270
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted, 25 TON [RTU-2]	1	13	10054234
D3050	Throughout Building	Good	HVAC System, Ductwork, Medium Density	97,397 SF	23	10054368
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted, 45 TON [DOAS-2]	1	13	10054286
D3050	Throughout Building	Good	HVAC System, Hydronic Piping, 2-Pipe	97,397 SF	33	10054305
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted, 13 TON [RTU-3]	1	13	10054356
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted, 5 TON [RTU-1]	1	13	10054314
D3050	Roof	Good	Packaged Unit, RTU, Pad or Roof-Mounted, 5 TON [DOAS-3]	1	13	10054253
D3050	17	Good	Pump, Distribution, HVAC Heating Water, 30 HP [P-2]	1	18	10054353
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 2000 CFM [EF-3]	1	13	10054372
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 2000 CFM [EF-13]	1	13	10054370
D3060	17	Good	Exhaust Fan, Centrifugal, 12" Damper, 1000 CFM [EF-15]	1	18	10054344
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 8500 CFM [EF-11]	1	13	10054226
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 2000 CFM [EF-8]	1	13	10054203
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 2000 CFM [EF-5]	1	13	10054380
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 1000 CFM [EF-1]	1	13	10054289

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 1000 CFM [EF-6]	1	13	10054374
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 1000 CFM [EF-7]	1	13	10054346
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 1000 CFM [EF-9]	1	13	10054297
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 5000 CFM [EF-14]	1	13	10054271
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, 1000 CFM [EF-2]	1	13	10054315
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, 2000 CFM [EF-4]	1	13	10054379
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, 5000 CFM [EF-12]	1	14	10054262
D3060	Roof	Good	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, 8500 CFM [EF-10]	1	13	10054361
Fire Protection						
D4010	2	Good	Backflow Preventer, Fire Suppression, 8 IN	1	23	10054233
D4010	2	Good	Supplemental Components, Fire Riser, Wet, 6 IN	1	33	10054222
D4010	2	Good	Backflow Preventer, Fire Suppression, 3 INCH	1	23	10054259
D4010	Throughout Building	Good	Fire Suppression System, Existing Sprinkler Heads, by SF	97,397 SF	18	10054357
Electrical						
D5010	136	Good	Automatic Transfer Switch, ATS, 200 AMP [ATS-1]	1	18	10054348
D5010	136	Good	Automatic Transfer Switch, ATS, 200 AMP [ATS-2]	1	18	10054292
D5010	Building Exterior	Good	Generator, Gas or Gasoline, 35 KW	1	25	10054283
D5020	136	Good	Distribution Panel, 277/480 V, 400 AMP [PANEL S1]	1	23	10054225
D5020	136	Good	Switchboard, 277/480 V, 1200 AMP	1	33	10054358
D5020	163	Good	Secondary Transformer, Dry, Stepdown, 112.5 KVA [T-5]	1	23	10054381
D5020	306	Good	Secondary Transformer, Dry, Stepdown, 45 KVA [T-12]	1	23	10054377
D5020	136	Good	Secondary Transformer, Dry, Stepdown, 150 KVA [T-1]	1	23	10054354
D5020	136	Good	Distribution Panel, 120/208 V, 600 AMP [PANEL RDP]	1	23	10054291
D5020	163	Good	Secondary Transformer, Dry, Stepdown, 45 KVA [T-4]	1	23	10054350
D5020	163	Good	Secondary Transformer, Dry, Stepdown, 15 KVA [T-7]	1	23	10054269

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
D5020	136	Good	Secondary Transformer, Dry, Stepdown, 9 KVA [T-4]	1	23	10054364
D5020	306	Good	Secondary Transformer, Dry, Stepdown, 75 KVA [T-11]	1	23	10054267
D5020	136	Good	Secondary Transformer, Dry, Stepdown, 75 KVA [T-3]	1	23	10054224
D5020	16	Good	Secondary Transformer, Dry, Stepdown, 150 KVA	1	23	10054333
D5020	136	Good	Secondary Transformer, Dry, Stepdown, 30 KVA [T-2]	1	23	10054202
D5020	16	Good	Distribution Panel, 120/208 V, 500 AMP	1	23	10054326
D5020	306	Good	Distribution Panel, 277/480 V, 400 AMP [PANEL M5]	1	23	10054282
D5020	163	Good	Distribution Panel, 120/208 V, 400 AMP [PANEL R3]	1	23	10054279
D5020	136	Good	Distribution Panel, 277/480 V, 1200 AMP	1	23	10054362
D5020	306	Good	Distribution Panel, 277/480 V, 400 AMP [PANEL R7]	1	23	10054310
D5030	17	Fair	Variable Frequency Drive, VFD, by HP of Motor, 30 HP, Replace/Install [PUMP 2]	1	13	10054335
D5030	17	Fair	Variable Frequency Drive, VFD, by HP of Motor, 30 HP, Replace/Install [PUMP 1]	1	13	10054258
D5030	Throughout Building	Good	Electrical System, Wiring & Switches, Average or Low Density/Complexity	97,397 SF	33	10054375
D5040	Throughout Building	Fair	Emergency & Exit Lighting System, Full Interior Upgrade, LED	97,397 SF	5	10054329
D5040	Throughout Building	Good	Interior Lighting System, Full Upgrade, High Density & Standard Fixtures	97,397 SF	13	10054227
D5040	Gymnasium	Good	High Intensity Discharge (HID) Fixtures, Metal Halide, Gymnasium Lighting, 400 W	30	13	10054324
Fire Alarm & Electronic Systems						
D6060	Throughout Building	Fair	Intercom/PA System, Public Address Upgrade, Facility-Wide	97,397 SF	13	10054256
D7030	Throughout Building	Fair	Security/Surveillance System, Full System Upgrade, Average Density	97,397 SF	8	10054275
D7050	126	Fair	Fire Alarm Panel, Fully Addressable	1	8	10054318
D7050	Throughout Building	Good	Fire Alarm System, Full System Upgrade, Standard Addressable, Upgrade/Install	97,397 SF	13	10054345
D8010	Throughout Building	Fair	BAS/HVAC Controls, Basic System or Legacy Upgrades, Upgrade/Install	97,397 SF	8	10054248
Equipment & Furnishings						
E1030	Kitchen	Fair	Foodservice Equipment, Walk-In, Freezer	1	13	10054263
E1030	Kitchen	Fair	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels	1	8	10054290

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
E1030	Kitchen	Good	Foodservice Equipment, Commercial Kitchen, 1-Bowl	2	23	10054360
E1030	Kitchen	Fair	Foodservice Equipment, Food Puree	1	5	10054204
E1030	Kitchen	Good	Foodservice Equipment, Walk-In, Condenser for Refigerator/Freezer	1	8	10054337
E1030	Kitchen	Fair	Foodservice Equipment, Exhaust Hood, 8 to 10 LF	1	8	10054266
E1030	Kitchen	Fair	Foodservice Equipment, Food Puree	1	5	10054218
E1030	Commercial Kitchen	Fair	Foodservice Equipment, Trash Compactor, 600 LB	1	11	10054274
E1030	Kitchen	Fair	Foodservice Equipment, Dairy Cooler/Wells	1	8	10054231
E1030	Kitchen	Fair	Foodservice Equipment, Convection Oven, Double	1	5	10054355
E1030	Kitchen	Fair	Foodservice Equipment, Walk-In, Evaporator for Refigerator/Freezer	1	8	10054382
E1030	Kitchen	Fair	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels	1	8	10054240
E1030	Kitchen	Fair	Foodservice Equipment, Walk-In, Evaporator for Refigerator/Freezer	1	8	10054208
E1030	Kitchen	Good	Foodservice Equipment, Commercial Kitchen, 3-Bowl	1	23	10054243
E1030	Multi-Purpose Room	Fair	Cafeteria Furnishings, Set-In Against-Wall Lunch Table, Up to 30 LF	5	13	10054276
E1030	Kitchen	Fair	Foodservice Equipment, Refrigerator, 2-Door Reach-In	1	8	10054325
E1030	Roof	Fair	Foodservice Equipment, Walk-In, Condenser for Refigerator/Freezer	1	8	10054336
E1030	Kitchen	Fair	Foodservice Equipment, Walk-In, Refrigerator	1	13	10054277
E1070	Gymnasium	Good	Basketball Backboard, Ceiling-Mounted, Operable	2	23	10054307
E1070	Gymnasium	Good	Basketball Backboard, Ceiling-Mounted, Fixed	4	23	10054245
E1070	Cafeteria	Fair	Theater & Stage Equipment, Flameproof Curtain, Medium Weight Velour	300 SF	8	10054288
E2010	Library	Fair	Casework, Countertop, Plastic Laminate	20 LF	8	10054251
E2010	Library	Fair	Casework, Cabinetry, Standard	50 LF	13	10054211
E2010	Library	Fair	Library Shelving, Single-Faced, up to 90" Height	30 LF	13	10054252
E2010	Gymnasium	Fair	Bleachers, Telescoping Manual, up to 15 Tier (per Seat)	6	13	10054200
E2010	Throughout Building	Fair	Casework, Countertop, Plastic Laminate	50 LF	8	10054257
E2010	Throughout Building	Fair	Casework, Cabinetry, Standard	100 LF	13	10054341

Component Condition Report | Bayard Rustin Elementary School / Main Building

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
E2010	Library	Fair	Library Shelving, Double-Faced, up to 90" Height	40 LF	13	10054304
Sitework						
G4050	Building Exterior	Good	Site Lighting, Wall Pack or Walkway Pole-Mounted, any type w/ LED, 26 WATT	10	14	10054220

Component Condition Report | Bayard Rustin Elementary School / Site

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity	RUL	ID
HVAC						
D3030	Modular	Good	Heat Pump, Packaged & Wall-Mounted, 3 TON	1	13	10056841
D3030	Modular	Good	Heat Pump, Packaged & Wall-Mounted, 3 TON	1	13	10056850
Special Construction & Demo						
F1020	Site General	Good	Ancillary Building, Classroom/Office Module, Basic/Portable	1,065 SF	18	10056845
F1020	Site General	Good	Ancillary Building, Classroom/Office Module, Basic/Portable	1,065 SF	18	10056840
Pedestrian Plazas & Walkways						
G2020	Site	Good	Parking Lots, Pavement, Asphalt, Seal & Stripe	68,000 SF	3	10056839
G2020	Site	Good	Parking Lots, Pavement, Asphalt, Mill & Overlay	68,000 SF	18	10056834
G2030	Site	Good	Sidewalk, Concrete, Small Areas/Sections	1,000 SF	43	10056842
Athletic, Recreational & Playfield Areas						
G2050	Site	Good	Play Structure, Multipurpose, Medium	1	14	10056848
G2050	Site	Good	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Mill & Overlay	18,000 SF	18	10056837
G2050	Site	Fair	Sports Apparatus, Basketball, Backboard/Rim/Pole	4	14	10056846
G2050	Site	Good	Play Structure, Multipurpose, Medium	1	14	10056847
G2050	Site	Good	Play Structure, Multipurpose, Small	6	13	10056838
Sitework						
G2060	Site	Good	Retaining Wall, Brick/Stone	10,000 SF	33	10056849
G2060	Site	Good	Fences & Gates, Fence, Chain Link 8'	800 LF	33	10056843

Component Condition Report | Bayard Rustin Elementary School / Site

UF L3 Code	Location	Condition	Component/Attributes/Capacity	Quantity		RUL	ID
G2060	Site	Good	Fences & Gates, Fence, Chain Link 4'	1,300	LF	33	10056835
G2060	Site	Good	Park Bench, Metal Powder-Coated	4		14	10056844
G4050	Site	Fair	Pole Light Fixture w/ Lamps, any type 20' High, w/ LED Replacement, 1000 WATT, Replace/Install	10		13	10056836

Appendix F:
Replacement Reserves

Replacement Reserves Report

3/6/2026

Location	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Total Escalated Estimate
Bayard Rustin Elementary School	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	$0	
Bayard Rustin Elementary School / Main Building	$0	$4,532	$0	$0	$222,569	$403,356	$0	$0	$1,208,608	$0	$0	$17,995	$71,288	$2,349,206	$647,615	$542,076	$0	$9,752	$2,373,472	$0	$0	**$7,850,470**
Bayard Rustin Elementary School / Site	$0	$0	$0	$33,437	$0	$0	$0	$0	$38,763	$0	$0	$0	$0	$210,881	$93,478	$0	$0	$0	$927,145	$0	$0	**$1,303,705**
Grand Total	**$0**	**$4,532**	**$0**	**$33,437**	**$222,569**	**$403,356**	**$0**	**$0**	**$1,247,371**	**$0**	**$0**	**$17,995**	**$71,288**	**$2,560,088**	**$741,093**	**$542,076**	**$0**	**$9,752**	**$3,300,617**	**$0**	**$0**	**$9,154,175**

Bayard Rustin Elementary School

Bayard Rustin Elementary School / Main Building

Uniformat Code	Location Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost*	Subtotal	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Deficiency Repair Estimate
B2010	Building Exterior	10054319	Exterior Walls, Brick/Masonry/Stone, Clean & Seal, Maintain	20	7	13	24900	SF	$1.86	$46,314														$46,314								**$46,314**
B3010	Flat roofs	10403463	Green roof, Vegetation trays, Refurbish	10	6	4	50000	SF	$2.98	$149,000					$149,000										$149,000							**$298,000**
B3010	Roof	10054215	Roofing, Modified Bitumen, Replace	20	8	12	5000	SF	$10.00	$50,000													$50,000									**$50,000**
B3010	Roof	10054317	Roofing, Built-Up, Replace	25	7	18	50000	SF	$14.00	$700,000																			$700,000			**$700,000**
C1010	Cafeteria	10054230	Interior Construction, any type, Repairs per Man-Day, Repair	0	-1	1	4	EA	$1,100.00	$4,400		$4,400																				**$4,400**
C1010	Gymnasium	10054236	Movable Partition, Room Divider, Basic Fabric, Replace	25	7	18	800	SF	$5.00	$4,000																			$4,000			**$4,000**
C1070	Throughout Building	10054273	Suspended Ceilings, Acoustical Tile (ACT), Replace	25	7	18	77900	SF	$3.50	$272,650																			$272,650			**$272,650**
C1090	Restrooms	10054373	Toilet Partitions, Plastic/Laminate, Replace	20	7	13	30	EA	$750.00	$22,500														$22,500								**$22,500**
C2010	Throughout Building	10054260	Wall Finishes, any surface, Prep & Paint	10	5	5	102300	SF	$1.50	$153,450						$153,450										$153,450						**$306,900**
C2010	Multi-Purpose Room	10054210	Wall Finishes, Acoustical Panels, Sound-Dampening, Replace	25	7	18	14600	SF	$14.00	$204,400																			$204,400			**$204,400**
C2030	Utility Rooms/Areas	10054287	Flooring, any surface, w/ Paint or Sealant, Prep & Paint	10	5	5	4900	SF	$1.50	$7,350						$7,350										$7,350						**$14,700**
C2030	Gymnasium	10054303	Flooring, Wood, Strip, Refinish	10	5	5	9700	SF	$4.00	$38,800						$38,800										$38,800						**$77,600**
C2030	Throughout Building	10054250	Flooring, Vinyl Tile (VCT), Replace	15	7	8	43800	SF	$5.00	$219,000									$219,000													**$219,000**
C2030	Stairwells	10054255	Flooring, Rubber Tile, Replace	15	7	8	4900	SF	$9.00	$44,100									$44,100													**$44,100**
C2030	Throughout Building	10054347	Flooring, Carpet, Commercial Standard, Replace	10	5	5	9700	SF	$7.50	$72,750						$72,750										$72,750						**$145,500**
C2050	Gymnasium	10054301	Ceiling Finishes, exposed irregular elements, Prep & Paint	10	6	4	19500	SF	$2.50	$48,750					$48,750										$48,750							**$97,500**
D1010	Elevator Shafts/Utility	10056763	Elevator Cab Finishes, Standard, Replace	15	7	8	1	EA	$9,000.00	$9,000									$9,000													**$9,000**
D1010	189	10054295	Elevator Controls, Automatic, 1 Car, Replace	20	7	13	1	EA	$5,000.00	$5,000														$5,000								**$5,000**
D2010	140	10054296	Water Heater, Gas, Commercial (400 MBH), 100 to 199 GAL, Replace	20	2	18	1	EA	$22,000.00	$22,000																			$22,000			**$22,000**
D2010	Throughout Building	10054199	Drinking Fountain, Wall-Mounted, Single-Level, Replace	15	7	8	2	EA	$1,200.00	$2,400									$2,400													**$2,400**
D2010	Throughout Building	10054349	Drinking Fountain, Wall-Mounted, Bi-Level, Replace	15	7	8	3	EA	$1,500.00	$4,500									$4,500													**$4,500**
D3020	Room 17	10054351	Unit Heater, Electric, Replace	20	6	14	5	EA	$2,200.00	$11,000															$11,000							**$11,000**
D3020	Stairwells	10054285	Cabinet Heater, Electric, 3 to 4 LF, Replace	25	7	18	5	EA	$3,500.00	$17,500																			$17,500			**$17,500**
D3030	Roof	10054300	Split System Ductless, Single Zone, Replace	15	7	8	1	EA	$4,800.00	$4,800									$4,800													**$4,800**
D3030	Roof	10054238	Split System Ductless, Single Zone, Replace	15	7	8	1	EA	$4,800.00	$4,800									$4,800													**$4,800**
D3030	Roof	10054311	Split System Ductless, Single Zone, Condenser & Evaporator, Replace	15	7	8	1	EA	$6,100.00	$6,100									$6,100													**$6,100**
D3030	Roof	10054371	Split System Ductless, Single Zone, Replace	15	7	8	1	EA	$4,800.00	$4,800									$4,800													**$4,800**
D3030	147	10054328	Heat Pump, Var Refrig Vol (VRV), Replace	15	7	8	1	EA	$44,000.00	$44,000									$44,000													**$44,000**
D3030	Roof	10054264	Split System Ductless, Single Zone, Replace	15	7	8	1	EA	$4,800.00	$4,800									$4,800													**$4,800**
D3030	Roof	10054244	Split System Ductless, Single Zone, Replace	15	7	8	1	EA	$4,800.00	$4,800									$4,800													**$4,800**
D3030	Roof	10054312	Split System Ductless, Single Zone, Replace	15	7	8	1	EA	$4,800.00	$4,800									$4,800													**$4,800**
D3030	104	10054247	Heat Pump, Var Refrig Vol (VRV), Replace	15	7	8	1	EA	$44,000.00	$44,000									$44,000													**$44,000**
D3030	115	10054352	Heat Pump, Var Refrig Vol (VRV), Replace	15	7	8	1	EA	$44,000.00	$44,000									$44,000													**$44,000**
D3030	Roof	10054232	Split System Ductless, Single Zone, Replace	15	7	8	1	EA	$4,800.00	$4,800									$4,800													**$4,800**
D3030	Roof	10054216	Split System Ductless, Single Zone, Replace	15	7	8	1	EA	$4,800.00	$4,800									$4,800													**$4,800**
D3030	131	10054209	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	$5,900.00	$5,900														$5,900								**$5,900**
D3030	151	10054278	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	$5,900.00	$5,900														$5,900								**$5,900**
D3030	115	10054359	Heat Pump, Water Source, 5 TON, Replace	20	7	13	1	EA	$5,900.00	$5,900														$5,900								**$5,900**
D3030	321	10054330	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	229	10054280	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**

Replacement Reserves Report

3/6/2026

Uniformat Code	Location Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost*	Subtotal	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Deficiency Repair Estimate
D3030	312	10054366	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	336	10054221	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	209	10054331	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	167	10054213	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	203	10054332	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	240	10054383	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	115	10054306	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	183	10054229	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	167	10054342	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	203	10054338	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	328	10054241	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	304	10054206	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	151	10054281	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	240	10054214	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	320	10054378	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	131	10054309	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	232	10054321	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	232	10054265	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	321	10054223	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	312	10054197	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	128	10054340	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	336	10054242	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	183	10054363	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	320	10054293	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	209	10054217	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	224	10054249	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	128	10054320	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	224	10054313	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	303	10054254	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	303	10054207	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	309	10054367	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	327	10054323	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	328	10054339	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	309	10054219	Heat Pump, Water Source, 5 TON, Replace	20	6	14	1	EA	$5,900.00	$5,900															$5,900							**$5,900**
D3030	104	10054327	Heat Pump, Water Source, Replace	20	3	17	1	EA	$5,900.00	$5,900																		$5,900				**$5,900**
D3050	17	10054272	Pump, Distribution, HVAC Heating Water, Replace	25	7	18	1	EA	$22,000.00	$22,000																			$22,000			**$22,000**
D3050	17	10054353	Pump, Distribution, HVAC Heating Water, Replace	25	7	18	1	EA	$22,000.00	$22,000																			$22,000			**$22,000**
D3050	Roof	10054299	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	7	13	1	EA	$75,000.00	$75,000														$75,000								**$75,000**
D3050	Roof	10054270	Make-Up Air Unit, MUA or MAU, 12001 to 20000 CFM, Replace	20	7	13	1	EA	$60,000.00	$60,000														$60,000								**$60,000**
D3050	Roof	10054234	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	7	13	1	EA	$45,000.00	$45,000														$45,000								**$45,000**
D3050	Roof	10054286	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	7	13	1	EA	$75,000.00	$75,000														$75,000								**$75,000**
D3050	Roof	10054356	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	7	13	1	EA	$30,000.00	$30,000														$30,000								**$30,000**
D3050	Roof	10054314	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	7	13	1	EA	$11,000.00	$11,000														$11,000								**$11,000**
D3050	Roof	10054253	Packaged Unit, RTU, Pad or Roof-Mounted, Replace	20	7	13	1	EA	$11,000.00	$11,000														$11,000								**$11,000**
D3060	Roof	10054372	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, Replace	20	7	13	1	EA	$2,400.00	$2,400														$2,400								**$2,400**
D3060	Roof	10054370	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, Replace	20	7	13	1	EA	$2,400.00	$2,400														$2,400								**$2,400**
D3060	Roof	10054226	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, Replace	20	7	13	1	EA	$4,000.00	$4,000														$4,000								**$4,000**
D3060	Roof	10054203	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, Replace	20	7	13	1	EA	$2,400.00	$2,400														$2,400								**$2,400**
D3060	Roof	10054380	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, Replace	20	7	13	1	EA	$2,400.00	$2,400														$2,400								**$2,400**

Replacement Reserves Report

3/6/2026

Uniformat Code	Location Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost*	Subtotal	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Deficiency Repair Estimate
D3060	Roof	10054289	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, Replace	20	7	13	1	EA	$1,400.00	$1,400														$1,400								**$1,400**
D3060	Roof	10054374	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, Replace	20	7	13	1	EA	$1,400.00	$1,400														$1,400								**$1,400**
D3060	Roof	10054346	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, Replace	20	7	13	1	EA	$1,400.00	$1,400														$1,400								**$1,400**
D3060	Roof	10054297	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, Replace	20	7	13	1	EA	$1,400.00	$1,400														$1,400								**$1,400**
D3060	Roof	10054271	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, Replace	20	7	13	1	EA	$3,000.00	$3,000														$3,000								**$3,000**
D3060	Roof	10054315	Exhaust Fan, Roof or Wall-Mounted, 12" Damper, Replace	20	7	13	1	EA	$1,400.00	$1,400														$1,400								**$1,400**
D3060	Roof	10054379	Exhaust Fan, Roof or Wall-Mounted, 16" Damper, Replace	20	7	13	1	EA	$2,400.00	$2,400														$2,400								**$2,400**
D3060	Roof	10054361	Exhaust Fan, Roof or Wall-Mounted, 28" Damper, Replace	20	7	13	1	EA	$4,000.00	$4,000														$4,000								**$4,000**
D3060	Roof	10054262	Exhaust Fan, Roof or Wall-Mounted, 24" Damper, Replace	20	6	14	1	EA	$3,000.00	$3,000															$3,000							**$3,000**
D3060	17	10054344	Exhaust Fan, Centrifugal, 12" Damper, Replace	25	7	18	1	EA	$1,400.00	$1,400																			$1,400			**$1,400**
D4010	Throughout Building	10054357	Fire Suppression System, Existing Sprinkler Heads, by SF, Replace	25	7	18	97397	SF	$1.07	$104,215																			$104,215			**$104,215**
D5010	136	10054348	Automatic Transfer Switch, ATS, Replace	25	7	18	1	EA	$12,000.00	$12,000																			$12,000			**$12,000**
D5010	136	10054292	Automatic Transfer Switch, ATS, Replace	25	7	18	1	EA	$12,000.00	$12,000																			$12,000			**$12,000**
D5030	17	10054335	Variable Frequency Drive, VFD, by HP of Motor, Replace/Install	20	7	13	1	EA	$14,700.00	$14,700														$14,700								**$14,700**
D5030	17	10054258	Variable Frequency Drive, VFD, by HP of Motor, Replace/Install	20	7	13	1	EA	$14,700.00	$14,700														$14,700								**$14,700**
D5040	Throughout Building	10054329	Emergency & Exit Lighting System, Full Interior Upgrade, LED, Replace	10	5	5	97397	SF	$0.65	$63,308						$63,308										$63,308						**$126,616**
D5040	Throughout Building	10054227	Interior Lighting System, Full Upgrade, High Density & Standard Fixtures, Replace	20	7	13	97397	SF	$5.00	$486,985														$486,985								**$486,985**
D5040	Gymnasium	10054324	High Intensity Discharge (HID) Fixtures, Metal Halide, Gymnasium Lighting, 400 W, Replace	20	7	13	30	EA	$1,700.00	$51,000														$51,000								**$51,000**
D6060	Throughout Building	10054256	Intercom/PA System, Public Address Upgrade, Facility-Wide, Replace	20	7	13	97397	SF	$1.65	$160,705														$160,705								**$160,705**
D7030	Throughout Building	10054275	Security/Surveillance System, Full System Upgrade, Average Density, Replace	15	7	8	97397	SF	$2.00	$194,794								$194,794														**$194,794**
D7050	126	10054318	Fire Alarm Panel, Fully Addressable, Replace	15	7	8	1	EA	$15,000.00	$15,000								$15,000														**$15,000**
D7050	Throughout Building	10054345	Fire Alarm System, Full System Upgrade, Standard Addressable, Upgrade/Install	20	7	13	97397	SF	$3.00	$292,191														$292,191								**$292,191**
D8010	Throughout Building	10054248	BAS/HVAC Controls, Basic System or Legacy Upgrades, Upgrade/Install	15	7	8	97397	SF	$2.50	$243,493								$243,493														**$243,493**
E1030	Kitchen	10054204	Foodservice Equipment, Food Puree, Replace	10	5	5	1	EA	$2,000.00	$2,000						$2,000										$2,000						**$4,000**
E1030	Kitchen	10054218	Foodservice Equipment, Food Puree, Replace	10	5	5	1	EA	$2,000.00	$2,000						$2,000										$2,000						**$4,000**
E1030	Kitchen	10054355	Foodservice Equipment, Convection Oven, Double, Replace	10	5	5	1	EA	$8,280.00	$8,280						$8,280										$8,280						**$16,560**
E1030	Kitchen	10054290	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels, Replace	15	7	8	1	EA	$1,700.00	$1,700								$1,700														**$1,700**
E1030	Kitchen	10054337	Foodservice Equipment, Walk-In, Condenser for Refigerator/Freezer, Replace	15	7	8	1	EA	$6,300.00	$6,300								$6,300														**$6,300**
E1030	Kitchen	10054266	Foodservice Equipment, Exhaust Hood, 8 to 10 LF, Replace	15	7	8	1	EA	$4,500.00	$4,500								$4,500														**$4,500**
E1030	Kitchen	10054231	Foodservice Equipment, Dairy Cooler/Wells, Replace	15	7	8	1	EA	$3,600.00	$3,600								$3,600														**$3,600**
E1030	Kitchen	10054382	Foodservice Equipment, Walk-In, Evaporator for Refigerator/Freezer, Replace	15	7	8	1	EA	$4,600.00	$4,600								$4,600														**$4,600**
E1030	Kitchen	10054240	Foodservice Equipment, Food Warmer, Proofing Cabinet on Wheels, Replace	15	7	8	1	EA	$1,700.00	$1,700								$1,700														**$1,700**
E1030	Kitchen	10054208	Foodservice Equipment, Walk-In, Evaporator for Refigerator/Freezer, Replace	15	7	8	1	EA	$4,600.00	$4,600								$4,600														**$4,600**
E1030	Kitchen	10054325	Foodservice Equipment, Refrigerator, 2-Door Reach-In, Replace	15	7	8	1	EA	$4,600.00	$4,600								$4,600														**$4,600**
E1030	Roof	10054336	Foodservice Equipment, Walk-In, Condenser for Refigerator/Freezer, Replace	15	7	8	1	EA	$6,300.00	$6,300								$6,300														**$6,300**
E1030	Commercial Kitchen	10054274	Foodservice Equipment, Trash Compactor, 600 LB, Replace	20	9	11	1	EA	$13,000.00	$13,000												$13,000										**$13,000**
E1030	Kitchen	10054263	Foodservice Equipment, Walk-In, Freezer, Replace	20	7	13	1	EA	$25,000.00	$25,000														$25,000								**$25,000**
E1030	Multi-Purpose Room	10054276	Cafeteria Furnishings, Set-In Against-Wall Lunch Table, Up to 30 LF, Replace	20	7	13	5	EA	$7,000.00	$35,000														$35,000								**$35,000**
E1030	Kitchen	10054277	Foodservice Equipment, Walk-In, Refrigerator, Replace	20	7	13	1	EA	$15,000.00	$15,000														$15,000								**$15,000**
E1070	Cafeteria	10054288	Theater & Stage Equipment, Flameproof Curtain, Medium Weight Velour, Replace	15	7	8	300	SF	$13.00	$3,900								$3,900														**$3,900**
E2010	Library	10054251	Casework, Countertop, Plastic Laminate, Replace	15	7	8	20	LF	$50.00	$1,000								$1,000														**$1,000**
E2010	Throughout Building	10054257	Casework, Countertop, Plastic Laminate, Replace	15	7	8	50	LF	$50.00	$2,500								$2,500														**$2,500**
E2010	Library	10054211	Casework, Cabinetry, Standard, Replace	20	7	13	50	LF	$300.00	$15,000														$15,000								**$15,000**
E2010	Library	10054252	Library Shelving, Single-Faced, up to 90" Height, Replace	20	7	13	30	LF	$330.00	$9,900														$9,900								**$9,900**
E2010	Throughout Building	10054341	Casework, Cabinetry, Standard, Replace	20	7	13	100	LF	$300.00	$30,000														$30,000								**$30,000**
E2010	Library	10054304	Library Shelving, Double-Faced, up to 90" Height, Replace	20	7	13	40	LF	$480.00	$19,200														$19,200								**$19,200**
E2010	Gymnasium	10054200	Bleachers, Telescoping Manual, up to 15 Tier (per Seat), Replace	20	7	13	6	EA	$300.00	$1,800														$1,800								**$1,800**
G4050	Building Exterior	10054220	Site Lighting, Wall Pack or Walkway Pole-Mounted, any type w/ LED, Replace	20	6	14	10	EA	$400.00	$4,000															$4,000							**$4,000**
Totals, Unescalated											**$0**	**$4,400**	**$0**	**$0**	**$197,750**	**$347,938**	**$0**	**$0**	**$954,087**	**$0**	**$0**	**$13,000**	**$50,000**	**$1,599,695**	**$428,150**	**$347,938**	**$0**	**$5,900**	**$1,394,165**	**$0**	**$0**	**$5,343,022**

Replacement Reserves Report

3/6/2026

Uniformat Code	Location Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost*	Subtotal	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Deficiency Repair Estimate
Totals, Escalated (3.0% inflation, compounded annually)											**$0**	**$4,532**	**$0**	**$0**	**$222,569**	**$403,356**	**$0**	**$0**	**$1,208,608**	**$0**	**$0**	**$17,995**	**$71,288**	**$2,349,206**	**$647,615**	**$542,076**	**$0**	**$9,752**	**$2,373,472**	**$0**	**$0**	**$7,850,470**

Bayard Rustin Elementary School / Site

Uniformat Code	Location Description	ID	Cost Description	Lifespan (EUL)	EAge	RUL	Quantity	Unit	Unit Cost*	Subtotal	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038	2039	2040	2041	2042	2043	2044	2045	Deficiency Repair Estimate
D3030	Modular	10056841	Heat Pump, Packaged & Wall-Mounted, Replace	20	7	13	1	EA	$5,500.00	$5,500														$5,500								**$5,500**
D3030	Modular	10056850	Heat Pump, Packaged & Wall-Mounted, Replace	20	7	13	1	EA	$5,500.00	$5,500														$5,500								**$5,500**
F1020	Site General	10056845	Ancillary Building, Classroom/Office Module, Basic/Portable, Replace	25	7	18	1065	SF	$100.00	$106,500																		$106,500				**$106,500**
F1020	Site General	10056840	Ancillary Building, Classroom/Office Module, Basic/Portable, Replace	25	7	18	1065	SF	$100.00	$106,500																		$106,500				**$106,500**
G2020	Site	10056839	Parking Lots, Pavement, Asphalt, Seal & Stripe	5	2	3	68000	SF	$0.45	$30,600				$30,600					$30,600					$30,600				$30,600				**$122,400**
G2020	Site	10056834	Parking Lots, Pavement, Asphalt, Mill & Overlay	25	7	18	68000	SF	$3.50	$238,000																		$238,000				**$238,000**
G2050	Site	10056846	Sports Apparatus, Basketball, Backboard/Rim/Pole, Replace	25	11	14	4	EA	$4,750.00	$19,000															$19,000							**$19,000**
G2050	Site	10056837	Athletic Surfaces & Courts, Basketball/General, Asphalt Pavement, Mill & Overlay	25	7	18	18000	SF	$3.50	$63,000																		$63,000				**$63,000**
G2050	Site	10056838	Play Structure, Multipurpose, Small, Replace	20	7	13	6	EA	$10,000.00	$60,000														$60,000								**$60,000**
G2050	Site	10056848	Play Structure, Multipurpose, Medium, Replace	20	6	14	1	EA	$20,000.00	$20,000															$20,000							**$20,000**
G2050	Site	10056847	Play Structure, Multipurpose, Medium, Replace	20	6	14	1	EA	$20,000.00	$20,000															$20,000							**$20,000**
G2060	Site	10056844	Park Bench, Metal Powder-Coated, Replace	20	6	14	4	EA	$700.00	$2,800															$2,800							**$2,800**
G4050	Site	10056836	Pole Light Fixture w/ Lamps, any type 20' High, w/ LED Replacement, Replace/Install	20	7	13	10	EA	$4,200.00	$42,000														$42,000								**$42,000**
Totals, Unescalated											**$0**	**$0**	**$0**	**$30,600**	**$0**	**$0**	**$0**	**$0**	**$30,600**	**$0**	**$0**	**$0**	**$0**	**$143,600**	**$61,800**	**$0**	**$0**	**$0**	**$544,600**	**$0**	**$0**	**$811,200**
Totals, Escalated (3.0% inflation, compounded annually)											**$0**	**$0**	**$0**	**$33,437**	**$0**	**$0**	**$0**	**$0**	**$38,763**	**$0**	**$0**	**$0**	**$0**	**$210,881**	**$93,478**	**$0**	**$0**	**$0**	**$927,145**	**$0**	**$0**	**$1,303,705**

* Markup has been included in unit costs.

Appendix G:
Equipment Inventory List

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D10 Conveying													
1	10054295	D1010	**Elevator Controls**	Automatic, 1 Car		Bayard Rustin Elementary School / Main Building	189	No dataplate	No dataplate	No dataplate	2018		
2	10054198	D1010	**Passenger Elevator**	Overhead Traction, 2-5 Floors	2500 LB	Bayard Rustin Elementary School / Main Building	189	Delaware Elevators MFG	A4PIC217	No dataplate	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D20 Plumbing													
1	10054369	D2010	**Storage Tank**	Domestic Water	80 GAL	Bayard Rustin Elementary School / Main Building	140	Taco	RAX30-150P	No dataplate	2018		
2	10054296	D2010	**Water Heater**	Gas, Commercial (400 MBH), 100 to 199 GAL	120 GAL	Bayard Rustin Elementary School / Main Building	140	State Industries, Inc.	SUF-119-400-NEA 300	2346136576835	2023		
3	10054261	D2010	**Backflow Preventer**	Domestic Water	1.5 IN	Bayard Rustin Elementary School / Main Building	17	Wilkins Zurn	975 XL2	No dataplate	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D30 HVAC													
1	10057472	D3020	**Heat Exchanger**	Shell & Tube, HVAC, 16 to 20 GPM	20	Bayard Rustin Elementary School / Main Building	17	Inaccessible	Inaccessible	Inaccessible	2018		
2	10054285	D3020	**Cabinet Heater**	Electric, 3 to 4 LF		Bayard Rustin Elementary School / Main Building	Stairwells	No dataplate	No dataplate	No dataplate	2018		5
3	10054351	D3020	**Unit Heater** [EPUH-8]	Electric	10 kW	Bayard Rustin Elementary School / Main Building	Room 17	Inaccessible	Inaccessible	Inaccessible	2018		5
4	10054201	D3020	**Boiler Supplemental Components** [ET-1]	Expansion Tank	60 GAL	Bayard Rustin Elementary School / Main Building	17	Taco	GA1300-125	No dataplate	2018		
5	10056841	D3030	**Heat Pump**	Packaged & Wall-Mounted	3 TON	Bayard Rustin Elementary School / Site	Modular	Bard	Inaccessible	Inaccessible	2018		
6	10056850	D3030	**Heat Pump**	Packaged & Wall-Mounted	3 TON	Bayard Rustin Elementary School / Site	Modular	Bard	No dataplate	No dataplate	2018		
7	10054328	D3030	**Heat Pump**	Var Refrig Vol (VRV)	8 TON	Bayard Rustin Elementary School / Main Building	147	Samsung	AM096HXWAFR	No dataplate	2018		
8	10054327	D3030	**Heat Pump**	Water Source	1 TON	Bayard Rustin Elementary School / Main Building	104	Daikin Industries	W.GS.V.012.8.1.4.GL_R_T.5...Y_C_S_YY-Y.-Y.YYYY..	NA	2022		
9	10054242	D3030	**Heat Pump** [HPU 43]	Water Source, 5 TON		Bayard Rustin Elementary School / Main Building	336	Bosch	LM024-2VTN-FLTTUA-XDGXX XXXX7XXXX4XXXXSBA	2940-817-000004-7735060026	2018		
10	10054323	D3030	**Heat Pump** [HPU 44]	Water Source, 5 TON	1.5 TON	Bayard Rustin Elementary School / Main Building	327	Bosch	EP018-2VTN-FRTTUB-XAGXXXX	2940-818-000004-7735063754	2018		
11	10054320	D3030	**Heat Pump** [HPU-1]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	128	Bosch	LM024-2VTN-FLTTUA-XDGXXXXX7XXXX4XXXXSBA	2940-817-000005-7735060026	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10054278	D3030	**Heat Pump** [HPU-10]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	151	Bosch	LM024-2VTN-FLTTUA-X 0GXXXXXX7XXXX4XXXXSBA	2940-617-000015-7735060026	2018		
13	10054363	D3030	**Heat Pump** [HPU-11]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	183	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XXX	2940-760-000001-7735060026	2018		
14	10054229	D3030	**Heat Pump** [HPU-12]	Water Source, 5 TON	2	Bayard Rustin Elementary School / Main Building	183	Bosch	LM024-2VTN-FRTTUA-XDGX	2940-818-000004-7735063757	2018		
15	10054342	D3030	**Heat Pump** [HPU-13]	Water Source, 5 TON	1 TON	Bayard Rustin Elementary School / Main Building	167	Bosch	EP012-2VTN-FLTPUB-XAGXXXXXX7XXXX4XXXXSBA	2940-760-000001-7735061356	2018		
16	10054213	D3030	**Heat Pump** [HPU-14]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	167	Bosch	LM024-2VTN-FRTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-818-000005-7735063757	2018		
17	10054249	D3030	**Heat Pump** [HPU-15]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	224	Bosch	LM024-2VTN-FRTTUA-XDGXXX	2940-818-000006-7735063757	2018		
18	10054313	D3030	**Heat Pump** [HPU-16]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	224	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX XXXX XXXXSBA	2940-817-000026-7735060026	2018		
19	10054265	D3030	**Heat Pump** [HPU-17]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	232	Bosch	LM024-2VTN-FRTTUA-XDGXXX	2940-818-000007-7735063757	2018		
20	10054321	D3030	**Heat Pump** [HPU-18]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	232	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-817-000028-7735060026	2018		
21	10054214	D3030	**Heat Pump** [HPU-19]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	240	Bosch	LM024-2VTN-FRTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-818-000008-7735063757	2018		
22	10054340	D3030	**Heat Pump** [HPU-2]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	128	Bosch	LM024-2VTN-FRTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-818-000001-7735063757	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
23	10054383	D3030	**Heat Pump** [HPU-20]	Water Source, 5 TON		Bayard Rustin Elementary School / Main Building	240	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7	2940-817-000030-7735060026	2018		
24	10054332	D3030	**Heat Pump** [HPU-21]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	203	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-817-000031-7735060026	2018		
25	10054338	D3030	**Heat Pump** [HPU-22]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	203	Bosch	LM024-2VTN-FRTTUA-XDGXX	2940-818-000009-7735063757	2018		
26	10054217	D3030	**Heat Pump** [HPU-23]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	209	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-817-000033-7735060026	2018		
27	10054331	D3030	**Heat Pump** [HPU-24]	Water Source, 5 TON		Bayard Rustin Elementary School / Main Building	209	Bosch	LM024-2VTN-FRTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-818-000010-7735063757	2018		
28	10054280	D3030	**Heat Pump** [HPU-27]	Water Source, 5 TON	1.5 TON	Bayard Rustin Elementary School / Main Building	229	Bosch	EP018-2VTN-FRTTUB-XAGXXXXX	2940-818-000002-7735063754	2018		
29	10054206	D3030	**Heat Pump** [HPU-28]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	304	Bosch	LM024-2VTN-FRTTUA-XDGXXXXXX7XXXXXXXSBA	2940-818-000012-7735063757	2018		
30	10054207	D3030	**Heat Pump** [HPU-29]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	303	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-817-000013-7735060026	2018		
31	10054209	D3030	**Heat Pump** [HPU-3]	Water Source, 5 TON	1.5	Bayard Rustin Elementary School / Main Building	131	Bosch	EP018-2VTN-FLTTUB-XAGXXXX	2940-760-000001-7735061357	2018		
32	10054254	D3030	**Heat Pump** [HPU-30]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	303	Bosch	LM024-2VTN-FRTTUA-XDGXXX XXX7XX	2940-818-000013-7735063757	2018		
33	10054366	D3030	**Heat Pump** [HPU-31]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	312	Bosch	LM024-2VTN-FRTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-818-000014-7735063757	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
34	10054197	D3030	**Heat Pump** [HPU-32]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	312	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-817-000010-7735060026	2018		
35	10054219	D3030	**Heat Pump** [HPU-33]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	309	Bosch	LM024-2VTN-FLTTUA-XDGXXXXX7XXXX4XXXXSBA	2940-817-000009-7735060026	2018		
36	10054367	D3030	**Heat Pump** [HPU-34]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	309	Bosch	LM024-2VTN-FRTTUA-XDGXXXXXXXXXX4XXXXSBA	2940-818-000015-7735063757	2018		
37	10054378	D3030	**Heat Pump** [HPU-35]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	320	Bosch	LM024-2VTN-FRTTUA-XDGXXX	2940-818-000016-7735063757	2018		
38	10054293	D3030	**Heat Pump** [HPU-36]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	320	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XX	2940-817-000006-7735060026	2018		
39	10054339	D3030	**Heat Pump** [HPU-38]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	328	Bosch	LM024-2VTN-FRTTUA-XDGXXXX	2940-818-000017-7735063757	2018		
40	10054241	D3030	**Heat Pump** [HPU-39]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	328	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-817-000002-7735060026	2018		
41	10054309	D3030	**Heat Pump** [HPU-4]	Water Source, 5 TON	3 TON	Bayard Rustin Elementary School / Main Building	131	Bosch	LM036-2VTN-FRTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-818-000001-7735063755	2018		
42	10054223	D3030	**Heat Pump** [HPU-40]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	321	Bosch	LM024-2VTN-FLTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-817-000003-7735060026	2018		
43	10054330	D3030	**Heat Pump** [HPU-41]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	321	Bosch	LM024-2VTN-FRTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-818-000018-7735063757	2018		
44	10054221	D3030	**Heat Pump** [HPU-42]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	336	Bosch	LM024-2VTN-FRTTUA-XDGXXX	2940-818-000019-7735063757	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
45	10054306	D3030	**Heat Pump** [HPU-5]	Water Source, 5 TON	3	Bayard Rustin Elementary School / Main Building	115	Bosch	LM036-2VTN-FLTTUA-XDGXXXXXX7XXXX4XXXXSBA	2940-760-000002-7735061358	2018		
46	10054359	D3030	**Heat Pump** [HPU-6]	Water Source, 5 TON	1.5 TON	Bayard Rustin Elementary School / Main Building	115	Bosch	EP018-2VTN-FRTTUB-XAGXXXXXX7XX	2940-818-000001-7735063754	2018		
47	10054281	D3030	**Heat Pump** [HPU-9]	Water Source, 5 TON	2 TON	Bayard Rustin Elementary School / Main Building	151	Bosch	LM024-2VTN-FRTTUA-XDGXXXX	2940-818-000003-7735063757	2018		
48	10054352	D3030	**Heat Pump** [WCRF 3]	Var Refrig Vol (VRV)	8 TON	Bayard Rustin Elementary School / Main Building	115	Samsung	AM096HXWAFR	B3P5P3GF800003Z	2018		
49	10054247	D3030	**Heat Pump** [WCRF1]	Var Refrig Vol (VRV)	8 TON	Bayard Rustin Elementary School / Main Building	104	Samsung	AM096HXWAFR	B3P5P3GF800008F	2018		
50	10054264	D3030	**Split System Ductless** [DSS-1]	Single Zone	1.5 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AR18KSWSJWKX	NA	2018		
51	10054238	D3030	**Split System Ductless** [DSS-1]	Single Zone	2 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AR24KSWSJWKX	No dataplate	2018		
52	10054216	D3030	**Split System Ductless** [DSS-2]	Single Zone	1.5 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AR18KSWSJWKX	NA	2018		
53	10054312	D3030	**Split System Ductless** [DSS-3]	Single Zone	2 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AR24KSWSJWKX	No dataplate	2018		
54	10054232	D3030	**Split System Ductless** [DSS-4]	Single Zone	1.5 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AR18KSWSJWKX	NA	2018		
55	10054311	D3030	**Split System Ductless** [DSS-5]	Single Zone, Condenser & Evaporator	3 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AQX36VFUAGM	NA	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
56	10054371	D3030	**Split System Ductless** [DSS-6]	Single Zone	2 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AR24KSWSJWKX	No dataplate	2018		
57	10054300	D3030	**Split System Ductless** [DSS-8]	Single Zone	1.5 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AR18KSWSJWKX	NA	2018		
58	10054244	D3030	**Split System Ductless** [DSS-9]	Single Zone	2 TON	Bayard Rustin Elementary School / Main Building	Roof	Samsung	AR24KSWSJWKX	NA	2018		
59	10054272	D3050	**Pump** [P-1]	Distribution, HVAC Heating Water	30 HP	Bayard Rustin Elementary School / Main Building	17	Inaccessible	Inaccessible	Inaccessible	2018		
60	10054353	D3050	**Pump** [P-2]	Distribution, HVAC Heating Water	30 HP	Bayard Rustin Elementary School / Main Building	17	Inaccessible	Inaccessible	Inaccessible	2018		
61	10054270	D3050	**Make-Up Air Unit** [MUAU-1]	MUA or MAU, 12001 to 20000 CFM	12000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Petra	PAH-120	172764/0701/01	2018		
62	10054299	D3050	**Packaged Unit** [DOAS-1]	RTU, Pad or Roof-Mounted	35 TON	Bayard Rustin Elementary School / Main Building	Roof	Petra	WPPH-35	172764/0101/01	2018		
63	10054286	D3050	**Packaged Unit** [DOAS-2]	RTU, Pad or Roof-Mounted	45 TON	Bayard Rustin Elementary School / Main Building	Roof	Petra	WPPH-45	172764/0201/01	2018		
64	10054253	D3050	**Packaged Unit** [DOAS-3]	RTU, Pad or Roof-Mounted	5 TON	Bayard Rustin Elementary School / Main Building	Roof	Perta	WPPH-5	172764/0301/01	2018		
65	10054314	D3050	**Packaged Unit** [RTU-1]	RTU, Pad or Roof-Mounted	5 TON	Bayard Rustin Elementary School / Main Building	Roof	Petra	WPPH-5	172764/0401/01	2018		
66	10054234	D3050	**Packaged Unit** [RTU-2]	RTU, Pad or Roof-Mounted	25 TON	Bayard Rustin Elementary School / Main Building	Roof	Petra	WPPH-25	172764/0501/01	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
67	10054356	D3050	**Packaged Unit** [RTU-3]	RTU, Pad or Roof-Mounted	13 TON	Bayard Rustin Elementary School / Main Building	Roof	Petra	WPPH-13	172764/0601/01	2018		
68	10054289	D3060	**Exhaust Fan** [EF-1]	Roof or Wall-Mounted, 12" Damper	1000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twinn City Fan & Blower	DCRD-120B	G17-000000223902	2018		
69	10054361	D3060	**Exhaust Fan** [EF-10]	Roof or Wall-Mounted, 28" Damper	8500 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	BCRU-420B	G18-000000257282	2018		
70	10054226	D3060	**Exhaust Fan** [EF-11]	Roof or Wall-Mounted, 28" Damper	8500 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	BCRU-420B..	G17-000000223782	2018		
71	10054262	D3060	**Exhaust Fan** [EF-12]	Roof or Wall-Mounted, 24" Damper	5000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	BCRU-120B	G17-000000223914	2018		
72	10054370	D3060	**Exhaust Fan** [EF-13]	Roof or Wall-Mounted, 16" Damper	2000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	DCRU110B	G17-000000223852	2018		
73	10054271	D3060	**Exhaust Fan** [EF-14]	Roof or Wall-Mounted, 24" Damper	5000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	BCRU-110B	G17-000000223912	2018		
74	10054344	D3060	**Exhaust Fan** [EF-15]	Centrifugal, 12" Damper	1000 CFM	Bayard Rustin Elementary School / Main Building	17	Inaccessible	Inaccessible	Inaccessible	2018		
75	10054315	D3060	**Exhaust Fan** [EF-2]	Roof or Wall-Mounted, 12" Damper	1000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	DCRD-090B	G17-000000223925	2018		
76	10054372	D3060	**Exhaust Fan** [EF-3]	Roof or Wall-Mounted, 16" Damper	2000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	150BHRE	17-582543-13	2018		
77	10054379	D3060	**Exhaust Fan** [EF-4]	Roof or Wall-Mounted, 16" Damper	2000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	DCRD-095B	G17-000000223906	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
78	10054380	D3060	**Exhaust Fan** [EF-5]	Roof or Wall-Mounted, 16" Damper	2000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	BCRD-100DHP	G17-000000223913	2018		
79	10054374	D3060	**Exhaust Fan** [EF-6]	Roof or Wall-Mounted, 12" Damper	1000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	DCRD-085B	G17-000000223908	2018		
80	10054346	D3060	**Exhaust Fan** [EF-7]	Roof or Wall-Mounted, 12" Damper	1000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	DCRD-120B	G17-000000223903	2018		
81	10054203	D3060	**Exhaust Fan** [EF-8]	Roof or Wall-Mounted, 16" Damper	2000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	BCRD-160D	G17-000000223910	2018		
82	10054297	D3060	**Exhaust Fan** [EF-9]	Roof or Wall-Mounted, 12" Damper	1000 CFM	Bayard Rustin Elementary School / Main Building	Roof	Twin City Fan & Blower	DCRD-090B	G17-000000223905	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D40 Fire Protection													
1	10054233	D4010	**Backflow Preventer**	Fire Suppression	8 IN	Bayard Rustin Elementary School / Main Building	2	Wilkins Zurn	No dataplate	15856A	2018		
2	10054259	D4010	**Backflow Preventer**	Fire Suppression	3 INCH	Bayard Rustin Elementary School / Main Building	2	Zurn Wilkins	No dataplate	No dataplate	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D50 Electrical													
1	10054283	D5010	**Generator**	Gas or Gasoline	35 KW	Bayard Rustin Elementary School / Main Building	Building Exterior	Kohler	Inaccessible	Inaccessible			
2	10054348	D5010	**Automatic Transfer Switch** [ATS-1]	ATS	200 AMP	Bayard Rustin Elementary School / Main Building	136	Kohler	No dataplate	No dataplate	2018		
3	10054292	D5010	**Automatic Transfer Switch** [ATS-2]	ATS	200 AMP	Bayard Rustin Elementary School / Main Building	136	Kohler	No dataplate	No dataplate	2018		
4	10054333	D5020	**Secondary Transformer**	Dry, Stepdown	150 KVA	Bayard Rustin Elementary School / Main Building	16	Sqaure D	QGH6772503	2061918127A	2018		
5	10054354	D5020	**Secondary Transformer** [T-1]	Dry, Stepdown	150 KVA	Bayard Rustin Elementary School / Main Building	136	Eaton	V48D28B4916CU	J17L2771266	2018		
6	10054267	D5020	**Secondary Transformer** [T-11]	Dry, Stepdown	75 KVA	Bayard Rustin Elementary School / Main Building	306	Eaton	V48D28B7516CU	J17L2171092	2018		
7	10054377	D5020	**Secondary Transformer** [T-12]	Dry, Stepdown	45 KVA	Bayard Rustin Elementary School / Main Building	306	Eaton	N48D28B4516CU	J17L1501555	2018		
8	10054202	D5020	**Secondary Transformer** [T-2]	Dry, Stepdown	30 KVA	Bayard Rustin Elementary School / Main Building	136	Eaton	N48M28B3016CU	J17L1001242	2018		
9	10054224	D5020	**Secondary Transformer** [T-3]	Dry, Stepdown	75 KVA	Bayard Rustin Elementary School / Main Building	136	Eaton	N48D28B7516CU	J172471209	2018		
10	10054350	D5020	**Secondary Transformer** [T-4]	Dry, Stepdown	45 KVA	Bayard Rustin Elementary School / Main Building	163	Eaton	N48D28B4516CU	J17L1601687	2018		
11	10054364	D5020	**Secondary Transformer** [T-4]	Dry, Stepdown	9 KVA	Bayard Rustin Elementary School / Main Building	136	Eaton	V48G28B09CU	J17L1101318	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10054381	D5020	**Secondary Transformer** [T-5]	Dry, Stepdown	112.5 KVA	Bayard Rustin Elementary School / Main Building	163	Eaton	V48D28B1216CU	J17L2871316	2018		
13	10054269	D5020	**Secondary Transformer** [T-7]	Dry, Stepdown	15 KVA	Bayard Rustin Elementary School / Main Building	163	Eaton	N48D28B1516CU	J17L1601629	2018		
14	10054358	D5020	**Switchboard**	277/480 V	1200 AMP	Bayard Rustin Elementary School / Main Building	136	Eaton	SLY0497028	No dataplate	2018		
15	10054326	D5020	**Distribution Panel**	120/208 V	500 AMP	Bayard Rustin Elementary School / Main Building	16	Square D	12413129990010001	No dataplate	2018		
16	10054362	D5020	**Distribution Panel**	277/480 V	1200 AMP	Bayard Rustin Elementary School / Main Building	136	Eaton	PRL4	No dataplate	2018		
17	10054282	D5020	**Distribution Panel** [PANEL M5]	277/480 V	400 AMP	Bayard Rustin Elementary School / Main Building	306	Eaton	PRL2a	No dataplate	2018		
18	10054279	D5020	**Distribution Panel** [PANEL R3]	120/208 V	400 AMP	Bayard Rustin Elementary School / Main Building	163	Eaton	PRL 1a	No dataplate	2018		
19	10054310	D5020	**Distribution Panel** [PANEL R7]	277/480 V	400 AMP	Bayard Rustin Elementary School / Main Building	306	Eaton	PRL 1a	No dataplate	2018		
20	10054291	D5020	**Distribution Panel** [PANEL RDP]	120/208 V	600 AMP	Bayard Rustin Elementary School / Main Building	136	Eaton	No dataplate	No dataplate	2018		
21	10054225	D5020	**Distribution Panel** [PANEL S1]	277/480 V	400 AMP	Bayard Rustin Elementary School / Main Building	136	Eaton	PRL3a	No dataplate	2018		
22	10054258	D5030	**Variable Frequency Drive** [PUMP 1]	VFD, by HP of Motor	30 HP	Bayard Rustin Elementary School / Main Building	17	Yaskawa	Inaccessible	Inaccessible	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
23	10054335	D5030	**Variable Frequency Drive** [PUMP 2]	VFD, by HP of Motor	30 HP	Bayard Rustin Elementary School / Main Building	17	Yaskawa	Z1818040PMG	4W1821708500001	2018		
24	10054324	D5040	**High Intensity Discharge (HID) Fixtures**	Metal Halide, Gymnasium Lighting, 400 W		Bayard Rustin Elementary School / Main Building	Gymnasium				2018		30

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
D70 Electronic Safety & Security													
1	10054318	D7050	**Fire Alarm Panel**	Fully Addressable		Bayard Rustin Elementary School / Main Building	126	Edwards	No dataplate	No dataplate	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
E10 Equipment													
1	10054360	E1030	**Foodservice Equipment**	Commercial Kitchen, 1-Bowl		Bayard Rustin Elementary School / Main Building	Kitchen				2018		2
2	10054243	E1030	**Foodservice Equipment**	Commercial Kitchen, 3-Bowl		Bayard Rustin Elementary School / Main Building	Kitchen				2018		
3	10054355	E1030	**Foodservice Equipment**	Convection Oven, Double		Bayard Rustin Elementary School / Main Building	Kitchen	Hobart	No dataplate	No dataplate	2018		
4	10054231	E1030	**Foodservice Equipment**	Dairy Cooler/Wells		Bayard Rustin Elementary School / Main Building	Kitchen	Traulsen	RMC58D4	25B03094	2018		
5	10054266	E1030	**Foodservice Equipment**	Exhaust Hood, 8 to 10 LF		Bayard Rustin Elementary School / Main Building	Kitchen	CaptiveAire Systems	6630 ND-2	No dataplate	2018		
6	10054204	E1030	**Foodservice Equipment**	Food Puree		Bayard Rustin Elementary School / Main Building	Kitchen	No dataplate	No dataplate	No dataplate	2018		
7	10054218	E1030	**Foodservice Equipment**	Food Puree		Bayard Rustin Elementary School / Main Building	Kitchen	No dataplate	No dataplate	No dataplate	2018		
8	10054290	E1030	**Foodservice Equipment**	Food Warmer, Proofing Cabinet on Wheels		Bayard Rustin Elementary School / Main Building	Kitchen	Metro	No dataplate	No dataplate	2018		
9	10054240	E1030	**Foodservice Equipment**	Food Warmer, Proofing Cabinet on Wheels		Bayard Rustin Elementary School / Main Building	Kitchen	Metro	No dataplate	No dataplate	2018		
10	10054325	E1030	**Foodservice Equipment**	Refrigerator, 2-Door Reach-In		Bayard Rustin Elementary School / Main Building	Kitchen	Continental Refrigerator	DL1R-SS-HD	157C9940	2018		
11	10054274	E1030	**Foodservice Equipment**	Trash Compactor, 600 LB		Bayard Rustin Elementary School / Main Building	Commercial Kitchen	No dataplate	No dataplate	No dataplate	2018		

Index	ID	UFCode	Component Description	Attributes	Capacity	Building	Location Detail	Manufacturer	Model	Serial	Dataplate Yr	Barcode	Qty
12	10054337	E1030	**Foodservice Equipment**	Walk-In, Condenser for Refigerator/Freezer		Bayard Rustin Elementary School / Main Building	Kitchen	BOHN	BZS020M6C	T18A 12957	2018		
13	10054336	E1030	**Foodservice Equipment**	Walk-In, Condenser for Refigerator/Freezer		Bayard Rustin Elementary School / Main Building	Roof	BOHN	BZS055L6C	T18A13147	2018		
14	10054382	E1030	**Foodservice Equipment**	Walk-In, Evaporator for Refigerator/Freezer		Bayard Rustin Elementary School / Main Building	Kitchen	BOHN	Inaccessible	Inaccessible	2018		
15	10054208	E1030	**Foodservice Equipment**	Walk-In, Evaporator for Refigerator/Freezer		Bayard Rustin Elementary School / Main Building	Kitchen	BOHN	Inaccessible	Inaccessible	2018		
16	10054263	E1030	**Foodservice Equipment**	Walk-In, Freezer		Bayard Rustin Elementary School / Main Building	Kitchen	Reveridge Inc.	E225993	253062-02-J01	2018		
17	10054277	E1030	**Foodservice Equipment**	Walk-In, Refrigerator		Bayard Rustin Elementary School / Main Building	Kitchen	Reveridge Inc	E225993	253062-01 J01	2018		