

4.3 FPDDC-GNR Facility Condition Matrix

Building Condition Group (6)	Building/Structure	Year Constructed (1)	Square Footage (approx.) (1)	Code Compliance	Accessibility	Building Envelope	Interior Finishes	Life Safety	Functionality	Structural	HVAC	Electrical	Lighting	Plumbing	Fire Protection	Site Utilities	Site Accessibility	Site Circulation	Opinion of Remaining Useful Life ORUL (%) (3)	Opinion of Probable Construction Cost OPCC (4) Renovation	Opinion of Current Value (5)
Blackwell Campus																					
2	Admin. Office Building BW-020	1988	4,556	3	2	4	3	3	3	3	3	3	3	3	N/A	3	4	4	63%	\$609,202.29	\$859,131.43
1	GNR Barn BW-003	1935	1,492	1	1	1	1	1	1	1	1	1	1	1	N/A	2	2	4	27%	\$195,665.14	\$60,745.71
	Equipment Barn BW-003 A&B	1980-84	5,402	1	1	3	2	2	3	3	2	2	2	2	N/A	3	4	4	49%	\$333,257.14	\$262,285.71
	Equipment Barn BW-017 A-D	1980-98	15,946	2	1	2	2	2	2	2	2	2	2	2	N/A	3	3	2	41%	\$1,961,358.00	\$1,156,085.00
2	Vehicle Wash Building BW-003	1999	4,680	4	2	2	3	4	2	4	4	4	4	4	N/A	3	3	3	66%	\$385,097.14	\$615,085.71
3	Fleet Maintenance Building	2018	N/A	5	5	5	5	5	5	5	5	5	5	5	5	5	5	5	100%	N/A	N/A
	Fuel Island	2019	N/A	5	5	5	5	5	5	5	5	5	5	5	N/A	5	5	5	100%	N/A	N/A
	Facilities Maintenance Building	1991	18,046	3	3	3	3	3	2	4	4	4	4	4	N/A	4	5	5	73%	\$783,712.00	\$2,629,560.00
	Sign Shop	2003	1,890	4	3	4	4	4	4	4	4	4	4	5	N/A	5	5	5	84%	\$23,760.00	\$159,300.00
Waterfall Glen																					
4	Processing Building WFG-008	1950	1,225	2	1	3	1	3	2	3	2	3	2	2	N/A	2	4	4	49%	\$138,600.00	\$119,000.00
	Office/Storage Building WFG-007	1950	1,225	1	1	3	1	2	2	3	3	3	2	2	N/A	2	4	4	47%	\$142,450.00	\$115,500.00
Greene Valley																					
5	Storage Barn GV-010	N/A	5,460	3	2	3	2	3	4	4	3	3	2	2	N/A	2	4	4	59%	\$838,920.00	\$559,650.00

Ratings (2): Each category is rated on a scale of 1 through 5, 5 being the highest possible rating.

5 - New or in excellent state of condition, 4 - Serviceable and useable state of condition, 3 - Marginal state of condition and usefulness, extensive maintenance required, 2 - At the end of its useful life, 1 - Poor or substandard state of condition, replacement recommended

Notes:

1. Building/Structure year of construction and approximate square footage were extracted from documentation obtained from the FPDDC.
2. Ratings indicated are based upon visual inspection of the facilities.
3. The Opinion of Remaining Useful Life is a function of the overall rating of the building in the form of a percentage.
4. The Opinion of Probable Construction Cost is based on current values for renovation of the existing buildings.
5. The Opinion of Current Value is a function of the OPCC and the percentage of ORUL.
6. Refer to the Property and Building - Summary of Findings.