

**FAC 2152    Weapon Maintenance Shop, Depot**

RUC:            \$141.73 SF

Source:        Composite of other FACs/CATCODES  
In V12, Tri-Service and USACE PAX Newsletter values were updated while all other values were inflated only.

SUC:            \$2.29 SF

Source:        Cost Works model, inflated to FY-09 using Green Book Table 5-6 (O&M less DHP)  
In V12, values were inflated only.

Model follows:

Chart:         A chart showing relative annual sustainment requirements follows:

**FAC 2152-Weapon Maintenance Shop, Depot**  
**CostWorks 2008 Quarter 2**

Design Life= 50  
Average S.F= 8,846

C.S.F=100 S.F; MSF=1000 S.F  
Sq=100 S.F; M.L.F=1000 L.F

This spreadsheet was  
exported from R.S Means  
CostWorks

Terminal Cutoff is the removal of a single task occurrence if that task occurs  
within 10% of the end of the design life and if the frequency of the task  
exceeds 20% of the design life. This prevents scheduling major work near the  
end of the design life

Description	Frequency	Crew	Qty	Unit	Total In-House	Total Incl. O&P	Release	Occurrences in Design Life	Adjusted Occurrences	Terminal Cutoff
Repair 8" concrete block wall - 1st floor	25	1 Bric	394.200	S.F.	7,907.65	9,618.48	2008 Qtr 2	2	1	\$ 9,618.48
Replace 8" concrete block wall - 1st floor	60	2 Bric	39.420	C.S.F.	39,217.78	47,208.21	2008 Qtr 2	0	0	\$ -
Replace aluminum siding - 2nd floor	35	1 Carp	31.390	C.S.F.	17,702.39	21,328.88	2008 Qtr 2	1	1	\$ 21,328.88
Refinish aluminum siding - 2nd floor	20	1 Pord	31.390	C.S.F.	7,378.85	9,051.93	2008 Qtr 2	2	2	\$ 18,103.87
Replace glass - 1st floor (1% of glass)	1	1 Carp	2.040	S.F.	18.46	21.66	2008 Qtr 2	50	50	\$ 1,083.24
Repair 3'-9" x 5'-5" steel frame window - 1st flr.	20	1 Carp	8.000	Ea.	2,104.08	2,457.68	2008 Qtr 2	2	2	\$ 4,915.36
Refinish 3'-9" x 5'-5" st. frame window - 1st flr.	5	1 Pord	8.000	Ea.	538.40	664.56	2008 Qtr 2	10	10	\$ 6,645.60
Replace 3'-9" x 5'-5" st. frame window - 1st flr.	45	1 Carp	8.000	Ea.	12,420.88	14,291.04	2008 Qtr 2	1	1	\$ 14,291.04
Finish new 3'-9" x 5'-5" st. fr. window - 1st flr.	45	1 Pord	8.000	Ea.	467.76	576.72	2008 Qtr 2	1	1	\$ 576.72
Refinish 12' x 24' steel double roll-up door	5	1 Pord	4.000	Ea.	1,354.12	1,648.08	2008 Qtr 2	10	10	\$ 16,480.80
Replace 12' x 24' steel double roll-up door	35	2 Carp	4.000	Ea.	26,605.60	30,882.56	2008 Qtr 2	1	1	\$ 30,882.56
Repair steel, painted, door	14	1 Carp	2.000	Ea.	1,164.88	1,372.72	2008 Qtr 2	3	3	\$ 4,118.16
Refinish 3'-0" x 7'-0" steel, painted, door	4	1 Pord	2.000	Ea.	65.82	80.62	2008 Qtr 2	12	12	\$ 967.44
Replace 3'-0" x 7'-0" steel, painted, door	45	1 Carp	2.000	Ea.	1,064.16	1,240.08	2008 Qtr 2	1	1	\$ 1,240.08
Debris removal by hand & visual inspection metal steep roofing	1	2 Rofc	6.680	M.S.F.	118.57	142.95	2008 Qtr 2	50	50	\$ 7,147.60
Total metal panel replacement metal steep roofing	30	2 Rofc	66.800	Sq.	44,243.64	52,605.67	2008 Qtr 2	1	1	\$ 52,605.67
Minor finish repairs - (2% of roof area) metal steep roofing	5	2 Rofc	133.600	S.F.	362.06	430.19	2008 Qtr 2	10	10	\$ 4,301.92
Flashing replacement - (2 S.F. per sq. repaired) metal steep roofing	1	2 Rofc	2.672	S.F.	38.58	46.31	2008 Qtr 2	50	50	\$ 2,315.29
Minor replacement - (2.5% of roof area) metal steep roofing	20	2 Rofc	167.000	S.F.	1,492.98	1,773.54	2008 Qtr 2	2	2	\$ 3,547.08
Repair steel painted interior door	14	1 Carp	12.000	Ea.	2,013.00	2,377.68	2008 Qtr 2	3	3	\$ 7,133.04
Refinish 3'-0" x 7'-0" steel painted interior door	4	1 Pord	12.000	Ea.	592.80	729.84	2008 Qtr 2	12	12	\$ 8,758.08
Replace 3'-0" x 7'-0" steel painted interior door	60	1 Carp	12.000	Ea.	11,250.48	13,079.52	2008 Qtr 2	0	0	\$ -
Repair fully glazed wood door	10	1 Carp	2.000	Ea.	335.50	396.28	2008 Qtr 2	5	5	\$ 1,981.40
Refinish 3'-0" x 7'-0" fully glazed wood door	4	1 Pord	2.000	Ea.	138.44	170.78	2008 Qtr 2	12	12	\$ 2,049.36
Replace 3'-0" x 7'-0" fully glazed wood door	40	1 Carp	2.000	Ea.	1,962.04	2,294.52	2008 Qtr 2	1	1	\$ 2,294.52
Repair concrete steps	15	1 Cefi	47.000	S.F.	798.53	929.66	2008 Qtr 2	3	3	\$ 2,788.98
Replace concrete steps	100	2 Cefi	47.000	S.F.	2,326.97	2,824.23	2008 Qtr 2	0	0	\$ -
Replace metal stair railing interior	45	2 Sswk	26.000	L.F.	932.62	1,077.44	2008 Qtr 2	1	1	\$ 1,077.44
Refinish concrete floor finished	25	2 Cefi	86.100	C.S.F.	30,086.78	36,221.41	2008 Qtr 2	2	1	\$ 36,221.41
Replace acoustic tile ceiling, fire-rated	20	1 Carp	20.050	C.S.F.	8,083.16	9,603.95	2008 Qtr 2	2	2	\$ 19,207.90
Check / minor repairs drinking fountain	1	1 Plum	1.000	Ea.	37.58	47.34	2008 Qtr 2	50	50	\$ 2,367.00
Repair internal leaks drinking fountain	4	1 Plum	1.000	Ea.	35.14	43.43	2008 Qtr 2	12	12	\$ 521.16
Correct water pressure drinking fountain	2	1 Plum	1.000	Ea.	32.21	40.50	2008 Qtr 2	25	25	\$ 1,012.50
Replace refrigerant drinking fountain	2	1 Plum	1.000	Ea.	15.84	18.86	2008 Qtr 2	25	25	\$ 471.50
Repair drain leak drinking fountain	4	1 Plum	1.000	Ea.	22.63	27.03	2008 Qtr 2	12	12	\$ 324.36
Replace fountain drinking fountain	10	2 Plum	1.000	Ea.	1,005.84	1,193.57	2008 Qtr 2	5	5	\$ 5,967.85
Inspect and clean spray heads, emergency eye wash	3	1 Plum	1.000	Ea.	37.80	47.44	2008 Qtr 2	16	16	\$ 759.04
Replace eye wash station, emergency eye wash	25	2 Plum	1.000	Ea.	573.92	695.88	2008 Qtr 2	2	1	\$ 695.88

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within 10% of the end of the design life and if the frequency of the task  
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end of the design life

Description	Frequency	Crew	Qty	Unit	Total In-House	Total Incl. O&P	Release	Occurrences in Design Life	Adjusted Occurrences	Terminal Cutoff
Replace washer in spud connection lavatory, vitreous china	7	1 Plum	4.000	Ea.	96.04	113.32	2008 Qtr 2	7	7	\$ 793.24
Replace washer in faucet lavatory, vitreous china	2	1 Plum	4.000	Ea.	39.40	49.16	2008 Qtr 2	25	25	\$ 1,229.00
Replace faucets lavatory, vitreous china	10	1 Plum	4.000	Ea.	493.96	596.24	2008 Qtr 2	5	5	\$ 2,981.20
Clean out strainer and P trap lavatory, vitreous china	2	1 Plum	4.000	Ea.	108.16	134.28	2008 Qtr 2	25	25	\$ 3,357.00
Replace lavatory, vitreous china	35	2 Plum	4.000	Ea.	2,120.76	2,542.80	2008 Qtr 2	1	1	\$ 2,542.80
Replace faucet washer sink, iron enamel	2	1 Plum	1.000	Ea.	9.79	12.19	2008 Qtr 2	25	25	\$ 304.75
Clean trap sink, iron enamel	3	1 Plum	1.000	Ea.	6.60	8.25	2008 Qtr 2	16	16	\$ 132.00
Replace faucets sink, iron enamel	10	1 Plum	1.000	Ea.	123.49	149.06	2008 Qtr 2	5	5	\$ 745.30
Unstop sink sink, iron enamel	2	1 Plum	1.000	Ea.	32.21	40.50	2008 Qtr 2	25	25	\$ 1,012.50
Replace sink, P.E.C.I. sink, iron enamel	35	2 Plum	1.000	Ea.	552.72	657.69	2008 Qtr 2	1	1	\$ 657.69
Inspect / clean shower head fiberglass	3	1 Plum	2.000	Ea.	75.60	94.88	2008 Qtr 2	16	16	\$ 1,518.08
Replace mixing valve barrel shower, fiberglass	2	1 Plum	2.000	Ea.	296.30	352.64	2008 Qtr 2	25	25	\$ 8,816.00
Replace mixing valve shower, fiberglass	10	1 Plum	2.000	Ea.	549.36	658.00	2008 Qtr 2	5	5	\$ 3,290.00
Replace shower and fittings, fiberglass	20	2 Plum	2.000	Ea.	1,953.30	2,303.16	2008 Qtr 2	2	2	\$ 4,606.32
Replace flush valve diaphragm tankless water closet	10	1 Plum	4.000	Ea.	282.96	332.24	2008 Qtr 2	5	5	\$ 1,661.20
Rebuild flush valve tankless water closet	20	1 Plum	4.000	Ea.	527.92	640.04	2008 Qtr 2	2	2	\$ 1,280.08
Unplug clogged line tankless water closet	5	1 Plum	4.000	Ea.	673.04	840.72	2008 Qtr 2	10	10	\$ 8,407.20
Replace tankless water closet	35	2 Plum	4.000	Ea.	2,192.00	2,593.44	2008 Qtr 2	1	1	\$ 2,593.44
Replace tankless flush valve	25	1 Plum	4.000	Ea.	838.00	981.48	2008 Qtr 2	2	1	\$ 981.48
Replace wax ring gasket tankless water closet	5	1 Plum	4.000	Ea.	438.28	548.80	2008 Qtr 2	10	10	\$ 5,488.00
Replace flush valve diaphragm urinal	7	1 Plum	1.000	Ea.	70.74	83.06	2008 Qtr 2	7	7	\$ 581.42
Rebuild flush valve urinal	20	1 Plum	1.000	Ea.	131.98	160.01	2008 Qtr 2	2	2	\$ 320.02
Unplug line urinal	5	1 Plum	1.000	Ea.	112.14	139.91	2008 Qtr 2	10	10	\$ 1,399.10
Replace wall-hung urinal	35	2 Plum	1.000	Ea.	841.63	1,006.57	2008 Qtr 2	1	1	\$ 1,006.57
Resolder joint pipe & fittings, copper	10	1 Plum	2.000	Ea.	65.70	80.90	2008 Qtr 2	5	5	\$ 404.50
Replace pipe and fittings, copper 3/4"	20	2 Plum	16.000	L.F.	283.52	343.68	2008 Qtr 2	2	2	\$ 687.36
Replace pipe and fittings, copper 2"	25	2 Plum	8.000	L.F.	326.48	392.88	2008 Qtr 2	2	1	\$ 392.88
Remove old insulation & replace with new, pipe 3/4", wall 1"	15	1 Plum	16.000	L.F.	112.16	136.64	2008 Qtr 2	3	3	\$ 409.92
Unclog main drain pipe & fittings, cast iron	10	1 Plum	1.000	Ea.	35.62	44.41	2008 Qtr 2	5	5	\$ 222.05
Replace pipe & fittings, cast iron	40	2 Plum	8.000	L.F.	335.20	405.60	2008 Qtr 2	1	1	\$ 405.60
Unclog floor drain, PVC	20	1 Plum	1.000	Ea.	37.09	45.87	2008 Qtr 2	2	2	\$ 91.74
Repair joint pipe and fittings, PVC	10	1 Plum	1.000	Ea.	115.94	144.14	2008 Qtr 2	5	5	\$ 720.70
Replace pipe, 4" pipe and fittings, PVC	30	2 Plum	8.000	L.F.	473.60	585.52	2008 Qtr 2	1	1	\$ 585.52
Drain and flush water heater, electric, 120 gallon	7	1 Plum	1.000	Ea.	226.43	283.04	2008 Qtr 2	7	7	\$ 1,981.28
Check operation water heater, electric, 120 gallon	3	1 Plum	1.000	Ea.	1.98	2.48	2008 Qtr 2	16	16	\$ 39.68
Replace water heater, electric, 120 gallon	15	2 Plum	1.000	Ea.	9,192.45	10,543.79	2008 Qtr 2	3	3	\$ 31,631.37
General maintenance & repair drain: roof, scupper, area	1	1 Plum	2.000	Ea.	56.70	71.34	2008 Qtr 2	50	50	\$ 3,567.00
Replace drain: roof, scupper, area	40	1 Plum	2.000	Ea.	796.68	936.28	2008 Qtr 2	1	1	\$ 936.28

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Description	Frequency	Crew	Qty	Unit	Total In-House	Total Incl. O&P	Release	Occurrences in Design Life	Adjusted Occurrences	Terminal Cutoff
Check and adjust 10 H.P. compressor	1	1 Plum	1.000	Ea.	65.25	81.53	2008 Qtr 2	50	50	\$ 4,076.50
Replace 10 H.P. compressor	25	2 Plum	1.000	Ea.	8,414.14	9,845.45	2008 Qtr 2	2	1	\$ 9,845.45
Resolder joint pipe & fittings, oxygen	12	1 Plum	1.000	Ea.	52.14	65.04	2008 Qtr 2	4	3	\$ 195.12
Replace pipe and fittings, oxygen	25	2 Plum	8.000	L.F.	141.04	171.12	2008 Qtr 2	2	1	\$ 171.12
Repair single zone rooftop unit, 25 ton	10	Q6	0.500	Ea.	12,910.55	14,961.45	2008 Qtr 2	5	5	\$ 74,807.23
Replace single zone rooftop unit, 25 ton	15	Q7	1.000	Ea.	34,098.40	39,677.60	2008 Qtr 2	3	3	\$ 119,032.80
Minor repairs to fire alarm control panel	5	1 Elec	1.000	Ea.	107.84	130.97	2008 Qtr 2	10	10	\$ 1,309.70
Maintenance and inspection fire alarm control panel	0.5	1 Elec	1.000	Ea.	30.54	38.17	2008 Qtr 2	100	100	\$ 3,817.00
Replace fire alarm control panel	15	1 Elec	1.000	Ea.	2,615.62	3,107.84	2008 Qtr 2	3	3	\$ 9,323.52
Replace sprinkler head	20	1 Plum	27.000	Ea.	1,719.36	2,118.42	2008 Qtr 2	2	2	\$ 4,236.84
Inspect sprinkler system	1	1 Plum	1.000	Ea.	26.55	32.89	2008 Qtr 2	50	50	\$ 1,644.50
Rebuild double check 3" backflow preventer sprinkler system	5	1 Plum	1.000	Ea.	598.06	715.83	2008 Qtr 2	10	10	\$ 7,158.30
Replace fire alarm bell, 6"	20	1 Elec	2.000	Ea.	284.56	343.02	2008 Qtr 2	2	2	\$ 686.04
Maintenance and inspection lighting panel, indoor	3	1 Elec	2.000	Ea.	57.00	71.26	2008 Qtr 2	16	16	\$ 1,140.16
Maintenance and repair safety switch gen., 2 pole	8	1 Elec	1.000	Ea.	28.50	35.63	2008 Qtr 2	6	6	\$ 213.78
Maintenance and inspection safety switch, 2 pole	1	1 Elec	1.000	Ea.	28.50	35.63	2008 Qtr 2	50	50	\$ 1,781.50
Replace safety switch 240 V, 2 pole	25	2 Elec	1.000	Ea.	353.98	421.38	2008 Qtr 2	2	1	\$ 421.38
Maintenance and repair motor starter, up to 600 V	5	1 Elec	3.000	Ea.	512.25	622.50	2008 Qtr 2	10	10	\$ 6,225.00
Maintenance and inspection motor starter, up to 600 V	0.5	1 Elec	3.000	Ea.	114.51	143.55	2008 Qtr 2	100	100	\$ 14,355.00
Replace starter motor starter, up to 600 V	18	1 Elec	3.000	Ea.	1,584.54	1,891.23	2008 Qtr 2	2	2	\$ 3,782.46
Replace fluor. ballast for fluorescent lighting fixture, 80 W	10	1 Elec	71.000	Ea.	7,070.18	8,525.68	2008 Qtr 2	5	5	\$ 42,628.40
Replace lamps (2 lamps) fluorescent lighting fixture, 80 W	10	1 Elec	71.000	Ea.	1,806.24	2,213.78	2008 Qtr 2	5	5	\$ 11,068.90
Replace M.H. ballast mercury halide fixture, 175 W	10	1 Elec	11.000	Ea.	2,101.00	2,462.79	2008 Qtr 2	5	5	\$ 12,313.95
Replace lamp mercury halide fixture, 175 W	5	1 Elec	11.000	Ea.	813.89	962.17	2008 Qtr 2	10	10	\$ 9,621.70
Maintenance and repair receptacles and plugs	20	1 Elec	66.000	Ea.	2,051.94	2,556.18	2008 Qtr 2	2	2	\$ 5,112.36
Replace receptacle/plug receptacles and plugs	20	1 Elec	66.000	Ea.	3,482.16	4,251.72	2008 Qtr 2	2	2	\$ 8,503.44
Maintenance and repair wiring devices, switches	10	1 Elec	25.000	Ea.	777.25	968.25	2008 Qtr 2	5	5	\$ 4,841.25
Replace switch wiring devices, switches	15	1 Elec	25.000	Ea.	1,280.25	1,558.75	2008 Qtr 2	3	3	\$ 4,676.25
Check and repair manual pull station	10	1 Elec	3.000	Ea.	207.63	254.61	2008 Qtr 2	5	5	\$ 1,273.05
Replace manual pull station	15	1 Elec	3.000	Ea.	377.22	455.67	2008 Qtr 2	3	3	\$ 1,367.01
					<b>\$332,884.96</b>	<b>\$395,036.36</b>				
								MR Subtotal		\$ 757,211.18
								MR Per Year		\$ 15,144.22
								PM Per Year		\$ 5,804.35
								Subtotal		\$ 20,948.57

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**CostWorks 2008 Quarter 2**

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Total Per Unit    \$        2.37

**CostWorks 2009 Quarter 1 - FAC 2152-Weapon Maintenance Shop, Depot**

Qty	Assembly Number	Description	Total In-House	Total Incl. O&P	Zip Code	Prefix	Type	Release
4.000	B2035 410 1950	Door, overhead, electric, roll up, to 24' high x 25' w	960.64	1,160.48	200		FMR	2008 Qtr 2
2.000	B2035 225 1950	Door, emergency egress, swinging, annualized	99.02	115.02	200		FMR	2008 Qtr 2
14.000	C1025 110 1950	Fire doors, swinging, annualized	348.46	418.04	200		FMR	2008 Qtr 2
1.000	D2015 100 1950	Urinals, annualized	12.93	16.15	200		FMR	2008 Qtr 2
4.000	D2015 100 2950	Toilet (vacuum breaker type), annualized	51.72	64.60	200		FMR	2008 Qtr 2
4.000	D2015 100 4950	Lavatories, annualized	98.72	120.32	200		FMR	2008 Qtr 2
2.000	D2015 100 5950	Showers, annualized	39.70	47.60	200		FMR	2008 Qtr 2
1.000	D2015 800 1950	Drink fountain, annualized	49.50	59.36	200		FMR	2008 Qtr 2
9.000	D3045 160 1950	VAV Boxes, annualized	551.79	684.00	200		FMR	2008 Qtr 2
1.000	D3055 210 1950	Package unit, air cooled, 3 thru 24 ton, annualized	207.71	251.03	200		FMR	2008 Qtr 2
1.000	D3095 110 1950	Air compressor, gas engine powered, annualized	1,180.53	1,474.60	200		FMR	2008 Qtr 2
1.000	D4015 100 1950	Backflow prevention device, up to 4", annualized	18.89	23.42	200		FMR	2008 Qtr 2
1.000	D4015 150 1950	Extinguishing system, wet pipe, annualized	806.79	983.35	200		FMR	2008 Qtr 2
2.000	D5015 260 1950	Panelboard, 225 A and above, annualized	113.92	135.42	200		FMR	2008 Qtr 2
1.000	D5015 280 1950	Motor control center, over 400 A, annualized	53.91	64.15	200		FMR	2008 Qtr 2
1.000	E1095 122 1950	Crane, electric bridge, up to 5 ton, annualized	152.92	186.81	200		FMR	2008 Qtr 2
			<b>\$4,747.15</b>	<b>\$5,804.35</b>				

# FAC 2152 Sustainment by Year - Terminal Cutoff Applied

