

**FAC 7351 EDUCATION CENTER**

FY22 SUC: \$5.06 / SF  
Source: Calculated using R.S. Means CostWorks 2021 Qtr 3  
component prices

**FAC 7351 EDUCATION CENTER**
**SUC \$5.06**

Adjusted Occurrences are the occurrences remaining after subtracting Repair/Replacement Overlaps. Overlap reduction removes a repair when it occurs the same year as a replacement.

Release 2021 Qtr 3

UM SF

Zip Code Prefix 222

Design Life 50

Type MR

Average Size 12279.0

Description	Frequency	Qty Unit	Total In-House	Total Incl OP	Design Life/Frequency	Occurrences in Design Life	Adjusted Occurrences	Life Cost	Adjusted Cost
Replace vinyl tile flooring	18	889.00 S.Y.	\$43,919.69	\$53,935.67	2.7778	2	2	\$107,871.34	\$107,871.34
Replace carpet	8	230.00 S.Y.	\$12,653.76	\$14,613.49	6.2500	6	6	\$87,680.93	\$87,680.93
Acoustic tile repairs - (2% of ceilings)	9	2.14 C.S.F.	\$1,942.49	\$2,257.53	5.5556	5	5	\$11,287.66	\$11,287.66
Replace acoustic tile ceiling, fire-rated	20	107.06 C.S.F.	\$56,123.91	\$66,150.88	2.5000	2	2	\$132,301.77	\$132,301.77
Replace flush valve diaphragm tankless water closet	10	11.00 Ea.	\$288.42	\$357.89	5.0000	5	5	\$1,789.47	\$1,789.47
Rebuild flush valve tankless water closet	20	11.00 Ea.	\$1,984.77	\$2,392.03	2.5000	2	2	\$4,784.06	\$4,784.06
Unplug clogged line tankless water closet	5	11.00 Ea.	\$2,402.35	\$3,004.40	10.0000	10	10	\$30,043.95	\$30,043.95
Replace tankless water closet	35	11.00 Ea.	\$14,148.43	\$16,373.45	1.4286	1	1	\$16,373.45	\$16,373.45
Replace tankless flush valve	25	11.00 Ea.	\$2,774.37	\$3,257.22	2.0000	2	2	\$6,514.43	\$6,514.43
Replace wax ring gasket for tankless water closet	5	11.00 Ea.	\$1,556.71	\$1,945.09	10.0000	10	10	\$19,450.91	\$19,450.91
Replace flush valve diaphragm for a urinal	7	4.00 Ea.	\$104.88	\$130.14	7.1429	7	7	\$911.00	\$911.00
Rebuild flush valve for a urinal	20	4.00 Ea.	\$721.74	\$869.83	2.5000	2	2	\$1,739.66	\$1,739.66
Unplug line urinal	5	4.00 Ea.	\$580.29	\$725.71	10.0000	10	10	\$7,257.12	\$7,257.12
Replace wall-hung urinal	35	4.00 Ea.	\$3,875.45	\$4,676.42	1.4286	1	1	\$4,676.42	\$4,676.42
Replace washer in spud connection lavatory, vitreous china	7	12.00 Ea.	\$197.55	\$240.96	7.1429	7	7	\$1,686.72	\$1,686.72
Replace washer in faucet lavatory, vitreous china	2	12.00 Ea.	\$154.62	\$192.62	25.0000	25	25	\$4,815.55	\$4,815.55
Replace faucets lavatory, vitreous china	10	12.00 Ea.	\$2,180.71	\$2,625.06	5.0000	5	5	\$13,125.32	\$13,125.32
Clean out strainer and P trap lavatory, vitreous china	2	12.00 Ea.	\$418.43	\$523.29	25.0000	25	25	\$13,082.37	\$13,082.37
Replace lavatory, vitreous china	35	12.00 Ea.	\$8,070.89	\$9,698.65	1.4286	1	1	\$9,698.65	\$9,698.65
Replace faucet washer sink, iron enamel	2	1.00 Ea.	\$12.78	\$15.92	25.0000	25	25	\$397.90	\$397.90
Clean trap sink, iron enamel	3	1.00 Ea.	\$8.57	\$10.72	16.6667	16	16	\$171.50	\$171.50
Replace faucets sink, iron enamel	10	1.00 Ea.	\$181.73	\$218.76	5.0000	5	5	\$1,093.78	\$1,093.78
Unstop sink, iron enamel	2	1.00 Ea.	\$41.82	\$52.30	25.0000	25	25	\$1,307.56	\$1,307.56
Replace sink, P.E.C.I. sink, iron enamel kitchen	10	1.00 Ea.	\$636.70	\$757.51	5.0000	5	5	\$3,787.55	\$3,787.55
Check / minor repairs drinking fountain	1	2.00 Ea.	\$97.76	\$122.27	50.0000	50	50	\$6,113.26	\$6,113.26
Repair internal leaks drinking fountain	4	2.00 Ea.	\$90.16	\$112.76	12.5000	12	12	\$1,353.07	\$1,353.07
Correct water pressure drinking fountain	2	2.00 Ea.	\$83.64	\$104.60	25.0000	25	25	\$2,615.12	\$2,615.12
Replace refrigerant drinking fountain	2	2.00 Ea.	\$65.37	\$76.54	25.0000	25	25	\$1,913.46	\$1,913.46
Repair drain leak drinking fountain	4	2.00 Ea.	\$67.83	\$81.07	12.5000	12	10	\$972.83	\$810.69
Replace fountain drinking fountain	10	2.00 Ea.	\$2,562.31	\$3,029.12	5.0000	5	5	\$15,145.59	\$15,145.59
Drain and flush water heater, electric, 120 gallon	7	1.00 Ea.	\$294.38	\$368.15	7.1429	7	7	\$2,577.08	\$2,577.08
Check operation water heater, electric, 120 gallon	3	1.00 Ea.	\$2.59	\$3.23	16.6667	16	16	\$51.73	\$51.73

Description	Frequency	Qty Unit	Total In-House	Total Incl OP	Design Life/Frequency	Occurrences in Design Life	Adjusted Occurrences	Life Cost	Adjusted Cost
Replace water heater, electric, 120 gallon	15	1.00 Ea.	\$14,632.58	\$16,736.89	3.3333	3	3	\$50,210.67	\$50,210.67
Unclog floor drain, PVC	20	1.00 Ea.	\$47.80	\$59.77	2.5000	2	2	\$119.55	\$119.55
General maintenance & repair drain: roof, scupper, area	1	2.00 Ea.	\$73.98	\$92.51	50.0000	50	50	\$4,625.70	\$4,625.70
Replace drain: roof, scupper, area	40	2.00 Ea.	\$1,573.86	\$1,824.72	1.2500	1	1	\$1,824.72	\$1,824.72
Repair boiler, gas, 250 MBH	7	1.00 Ea.	\$2,031.05	\$2,390.45	7.1429	7	7	\$16,733.15	\$16,733.15
Replace boiler, gas, 250 MBH	30	1.00 Ea.	\$9,398.04	\$11,210.13	1.6667	1	1	\$11,210.13	\$11,210.13
Replace roof mounted exhaust fan, 800 CFM exhaust fan	20	1.00 Ea.	\$1,734.03	\$2,028.11	2.5000	2	2	\$4,056.23	\$4,056.23
Repair circulator pump, 1/12 - 3/4 H.P.	5	1.00 Ea.	\$98.13	\$115.73	10.0000	10	7	\$1,157.31	\$810.12
Replace circulator pump, 1/12 - 3/4 H.P.	15	1.00 Ea.	\$3,822.30	\$4,402.23	3.3333	3	3	\$13,206.68	\$13,206.68
Repair circulator pump, 1 H.P.	5	1.00 Ea.	\$98.36	\$116.02	10.0000	10	7	\$1,160.17	\$812.12
Replace circulator. pump, 1 H.P.	15	1.00 Ea.	\$5,768.48	\$6,613.79	3.3333	3	3	\$19,841.37	\$19,841.37
Repair terminal reheat, 12" x 24" coil	10	8.00 Ea.	\$712.60	\$891.18	5.0000	5	4	\$4,455.89	\$3,564.71
Replace terminal reheat, 12" x 24" coil	15	8.00 Ea.	\$14,059.68	\$16,134.76	3.3333	3	3	\$48,404.29	\$48,404.29
Repair single zone rooftop unit, 25 ton	10	2.00 Ea.	\$94,794.84	\$109,247.10	5.0000	5	4	\$546,235.50	\$436,988.40
Replace single zone rooftop unit, 25 ton	15	2.00 Ea.	\$102,686.34	\$119,171.04	3.3333	3	3	\$357,513.12	\$357,513.12
Repair central station A.H.U., 16,000 CFM	10	1.00 Ea.	\$1,502.82	\$1,746.04	5.0000	5	4	\$8,730.18	\$6,984.14
Replace central station A.H.U., 16,000 CFM	15	1.00 Ea.	\$66,939.65	\$77,045.08	3.3333	3	3	\$231,135.23	\$231,135.23
Inspect sprinkler system	1	1.00 Ea.	\$34.33	\$42.93	50.0000	50	50	\$2,146.43	\$2,146.43
Replace sprinkler head	20	36.00 Ea.	\$3,078.82	\$3,786.82	2.5000	2	2	\$7,573.64	\$7,573.64
Replace fuse	25	76.00 Ea.	\$31,400.48	\$36,077.07	2.0000	2	2	\$72,154.13	\$72,154.13
Maintenance and repair motor starter, up to 600 V	5	1.00 Ea.	\$279.64	\$337.60	10.0000	10	10	\$3,375.98	\$3,375.98
Maintenance and inspection motor starter, up to 600 V	0.5	1.00 Ea.	\$53.98	\$67.63	100.0000	100	100	\$6,763.01	\$6,763.01
Replace starter motor starter, up to 600 V	18	1.00 Ea.	\$805.31	\$958.07	2.7778	2	2	\$1,916.15	\$1,916.15
Maintenance and inspection lighting panel, indoor	3	2.00 Ea.	\$81.29	\$101.84	16.6667	16	16	\$1,629.49	\$1,629.49
Maintenance and repair incandescent lighting fixtures	10	12.00 Ea.	\$826.39	\$983.82	5.0000	5	3	\$4,919.10	\$2,951.46
Replace incandescent lighting fixture lamp	5	12.00 Ea.	\$137.79	\$166.41	10.0000	10	10	\$1,664.12	\$1,664.12
Replace incandescent lighting fixture	20	12.00 Ea.	\$1,685.51	\$2,037.19	2.5000	2	2	\$4,074.38	\$4,074.38
Replace fluorescent light fixture ballast, 80 W	10	98.00 Ea.	\$12,217.51	\$14,821.25	5.0000	5	5	\$74,106.25	\$74,106.25
Replace lamps (2 lamps), 4', 34 W energy saver	10	98.00 Ea.	\$2,470.97	\$3,094.74	5.0000	5	5	\$15,473.68	\$15,473.68
Maintenance and repair master clock control	10	1.00 Ea.	\$191.92	\$230.28	5.0000	5	5	\$1,151.38	\$1,151.38
Check operation master clock control	1	1.00 Ea.	\$43.18	\$54.10	50.0000	50	50	\$2,705.20	\$2,705.20
Replace time control clock master clock	15	1.00 Ea.	\$303.15	\$359.86	3.3333	3	3	\$1,079.57	\$1,079.57
Replace TV cable outlet	20	32.00 Ea.	\$2,278.99	\$2,834.79	2.5000	2	2	\$5,669.58	\$5,669.58
Repair smoke detector	10	26.00 Ea.	\$1,466.08	\$1,812.57	5.0000	5	4	\$9,062.83	\$7,250.26

Description	Frequency	Qty Unit	Total In-House	Total Incl OP	Design Life/Frequency	Occurrences in Design Life	Adjusted Occurrences	Life Cost	Adjusted Cost
Check operation smoke detector	1	26.00 Ea.	\$421.05	\$527.51	50.0000	50	50	\$26,375.73	\$26,375.73
Replace smoke detector	15	26.00 Ea.	\$7,390.17	\$8,826.01	3.3333	3	3	\$26,478.03	\$26,478.03
Check and repair manual pull station	10	6.00 Ea.	\$526.18	\$646.98	5.0000	5	4	\$3,234.91	\$2,587.93
Replace manual pull station	15	6.00 Ea.	\$1,220.81	\$1,469.65	3.3333	3	3	\$4,408.94	\$4,408.94
Minor repairs to fire alarm control panel	5	1.00 Ea.	\$149.71	\$182.27	10.0000	10	10	\$1,822.75	\$1,822.75
Maintenance and inspection fire alarm control panel	0.5	1.00 Ea.	\$43.18	\$54.10	100.0000	100	100	\$5,410.41	\$5,410.41
Replace fire alarm control panel	15	1.00 Ea.	\$1,953.46	\$2,391.92	3.3333	3	3	\$7,175.76	\$7,175.76
Replace fire alarm bell, 6"	20	4.00 Ea.	\$779.85	\$941.10	2.5000	2	2	\$1,882.20	\$1,882.20
Maintenance and repair of general wiring lightning protection system	1	1.00 M.L.F.	\$96.72	\$119.83	50.0000	50	50	\$5,991.33	\$5,991.33
Replace lightning protection general wiring system	25	0.20 M.L.F.	\$2,201.82	\$2,619.20	2.0000	2	2	\$5,238.40	\$5,238.40
Maintenance and repair lightning ground rod	1	1.00 Ea.	\$87.89	\$109.79	50.0000	50	48	\$5,489.36	\$5,269.78
Replace lightning ground rod	25	1.00 Ea.	\$226.09	\$280.29	2.0000	2	2	\$560.58	\$560.58
Maintenance and repair computer ground system	4	1.00 Ea.	\$21.59	\$27.05	12.5000	12	12	\$324.62	\$324.62
Replace computer ground system	50	1.00 M.L.F.	\$1,865.81	\$2,278.85	1.0000	1	1	\$2,278.85	\$2,278.85
Replace lamp emergency lighting fixture	2	4.00 Ea.	\$218.76	\$263.50	25.0000	25	25	\$6,587.57	\$6,587.57
Replace emergency lighting fixture	20	4.00 Ea.	\$2,409.47	\$2,839.05	2.5000	2	2	\$5,678.09	\$5,678.09
Maintenance and repair exit light	20	25.00 Ea.	\$930.04	\$1,150.08	2.5000	2	2	\$2,300.16	\$2,300.16
Replace lamp exit light	5	25.00 Ea.	\$421.16	\$499.09	10.0000	10	10	\$4,990.87	\$4,990.87
Replace lighting fixture exit light	20	25.00 Ea.	\$4,775.87	\$5,744.02	2.5000	2	2	\$11,488.04	\$11,488.04
Repair clay brick wall, 1st floor	25	200.00 S.F.	\$8,595.32	\$10,548.89	2.0000	2	2	\$21,097.79	\$21,097.79
Replace glass - 1st floor (1% of glass) - alum. window fixed	1	7.40 S.F.	\$89.23	\$104.87	50.0000	50	50	\$5,243.50	\$5,243.50
Repair 2'-0" x 3'-0" aluminum window - 1st floor	20	12.00 Ea.	\$1,736.84	\$2,071.31	2.5000	2	2	\$4,142.61	\$4,142.61
Replace 2'-0" x 3'-0" aluminum window - 1st floor	50	56.00 Ea.	\$27,335.37	\$32,397.36	1.0000	1	1	\$32,397.36	\$32,397.36
Replace glass - 2nd floor (1% of glass) - alum. window fixed	1	8.40 S.F.	\$892.03	\$1,100.99	50.0000	50	50	\$55,049.64	\$55,049.64
Repair 2'-0" x 3'-0" aluminum window - 2nd floor	20	14.00 Ea.	\$2,678.47	\$3,226.38	2.5000	2	2	\$6,452.76	\$6,452.76
Replace 2'-0" x 3'-0" aluminum window - 2nd floor	50	66.00 Ea.	\$35,291.15	\$42,000.50	1.0000	1	1	\$42,000.50	\$42,000.50
Repair steel, painted, door	14	3.00 Ea.	\$1,875.22	\$2,232.02	3.5714	3	3	\$6,696.05	\$6,696.05
Refinish 3'-0" x 7'-0" steel, painted, door	4	3.00 Ea.	\$124.20	\$152.60	12.5000	12	12	\$1,831.18	\$1,831.18
Replace 3'-0" x 7'-0" steel, painted, door	45	3.00 Ea.	\$2,115.19	\$2,459.19	1.1111	1	1	\$2,459.19	\$2,459.19
Replace tempered glass - (3% of glass) steel painted door	1	0.09 S.F.	\$2.03	\$2.43	50.0000	50	50	\$121.50	\$121.50
Prepare and refinish 3'-0" x 7'-0" steel painted. door	4	2.00 Ea.	\$160.16	\$198.00	12.5000	12	12	\$2,376.04	\$2,376.04
Replace 3'-0" x 7'-0" steel, with wire glass, door	45	2.00 Ea.	\$2,328.72	\$2,718.22	1.1111	1	1	\$2,718.22	\$2,718.22
Debris removal by hand & visual inspection, modified bitum/thermoplastc	1	5.30 M.S.F.	\$199.60	\$243.45	50.0000	50	50	\$12,172.37	\$12,172.37
Non-destructive moisture inspection, modified bituminous/thermoplastic	5	5.30 M.S.F.	\$619.33	\$755.40	10.0000	10	10	\$7,554.03	\$7,554.03

Description	Frequency	Qty Unit	Total In-House	Total Incl OP	Design Life/Frequency	Occurrences in Design Life	Adjusted Occurrences	Life Cost	Adjusted Cost	
Minor thermoplastic membrane repairs, 2% of roof area	1	1.07 Sq.	\$347.15	\$413.07	50.0000	50	50	\$20,653.56	\$20,653.56	
Flashing repairs, 2 S.F. per sq. repaired, modified bitumen/thermoplastic	1	48.00 S.F.	\$184.95	\$221.35	50.0000	50	50	\$11,067.65	\$11,067.65	
Membrane replacement-(25% of roof area),modified bitum/thermoplastic	20	13.40 Sq.	\$10,499.79	\$12,538.47	2.5000	2	2	\$25,076.94	\$25,076.94	
Total roof replacement, modified bituminous / thermoplastic	25	60.30 Sq.	\$38,213.85	\$45,349.80	2.0000	2	2	\$90,699.59	\$90,699.59	
Repair 8" concrete block wall - (2% of walls) painted	25	0.40 C.S.F.	\$435.86	\$523.34	2.0000	2	2	\$1,046.68	\$1,046.68	
Refinish concrete block wall painted	4	22.50 C.S.F.	\$2,270.67	\$2,764.98	12.5000	12	12	\$33,179.81	\$33,179.81	
Repair steel painted interior door	14	2.00 Ea.	\$586.90	\$683.13	3.5714	3	3	\$2,049.38	\$2,049.38	
Refinish 3'-0" x 7'-0" steel painted interior door	4	2.00 Ea.	\$105.17	\$129.57	12.5000	12	12	\$1,554.87	\$1,554.87	
Replace 3'-0" x 7'-0" steel painted interior door	60	2.00 Ea.	\$2,436.07	\$2,824.17	0.8333	0	0	\$0.00	\$0.00	
Repair solid core wood door, interior	11	22.00 Ea.	\$6,455.95	\$7,514.41	4.5455	4	4	\$30,057.63	\$30,057.63	
Refinish 3'-0" x 7'-0" solid core wood door, interior	4	22.00 Ea.	\$954.02	\$1,171.49	12.5000	12	11	\$14,057.91	\$12,886.42	
Replace 3'-0" x 7'-0" solid core wood door, interior	40	22.00 Ea.	\$10,767.40	\$12,447.82	1.2500	1	1	\$12,447.82	\$12,447.82	
Repair concrete steps	15	208.00 S.F.	\$4,752.81	\$5,501.74	3.3333	3	3	\$16,505.22	\$16,505.22	
Replace concrete steps	100	208.00 S.F.	\$11,119.44	\$13,559.98	0.5000	0	0	\$0.00	\$0.00	
Refinish metal stair railing, interior	7	48.00 S.F.	\$70.15	\$86.50	7.1429	7	7	\$605.48	\$605.48	
Replace metal stair railing, interior	45	48.00 L.F.	\$2,061.87	\$2,413.43	1.1111	1	1	\$2,413.43	\$2,413.43	
Replace rubber steps	18	48.00 L.F.	\$1,662.78	\$1,936.15	2.7778	2	2	\$3,872.30	\$3,872.30	
Repair 5/8" drywall - (2% of walls)	20	800.00 S.F.	\$1,340.27	\$1,630.79	2.5000	2	2	\$3,261.58	\$3,261.58	
Office painting, 10' x 12', 10' high walls	5	10.00 Ea.	\$2,209.86	\$2,710.63	10.0000	10	10	\$27,106.31	\$27,106.31	
			\$741,832.48	\$872,118.53				MR Subtotal	\$2,555,801.60	
									MR Per Year	\$51,068.22
									PM Total	\$11,069.46
									Subtotal	\$62,137.68
									Total Per Unit	\$5.06

**FAC 7351 EDUCATION CENTER**

SUC \$5.06

Release 2021 Qtr 3

UM SF

Zip Code Prefix 222

Design Life 50

Type PM

Average Size 12279.0

Description	Qty	Labor Hours	Bare Mat	Bare Labor	Bare Equip	Bare Total	Total In-House	Total Incl OP
Door, emergency egress, swinging, annualized	5.00	1.30	\$72.96	\$53.75	\$0.00	\$126.71	\$150.13	\$177.20
Fire doors, swinging, annualized	4.00	1.57	\$57.28	\$58.23	\$0.00	\$115.52	\$138.71	\$164.77
Elevator, hydraulic, passenger / freight, annualized	1.00	10.22	\$1,489.80	\$863.03	\$0.00	\$2,352.82	\$2,760.71	\$3,243.09
Urinals, annualized	4.00	0.91	\$25.27	\$45.81	\$0.00	\$71.09	\$87.36	\$104.89
Toilet (vacuum breaker type), annualized	11.00	1.95	\$92.86	\$97.88	\$0.00	\$190.74	\$229.39	\$272.68
Lavatories, annualized	12.00	4.18	\$71.58	\$248.44	\$0.00	\$320.02	\$401.71	\$486.98
Drink fountain, annualized	2.00	1.24	\$41.45	\$62.55	\$0.00	\$104.00	\$126.91	\$151.90
Boiler, hot water, oil, gas, or comb. fired, 120 - 500 MBH, annualized	1.00	15.88	\$77.34	\$947.08	\$0.00	\$1,024.42	\$1,316.27	\$1,612.00
Air handling unit, 25 thru 50 tons, annualized	1.00	1.94	\$379.12	\$97.79	\$0.00	\$476.92	\$544.17	\$630.37
Package unit, air cooled, 25 thru 50 ton, annualized	2.00	6.50	\$353.85	\$391.16	\$0.00	\$745.01	\$897.75	\$1,068.17
Extinguishing system, wet pipe, annualized	1.00	11.34	\$68.24	\$678.37	\$0.00	\$746.61	\$956.95	\$1,170.70
Transformer, dry type 500 KVA and over, annualized	3.00	2.31	\$45.47	\$152.29	\$0.00	\$197.76	\$247.99	\$300.50
Panelboard, 225 A and above, annualized	4.00	1.76	\$92.79	\$116.03	\$0.00	\$208.82	\$252.91	\$301.64
Security, intrusion alarm system, annualized	1.00	3.83	\$162.90	\$226.88	\$0.00	\$389.78	\$474.14	\$566.64
Light, emergency, hardwired system, annualized	4.00	1.00	\$30.93	\$59.05	\$0.00	\$89.98	\$110.79	\$133.15
Light, emergency, dry cell, annualized	4.00	1.42	\$138.15	\$84.95	\$0.00	\$223.11	\$262.41	\$308.62
Switch, selector, high voltage, air, annualized	2.00	0.82	\$30.31	\$53.87	\$0.00	\$84.18	\$103.38	\$124.08
Circuit breaker, high voltage air, annualized	2.00	0.94	\$30.31	\$62.16	\$0.00	\$92.47	\$114.15	\$137.35
Fan, axial, up to 5,000 CFM, annualized	1.00	1.24	\$11.73	\$62.55	\$0.00	\$74.28	\$94.22	\$114.74
						\$7,634.24	\$9,270.04	\$11,069.46



**FAC 7351 EDUCATION CENTER**  
**Modeled Component List**  
**CostWorks Release 2021 Qtr 3**

C30 Interior Finishes	
Vinyl	889.0 S.Y.
Carpet	230.0 S.Y.
Acoustic Tile, fire-rated	107.06 C.S.F.
D20 Plumbing	
Tankless Water Closet	11.0 Ea.
Urinal	4.0 Ea.
Lavatory, Vitreous China	12.0 Ea.
Sink, Iron Enamel	1.0 Ea.
Drinking Fountain	2.0 Ea.
Water Heater, Electric, 120 Gallon	1.0 Ea.
Drain: Roof, Scupper, Area	2.0 Ea.
D30 HVAC	
Boiler, Gas, 250 MBH	1.0 Ea.
Exhaust Fan, roof mounted exhaust fan, 800 CFM exhaust	1.0 Ea.
Circulator Pump, 1/12 - 3/4 H.P.	1.0 Ea.
Circulator Pump, 1 H.P.	1.0 Ea.
Terminal Reheat Coil, 12" x 24"	8.0 Ea.
Single Zone Air Conditioner, 25 ton	2.0 Ea.
Central Station Air Conditioning Air Handling Unit, 16,000 CFM	1.0 Ea.
D40 Fire Protection	
Sprinkler System, Fire Suppression, sprinkler head	36.0 Ea.
D50 Electrical	
Motor Starter, Up To 600 V	1.0 Ea.
Load Center, 100 A, maintenance & inspection	2.0 Ea.
Incandescent Lighting Fixtures	12.0 Ea.
Master Clock Control	1.0 Ea.
TV Cable Outlet	32.0 Ea.
Smoke Detector	26.0 Ea.
Manual Pull Station	6.0 Ea.
Fire Alarm Control Panel	1.0 Ea.
Fire Alarm Bell	4.0 Ea.
Lightning Protection System	0.2 M.L.F.
Lightning Ground Rod	1.0 Ea.
Computer Ground System	1.0 M.L.F.
Emergency Lighting Fixture	4.0 Ea.
Exit Light	25.0 Ea.
B20 Exterior Enclosure	
Aluminum Window, Fixed, 1st floor	56.0 Ea.
Aluminum Window, Fixed, 2nd floor	66.0 Ea.
Steel, Painted	3.0 Ea.
Steel, Painted, w/ wire glass	2.0 Ea.
B30 Roofing	
Modified Bituminous / Thermoplastic	60.3 Sq.
C10 Interior Construction	
Concrete Block, Painted	22.5 C.S.F.
Steel Painted Interior Doors	2.0 Ea.
Solid Core Interior Doors	22.0 Ea.
Fire Doors, Swinging, annualized	4.0 Each
C20 Stairs	
Concrete Steps	208.0 S.F.
Metal Interior Stair Railing	48.0 L.F.



D10 Conveying

Elevator, hydraulic annualized

1.0 Each

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