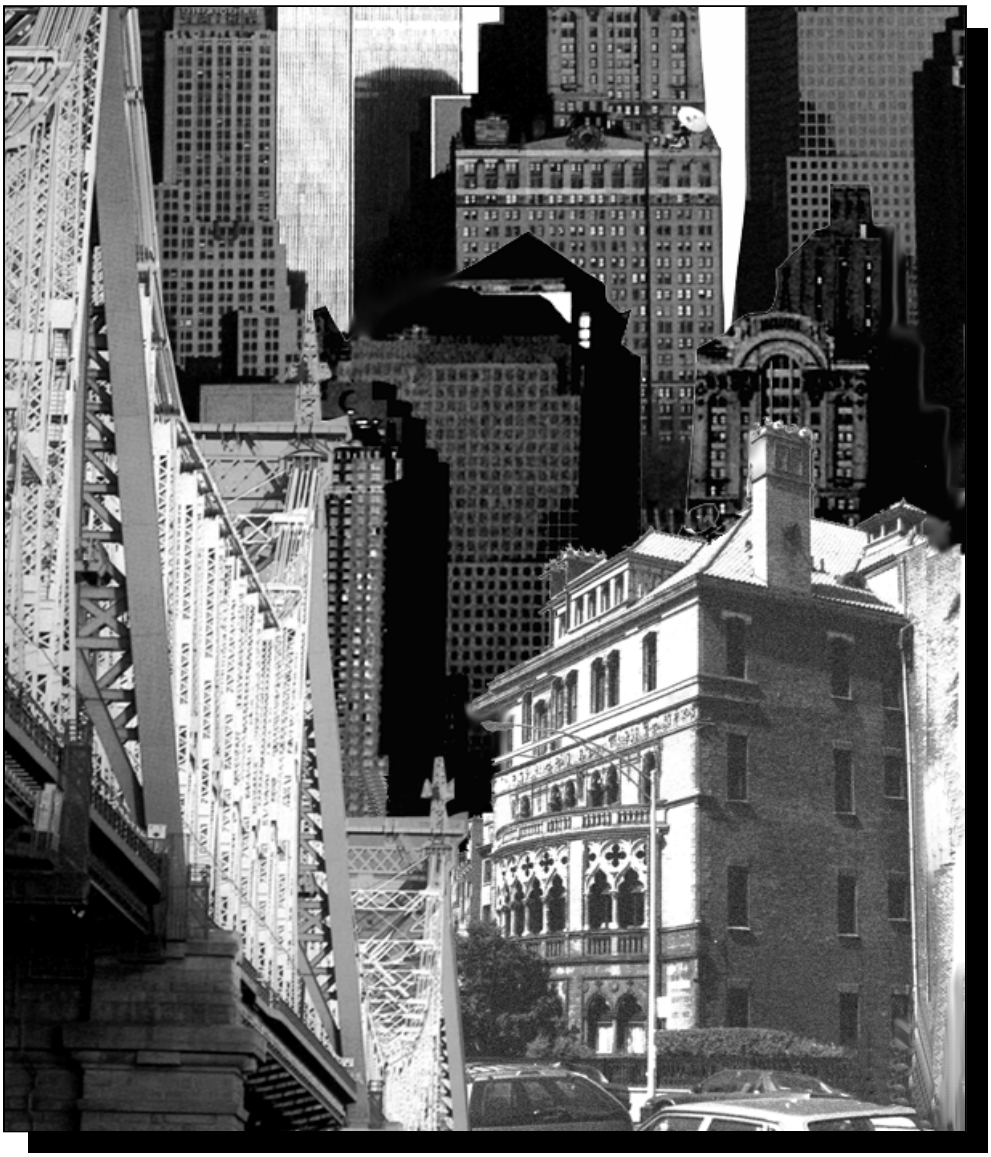
Asset Information Management System (AIMS) Report

Executive Summary



The City of New York
Eric Adams, Mayor

Fiscal Year 2026

THE CITY OF NEW YORK
OFFICE OF THE MAYOR
NEW YORK, N.Y. 10007

MEMORANDUM

TO: Adrienne Adams, Speaker, City Council
Dan Garodnick, Chairperson, City Planning Commission
Brad Lander, Comptroller

FROM: Mayor Eric Adams

DATE: October 20, 2025

SUBJECT: Asset Information Management System (AIMS) Report

In accordance with Section 1110-a of the New York City Charter, I am submitting the Executive Summary of the maintenance schedules for the City's major physical assets for Fiscal Year 2026.

Under the Charter, each agency head must provide the Mayor with a condition assessment and a maintenance schedule for all capital assets that (1) have a replacement cost of at least $10 million and (2) a useful life of more than ten years. As required by Chapter 49, Section 1110-a, subsection a.2.e, the Office of Management and Budget is submitting this summary to accompany those agency submissions.

This Executive Summary explains the methodology used to prepare the condition assessments and maintenance schedules. Along with the full agency reports, it gives a citywide picture of the condition of major assets, the costs needed to bring them to a state of good repair, and the maintenance activities required to preserve their structural integrity.

The summary is informational only. It does not rank or assign priorities among assets. In Spring 2026, a separate report will be issued comparing the funding levels recommended in this Fiscal Year 2026 report with the agencies' planned expense program for Fiscal Year 2027 and their capital program for Fiscal Years 2027 through 2030.

The City of New York

Asset Information Management System (AIMS)

Condition and Maintenance Schedules For
Major Portions of the City's
Fixed Assets and Infrastructure

Fiscal Year 2026

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Exhibits

Background

The November 1988 amendments to the City Charter (Sec. 1110-a) included a requirement that the City compile an inventory of the major portions of its physical plant. Major portions of the physical plant are defined by the Charter to include all assets or asset systems with a replacement cost of ten million dollars or greater, and a useful life in excess of ten years. The Charter amendments also require each agency to assess the condition of their assets and prepare maintenance schedules for those assets. The condition assessments and the maintenance schedules are required to be published each year.

Assets leased to the Transit Authority, the New York City Water Finance Authority and to certain other public benefit corporations are excluded from the above Charter reporting requirements. Excluded also are all properties owned by the City as a result of in-rem proceedings. For the City University, only assets of the Community Colleges are included. Table A provides a Citywide breakdown of assets by classes.

The City Charter requires that a report be issued on an annual basis. The Office of Management and Budget has overall responsibility for the delivery of this yearly publication. This year building surveys were performed by The Department of Design and Construction. Waterfront, retaining wall, bridge and selected building surveys were performed by Gannett Fleming Inc. and their subconsultants. The Department of Transportation continued to survey the City's streets and highways using a 10-point assessment system.

Detailed condition reports and maintenance schedules (i.e. Agency Reports) were provided to agencies for their review and approval. This executive report summarizes all cost data from the agency condition and report schedules. A separate document (i.e. Agency Reconciliation) will be published next Spring to illustrate the comparison of funding recommended in this report with agencies' planned capital and expense activities.

Report Context and Items Excluded from Study

While the study is comprehensive, consistent with previous reports, a number of items and considerations were excluded from the condition review and cost estimates. They were not considered directly related to the "structural integrity" of the asset as required by the Charter. These include but are not limited to:

- Most equipment (electronic, fixed and movable)
- Special operating systems within assets
- Aesthetic considerations or special design elements
- Landscaping
- Statuary or ornamental edifices

- Components not readily observable or accessible by field engineers
- ADA access requirements
- Information obtained through testing or probing
- Asbestos, lead paint, and other hazardous material identification and removal
- Programmatic needs not related to structural integrity
- Efficiency improvements
- Swing space costs/phasing costs, or premium time costs
- Components deficient in code or local law compliance but which do not impact on the integrity of the asset
- Assets known to be scheduled for near-term total replacement

It should be noted that in surveying piers and bulkheads, underwater surveys were not carried out. Therefore the condition reports for piers and bulkheads do not include those potential repairs that can only be determined by underwater surveys. Special systems include the four East River Bridges, traffic signal systems, street lighting systems and utilities. Due to their critical nature, these systems are not surveyed by OMB, but are updated yearly based on the agency's surveys and contract information made available to OMB.

The report continues to reflect changes in the asset inventory every year. At the beginning of this survey year, each agency was requested to provide any additions, deletions or changes to the inventory of assets through new construction, acquisition, sale or demolition.

The asset condition and maintenance schedule report is not a budget document, but rather a broad, unrestrained analysis of a subset of general needs. It serves as a planning tool in addressing overall citywide funding requirements. The report does not attempt in any manner to balance the City's asset and infrastructure requirements against other important City needs, nor does it attempt to make any funding recommendations between the needs of different agencies. It is a general prioritization to indicate to agencies the relative importance of various repairs and maintenance items to the preservation of the assets.

Due to the complexity of the analysis, the large scale of the project, the amount of estimation required, and the necessary methodology constraints, there are inherent limitations to the level of accuracy possible at the detailed asset and component level.

In this context it should be noted that the actual cost for a project may vary substantially from the amount estimated in this report when a detailed scope of work and cost estimate is completed. Agencies will not be restricted to any asset specific number contained in the reports when planning and developing their budget requests. It is further understood that there will be work items (i.e., programmatic) excluded from this study which may require additional expenditures.

Report Organization

Report Schedules

This publication contains two major summaries: CITYWIDE SUMMARY SCHEDULES and AGENCY SUMMARY SCHEDULES.

Capital and Expense Designations

Repairs, replacement and major maintenance costs are all presented at the detailed component level in the Agency Reports. Repairs are defined as reconstruction or renovation. For convenience and citywide reporting purposes, this report presents the cost categories by their appropriate expense budget and capital budget classification. The rules for classifying individual items are as follows:

Cost Item	*Budget Classification*
Repairs greater than $50,000 AND remaining component life of 5 years or greater Replacements greater than $50,000 Major Maintenance programs greater than $50,000 at the component type level	Capital
Repairs less than $50,000 OR remaining component life less than 5 years Replacements less than $50,000 Major Maintenance programs less than $50,000 at the component type level	Expense

Projected Repair Years

- Expense Budget - Items of need are shown over the next four years
- Capital Budget - Items of need are shown over the next ten years, grouped by periods of four and six years

It should be noted that for reporting purposes all asset component repairs are presented in the funding need for the upcoming fiscal year. This in essence reflects the amounts estimated to "catch up" and bring all assets to a "state of good repair". In reality, even if funding was available to do everything, it would be beyond the ability of City agencies to plan, design, and implement the work within a single year. The actual work, which can be funded, will operationally have to be spread out over a number of years.

Importance Codes for Repair, Replacement and Major Maintenance

In the citywide report, component repair, replacement and major maintenance are assigned an A, B, C or D rating. Each component has been assigned an importance to the structural integrity of the assets. For example, architectural exterior components of buildings (i.e. roofs, parapets, exterior walls and windows) are classified as key components and receive higher importance than architectural interior components because of their relative importance in maintaining structural integrity of the assets. (See Exhibit A)

Condition Information

The summary maintenance schedules presented in the citywide executive report represent the maintenance requirements developed from the condition surveys of individual assets. Actual condition data on any particular asset is contained in the Agency Reports. A typical example of an Agency Report and a detailed discussion of the project methodology are included in the technical notes of this report. (See Exhibits B, C)

Professional Certification

The Charter requires a statement by a registered Professional Engineer (PE) or Registered Architect (RA) regarding the reasonableness of the repair/replacement and maintenance schedules for each agency's assets. Certifications are provided by the Department of Design and Construction, the Department of Transportation, Gannett Fleming Inc., and their subconsultants.

Table A
Citywide Asset Classes by Agency

New York, Brooklyn, Queens Public Libraries	
Libraries	178
Public Office Buildings	1
Department of Education	
Primary Schools	849
Intermediate/Junior High Schools	207
High Schools	190
Administrative Buildings	12
Piers/Bulkheads	2
Day Care Centers	5
City University of New York	
Community College Buildings	85
Piers/Bulkheads	3
Parking Garages	1
Marinas/Docks	1
Police Department	
Precinct Houses	80
Police Buildings Non-Precinct	73
Piers/Bulkheads	1
Parking Garages	1
Marinas/Docks	4
Fire Department	
Fire Department Buildings	93
Piers/Bulkheads	3
Firehouses	217
Marinas/Docks	1
Fireboats	4
Administration for Children's Services	
Shelters	2
Non-Shelters	3
Juvenile Justice Buildings	5
Department of Homeless Services	
Shelters	55
Non-Shelters	2
Department of Correction	
Rikers Island Facilities/Utilities	38
Correction Facilities	1
Piers/Bulkheads	2
Marinas/Docks	1
Human Resources Administration	
Shelters	12
Non-Shelters	7
Department for the Aging	
Senior Center	10
Department of Cultural Affairs	
Museum/Gallery Facilities	70
Cultural Facilities	257
Walls	1
Park Bridges	1
Department of Small Business Services	
Shelters	1
Museum/Gallery Facilities	2
Terminals/Markets	56
Piers/Bulkheads	182
Pier Facilities	1
Parking Garages	1
Ferry Terminal Facilities	7
Marinas/Docks	15
Department of Health & Mental Hygiene	
Administrative Buildings	1
Clinics/Labs. Classrooms	21
Vehicle Maint./Storage Facilities	1
Animal Shelters	2
OCME Facilities	4
Health and Hospitals Corporation	
Hospital Buildings	86
Parking Garages	1
OCME Facilities	1
Department of Sanitation	
Piers/Bulkheads	22
Transfer Stations	9
Vehicle Maint./Storage Facilities	41
Fresh Kills Facilities	12
Parking Garages	1
Public Office Buildings	4
Bridges	11
Department of Transportation	
Bridge/Waterways	44
Highway Bridges and Tunnels	315
Highway Facilities	52
Streets and Arterials (miles)	6500
Street Lighting Systems	1
Traffic Signal Systems	1
Ferry Terminal Facilities	5
Piers/Bulkheads	27
Ferries/Barges	10
Pier Facilities	3
Parking Garages	8
Marinas/Docks	13
Department of Parks and Recreation	
Museum/Gallery Facilities	17
Piers/Bulkheads	172
Vehicle Maint./Storage Facilities	4
Pier Facilities	1
Ferry Terminal Facilities	1
Park Facilities	909
Stadium Facilities	3
Marinas/Docks	28
Walls	580
Park Bridges	124
Department of Citywide Administrative Services	
Piers/Bulkheads	13
Court Buildings	24
Public Office Buildings	26

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Citywide Summary Schedule

CITYWIDE SUMMARY SCHEDULE BY AGENCY

Asset Information Management System (AIMS)
Report on Estimated Cost for Repairs, Replacements, Major Maintenance

	CAPITAL FY 2027 - 2030	EXPENSE FY 2027
• NEW YORK PUBLIC LIBRARY	50,881,000	11,908,000
• BROOKLYN PUBLIC LIBRARY	27,169,000	5,277,000
• QUEENS PUBLIC LIBRARY	26,097,000	6,957,000
• DEPARTMENT OF EDUCATION	5,600,582,000	328,203,000
• CITY UNIVERSITY OF NEW YORK	282,428,000	28,908,000
• POLICE DEPARTMENT	323,470,000	28,166,000
• FIRE DEPARTMENT	114,124,000	39,878,000
• ADMIN. FOR CHILDREN'S SERVICES	19,130,000	2,362,000
• DEPT. OF HOMELESS SERVICES	162,424,000	12,950,000
• DEPARTMENT OF CORRECTION	753,088,000	9,623,000
• HUMAN RESOURCES ADMINISTRATION	31,329,000	4,720,000
• DEPARTMENT FOR THE AGING	2,142,000	1,129,000
• DEPARTMENT OF CULTURAL AFFAIRS	402,361,000	41,153,000
• DEPT. OF SMALL BUSINESS SERV.	476,584,000	14,669,000
• DEPT. OF HEALTH & MENTAL HYGIENE	120,447,000	10,050,000
• HEALTH AND HOSPITALS CORP.	1,121,471,000	38,285,000
• DEPARTMENT OF SANITATION	301,709,000	14,454,000
• DEPARTMENT OF TRANSPORTATION		
Bridges	3,035,961,000	44,563,000
Facilities & Ferries	142,901,000	22,382,000
Street & Traffic Lighting	259,058,000	89,857,000
Streets & Highways	7,795,761,000	
• DEPT. OF PARKS & RECREATION	893,035,000	70,081,000
• DEPT. OF CITYWIDE ADMIN. SERV.	715,221,000	39,808,000
Total	**$22,657,372,000***	**$865,383,000**

** Investment necessary to bring assets to a State of Good Repair*

Notes : All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars. Special systems include the four East River Bridges, traffic signal systems, street lighting systems and utilities. Due to their critical nature, these systems are not surveyed, but are updated yearly based on the agency's Ten Year Capital Strategy and contract information made available to OMB. Costs for Streets and Arterials beyond the Four Year Plan are not included in summary.

CITYWIDE SUMMARY SCHEDULE

Asset Information Management System (AIMS)
Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	2,241,635,000	1,328,518,000
• Interior Architecture	3,683,347,000	3,743,163,000
• Electrical	747,796,000	2,596,400,000
• Mechanical	3,551,895,000	7,382,683,000
• Piers	103,138,000	46,806,000
• Bulkheads	272,773,000	115,612,000
• Bridge Structure	2,944,000,000	276,258,000
• Ferries	24,150,000	
• Vessels	1,210,000	
• Parks' Walls	52,835,000	114,000
• Parks' Boardwalks	7,791,000	20,454,000
• Miscellaneous Buildings	71,600,000	38,052,000
• Parks' Water and Sewer Utilities	227,227,000	340,840,000
• Parks' Electrical Utilities	48,138,000	72,208,000
• Site Enclosure	53,264,000	13,131,000
• Site Pavements	246,216,000	277,810,000
• Elevators/Escalators		
• Parks' Streets and Roads	99,784,000	32,456,000
• Rikers Island Utilities	56,000,000	
• Park Bridges	13,011,000	7,711,000
• Marinas/Docks	63,379,000	136,280,000
• Bridge Electrical	57,041,000	9,200,000
• Bridge Mechanical	36,325,000	626,000
• All Streets	7,698,161,000	
• Arterial Streets	48,537,000	
• Step Streets	49,063,000	
• Traffic Signal System	233,739,000	
• Street Lighting System	25,319,000	
Total	**$22,657,372,000 ***	**$16,438,324,000**

• Importance Code A	3,964,111,000	2,141,633,000
• Importance Code B	17,636,843,000	13,591,198,000
• Importance Code C	835,972,000	634,984,000
• Importance Code D	220,447,000	70,508,000
Total	**$22,657,372,000 ***	**$16,438,324,000**

** Investment necessary to bring assets to a State of Good Repair*

Note : Costs are in current dollars and are not escalated for potential future inflation.
Dollars beyond the 4 year plan for Streets and City owned Arterials are not included in summary.

CITYWIDE SUMMARY SCHEDULE (cont.)

Asset Information Management System (AIMS)
Report on Estimated Cost for Repairs, Replacements, Major Maintenance

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	114,431,000	14,583,000	17,599,000	12,129,000
• Interior Architecture	218,591,000	14,188,000	73,915,000	52,651,000
• Electrical	57,779,000	44,386,000	43,050,000	38,723,000
• Mechanical	180,011,000	66,138,000	89,226,000	62,816,000
• Piers	4,091,000	510,000	781,000	543,000
• Bulkheads	11,485,000	513,000	789,000	577,000
• Bridge Structure	41,733,000	14,943,000	28,833,000	15,098,000
• Ferries	14,736,000	6,800,000	9,823,000	16,714,000
• Vessels	1,290,000	1,320,000	1,360,000	1,380,000
• Parks' Walls	13,444,000	0	0	1,065,000
• Parks' Boardwalks	212,000		10,000	10,000
• Miscellaneous Buildings	2,925,000	714,000	783,000	838,000
• Parks' Water and Sewer Utilities	5,681,000	5,681,000	5,681,000	5,681,000
• Parks' Electrical Utilities	1,203,000	1,203,000	1,203,000	1,203,000
• Site Enclosure	23,622,000	148,000	83,000	149,000
• Site Pavements	47,284,000	112,000	379,000	315,000
• Elevators/Escalators	22,766,000	22,766,000	22,766,000	22,766,000
• Parks' Streets and Roads				
• Rikers Island Utilities	2,300,000	2,300,000	2,300,000	2,300,000
• Park Bridges	5,745,000	22,000	20,000	1,337,000
• Marinas/Docks	3,038,000	1,070,000	998,000	952,000
• Bridge Electrical	1,244,000	20,000	100,000	25,000
• Bridge Mechanical	1,913,000	58,000	692,000	72,000
• All Streets				
• Arterial Streets				
• Step Streets				
• Traffic Signal System	45,549,000	45,549,000	45,549,000	45,549,000
• Street Lighting System	44,308,000	44,308,000	44,308,000	44,308,000
Total	**$865,383,000**	**$287,330,000**	**$390,248,000**	**$327,200,000**
• Importance Code A	284,106,000	142,909,000	158,562,000	152,108,000
• Importance Code B	460,179,000	139,908,000	226,571,000	170,373,000
• Importance Code C	118,172,000	3,799,000	4,332,000	3,881,000
• Importance Code D	2,925,000	714,000	783,000	838,000
Total	**$865,383,000**	**$287,330,000**	**$390,248,000**	**$327,200,000**

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Report Schedules by Agency

NEW YORK PUBLIC LIBRARY - 035

Project Type : NEW YORK PUBLIC LIBRARY

LIBRARIES	:	72
PUBLIC OFFICE BUILDINGS	:	1
Total Assets in AIMS	:	**73**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	18,134,000	8,803,000
• Interior Architecture	18,941,000	13,371,000
• Electrical	459,000	7,397,000
• Mechanical	13,031,000	89,982,000
• Site Enclosure		605,000
• Site Pavements	316,000	142,000
Total	**$50,881,000 ***	**$120,300,000**
• Importance Code A	18,249,000	10,692,000
• Importance Code B	26,454,000	108,521,000
• Importance Code C	6,178,000	1,087,000
Total	**$50,881,000 ***	**$120,300,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	3,899,000	234,000	145,000	283,000
• Interior Architecture	4,541,000	147,000	503,000	283,000
• Electrical	544,000	320,000	302,000	421,000
• Mechanical	1,736,000	563,000	826,000	728,000
• Site Enclosure	282,000		2,000	
• Site Pavements	359,000	1,000	0	0
• Elevators/Escalators	546,000	546,000	546,000	546,000
Total	**$11,908,000**	**$1,811,000**	**$2,324,000**	**$2,261,000**
• Importance Code A	4,019,000	310,000	222,000	368,000
• Importance Code B	6,029,000	1,498,000	2,048,000	1,884,000
• Importance Code C	1,860,000	4,000	54,000	9,000
• Importance Code D				
Total	**$11,908,000**	**$1,811,000**	**$2,324,000**	**$2,261,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

BROOKLYN PUBLIC LIBRARY - 038

Project Type : BROOKLYN PUBLIC LIBRARY

LIBRARIES	:	49
Total Assets in AIMS	:	**49**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	10,136,000	2,139,000
• Interior Architecture	3,497,000	25,505,000
• Electrical	2,054,000	1,591,000
• Mechanical	10,793,000	24,190,000
• Site Enclosure	279,000	
• Site Pavements	409,000	1,065,000
Total	**$27,169,000** *	**$54,490,000**
• Importance Code A	10,286,000	2,716,000
• Importance Code B	16,172,000	49,935,000
• Importance Code C	710,000	1,840,000
Total	**$27,169,000** *	**$54,490,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	1,573,000	179,000	105,000	49,000
• Interior Architecture	1,471,000	67,000	66,000	159,000
• Electrical	550,000	158,000	246,000	215,000
• Mechanical	648,000	573,000	552,000	436,000
• Site Enclosure	282,000			
• Site Pavements	503,000			
• Elevators/Escalators	251,000	251,000	251,000	251,000
Total	**$5,277,000**	**$1,228,000**	**$1,219,000**	**$1,110,000**
• Importance Code A	1,647,000	273,000	193,000	128,000
• Importance Code B	2,632,000	951,000	1,025,000	977,000
• Importance Code C	998,000	4,000	1,000	6,000
• Importance Code D				
Total	**$5,277,000**	**$1,228,000**	**$1,219,000**	**$1,110,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

QUEENS PUBLIC LIBRARY - 039

Project Type : QUEENS PUBLIC LIBRARY

LIBRARIES	:	57
Total Assets in AIMS	:	**57**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	9,896,000	2,341,000
• Interior Architecture	3,187,000	3,400,000
• Electrical	461,000	4,600,000
• Mechanical	11,807,000	26,421,000
• Site Enclosure	491,000	57,000
• Site Pavements	256,000	268,000
Total	**$26,097,000 ***	**$37,087,000**
• Importance Code A	9,896,000	3,181,000
• Importance Code B	15,271,000	33,797,000
• Importance Code C	931,000	109,000
Total	**$26,097,000 ***	**$37,087,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	1,842,000	152,000	281,000	193,000
• Interior Architecture	2,500,000	105,000	299,000	1,036,000
• Electrical	495,000	204,000	393,000	357,000
• Mechanical	912,000	412,000	886,000	505,000
• Site Enclosure	610,000	7,000		1,000
• Site Pavements	432,000			2,000
• Elevators/Escalators	166,000	166,000	166,000	166,000
Total	**$6,957,000**	**$1,045,000**	**$2,024,000**	**$2,259,000**
• Importance Code A	1,956,000	197,000	338,000	282,000
• Importance Code B	3,739,000	837,000	1,676,000	1,966,000
• Importance Code C	1,262,000	11,000	11,000	10,000
• Importance Code D				
Total	**$6,957,000**	**$1,045,000**	**$2,024,000**	**$2,259,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPARTMENT OF EDUCATION - 040

Project Type : EDUCATION

PRIMARY SCHOOLS	:	849
INTERMEDIATE/JUNIOR HIGH SCHOOLS	:	207
HIGH SCHOOLS	:	190
ADMINISTRATIVE BUILDINGS	:	12
PIERS/BULKHEADS	:	2
DAY CARE CENTERS	:	5
Total Assets in AIMS	:	**1,265**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	725,556,000	667,437,000
• Interior Architecture	2,364,569,000	2,288,905,000
• Electrical	512,323,000	1,616,588,000
• Mechanical	1,848,082,000	4,132,549,000
• Bulkheads	2,639,000	1,821,000
• Site Enclosure	30,768,000	3,852,000
• Site Pavements	116,645,000	156,630,000
Total	**$5,600,582,000 ***	**$8,867,782,000**
• Importance Code A	814,106,000	968,770,000
• Importance Code B	4,437,973,000	7,675,072,000
• Importance Code C	348,503,000	223,940,000
Total	**$5,600,582,000 ***	**$8,867,782,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	44,227,000	9,353,000	9,815,000	7,987,000
• Interior Architecture	107,514,000	10,703,000	15,359,000	20,107,000
• Electrical	31,130,000	26,068,000	23,885,000	21,947,000
• Mechanical	91,325,000	35,650,000	49,119,000	35,104,000
• Bulkheads	44,000	0	14,000	0
• Site Enclosure	15,043,000	114,000	40,000	94,000
• Site Pavements	29,756,000	12,000	17,000	1,000
• Elevators/Escalators	9,164,000	9,164,000	9,164,000	9,164,000
Total	**$328,203,000**	**$91,064,000**	**$107,413,000**	**$94,403,000**
• Importance Code A	57,117,000	20,797,000	21,152,000	19,463,000
• Importance Code B	214,427,000	68,588,000	84,783,000	74,085,000
• Importance Code C	56,659,000	1,680,000	1,478,000	855,000
• Importance Code D				
Total	**$328,203,000**	**$91,064,000**	**$107,413,000**	**$94,403,000**

** Investment necessary to bring assets to a State of Good Repair*

Notes: All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars. The AIMS Report data represents a small percentage of more comprehensive inspection data utilized by the School Construction Authority (SCA) in assessing capital planning priorities.

The AIMS Report offers supplemental inspection data as an additional reference but does not claim to represent the full context of capital needs in New York City public schools.

CITY UNIVERSITY OF NEW YORK - 042

Project Type : CITY UNIVERSITY OF NEW YORK

COMMUNITY COLLEGE BUILDINGS	:	85
PIERS/BULKHEADS	:	3
PARKING GARAGES	:	1
MARINAS/DOCKS	:	1
Total Assets in AIMS	:	**90**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	61,530,000	41,168,000
• Interior Architecture	68,535,000	66,717,000
• Electrical	7,107,000	98,936,000
• Mechanical	137,656,000	269,594,000
• Bulkheads	1,567,000	1,053,000
• Miscellaneous Buildings	495,000	504,000
• Site Enclosure	1,119,000	2,629,000
• Site Pavements	4,051,000	6,609,000
• Marinas/Docks	367,000	195,000
Total	**$282,428,000** *	**$487,406,000**
• Importance Code A	62,662,000	49,796,000
• Importance Code B	207,322,000	426,374,000
• Importance Code C	11,949,000	10,731,000
• Importance Code D	495,000	504,000
Total	**$282,428,000** *	**$487,406,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	3,876,000	273,000	374,000	14,000
• Interior Architecture	10,680,000	242,000	3,184,000	1,364,000
• Electrical	1,869,000	1,499,000	1,022,000	933,000
• Mechanical	9,375,000	2,525,000	2,641,000	1,657,000
• Bulkheads	114,000	0	3,000	12,000
• Miscellaneous Buildings	37,000	8,000	10,000	8,000
• Site Enclosure	465,000		4,000	
• Site Pavements	1,289,000	6,000	34,000	16,000
• Elevators/Escalators	1,079,000	1,079,000	1,079,000	1,079,000
• Marinas/Docks	124,000	84,000	2,000	57,000
Total	**$28,908,000**	**$5,716,000**	**$8,352,000**	**$5,140,000**

** Investment necessary to bring assets to a State of Good Repair*

Notes: All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars. The AIMS Report's data constitutes a fraction of the exhaustive inspection data that CUNY employs to gauge capital planning priorities. While the AIMS Report serves as an auxiliary source of inspection data, it doesn't encompass the full spectrum of capital necessities at CUNY campuses.

CITY UNIVERSITY OF NEW YORK - 042

• Importance Code A	4,257,000	585,000	597,000	251,000
• Importance Code B	20,632,000	5,079,000	7,675,000	4,761,000
• Importance Code C	3,982,000	45,000	70,000	119,000
• Importance Code D	37,000	8,000	10,000	8,000
Total	**$28,908,000**	**$5,716,000**	**$8,352,000**	**$5,140,000**

** Investment necessary to bring assets to a State of Good Repair*

Notes: All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars. The AIMS Report's data constitutes a fraction of the exhaustive inspection data that CUNY employs to gauge capital planning priorities. While the AIMS Report serves as an auxiliary source of inspection data, it doesn't encompass the full spectrum of capital necessities at CUNY campuses.

POLICE DEPARTMENT - 056

Project Type : POLICE

PRECINCT HOUSES	:	80
POLICE BUILDINGS NON-PRECINCT	:	73
PIERS/BULKHEADS	:	1
PARKING GARAGES	:	1
MARINAS/DOCKS	:	4
Total Assets in AIMS	:	**159**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	87,320,000	44,920,000
• Interior Architecture	81,935,000	45,493,000
• Electrical	12,756,000	74,932,000
• Mechanical	109,975,000	223,126,000
• Bulkheads		199,000
• Miscellaneous Buildings	6,773,000	4,669,000
• Site Enclosure	4,135,000	
• Site Pavements	18,894,000	970,000
• Marinas/Docks	1,683,000	2,669,000
Total	**$323,470,000 ***	**$396,979,000**
• Importance Code A	93,191,000	57,744,000
• Importance Code B	183,599,000	330,495,000
• Importance Code C	39,907,000	4,070,000
• Importance Code D	6,773,000	4,669,000
Total	**$323,470,000 ***	**$396,979,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	6,405,000	329,000	486,000	243,000
• Interior Architecture	9,318,000	168,000	309,000	1,044,000
• Electrical	2,277,000	1,564,000	1,642,000	1,147,000
• Mechanical	6,466,000	2,906,000	3,346,000	2,271,000
• Bulkheads	18,000			
• Miscellaneous Buildings	218,000	61,000	85,000	65,000
• Site Enclosure	967,000	6,000		9,000
• Site Pavements	1,645,000		37,000	
• Elevators/Escalators	595,000	595,000	595,000	595,000
• Marinas/Docks	258,000	216,000	145,000	80,000
Total	**$28,166,000**	**$5,845,000**	**$6,645,000**	**$5,454,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

POLICE DEPARTMENT - 056

• Importance Code A	7,172,000	798,000	861,000	706,000
• Importance Code B	16,042,000	4,923,000	5,608,000	4,652,000
• Importance Code C	4,735,000	63,000	91,000	31,000
• Importance Code D	218,000	61,000	85,000	65,000
Total	**$28,166,000**	**$5,845,000**	**$6,645,000**	**$5,454,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

FIRE DEPARTMENT - 057

Project Type : FIRE DEPARTMENT

FIRE DEPARTMENT BUILDINGS	:	93
PIERS/BULKHEADS	:	3
FIREHOUSES	:	217
MARINAS/DOCKS	:	1
FIREBOATS	:	4
Total Assets in AIMS	:	**318**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	43,075,000	15,530,000
• Interior Architecture	42,278,000	19,266,000
• Electrical	2,435,000	19,477,000
• Mechanical	15,688,000	36,315,000
• Piers	270,000	202,000
• Bulkheads	252,000	
• Vessels	1,210,000	
• Miscellaneous Buildings	3,313,000	1,707,000
• Site Enclosure	1,070,000	924,000
• Site Pavements	4,462,000	4,155,000
• Marinas/Docks	73,000	73,000
Total	**$114,124,000** *	**$97,649,000**
• Importance Code A	44,737,000	20,015,000
• Importance Code B	55,982,000	67,910,000
• Importance Code C	10,092,000	8,017,000
• Importance Code D	3,313,000	1,707,000
Total	**$114,124,000** *	**$97,649,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	11,870,000	586,000	676,000	794,000
• Interior Architecture	15,195,000	208,000	340,000	998,000
• Electrical	1,527,000	591,000	934,000	1,012,000
• Mechanical	5,917,000	2,923,000	3,030,000	3,514,000
• Piers	219,000	40,000	27,000	0
• Bulkheads	57,000	0	1,000	0
• Vessels	1,290,000	1,320,000	1,360,000	1,380,000
• Miscellaneous Buildings	91,000	40,000	49,000	42,000
• Site Enclosure	1,265,000	2,000		2,000
• Site Pavements	2,344,000	11,000	18,000	18,000
• Elevators/Escalators	65,000	65,000	65,000	65,000
• Marinas/Docks	38,000	45,000	0	4,000
Total	**$39,878,000**	**$5,832,000**	**$6,500,000**	**$7,829,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

FIRE DEPARTMENT - 057

• Importance Code A	13,776,000	2,139,000	2,252,000	2,369,000
• Importance Code B	17,782,000	3,595,000	4,105,000	5,378,000
• Importance Code C	8,228,000	59,000	94,000	40,000
• Importance Code D	91,000	40,000	49,000	42,000
Total	**$39,878,000**	**$5,832,000**	**$6,500,000**	**$7,829,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

ADMIN. FOR CHILDREN'S SERVICES - 068

Project Type : CHILDREN'S SERVICES

SHELTERS	:	2
NON-SHELTERS	:	3
JUVENILE JUSTICE BUILDINGS	:	5
Total Assets in AIMS	:	**10**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	3,177,000	757,000
• Interior Architecture	2,194,000	4,904,000
• Electrical	2,071,000	2,234,000
• Mechanical	9,533,000	10,470,000
• Site Enclosure	1,205,000	
• Site Pavements	950,000	
Total	**$19,130,000** *	**$18,365,000**
• Importance Code A	4,162,000	1,272,000
• Importance Code B	12,976,000	16,845,000
• Importance Code C	1,992,000	248,000
Total	**$19,130,000** *	**$18,365,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	598,000	48,000	48,000	36,000
• Interior Architecture	863,000	12,000	10,000	47,000
• Electrical	115,000	78,000	77,000	130,000
• Mechanical	538,000	158,000	241,000	191,000
• Site Enclosure	95,000			
• Site Pavements	71,000			
• Elevators/Escalators	82,000	82,000	82,000	82,000
Total	**$2,362,000**	**$378,000**	**$457,000**	**$485,000**
• Importance Code A	604,000	65,000	64,000	52,000
• Importance Code B	1,358,000	313,000	393,000	431,000
• Importance Code C	399,000		0	2,000
• Importance Code D				
Total	**$2,362,000**	**$378,000**	**$457,000**	**$485,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPT. OF HOMELESS SERVICES - 071

Project Type : HOMELESS SERVICES

SHELTERS	:	55
NON-SHELTERS	:	2
Total Assets in AIMS	:	**57**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	50,879,000	16,249,000
• Interior Architecture	45,507,000	98,378,000
• Electrical	18,140,000	48,788,000
• Mechanical	45,280,000	133,296,000
• Site Enclosure	746,000	
• Site Pavements	1,872,000	4,361,000
Total	**$162,424,000 ***	**$301,073,000**
• Importance Code A	55,326,000	20,929,000
• Importance Code B	96,037,000	270,688,000
• Importance Code C	11,061,000	9,456,000
Total	**$162,424,000 ***	**$301,073,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	2,900,000	249,000	455,000	35,000
• Interior Architecture	4,720,000	222,000	208,000	402,000
• Electrical	1,289,000	1,021,000	901,000	630,000
• Mechanical	2,601,000	1,427,000	1,734,000	775,000
• Site Enclosure	306,000		11,000	
• Site Pavements	765,000	0	0	5,000
• Elevators/Escalators	371,000	371,000	371,000	371,000
Total	**$12,950,000**	**$3,291,000**	**$3,681,000**	**$2,219,000**
• Importance Code A	3,267,000	489,000	717,000	273,000
• Importance Code B	7,530,000	2,776,000	2,925,000	1,926,000
• Importance Code C	2,154,000	26,000	39,000	20,000
• Importance Code D				
Total	**$12,950,000**	**$3,291,000**	**$3,681,000**	**$2,219,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPARTMENT OF CORRECTION - 072

Project Type : CORRECTION

RIKERS ISLAND FACILITIES	:	33
CORRECTION FACILITIES	:	1
PIERS/BULKHEADS	:	2
RIKERS ISLAND UTILITIES	:	5
MARINAS/DOCKS	:	1
Total Assets in AIMS	:	**42**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	307,333,000	178,407,000
• Interior Architecture	155,702,000	131,493,000
• Electrical	42,276,000	77,886,000
• Mechanical	153,310,000	241,811,000
• Piers	5,426,000	119,000
• Bulkheads	4,442,000	3,348,000
• Site Enclosure	258,000	
• Site Pavements	22,983,000	
• Rikers Island Utilities	56,000,000	
• Marinas/Docks	5,357,000	632,000
Total	**$753,088,000** *	**$633,695,000**
• Importance Code A	347,964,000	193,180,000
• Importance Code B	358,257,000	438,705,000
• Importance Code C	46,866,000	1,811,000
Total	**$753,088,000** *	**$633,695,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	736,000	59,000	167,000	257,000
• Interior Architecture	1,061,000	266,000	93,000	273,000
• Electrical	846,000	709,000	1,031,000	908,000
• Mechanical	3,351,000	627,000	1,271,000	868,000
• Piers	98,000	11,000	14,000	16,000
• Bulkheads	234,000	34,000	21,000	0
• Site Enclosure	58,000			6,000
• Site Pavements	385,000	0	0	0
• Elevators/Escalators	353,000	353,000	353,000	353,000
• Rikers Island Utilities	2,300,000	2,300,000	2,300,000	2,300,000
• Marinas/Docks	199,000	7,000	4,000	36,000
Total	**$9,623,000**	**$4,365,000**	**$5,255,000**	**$5,017,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

• Importance Code A	1,579,000	554,000	690,000	792,000
• Importance Code B	7,325,000	3,760,000	4,555,000	4,219,000
• Importance Code C	719,000	52,000	9,000	7,000
• Importance Code D				
Total	**$9,623,000**	**$4,365,000**	**$5,255,000**	**$5,017,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

HUMAN RESOURCES ADMINISTRATION - 096

Project Type : HUMAN RESOURCES

SHELTERS	:	12
NON-SHELTERS	:	7
Total Assets in AIMS	:	**19**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	12,439,000	2,658,000
• Interior Architecture	8,419,000	20,100,000
• Electrical	1,103,000	21,265,000
• Mechanical	8,132,000	36,318,000
• Site Enclosure	129,000	81,000
• Site Pavements	1,107,000	158,000
Total	**$31,329,000 ***	**$80,579,000**
• Importance Code A	13,699,000	5,877,000
• Importance Code B	15,454,000	72,788,000
• Importance Code C	2,176,000	1,915,000
Total	**$31,329,000 ***	**$80,579,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	929,000	20,000	93,000	63,000
• Interior Architecture	1,749,000	102,000	93,000	116,000
• Electrical	667,000	182,000	125,000	177,000
• Mechanical	975,000	275,000	377,000	189,000
• Site Enclosure	56,000			
• Site Pavements	202,000	0	0	0
• Elevators/Escalators	143,000	143,000	143,000	143,000
Total	**$4,720,000**	**$723,000**	**$831,000**	**$687,000**
• Importance Code A	1,110,000	95,000	167,000	138,000
• Importance Code B	2,859,000	626,000	661,000	527,000
• Importance Code C	751,000	1,000	3,000	22,000
• Importance Code D				
Total	**$4,720,000**	**$723,000**	**$831,000**	**$687,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPARTMENT FOR THE AGING - 125

Project Type : AGING

SENIOR CENTER	:	10
Total Assets in AIMS	:	**10**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	277,000	679,000
• Interior Architecture	395,000	1,954,000
• Electrical	591,000	3,330,000
• Mechanical	526,000	5,268,000
• Miscellaneous Buildings	352,000	416,000
Total	**$2,142,000** *	**$11,647,000**
• Importance Code A	277,000	982,000
• Importance Code B	1,334,000	10,249,000
• Importance Code C	179,000	
• Importance Code D	352,000	416,000
Total	**$2,142,000** *	**$11,647,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	319,000	3,000	14,000	
• Interior Architecture	424,000	8,000	22,000	24,000
• Electrical	34,000	67,000	94,000	21,000
• Mechanical	206,000	48,000	122,000	57,000
• Miscellaneous Buildings	21,000	9,000	11,000	9,000
• Site Enclosure	5,000			
• Site Pavements	47,000			2,000
• Elevators/Escalators	73,000	73,000	73,000	73,000
Total	**$1,129,000**	**$208,000**	**$336,000**	**$186,000**
• Importance Code A	344,000	15,000	23,000	12,000
• Importance Code B	636,000	182,000	303,000	161,000
• Importance Code C	129,000	3,000		4,000
• Importance Code D	21,000	9,000	11,000	9,000
Total	**$1,129,000**	**$208,000**	**$336,000**	**$186,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPARTMENT OF CULTURAL AFFAIRS - 126

Project Type : CULTURAL AFFAIRS

MUSEUM/GALLERY FACILITIES	:	70
CULTURAL FACILITIES	:	257
WALLS	:	1
PARK BRIDGES	:	1
Total Assets in AIMS	:	**329**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	194,191,000	61,547,000
• Interior Architecture	65,996,000	125,185,000
• Electrical	22,740,000	90,076,000
• Mechanical	102,139,000	341,429,000
• Miscellaneous Buildings	9,349,000	7,239,000
• Site Enclosure	3,110,000	2,760,000
• Site Pavements	4,836,000	7,878,000
• Park Bridges		266,000
Total	**$402,361,000 ***	**$636,380,000**
• Importance Code A	195,646,000	73,753,000
• Importance Code B	175,228,000	475,576,000
• Importance Code C	22,139,000	79,812,000
• Importance Code D	9,349,000	7,239,000
Total	**$402,361,000 ***	**$636,380,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	9,929,000	789,000	1,378,000	264,000
• Interior Architecture	16,122,000	394,000	5,276,000	6,558,000
• Electrical	2,735,000	2,001,000	2,064,000	1,330,000
• Mechanical	7,399,000	2,865,000	4,147,000	2,031,000
• Parks' Walls				1,000
• Miscellaneous Buildings	690,000	124,000	175,000	115,000
• Site Enclosure	869,000		12,000	
• Site Pavements	1,736,000	19,000	76,000	53,000
• Elevators/Escalators	1,585,000	1,585,000	1,585,000	1,585,000
• Park Bridges	89,000			57,000
Total	**$41,153,000**	**$7,777,000**	**$14,713,000**	**$11,993,000**
• Importance Code A	10,461,000	1,086,000	1,646,000	617,000
• Importance Code B	24,504,000	6,515,000	12,620,000	11,085,000
• Importance Code C	5,499,000	52,000	273,000	176,000
• Importance Code D	690,000	124,000	175,000	115,000
Total	**$41,153,000**	**$7,777,000**	**$14,713,000**	**$11,993,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPT. OF SMALL BUSINESS SERV. - 801

Project Type : ECONOMIC DEVELOPMENT

SHELTERS	:	1
MUSEUM/GALLERY FACILITIES	:	2
TERMINALS/MARKETS	:	56
PIERS/BULKHEADS	:	182
PIER FACILITIES	:	1
PARKING GARAGES	:	1
FERRY TERMINAL FACILITIES	:	7
MARINAS/DOCKS	:	15
Total Assets in AIMS	:	**265**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	136,946,000	74,173,000
• Interior Architecture	119,575,000	73,504,000
• Electrical	19,077,000	84,818,000
• Mechanical	43,754,000	136,318,000
• Piers	31,986,000	22,687,000
• Bulkheads	99,377,000	30,964,000
• Miscellaneous Buildings	706,000	308,000
• Site Enclosure	1,811,000	
• Site Pavements	21,531,000	33,641,000
• Marinas/Docks	1,822,000	14,449,000
Total	**$476,584,000 ***	**$470,862,000**
• Importance Code A	234,526,000	128,357,000
• Importance Code B	178,741,000	304,630,000
• Importance Code C	62,612,000	37,567,000
• Importance Code D	706,000	308,000
Total	**$476,584,000 ***	**$470,862,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	1,546,000	250,000	405,000	129,000
• Interior Architecture	2,040,000	220,000	2,089,000	1,148,000
• Electrical	1,672,000	1,845,000	1,443,000	1,512,000
• Mechanical	1,765,000	1,572,000	1,343,000	1,098,000
• Piers	1,082,000	113,000	487,000	203,000
• Bulkheads	4,781,000	162,000	344,000	223,000
• Miscellaneous Buildings	39,000	10,000	10,000	7,000
• Site Enclosure	177,000			8,000
• Site Pavements	546,000	0	14,000	0
• Elevators/Escalators	535,000	535,000	535,000	535,000
• Marinas/Docks	486,000	54,000	254,000	242,000
Total	**$14,669,000**	**$4,760,000**	**$6,922,000**	**$5,105,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPT. OF SMALL BUSINESS SERV. - 801

• Importance Code A	4,302,000	692,000	1,156,000	794,000
• Importance Code B	8,394,000	4,014,000	5,504,000	4,250,000
• Importance Code C	1,934,000	44,000	252,000	53,000
• Importance Code D	39,000	10,000	10,000	7,000
Total	**$14,669,000**	**$4,760,000**	**$6,922,000**	**$5,105,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPT. OF HEALTH & MENTAL HYGIENE - 816

Project Type : HEALTH AND MENTAL HYGIENE

ADMINISTRATIVE BUILDINGS	:	1
CLINICS/LABS. CLASSROOMS	:	21
VEHICLE MAINT./STORAGE FACILITIES	:	1
ANIMAL SHELTERS	:	2
OCME FACILITIES	:	4
Total Assets in AIMS	:	**29**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	16,376,000	9,781,000
• Interior Architecture	33,989,000	35,450,000
• Electrical	4,091,000	23,658,000
• Mechanical	65,316,000	30,198,000
• Miscellaneous Buildings	557,000	487,000
• Site Pavements	117,000	2,713,000
Total	**$120,447,000** *	**$102,288,000**
• Importance Code A	17,600,000	11,721,000
• Importance Code B	100,658,000	85,530,000
• Importance Code C	1,631,000	4,550,000
• Importance Code D	557,000	487,000
Total	**$120,447,000** *	**$102,288,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	1,364,000	90,000	173,000	16,000
• Interior Architecture	3,502,000	44,000	314,000	3,588,000
• Electrical	702,000	300,000	276,000	319,000
• Mechanical	3,624,000	513,000	792,000	404,000
• Miscellaneous Buildings	9,000	6,000	8,000	6,000
• Site Enclosure	92,000			
• Site Pavements	313,000	0	0	5,000
• Elevators/Escalators	443,000	443,000	443,000	443,000
Total	**$10,050,000**	**$1,397,000**	**$2,006,000**	**$4,781,000**
• Importance Code A	1,432,000	131,000	215,000	57,000
• Importance Code B	7,842,000	1,252,000	1,780,000	4,705,000
• Importance Code C	768,000	7,000	4,000	13,000
• Importance Code D	9,000	6,000	8,000	6,000
Total	**$10,050,000**	**$1,397,000**	**$2,006,000**	**$4,781,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

HEALTH AND HOSPITALS CORP. - 819

Project Type : HEALTH & HOSPITALS CORP.

HOSPITAL BUILDINGS	:	86
PARKING GARAGES	:	1
OCME FACILITIES	:	1
Total Assets in AIMS	:	**88**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	263,042,000	67,410,000
• Interior Architecture	309,376,000	339,470,000
• Electrical	46,778,000	203,617,000
• Mechanical	492,767,000	741,483,000
• Miscellaneous Buildings	1,368,000	1,045,000
• Site Enclosure	1,841,000	59,000
• Site Pavements	6,299,000	8,923,000
Total	**$1,121,471,000** *	**$1,362,007,000**
• Importance Code A	266,024,000	82,296,000
• Importance Code B	790,320,000	1,233,691,000
• Importance Code C	63,759,000	44,974,000
• Importance Code D	1,368,000	1,045,000
Total	**$1,121,471,000** *	**$1,362,007,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	4,538,000	389,000	1,024,000	148,000
• Interior Architecture	5,342,000	459,000	4,570,000	2,399,000
• Electrical	3,652,000	3,082,000	3,310,000	2,786,000
• Mechanical	19,705,000	5,263,000	7,286,000	4,925,000
• Miscellaneous Buildings	30,000	15,000	19,000	13,000
• Site Enclosure	455,000			
• Site Pavements	1,823,000	0	0	3,000
• Elevators/Escalators	2,740,000	2,740,000	2,740,000	2,740,000
Total	**$38,285,000**	**$11,949,000**	**$18,949,000**	**$13,014,000**
• Importance Code A	5,156,000	878,000	1,650,000	619,000
• Importance Code B	29,957,000	10,912,000	17,212,000	12,277,000
• Importance Code C	3,143,000	144,000	68,000	105,000
• Importance Code D	30,000	15,000	19,000	13,000
Total	**$38,285,000**	**$11,949,000**	**$18,949,000**	**$13,014,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

Project Type : PUBLIC BUILDINGS		
PIERS/BULKHEADS	:	1
Project Type : SANITATION		
PIERS/BULKHEADS	:	21
TRANSFER STATIONS	:	9
VEHICLE MAINT./STORAGE FACILITIES	:	41
FRESH KILLS FACILITIES	:	12
PARKING GARAGES	:	1
PUBLIC OFFICE BUILDINGS	:	4
BRIDGES	:	11
Total Assets in AIMS	:	**100**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	95,802,000	48,992,000
• Interior Architecture	94,765,000	45,996,000
• Electrical	8,392,000	27,548,000
• Mechanical	36,618,000	116,793,000
• Piers	37,445,000	2,575,000
• Bulkheads	10,527,000	1,627,000
• Bridge Structure	1,039,000	1,933,000
• Miscellaneous Buildings	579,000	242,000
• Site Enclosure	2,367,000	
• Site Pavements	14,175,000	19,002,000
Total	**$301,709,000 ***	**$264,707,000**
• Importance Code A	133,975,000	56,754,000
• Importance Code B	139,456,000	186,041,000
• Importance Code C	27,699,000	21,669,000
• Importance Code D	579,000	242,000
Total	**$301,709,000 ***	**$264,707,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPARTMENT OF SANITATION - 827

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	2,497,000	159,000	418,000	434,000
• Interior Architecture	3,748,000	78,000	193,000	680,000
• Electrical	1,382,000	645,000	979,000	1,033,000
• Mechanical	3,837,000	913,000	1,995,000	1,146,000
• Piers	598,000	21,000	87,000	79,000
• Bulkheads	490,000	23,000	67,000	36,000
• Bridge Structure	163,000	107,000	44,000	32,000
• Miscellaneous Buildings	30,000	5,000	7,000	5,000
• Site Enclosure	585,000	6,000	10,000	
• Site Pavements	872,000	0	0	0
• Elevators/Escalators	252,000	252,000	252,000	252,000
Total	**$14,454,000**	**$2,210,000**	**$4,053,000**	**$3,699,000**
• Importance Code A	3,589,000	350,000	620,000	593,000
• Importance Code B	7,878,000	1,752,000	3,320,000	3,025,000
• Importance Code C	2,957,000	103,000	105,000	75,000
• Importance Code D	30,000	5,000	7,000	5,000
Total	**$14,454,000**	**$2,210,000**	**$4,053,000**	**$3,699,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

Project Type : WATERWAY BRIDGES		
BRIDGES, WATERWAYS	:	44
Project Type : FERRIES		
FERRIES/BARGES	:	10
PIERS/BULKHEADS	:	14
FERRY TERMINAL FACILITIES	:	5
MARINAS/DOCKS	:	13
Project Type : ELECTRIC CONTROL		
STREET LIGHTING SYSTEMS	:	1
Project Type : HIGHWAY BRIDGES		
HIGHWAY BRIDGES AND TUNNELS	:	315
Project Type : HIGHWAYS		
PIERS/BULKHEADS	:	13
HIGHWAY FACILITIES	:	52
PIER FACILITIES	:	3
PARKING GARAGES	:	8
STREET AND CITY OWNED ARTERIALS	:	3
Project Type : TRAFFIC		
TRAFFIC SIGNAL SYSTEMS	:	1
Total Assets in AIMS	:	**482**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	17,954,000	7,283,000
• Interior Architecture	27,570,000	11,000,000
• Electrical	4,367,000	13,971,000
• Mechanical	28,480,000	47,591,000
• Piers	16,059,000	5,196,000
• Bulkheads	10,298,000	2,673,000
• Bridge Structure	2,942,595,000	269,790,000
• Ferries	24,150,000	
• Miscellaneous Buildings	907,000	383,000
• Site Enclosure	415,000	164,000
• Site Pavements	1,631,000	1,246,000
• Marinas/Docks	11,068,000	68,076,000
• Bridge Electrical	57,041,000	9,200,000
• Bridge Mechanical	36,325,000	626,000
• All Streets	7,698,161,000	
• Arterial Streets	48,537,000	
• Step Streets	49,063,000	
• Traffic Signal System	233,739,000	
• Street Lighting System	25,319,000	
Total	**$11,233,681,000** *	**$437,198,000**

** Investment necessary to bring assets to a State of Good Repair*

Notes: All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars. Special systems include the four East River Bridges, traffic signal systems, street lighting systems and utilities. Due to their critical nature, these systems are not surveyed, but are updated yearly based on the agency's Ten Year Capital Strategy and contract information made available to OMB. Costs for Streets and Arterials beyond the Four Year Plan are not included in summary. Street assessment need has increased due to updated cost and doing more resurfacing and street reconstruction.

• Importance Code A	1,201,756,000	199,702,000
• Importance Code B	9,915,420,000	123,593,000
• Importance Code C	66,535,000	113,521,000
• Importance Code D	49,970,000	383,000
Total	**$11,233,681,000 ***	**$437,198,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	1,791,000	139,000	105,000	210,000
• Interior Architecture	1,447,000	74,000	38,000	408,000
• Electrical	577,000	475,000	306,000	340,000
• Mechanical	987,000	545,000	644,000	632,000
• Piers	862,000	59,000	67,000	46,000
• Bulkheads	592,000	36,000	36,000	30,000
• Bridge Structure	41,406,000	14,835,000	28,721,000	15,064,000
• Ferries	14,736,000	6,800,000	9,823,000	16,714,000
• Miscellaneous Buildings	65,000	14,000	11,000	12,000
• Site Enclosure	171,000			20,000
• Site Pavements	465,000	1,000	2,000	8,000
• Elevators/Escalators	248,000	248,000	248,000	248,000
• Marinas/Docks	442,000	116,000	176,000	79,000
• Bridge Electrical	1,244,000	20,000	100,000	25,000
• Bridge Mechanical	1,913,000	58,000	692,000	72,000
• All Streets				
• Arterial Streets				
• Step Streets				
• Traffic Signal System	45,549,000	45,549,000	45,549,000	45,549,000
• Street Lighting System	44,308,000	44,308,000	44,308,000	44,308,000
Total	**$156,802,000**	**$113,277,000**	**$130,827,000**	**$123,766,000**
• Importance Code A	134,221,000	110,605,000	123,171,000	120,829,000
• Importance Code B	12,460,000	1,402,000	6,225,000	1,710,000
• Importance Code C	10,056,000	1,256,000	1,420,000	1,215,000
• Importance Code D	65,000	14,000	11,000	12,000
Total	**$156,802,000**	**$113,277,000**	**$130,827,000**	**$123,766,000**

** Investment necessary to bring assets to a State of Good Repair*

Notes: All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars. Special systems include the four East River Bridges, traffic signal systems, street lighting systems and utilities. Due to their critical nature, these systems are not surveyed, but are updated yearly based on the agency's Ten Year Capital Strategy and contract information made available to OMB. Costs for Streets and Arterials beyond the Four Year Plan are not included in summary. Street assessment need has increased due to updated cost and doing more resurfacing and street reconstruction.

DEPT. OF PARKS & RECREATION - 846

Project Type : PARKS AND RECREATION

MUSEUM/GALLERY FACILITIES	:	17
PIERS/BULKHEADS	:	172
VEHICLE MAINT./STORAGE FACILITIES	:	4
PIER FACILITIES	:	1
FERRY TERMINAL FACILITIES	:	1
PARK FACILITIES	:	909
STADIUM FACILITIES	:	3
MARINAS/DOCKS	:	28
WALLS	:	580
PARK BRIDGES	:	124
Total Assets in AIMS	:	**1,839**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	86,230,000	31,444,000
• Interior Architecture	48,878,000	44,623,000
• Electrical	12,542,000	21,679,000
• Mechanical	36,503,000	89,108,000
• Piers	11,951,000	15,836,000
• Bulkheads	137,941,000	69,305,000
• Bridge Structure	366,000	4,535,000
• Parks' Walls	52,835,000	114,000
• Parks' Boardwalks	7,791,000	20,454,000
• Miscellaneous Buildings	46,907,000	20,748,000
• Parks' Water and Sewer Utilities	227,227,000	340,840,000
• Parks' Electrical Utilities	48,138,000	72,208,000
• Site Enclosure	2,871,000	1,859,000
• Site Pavements	17,053,000	28,479,000
• Parks' Streets and Roads	99,784,000	32,456,000
• Park Bridges	13,011,000	7,445,000
• Marinas/Docks	43,008,000	50,185,000
Total	**$893,035,000** *	**$851,320,000**
• Importance Code A	331,129,000	187,678,000
• Importance Code B	345,525,000	567,526,000
• Importance Code C	69,689,000	42,912,000
• Importance Code D	146,691,000	53,204,000
Total	**$893,035,000** *	**$851,320,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPT. OF PARKS & RECREATION - 846

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	11,259,000	930,000	842,000	734,000
• Interior Architecture	10,917,000	337,000	872,000	549,000
• Electrical	2,767,000	1,273,000	1,393,000	1,118,000
• Mechanical	5,005,000	1,872,000	2,446,000	1,776,000
• Piers	1,206,000	266,000	99,000	186,000
• Bulkheads	4,672,000	238,000	211,000	276,000
• Bridge Structure	164,000	2,000	68,000	1,000
• Parks' Walls	13,444,000	0	0	1,064,000
• Parks' Boardwalks	212,000		10,000	10,000
• Miscellaneous Buildings	1,686,000	418,000	392,000	551,000
• Parks' Water and Sewer Utilities	5,681,000	5,681,000	5,681,000	5,681,000
• Parks' Electrical Utilities	1,203,000	1,203,000	1,203,000	1,203,000
• Site Enclosure	1,559,000	13,000	4,000	8,000
• Site Pavements	2,826,000	61,000	147,000	200,000
• Elevators/Escalators	332,000	332,000	332,000	332,000
• Parks' Streets and Roads				
• Park Bridges	5,657,000	22,000	20,000	1,279,000
• Marinas/Docks	1,491,000	548,000	418,000	453,000
Total	**$70,081,000**	**$13,197,000**	**$14,138,000**	**$15,420,000**
• Importance Code A	25,296,000	1,836,000	1,487,000	2,854,000
• Importance Code B	33,484,000	10,747,000	11,996,000	10,946,000
• Importance Code C	9,615,000	196,000	262,000	1,069,000
• Importance Code D	1,686,000	418,000	392,000	551,000
Total	**$70,081,000**	**$13,197,000**	**$14,138,000**	**$15,420,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

DEPT. OF CITYWIDE ADMIN. SERV. - 856

Project Type : REAL PROPERTY

PIERS/BULKHEADS	:	13
COURT BUILDINGS	:	24
PUBLIC OFFICE BUILDINGS	:	26
Total Assets in AIMS	:	**63**

Report on Estimated Cost for Repairs, Replacements, Major Maintenance

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
• Exterior Architecture	101,342,000	46,799,000
• Interior Architecture	188,040,000	348,450,000
• Electrical	28,033,000	154,010,000
• Mechanical	382,504,000	650,421,000
• Piers		193,000
• Bulkheads	5,731,000	4,623,000
• Miscellaneous Buildings	295,000	303,000
• Site Enclosure	650,000	141,000
• Site Pavements	8,628,000	1,571,000
Total	**$715,221,000 ***	**$1,206,510,000**
• Importance Code A	108,901,000	66,219,000
• Importance Code B	564,662,000	1,113,232,000
• Importance Code C	41,363,000	26,756,000
• Importance Code D	295,000	303,000
Total	**$715,221,000 ***	**$1,206,510,000**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
• Exterior Architecture	2,335,000	352,000	596,000	243,000
• Interior Architecture	15,437,000	330,000	40,078,000	11,469,000
• Electrical	2,948,000	2,303,000	2,626,000	2,388,000
• Mechanical	13,639,000	4,508,000	6,430,000	4,509,000
• Piers	26,000			14,000
• Bulkheads	484,000	18,000	92,000	0
• Miscellaneous Buildings	10,000	4,000	6,000	4,000
• Site Enclosure	282,000			
• Site Pavements	905,000	0	33,000	3,000
• Elevators/Escalators	3,741,000	3,741,000	3,741,000	3,741,000
Total	**$39,808,000**	**$11,257,000**	**$53,602,000**	**$22,371,000**
• Importance Code A	2,802,000	1,016,000	1,342,000	911,000
• Importance Code B	34,670,000	10,189,000	52,158,000	21,408,000
• Importance Code C	2,325,000	47,000	97,000	48,000
• Importance Code D	10,000	4,000	6,000	4,000
Total	**$39,808,000**	**$11,257,000**	**$53,602,000**	**$22,371,000**

** Investment necessary to bring assets to a State of Good Repair*

All costs are in non-escalated current dollars and are rounded to the nearest thousand dollars.

Exhibits A - C

A. Component Importance Codes for Repair, Replacement and Major Maintenance

B. Technical Notes and Project Methodology

C. Legend for Individual Survey Report and Sample Asset Report

Exhibit A
Component Importance Codes for Repair, Replacement and Major Maintenance

Exhibit A
Component Importance Codes for Repair, Replacement and Major Maintenance

D.S.C.	Discipline (D)	System (S)	Component (C)	Importance
1.1.1	Architecture	Exterior	Exterior Walls	A
1.1.2	Architecture	Exterior	Windows	A
1.1.3	Architecture	Exterior	Parapets	A
1.1.4	Architecture	Exterior	Roof	A
1.1.15	Architecture	Exterior	Soffits	A
1.2.5	Architecture	Interior	Floors	B
1.2.6	Architecture	Interior	Interior Walls	C
1.2.7	Architecture	Interior	Ceiling	B
1.3.8	Architecture	Site Enclosure	Fence/Gates	C
1.3.9	Architecture	Site Enclosure	Free Standing Walls	C
1.3.10	Architecture	Site Enclosure	Retaining Walls	B
1.4.11	Architecture	Site Pavements	Public Sidewalk	B
1.4.12	Architecture	Site Pavements	On-Site Walkways	C
1.4.13	Architecture	Site Pavements	Parking/Driveway	C
1.4.14	Architecture	Site Pavements	Activity Yard	B
2.1.1	Electrical	Over 600 volts	Service Equipment	A
2.1.2	Electrical	Over 600 volts	Transformers	B
2.1.3	Electrical	Over 600 volts	Switchgear/Switchboard	B
2.1.4	Electrical	Over 600 volts	Feeders	B
2.1.5	Electrical	Over 600 volts	Raceway	B
2.2.1	Electrical	Under 600 Volts	Service Equipment	A
2.2.2	Electrical	Under 600 Volts	Transformers	B
2.2.3	Electrical	Under 600 Volts	Switchgear/Switchboard	B
2.2.5	Electrical	Under 600 Volts	Raceway	B
2.2.6	Electrical	Under 600 Volts	Panelboards	B
2.2.7	Electrical	Under 600 Volts	Wiring	B
2.2.8	Electrical	Under 600 Volts	Motor Controllers	B
2.3.11	Electrical	Ground	Grounding Devices	B
2.4.9	Electrical	Stand-by Power	Transfer Switches	B
2.4.12	Electrical	Stand-by Power	Generators	B
2.4.13	Electrical	Stand-by Power	Batteries	B
2.4.17	Electrical	Stand-by Power	Fuel Storage	B
2.5.10	Electrical	Lighting	Interior Lighting	B
2.5.16	Electrical	Lighting	Egress Lighting	B
2.5.18	Electrical	Lighting	Exterior Lighting	B
2.6.15	Electrical	Lightning Protection	Arresters/Cabling	B
2.7.19	Electrical	Alarm	Security System	B
2.7.20	Electrical	Alarm	Fire/Smoke Detection	B
3.1.1	Mechanical	Heating	Energy Source	B
3.1.2	Mechanical	Heating	Conversion Equipment	A
3.1.3	Mechanical	Heating	Distribution	B
3.1.4	Mechanical	Heating	Terminal Devices	B
3.1.26	Mechanical	Heating	Controls	B

D.S.C.	Discipline (D)	System (S)	Component (C)	Importance
3.2.1	Mechanical	Air Conditioning	Energy Source	B
3.2.2	Mechanical	Air Conditioning	Conversion Equipment	B
3.2.3	Mechanical	Air Conditioning	Distribution	B
3.2.4	Mechanical	Air Conditioning	Terminal Devices	B
3.2.5	Mechanical	Air Conditioning	Heat Rejection	B
3.2.24	Mechanical	Air Conditioning	Dehumidifier	B
3.3.3	Mechanical	Ventilation	Distribution	B
3.3.6	Mechanical	Ventilation	Exhaust Fans	B
3.3.27	Mechanical	Ventilation	Energy Recovery Ventilator	B
3.3.28	Mechanical	Ventilation	Heat Recovery Ventilator	B
3.4.7	Mechanical	Plumbing	H/C Water Piping	B
3.4.8	Mechanical	Plumbing	Water Heater	B
3.4.9	Mechanical	Plumbing	HW Heat Exchanger	B
3.4.10	Mechanical	Plumbing	Sanitary Piping	B
3.4.11	Mechanical	Plumbing	Storm Drain Piping	B
3.4.12	Mechanical	Plumbing	Sump Pump(s)	B
3.4.13	Mechanical	Plumbing	Pool Filter/Treatment	B
3.4.15	Mechanical	Plumbing	Sewage Ejector(s)	B
3.4.18	Mechanical	Plumbing	Backflow Preventer	B
3.4.19	Mechanical	Plumbing	Fixtures	B
3.4.25	Mechanical	Plumbing	Instantaneous Hot Water	B
3.4.29	Mechanical	Plumbing	Tankless Water Heater(Pou)	B
3.4.30	Mechanical	Plumbing	Hot Water Storage Tank	B
3.4.31	Mechanical	Plumbing	Booster Pump w/Tank	B
3.5.16	Mechanical	Vertical Transport	Elevators	C
3.5.17	Mechanical	Vertical Transport	Escalators	C
3.6.20	Mechanical	Fire Suppression	Standpipe	B
3.6.21	Mechanical	Fire Suppression	Sprinkler	B
3.6.22	Mechanical	Fire Suppression	Fire Pump	B
3.6.23	Mechanical	Fire Suppression	Chemical System	B
4.1.2	Piers	Structural	Deck	A
4.1.3	Piers	Structural	Deck Surface	C
4.1.5	Piers	Structural	Firewalls	A
4.1.6	Piers	Structural	Pile Caps	A
4.1.7	Piers	Structural	Piles and Bracing	A
4.1.11	Piers	Structural	Coping/Curb	C
4.2.1	Piers	Fender	Buffer	B
4.2.4	Piers	Fender	Facing	B
4.2.8	Piers	Fender	Wales and Chocks	B
4.2.9	Piers	Fender	Piles	B
4.2.13	Piers	Fender	Pile Cluster	B
4.3.10	Piers	Deck Elements	Railing	B
4.3.11	Piers	Deck Elements	Coping/Curb	B
4.4.12	Piers	Protective Structure	Donut Fender	A
4.5.14	Piers	Electrical	Conduit	A
4.5.15	Piers	Electrical	Lighting Fixture	A
4.6.16	Piers	Electrical/Mechanical	Power Supply/Bollards	A
4.7.18	Piers	Mechanical/Plumbing	Water Supply	A

D.S.C.	Discipline (D)	System (S)	Component (C)	Importance
5.1.1	Bulkheads	Structural	Relieving Platform Top	A
5.1.3	Bulkheads	Structural	Coping/Curb	C
5.1.4	Bulkheads	Structural	Facing	C
5.1.6	Bulkheads	Structural	Gravity Wall	A
5.1.7	Bulkheads	Structural	Pile Supported Wall	A
5.1.9	Bulkheads	Structural	Piles and Bracing	A
5.1.10	Bulkheads	Structural	Revetment	C
5.1.11	Bulkheads	Structural	Sheet Piles	A
5.1.13	Bulkheads	Structural	Wales	A
5.1.15	Bulkheads	Structural	Pile Caps	A
5.1.19	Bulkheads	Structural	Lowlevel Pile Caps	A
5.2.5	Bulkheads	Backfill	Fill	B
5.2.12	Bulkheads	Backfill	Surface	B
5.3.2	Bulkheads	Fender	Buffer	B
5.3.4	Bulkheads	Fender	Facing	B
5.3.8	Bulkheads	Fender	Piles	B
5.3.14	Bulkheads	Fender	Wales and Chocks	B
5.3.17	Bulkheads	Fender	Pile Cluster	B
5.4.16	Bulkheads	Deck Elements	Railing	B
5.4.18	Bulkheads	Deck Elements	Parapet	B
5.5.20	Bulkheads	Electrical	Conduit	A
5.5.21	Bulkheads	Electrical	Lighting Fixture	A
5.6.22	Bulkheads	Protective Structure	Breakwater	A
6.1.1	Bridge Structure	Abutments	Bridge Seat&pedestals	A
6.1.7	Bridge Structure	Abutments	Backwall	C
6.1.9	Bridge Structure	Abutments	Brngs,Ancr Blts,Pads	A
6.1.14	Bridge Structure	Abutments	Footings	B
6.1.17	Bridge Structure	Abutments	Joint with Deck	B
6.1.20	Bridge Structure	Abutments	Mat (scour & erosion)	B
6.1.24	Bridge Structure	Abutments	Pedestals	A
6.1.31	Bridge Structure	Abutments	Stem (breastwall)	B
6.1.32	Bridge Structure	Abutments	Walls	A
6.2.14	Bridge Structure	Wingwalls	Footings	C
6.2.20	Bridge Structure	Wingwalls	Mat (scour & erosion)	C
6.2.25	Bridge Structure	Wingwalls	Piles	C
6.2.32	Bridge Structure	Wingwalls	Walls	C
6.3.8	Bridge Structure	Feature Crossed	Bank Protection	C
6.3.20	Bridge Structure	Feature Crossed	Mat (scour & erosion)	A
6.3.44	Bridge Structure	Feature Crossed	Pier Protection	B
6.4.4	Bridge Structure	Approaches	Pavement	C
6.4.11	Bridge Structure	Approaches	Curbs	A
6.4.13	Bridge Structure	Approaches	Embankment	C
6.4.16	Bridge Structure	Approaches	Guide Railing	A
6.4.20	Bridge Structure	Approaches	Mat (scour & erosion)	A
6.4.21	Bridge Structure	Approaches	Median	A
6.4.23	Bridge Structure	Approaches	Pavement Base	C
6.4.28	Bridge Structure	Approaches	Railings/Parapets	A
6.4.30	Bridge Structure	Approaches	Sidewalks	C

D.S.C.	Discipline (D)	System (S)	Component (C)	Importance
6.4.52	Bridge Structure	Approaches	Scupper	C
6.5.2	Bridge Structure	Piers	Cap Beam	A
6.5.5	Bridge Structure	Piers	Pier,Columns	B
6.5.6	Bridge Structure	Piers	Stem,Solid Pier	B
6.5.9	Bridge Structure	Piers	Brngs,Ancr Blts,Pads	A
6.5.14	Bridge Structure	Piers	Footings	B
6.5.20	Bridge Structure	Piers	Mat (scour & erosion)	A
6.5.24	Bridge Structure	Piers	Pedestals	B
6.5.25	Bridge Structure	Piers	Piles	A
6.6.11	Bridge Structure	Deck Elements	Curbs	A
6.6.15	Bridge Structure	Deck Elements	Gratings	A
6.6.16	Bridge Structure	Deck Elements	Guide Railing	A
6.6.21	Bridge Structure	Deck Elements	Median	A
6.6.22	Bridge Structure	Deck Elements	Mono Deck Surface	C
6.6.28	Bridge Structure	Deck Elements	Railings/Parapets	A
6.6.30	Bridge Structure	Deck Elements	Sidewalks	C
6.6.33	Bridge Structure	Deck Elements	Wearing Surface	C
6.6.52	Bridge Structure	Deck Elements	Scupper	C
6.7.12	Bridge Structure	Superstructure	Deck,Structural	A
6.7.18	Bridge Structure	Superstructure	Joints	C
6.7.27	Bridge Structure	Superstructure	Primary Member	A
6.7.29	Bridge Structure	Superstructure	Secondary Member	B
6.7.50	Bridge Structure	Superstructure	Vertical Lift Tower	A
6.8.45	Bridge Structure	Movable Bridges	Swing Span Truss	A
6.8.46	Bridge Structure	Movable Bridges	Swing Span Pivot Pier	A
6.8.47	Bridge Structure	Movable Bridges	Bascule Span	A
6.8.48	Bridge Structure	Movable Bridges	Bascule Span Pier	A
6.8.49	Bridge Structure	Movable Bridges	Vertical Lift Span	A
6.8.50	Bridge Structure	Movable Bridges	Vertical Lift Tower	A
6.8.51	Bridge Structure	Movable Bridges	Vertical Lift Pier	A
9.1.1	Park Wall	Wall	Coping	B
9.1.2	Park Wall	Wall	Wall/Fence	A
9.1.3	Park Wall	Wall	Base	B
10.1.1	Boardwalks	Superstructure	Closure Panels	C
10.1.2	Boardwalks	Superstructure	Deck	A
10.1.3	Boardwalks	Superstructure	Railing	B
10.2.4	Boardwalks	Substructure	Beams	A
10.2.5	Boardwalks	Substructure	Piers	A
10.2.6	Boardwalks	Substructure	Girders	A
10.2.7	Boardwalks	Substructure	Underside Enclosure	C
10.2.8	Boardwalks	Substructure	Guide Railing	A
12.1.1	Bridge Electrical	Communication Electrical	Air Horn	B
12.1.5	Bridge Electrical	Communication Electrical	Communications	B
12.1.18	Bridge Electrical	Communication Electrical	Intercom	B
12.1.38	Bridge Electrical	Communication Electrical	Telephone	B
12.1.50	Bridge Electrical	Communication Electrical	Jack	B
12.2.6	Bridge Electrical	Control System Electrical	Computer	B
12.2.8	Bridge Electrical	Control System Electrical	Control Console	B

D.S.C.	Discipline (D)	System (S)	Component (C)	Importance
12.2.9	Bridge Electrical	Control System Electrical	Control Devices	B
12.2.10	Bridge Electrical	Control System Electrical	Disconnect Switch	B
12.2.22	Bridge Electrical	Control System Electrical	Limit Switch	B
12.2.23	Bridge Electrical	Control System Electrical	Local Starter	B
12.3.14	Bridge Electrical	Drive	Grating Motor	B
12.3.25	Bridge Electrical	Drive	Machinery Brake	B
12.3.27	Bridge Electrical	Drive	Motor Brake	B
12.3.33	Bridge Electrical	Drive	Span Lock Motor	B
12.3.47	Bridge Electrical	Drive	Wedge Motor	B
12.4.24	Bridge Electrical	Electric Power	MCC	B
12.4.28	Bridge Electrical	Electric Power	PanelBoard	B
12.4.31	Bridge Electrical	Electric Power	Service Equipment	B
12.4.37	Bridge Electrical	Electric Power	Switchgear	B
12.4.43	Bridge Electrical	Electric Power	Transfer Switch	B
12.4.44	Bridge Electrical	Electric Power	Transformer	B
12.4.51	Bridge Electrical	Electric Power	Heating	B
12.4.54	Bridge Electrical	Electric Power	Dist Equip/Motor Cont.	B
12.5.19	Bridge Electrical	Exterior Lighting	Lighting Contactor	B
12.5.20	Bridge Electrical	Exterior Lighting	Lighting Fixture	B
12.5.30	Bridge Electrical	Exterior Lighting	Pole	B
12.5.34	Bridge Electrical	Exterior Lighting	Spot Lighting	B
12.6.15	Bridge Electrical	Ground/Lightning Protection	Ground Bus	B
12.6.16	Bridge Electrical	Ground/Lightning Protection	Ground Rod	B
12.6.17	Bridge Electrical	Ground/Lightning Protection	Ground Wire	B
12.6.21	Bridge Electrical	Ground/Lightning Protection	Lightning Terminals	B
12.7.11	Bridge Electrical	Interior Lighting	Exit Lighting	B
12.7.20	Bridge Electrical	Interior Lighting	Lighting Fixture	B
12.7.49	Bridge Electrical	Interior Lighting	Wiring Device	B
12.8.1	Bridge Electrical	Navigation Lighting	Air Beacon	B
12.8.12	Bridge Electrical	Navigation Lighting	Fender Lighting	B
12.8.29	Bridge Electrical	Navigation Lighting	Pier Lighting	B
12.8.32	Bridge Electrical	Navigation Lighting	Span Lighting	B
12.9.31	Bridge Electrical	Power Over 600V	Service Equipment	B
12.9.44	Bridge Electrical	Power Over 600V	Transformer	B
12.10.3	Bridge Electrical	Raceway	Box	B
12.10.4	Bridge Electrical	Raceway	Collector Ring	B
12.10.5	Bridge Electrical	Raceway	Communications	B
12.10.7	Bridge Electrical	Raceway	Conduit	B
12.10.35	Bridge Electrical	Raceway	Submarine Ctrl Cables	B
12.10.36	Bridge Electrical	Raceway	Submarine Power Cable	B
12.10.45	Bridge Electrical	Raceway	Trough	B
12.10.46	Bridge Electrical	Raceway	Under Ground Structure	B
12.10.48	Bridge Electrical	Raceway	Wires	B
12.10.52	Bridge Electrical	Raceway	Wiring	B
12.11.26	Bridge Electrical	Span Lock	Motor	B
12.12.13	Bridge Electrical	Stand-by Power	Generator	B
12.12.43	Bridge Electrical	Stand-by Power	Transfer Switch	B
12.13.2	Bridge Electrical	Traffic System Electrical	Barrier Gate Lighting	B

D.S.C.	Discipline (D)	System (S)	Component (C)	Importance
12.13.39	Bridge Electrical	Traffic System Electrical	Traffic Gate Lighting	B
12.13.40	Bridge Electrical	Traffic System Electrical	Traffic Gong	B
12.13.41	Bridge Electrical	Traffic System Electrical	Traffic Sign	B
12.13.42	Bridge Electrical	Traffic System Electrical	Traffic Signal	B
12.14.53	Bridge Electrical	Lighting	Lighting Devices	B
12.15.55	Bridge Electrical	Main Drive	Motor Controller	B
13.1.7	Bridge Mechanical	Bascule	Counter Weight	B
13.1.9	Bridge Mechanical	Bascule	Emergency Drive	B
13.1.12	Bridge Mechanical	Bascule	Fuel Tanks	B
13.1.13	Bridge Mechanical	Bascule	Houses	B
13.1.14	Bridge Mechanical	Bascule	Lock Bars	B
13.1.15	Bridge Mechanical	Bascule	Main Drive System	B
13.1.16	Bridge Mechanical	Bascule	Rack	B
13.1.20	Bridge Mechanical	Bascule	Structural Bearings	B
13.1.22	Bridge Mechanical	Bascule	Track	B
13.1.23	Bridge Mechanical	Bascule	Traffic Devices	B
13.1.24	Bridge Mechanical	Bascule	Trunnion	B
13.3.4	Bridge Mechanical	Swing	Center Latch	B
13.3.5	Bridge Mechanical	Swing	Center Lift	B
13.3.6	Bridge Mechanical	Swing	Center Pivot	B
13.3.9	Bridge Mechanical	Swing	Emergency Drive	B
13.3.10	Bridge Mechanical	Swing	End Lift	B
13.3.12	Bridge Mechanical	Swing	Fuel Tanks	B
13.3.13	Bridge Mechanical	Swing	Houses	B
13.3.15	Bridge Mechanical	Swing	Main Drive System	B
13.3.16	Bridge Mechanical	Swing	Rack	B
13.3.20	Bridge Mechanical	Swing	Structural Bearings	B
13.3.23	Bridge Mechanical	Swing	Traffic Devices	B
13.4.1	Bridge Mechanical	Vertical Lift	Buffers	B
13.4.2	Bridge Mechanical	Vertical Lift	CTRWT Ropes&Guides	B
13.4.7	Bridge Mechanical	Vertical Lift	Counter Weight	B
13.4.8	Bridge Mechanical	Vertical Lift	Elevators	B
13.4.9	Bridge Mechanical	Vertical Lift	Emergency Drive	B
13.4.11	Bridge Mechanical	Vertical Lift	End Locks	B
13.4.12	Bridge Mechanical	Vertical Lift	Fuel Tanks	B
13.4.13	Bridge Mechanical	Vertical Lift	Houses	B
13.4.15	Bridge Mechanical	Vertical Lift	Main Drive System	B
13.4.19	Bridge Mechanical	Vertical Lift	Sheaves	B
13.4.20	Bridge Mechanical	Vertical Lift	Structural Bearings	B
13.4.23	Bridge Mechanical	Vertical Lift	Traffic Devices	B
14.1.2	Marinas/Docks	Access Walkways	Deck	A
14.1.5	Marinas/Docks	Access Walkways	Gangways	B
14.1.8	Marinas/Docks	Access Walkways	Pile Caps	A
14.1.11	Marinas/Docks	Access Walkways	Piles and Bracing	A
14.1.15	Marinas/Docks	Access Walkways	Fender Piles,Wales/Chocks	A
14.2.1	Marinas/Docks	Floating Docks	Anchor Piles	A
14.2.2	Marinas/Docks	Floating Docks	Deck	A
14.2.3	Marinas/Docks	Floating Docks	Fenders	C

D.S.C.	Discipline (D)	System (S)	Component (C)	Importance
14.2.4	Marinas/Docks	Floating Docks	Floats/Frames	A
14.2.7	Marinas/Docks	Floating Docks	Mooring Piles	B
14.2.10	Marinas/Docks	Floating Docks	Railing	A
14.2.16	Marinas/Docks	Floating Docks	Barge	A
14.3.3	Marinas/Docks	Launch/Haulout	Fenders	B
14.3.11	Marinas/Docks	Launch/Haulout	Piles and Bracing	A
14.3.12	Marinas/Docks	Launch/Haulout	Ramp	B
14.3.13	Marinas/Docks	Launch/Haulout	Runway	A
14.4.3	Marinas/Docks	Protective Structure	Fenders	A
14.4.6	Marinas/Docks	Protective Structure	Ice Breaker	A
14.4.9	Marinas/Docks	Protective Structure	Piles Cluster	C
14.4.14	Marinas/Docks	Protective Structure	Wave Attenuator	A
14.4.28	Marinas/Docks	Protective Structure	Donut Fender	A
14.5.10	Marinas/Docks	Deck Elements	Railing	A
14.6.18	Marinas/Docks	Electrical	Conduit	A
14.6.21	Marinas/Docks	Electrical	Lighting Fixture	A
14.7.23	Marinas/Docks	Electrical/Mech.	Power Supply/Bollards	A
14.8.20	Marinas/Docks	Fender	Facing	A
14.8.22	Marinas/Docks	Fender	Piles	A
14.8.26	Marinas/Docks	Fender	Wales and Chocks	A
14.9.25	Marinas/Docks	Gallows Frames	Tower Frames	A
14.10.24	Marinas/Docks	Mech./Plumbing	Sanitary Piping	A
14.10.27	Marinas/Docks	Mech./Plumbing	Water Supply	A
14.11.17	Marinas/Docks	Movable Ramps	Bearings	A
14.11.19	Marinas/Docks	Movable Ramps	Deck and Railing	A
16.1.1	Park Bridges	Abutments	Bridge Seat&Pedestals	A
16.1.7	Park Bridges	Abutments	Backwall	C
16.1.9	Park Bridges	Abutments	Brngs,Ancr Blts,Pads	A
16.1.14	Park Bridges	Abutments	Footings	B
16.1.17	Park Bridges	Abutments	Joint with Deck	B
16.1.20	Park Bridges	Abutments	Mat (scour & erosion)	B
16.1.24	Park Bridges	Abutments	Pedestals	A
16.1.31	Park Bridges	Abutments	Stem (breastwall)	B
16.1.32	Park Bridges	Abutments	Walls	B
16.2.14	Park Bridges	Wingwalls	Footings	C
16.2.20	Park Bridges	Wingwalls	Mat (scour & erosion)	C
16.2.25	Park Bridges	Wingwalls	Piles	C
16.2.32	Park Bridges	Wingwalls	Walls	C
16.3.8	Park Bridges	Feature Crossed	Bank Protection	C
16.3.20	Park Bridges	Feature Crossed	Mat (scour & erosion)	A
16.3.44	Park Bridges	Feature Crossed	Pier Protection	B
16.4.4	Park Bridges	Approaches	Pavement	C
16.4.11	Park Bridges	Approaches	Curbs	A
16.4.13	Park Bridges	Approaches	Embankment	C
16.4.16	Park Bridges	Approaches	Guide Railing	A
16.4.20	Park Bridges	Approaches	Mat (scour & erosion)	A
16.4.23	Park Bridges	Approaches	Pavement Base	C
16.4.28	Park Bridges	Approaches	Railings/Parapets	A

D.S.C.	Discipline (D)	System (S)	Component (C)	Importance
16.4.30	Park Bridges	Approaches	Sidewalks	C
16.4.35	Park Bridges	Approaches	Fascias	C
16.4.52	Park Bridges	Approaches	Scupper	C
16.5.2	Park Bridges	Piers	Cap Beam	A
16.5.5	Park Bridges	Piers	Pier,Columns	B
16.5.6	Park Bridges	Piers	Stem,Solid Pier	B
16.5.9	Park Bridges	Piers	Brngs,Ancr Blts,Pads	A
16.5.14	Park Bridges	Piers	Footings	B
16.5.20	Park Bridges	Piers	Mat (scour & erosion)	A
16.5.24	Park Bridges	Piers	Pedestals	B
16.5.25	Park Bridges	Piers	Piles	A
16.6.11	Park Bridges	Deck Elements	Curbs	A
16.6.15	Park Bridges	Deck Elements	Gratings	A
16.6.16	Park Bridges	Deck Elements	Guide Railing	A
16.6.21	Park Bridges	Deck Elements	Median	A
16.6.22	Park Bridges	Deck Elements	Mono Deck Surface	C
16.6.28	Park Bridges	Deck Elements	Railings/Parapets	A
16.6.30	Park Bridges	Deck Elements	Sidewalks	C
16.6.33	Park Bridges	Deck Elements	Wearing Surface	C
16.6.35	Park Bridges	Deck Elements	Fascias	C
16.6.52	Park Bridges	Deck Elements	Scupper	C
16.7.12	Park Bridges	Superstructure	Deck,Structural	A
16.7.18	Park Bridges	Superstructure	Joints	C
16.7.27	Park Bridges	Superstructure	Primary Member	A
16.7.29	Park Bridges	Superstructure	Secondary Member	B
	Rikers Island	Electrical		A
	Rikers Island	Sanitary System		B
	Rikers Island	Underground Steam Tunnel		B
	Rikers Island	Storm System		B
	Rikers Island	Domestic/Fire Water System		B
	Brooklyn Bridge			A
	Manhattan Bridge			A
	Queensboro Bridge			A
	Williamsburg Bridge			A
	Street Lighting System			A
	Traffic Signal System			A
	Streets and Highways	All Streets		A
	Streets and Highways	Arterial Streets		A
	Streets and Highways	Step Streets		D
	Park Utilities	Electrical		A
	Park Utilities	Water and Sewers		B
	Park Utilities	Park Streets and Roads		D
	Ferries	Capital Repairs		A
	Ferries	Major Maintenance		A
	Vessels	Capital Repairs		A
	Vessels	Major Maintenance		A

Exhibit B
Technical Notes and Project Methodology

Exhibit B
Technical Notes and Project Methodology

Asset Definition

In the agency reports, an "asset" has a one-to-one correspondence with a unique structure and has an individual Asset Number. All assets in AIMS are independent structures and are reported as such. Previously, an organizational unit which provided a common service, and consisted of numerous individual assets shared a common "Program number". A three-character secondary code was assigned to create the unique identifier. E.g. Bellevue Hospital and its many buildings.

Criteria for Survey Selection

The decision criteria below have been developed and generally followed in determining assets to receive an engineering survey:

- Assets meeting the Charter criteria which had a previous survey conducted four years ago.
- Assets with a replacement value of $10 million not previously in the inventory
- Other assets used as an "average cost" group.
- Special requests from agencies.

Repair, Replacement and Major Maintenance

Repairs, replacements and "major maintenance" costs are all presented at the detailed component level in the maintenance schedules. Repairs are defined as reconstruction or renovation.

Cost Estimating

In order to have a consistent, standard methodology, all costs were developed on a contracted-out basis adjusted for work in the NYC public sector. Costs were developed for individual component repairs/replacements. Costs presented are considered all-inclusive (i.e. labor, materials, equipment, design, construction management, overhead and profit). The data obtained by the field survey teams and by the estimators was combined in a project computer database. This database was used to generate the asset cost data. Actual work, when performed by an agency may be on a different basis or packaged in a different manner. Future work, performed on a large scale (i.e., major rehabilitation or modernization), may include other logical work items that are not specifically cited in the agency reports as currently needing major repair or replacement.

Quantity Estimating and Modeling Procedures

A team of professional construction cost estimators utilized asset plans and other reports to conduct a quantity take-off of selected components in typical assets. This data was used to develop models for calculating the replacement cost of those components in place. When plans were not available, it was necessary for the estimators to visit the site with a field survey team or to have a field survey team obtain quantities when they were at that specific site. It was not practical or cost effective to measure each asset to determine the quantities of the various components and types contained. To address this issue the cost estimating team developed hundreds of models for which they generated detailed quantity relationships. Assets were then assigned models to which they were similar in size and type. Unique assets and recent additions to the inventory generally have fully quantified components.

Average Cost Methods

Average cost methods are used for small assets where an average cost per square foot, within a project type, is computed for repair in the next fiscal year. Replacement and maintenance costs are calculated on an annual basis over a ten-year period.

Life Cycle Projections

The engineers have developed a typical life cycle for each component type based on industry standards and engineering judgment. These were previously shared with each agency and have subsequently been updated to better reflect City practices. The component life cycles, along with survey assessment, are used in the report to estimate the likely point in time that a component may need replacement.

Major Maintenance

Major Maintenance as presented in the report has a specific meaning to meet the requirements of the Charter. With the exception of bridges, major maintenance is defined as those activities that should be performed at intervals of at least one year or greater and that are required to maintain the useful life and integrity of the component. Major maintenance, as here defined, does not generally include the more frequent annual and on-going normal preventive maintenance activities that should regularly occur as part of a good overall maintenance program. Major maintenance activities are generally large in scope and, depending on the agency, may often be the type of work that would be contracted-out. Major maintenance for bridges was treated differently from all other assets and does include items that are of a preventive nature. Such activities as cleaning and debris removal are large-scale identifiable items that should not only occur regularly, but would also have a direct impact on the structural integrity of the bridge over time. Major maintenance includes all the items recommended by the project engineers as well as the full

preventive maintenance program that was outlined in the bridge engineering report to the City, prepared by the Consortium of New York Engineering Schools, generally known as the "Consortium Report."

Major Maintenance Programming:

The recommended date for the start of each maintenance program was developed with consideration of engineering judgment, recommended practice, observed conditions, repairs/replacements, and general practicality. The decision rules, which apply, are as follows:

- If a repair is called for, maintenance starts in the next cycle.
- If two or more observations are rated severe, maintenance starts in the next fiscal year.
- If the replacement year is within five years of the current fiscal year, maintenance starts in the next fiscal year.
- When a component's standard life is the life of the asset, maintenance begins the next fiscal year after a new survey.
- If no repair is needed and less than two observations are rated severe for a component type whose life is the life of the asset, maintenance starts in the next cycle.
- If no repair is needed and maintenance does not start in the next fiscal year, then the maintenance start year is calculated from the year of replacement back to the present, using the maintenance cycle as an interval.
- If replacement year coincides with the maintenance start year, then no maintenance accrues.

Major Maintenance Costing:

Generally, the major maintenance programs are priced as a cost per square foot times either the area of the component or area serviced by the component. However, for a number of components, the first step in the maintenance program is to conduct a detailed survey of the component to precisely determine its condition and specific maintenance needs. The cycle frequency of the maintenance survey is much shorter than the actual maintenance cycle, thus it is presumed that the maintenance effort is not required for the whole area of the component in each cycle, but will be required for some portion of the component. As a result, the maintenance program of a certain component (i.e. repointing of exterior wall) may happen more than one time in the ten-year projection to maintain different portions of the component.

Component Observations

Component observations are meant to qualify the repair and replacement needs of the component, i.e. describing the deficiencies and locations where they occur. Even when there is no repair called for,

surveyors have the ability to record observations in the field to better describe the condition of the component type and the extent of its severity.

Special Systems and Reports

There are a number of special systems and situations within a few agencies that required unique treatment and which did not readily fit within the format of the standard agency report. These assets were treated separately and were reported on in a number of different modes as appropriate to the situation. The methodology required in such cases was sometimes different than the general approach for most assets described in this report. Each of the special reports outlines how the assets were assessed and the resulting cost factors calculated.

The four East River Bridges (i.e., Brooklyn, Manhattan, Queensboro, Williamsburg) are updated yearly based on the agency's surveys and contract information of funding needed to bring them up to a state of good repair. DPR's roads and utilities are based on surveys and engineering estimates. Maintenance needs for DOT's Street Lighting and Traffic Signal Systems have been updated yearly to reflect the latest contract information available from the Agency. Streets and Highways are assessed each year based on a reinspection by DOT. Annual maintenance and repair costs for marine vessels from DOT and FDNY, and DOC's underground utilities were provided by the respective agencies.

Agency	Special Systems
Department of Transportation (DOT) FY 2026	Four East River Bridges • *yearly report based on agency information to bring them to a state of good repair*
Department of Transportation (DOT) FY 2026	Street and City Owned Arterial System • *report produced by DOT*
Department of Transportation (DOT) FY 2026	Street Lighting System • *agency contract information*
Department of Transportation (DOT) FY 2026	Traffic Signal System • *agency contract information*
Department of Transportation (DOT) FY 2026	Ferries • *agency contract information*
Parks Department (DPR) FY 2026	Underground Utilities • *narrative report submitted on electrical, sewer, and water utilities*
Parks Department (DPR) FY 2026	Streets and Roads in Parks • *narrative report submitted*
Department of Correction (DOC) FY 2026	Rikers Island Underground Utilities • *yearly report based on agency information*
Fire Department (FDNY) FY 2026	Fireboats • *yearly report based on agency information*

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Exhibit C
Legend for Individual Survey Report and Sample Asset Report

Exhibit C
Legend for Individual Survey Report

Print Date: [a] AGENCY [b] – Fiscal Year [c] Page: [d]

Asset Name: [1]
Address: [2]
Borough: [3] Agency's Number: [8]
Program/Asset #: [4] Yr Built/Renovated: [9]
Area Sq Ft: [5] Project Type: [10]
Date of Survey: [6] Landmark Status: [11]
Areas Surveyed: [7]
Block: [12] Lot: [13] BIN: [14]

Header

a.	Print Date:	Date of report printing
b.	Agency:	Name of agency being reported
c.	Fiscal Year:	Fiscal year of report creation
d.	Page:	Page number of agency report
1.	Asset Name:	The asset name/description
2.	Address:	Self explanatory
3.	Borough:	Self explanatory
4.	Program/Asset #:	The unique number assigned to every asset in the study
5.	Area Sq Ft:	The gross square feet of the asset. Some unique assets (i.e., piers and bulkheads) may also have a second measurement such as linear feet or linear feet fender.
6.	Date of Survey:	Date of last survey
7.	Areas Surveyed:	Sub-basement, basement, and roof are indicated if surveyed. The floors surveyed are indicated by floor number (applicable to buildings only). The codes ATT and PH are used to indicate attic and penthouse.

Print Date: [a]	AGENCY [b] – Fiscal Year [c]	Page: [d]
Asset Name: [1]		
Address: [2]		
Borough: [3]		Agency's Number: [8]
Program/Asset #: [4]		Yr Built/Renovated: [9]
Area Sq Ft: [5]		Project Type: [10]
Date of Survey: [6]		Landmark Status: [11]
Areas Surveyed: [7]		
Block: [12]	Lot: [13]	BIN: [14]

Header (continued)

8.	Agency's Number:	For cross reference, the internal number within the agency
9.	Yr Built/Renovated:	Year of construction and last major renovation or addition
10.	Project Type:	NYC Capital Budget designation
11.	Landmark Status:	Whether the asset is associated with a landmark designation: *I – Interior Landmark* *E – Exterior Landmark* *H – Historical Landmark District* *B – Interior and Exterior Landmark* *C – Exterior Landmark in Historical District* *D – Interior, Exterior Landmark in Historical District* *S – Scenic Landmark* *N – Not a Landmark*
12.	Block	Tax Block
13.	Lot	Tax Lot
14.	BIN	Building/Bridge Identification Number

Discipline [1]		Current Repair		Future Replacement		Maintenance		
System [2]								
Component Type	% of [3] Total	Fail Date [4] (Years)	Estimated [5] Cost	Year [6] FY	Estimated [7] Cost	Cycle [8] (Yrs)	Estimated [9] Cost	Priority [10]

1. Discipline: The name of the discipline being evaluated (i.e. architectural, electrical, mechanical). Some agencies may have additional unique assets, which for the purposes of this report are treated as "disciplines" (i.e. piers, bulkheads, bridges).

2. System: The system that is being rated

Component: The component of the system

Type: The primary type(s) of material or equipment

3. % of Total: The percentage of the total component that is represented by the type.

4. Fail Date (Years): Indicates the component rating as follows:

Now: The Component has failed or is inoperative at the time of the survey.

0-2: It is predicted, based solely on observation that the component may fail or cease to operate within two years of the survey.

2-4: It is predicted, based solely on observation that the component may fail or cease to function within a period of two to four years after the survey.

4+: It is predicted, based solely on observation that the component may fail or cease to function beyond four years after the survey.

5. Estimated Cost: The costed dollar amount estimated to fix a component rated as failed or needing a repair.

Discipline [1]		Current Repair		Future Replacement		Maintenance		
System [2]								
Component Type	% of [3] Total	Fail Date [4] (Years)	Estimated [5] Cost	Year [6] FY	Estimated [7] Cost	Cycle [8] (Yrs)	Estimated [9] Cost	Priority [10]

6. Year FY: The estimated fiscal year in which component is projected to need replacement based on standard life, condition as of the last survey, and estimate of % of life remaining, with the assumption that recommended repairs and maintenance activities are performed. Some "life" components are expected to last for the life of the asset and are not normally replaced.

7. Estimated Cost: The estimated cost in current dollars to replace the component. Items with a replacement date of "life" are not costed and are shown as **. Only components that have replacement dates projected within the next ten years are shown as cost items.

8. Cycle (Yrs): The recommended cycle at which the major maintenance program should be performed.

9. Estimated Cost: The estimated maintenance cost over a ten year period, (in current dollars), as calculated on a standard contracting basis.

10. Priority: A calculated score given to important components that require urgent repair/replacement based on severity of condition.

Observations

System [1] Component Type	Observation [2] Location [3]	Extent [4]	Area Affected [5]

1. System, Component, Type: Same as previous report sections.

2. Observation: Observation made by surveyor regarding components of the Asset.

3. Location: Location is given as needed for an observation.

4. Extent: Light, Medium, or Severe.

5. Area Affected: Extent of observed condition expressed as a percentage of the component or component type.

Print Date : 23-Sep-2025

DEPARTMENT FOR THE AGING - FY 2026

Asset Name	:	**BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE**			
Address	:	**30 DELANCEY ST. IN SARA ROOSEVELT PARK**			
Borough	:	**MANHATTAN**	**Agency's Number**	:	**N/A**
Program / Asset #	:	**DFTA001.000 / 14135**	**Yr Built/Renovated**	:	**1965 /**
Area Sq Ft	:	**6,300**	**Project Type**	:	**AGING**
Date of Survey	:	**09-Jan-2025**	**Landmark Status**	:	**NONE**
Areas Surveyed	:	**Floors 1**			
Block	:	**420** **Lot** : **1**	**BIN**	:	**1079081**

CAPITAL	FY 2027 - 2030	FY 2031 - 2036
Exterior Architecture	$114,700	$235,000
Electrical		$163,700
Mechanical		$316,100
Total	**$114,700**	**$714,800**
Importance Code A	$114,700	$235,000
Importance Code B		$479,800
Total	**$114,700**	**$714,800**

EXPENSE	FY 2027	FY 2028	FY 2029	FY 2030
Exterior Architecture	$52,000	$800		
Interior Architecture	$53,600			$600
Electrical	$1,500	$300	$300	$200
Mechanical	$6,700	$3,200	$3,700	$3,200
Site Enclosure	$2,200			
Site Pavements	$30,400			$1,800
Total	**$146,300**	**$4,300**	**$3,900**	**$5,700**
Importance Code A	$52,300	$1,100	$300	$300
Importance Code B	$61,600	$3,200	$3,600	$3,700
Importance Code C	$32,400			$1,800
Total	**$146,300**	**$4,300**	**$3,900**	**$5,700**

Note : All component repairs $ estimates are in current dollars and are not escalated for potential future inflation.
Estimates are rounded to the nearest hundred dollars.
Maintenance $ are aggregated over a ten-year period. Site specific cost escalations are not included.
*** Replacement cost estimated to be beyond ten years is not included in this report.*

DEPARTMENT FOR THE AGING - 125

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

Architecture	Current Repair			Future Replacement		Maintenance		
System / Component / Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Exterior								
Exterior Walls								
Cast in Place Concrete	5%	Now	$5,200	LIFE	* *	5	$4,400	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Masonry: Brick	80%	Now	$114,700	LIFE	* *	5	$13,900	
Diagonal Cracks, Extent : Severe, Area Affected : 5%								
Location : Rear Wall Bordering The Patio								
Joint Mortar Miss/Erode, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Metal Panel	10%			2056	* *	5-10	$12,000	
Mosaic Tile	5%			2046	* *	10	$2,700	
Windows								
Aluminum	100%			2058	* *	5	$1,600	
Parapets								
Not Accessible	100%							
Roof								
Modified Bitumen	100%	Now	$23,500	2036	$235,000			
Water Penetration, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Other Observation, Extent : Moderate, Area Affected : 100%								
Location : Roof Hatch								
Explanation : Roof Inaccessible, Hatch Wired Shut								
Soffits								
Stucco Cement	100%	4+	$23,300	2041	* *	5	$6,700	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Off Courtyard								
Interior								
Floors								
Cast in Place Concrete	5%	Now	$800	LIFE	* *	5	$1,000	
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Throughout								
Terrazzo	45%	Now	$19,800	LIFE	* *	5	$3,300	
Cracking/Crumbling, Extent : Severe, Area Affected : 10%								
Location : Lobby Hall								
Vinyl Tile	50%	4+	$2,600	2041	* *	3	$1,800	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Kitchen, Office, Computer Room, Gymnasium								

Note : All component repairs $ estimates are in current dollars and are not escalated for potential future inflation.
Estimates are rounded to the nearest hundred dollars.
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DEPARTMENT FOR THE AGING - 125

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

Architecture	Current Repair			Future Replacement		Maintenance		
System / Component Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Interior								
Interior Walls								
Cast in Place Concrete	5%	Now	$2,800	LIFE	* *			
Loose/Delam Surface, Extent : Moderate, Area Affected : 5%								
Location : Mechanical Room								
Ceramic Tile	5%	Now	$1,000	2045	* *	5	$200	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Bathroom								
Concrete Masonry Unit	10%	Now	$1,400	LIFE	* *	5	$300	
Diagonal Cracks, Extent : Light, Area Affected : 5%								
Location : Mechanical Room								
Masonry: Brick	5%	Now	$1,400	LIFE	* *			
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Joint Mortar Miss/Erode, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Plaster	65%	Now	$5,700	LIFE	* *	5	$1,400	
Cracking/Crumbling, Extent : Moderate, Area Affected : 5%								
Location : Mechanical Room, Throughout								
SGFT/Glazed Masonry	7%	0-2	$4,600	LIFE	* *			
Cracking/Crumbling, Extent : Light, Area Affected : 10%								
Location : Throughout								
Wood	3%			LIFE	* *	5	$1,700	
Ceilings								
AcousTileConcealSpLn	5%	Now	$4,600	2056	* *	5	$300	
Cracking/Crumbling, Extent : Moderate, Area Affected : 100%								
Location : Throughout								
AcousTileSusp.Lay-In	85%	Now	$6,700	2049	* *	5	$4,000	
Staining/Discoloring, Extent : Light, Area Affected : 5%								
Location : Throughout								
Water Penetration, Extent : Moderate, Area Affected : 5%								
Location : Throughout								
Plaster	10%	Now	$1,400	LIFE	* *	5	$600	
Cracking/Crumbling, Extent : Moderate, Area Affected : 10%								
Location : Throughout								
Loose/Delam Surface, Extent : Moderate, Area Affected : 5%								
Location : Mechanical Room, Throughout								
Staining/Discoloring, Extent : Moderate, Area Affected : 95%								
Location : Mechanical Room, Throughout								
Site Enclosure								
Fence/Gates								
Iron Picket	100%	4+	$2,200	2056	* *			
Corrosion/Rusting, Extent : Moderate, Area Affected : 75%								
Location : Throughout								
Site Pavements								

Note : All component repairs $ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance $ are aggregated over a ten-year period. Site specific cost escalations are not included.

*** Replacement cost estimated to be beyond ten years is not included in this report.*

DEPARTMENT FOR THE AGING - 125

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

Architecture	Current Repair			Future Replacement		Maintenance		
System / Component / Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Site Pavements								
On-Site Walkways								
Asphalt	40%	Now	$12,500	2051	* *			
Cracking/Crumbling, Extent : Severe, Area Affected : 60%								
Location : Throughout								
Misaligned/Bulging, Extent : Severe, Area Affected : 70%								
Location : Throughout								
Tripping Hazard, Extent : Moderate, Area Affected : 5%								
Location : Various Locations								
Cast in Place Concrete	10%			2049	* *			
Paver: Asphalt	50%			2045	* *	5	$3,500	
Activity Yard								
Pavers/Stone	100%	4+	$17,900	2039	* *			
Cracking/Crumbling, Extent : Moderate, Area Affected : 20%								
Location : Rear Of Building								

Electrical	Current Repair			Future Replacement		Maintenance		
System / Component / Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Under 600 Volts								
Service Equipment								
Fused Disc Sw	100%			2062	* *	5		
Other Observation, Extent : Light, Area Affected : 100%								
Location : Electrical And Mechanical Room								
Explanation : One 400 Ampere Main Disconnect Switch								
Switchgear / Switchboard								
Molded Case Bkrs	100%			2062	* *	5	$200	
Raceway								
Conduit	100%			2046	* *	1		
Panelboards								
Fused Disc Sw	5%			2058	* *	5		
Molded Case Bkrs	95%			2058	* *	5	$200	
Wiring								
Thermoplastic	100%			2062	* *	1		
Motor Controllers								
Locally Mounted	100%			2034	$71,700	5		
Ground								
Grounding Devices								
Generic	100%			LIFE	* *	5	$200	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Boiler Room								
Explanation : Water Main Pipe Grounded								
Lighting								

Note : All component repairs $ estimates are in current dollars and are not escalated for potential future inflation.
Estimates are rounded to the nearest hundred dollars.
Maintenance $ are aggregated over a ten-year period. Site specific cost escalations are not included.
*** Replacement cost estimated to be beyond ten years is not included in this report.*

DEPARTMENT FOR THE AGING - 125

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

Electrical	Current Repair			Future Replacement		Maintenance		
System / Component / Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Lighting								
Interior Lighting								
Fluorescent	18%			2031	$16,900	10	$1,000	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Throughout The Building								
Explanation : T-12 Lamps								
Fluorescent	80%			2036	$75,100	10	$4,600	
T-8 Lamps And Fixtures, Extent : Moderate, Area Affected : 100%								
Location : Throughout The Building								
LED	2%			2044	* *			
Egress Lighting								
Exit/Emergency Light Combo	100%			2044	* *			
Exterior Lighting								
HID	20%			2031	$5,900	10		
No Component	80%							
Alarm								
Security System								
Generic	100%			2041	* *	1	$2,400	
Other Observation, Extent : Light, Area Affected : 100%								
Location : Inside And Outside								
Explanation : CCTV Surveillance Cameras								

Mechanical	Current Repair			Future Replacement		Maintenance		
System / Component / Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Heating								
Energy Source								
Fuel Oil No 2	100%			2046	* *	5	$2,000	
Buried Tank(s), Extent : Light, Area Affected : 100%								
Location : Outside Boiler Room								
Conversion Equipment								
Hot Water Boiler	100%			2049	* *	1	$3,100	
Distribution								
Hot Wtr Piping/Pump	100%	Now	$1,400	2035	$13,800	4	$300	
Insul. Deteriorating, Extent : Severe, Area Affected : 10%								
Location : Boiler Room								
Terminal Devices								
Air Handler	65%			2031	$77,100	1	$2,500	
On Extended Life, Extent : Light, Area Affected : 100%								
Location : Boiler Room								
Convector/Radiator	30%			2034	$15,500	1	$600	
Unit Heater - Hot Water	5%			2031	$1,900			
Controls								
Digital	100%			2034	$180,900			
Air Conditioning								

Note : All component repairs $ estimates are in current dollars and are not escalated for potential future inflation.
Estimates are rounded to the nearest hundred dollars.
Maintenance $ are aggregated over a ten-year period. Site specific cost escalations are not included.
*** Replacement cost estimated to be beyond ten years is not included in this report.*

DEPARTMENT FOR THE AGING - 125

BOWERY RESIDENTS COMMITTEE SARA DELANO ROOSEVELT GOLDEN AGE

Asset # : 14135

Mechanical	Current Repair			Future Replacement		Maintenance		
System / Component / Type	% of Total	Fail Date (Years)	Estimated Cost	Year FY	Estimated Cost	Cycle (Yrs)	Estimated Cost	Priority
Air Conditioning								
Energy Source								
Electricity	100%			2052	* *	1		
Conversion Equipment								
Split Unit	100%			2041	* *			
R-410a Refrigerant, Extent : Light, Area Affected : 100%								
Location : Throughout								
Ventilation								
Distribution								
Ductwork/Diffusers	100%			LIFE	* *	2-5	$5,600	
Needs Cleaning, Extent : Light, Area Affected : 30%								
Location : 1st Floor								
Exhaust Fans								
Interior	50%			2031	$14,000	2	$100	
Not Accessible	50%							
Plumbing								
H/C Water Piping								
Brass/Copper	100%			2046	* *	1		
Water Heater With Tanks								
Electric	100%			2034	$47,300	4		
Other Observation, Extent : N/A, Area Affected : 100%								
Location : Boiler Room								
Explanation : One Unit, 4 Kilowatts 100 Gallons								
Sanitary Piping								
Cast Iron	100%			LIFE	* *	1		
Storm Drain Piping								
Cast Iron	100%			LIFE	* *	1		
Sump Pump(s)								
Non-Submersible	100%			2031	$1,300	4	$200	
Backflow Preventer								
Generic	100%			2036	$2,800	1	$400	
Fixtures								
Generic	100%							
Fire Suppression								
Chemical System								
Generic	100%			2034	$58,100	1-10	$29,000	
Other Observation, Extent : N/A, Area Affected : 100%								
Location : Kitchen								
Explanation : One 20 Square Feet Hood								

Note : All component repairs $ estimates are in current dollars and are not escalated for potential future inflation. Estimates are rounded to the nearest hundred dollars. Maintenance $ are aggregated over a ten-year period. Site specific cost escalations are not included.

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